

**Waste Management Division
PO Box 95, 29 Hazen Drive
Concord, NH 03302**

Type of Submittal (Check One-Most Applicable)

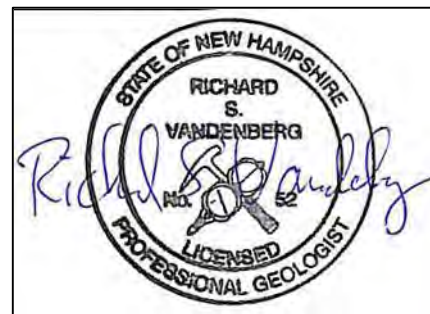
☐ Work Scope ☐ Reimbursement Request	☐ Remedial Action • Remedial Action Plan • Bid Plans and Specifications • Remedial Action Implementation Report
☐ UST Facility Report ☐ AST Facility Report	☐ Treatment System and POE O&M ☐ Activity and Use Restriction
☐ Emergency/Initial Response Action ☐ Groundwater Quality Assessment	☐ Temporary Surface Water Discharge Permit
☐ Initial Site Characterization ☐ Site Investigation • Site Investigation Report • Supplemental Site Investigation Report • GMZ Delineation • Source Area Investigation • Data Submittal • Annual Summary Report ☒ Unsolicited Phase I Environmental Site Assessment ☐ Closure Documentation	☐ Groundwater Management Permit • Permit Application • Renewal Application • Deed Recordation Documentation • Abutter Notification Documentation • Release of Recordation ☐ Data Submittal ☐ Annual Summary Report

PHASE I ENVIRONMENTAL SITE ASSESSMENT

Turchin Estate
180 East Main Street
Tilton, New Hampshire
DES#199311019

Prepared For:
Lakes Region Planning Commission
103 Main Street, Suite #3
Meredith, NH 03253
Phone: (603) 279-8171
Contact: Mr. Kimon Koulet

Prepared By:
CREDERE ASSOCIATES, LLC
776 Main Street
Westbrook, ME 04902
Phone: (207) 828-1272 ext. 35
Contact: Rip Patten, PE



November 2, 2010

Recommended Risk Category (check one)

☐ 1. Immediate Human Health Risk (Impacted water supply well, etc.) ☐ 2. Potential Human Health Risk (Water supply well within 1,000' or Site within SWPA) ☐ 3. Free Product or Source Hazard	☐ 4. Surface Water Impact ☐ 5. No Alternate Water Available/No Existing Wells in Area ☐ 6. Alternate Water Available/High Level Groundwater Contamination (>1,000 X AGQS)	☐ 7. Alternate Water Available/Low Level Groundwater Contamination (<1,000 X AGQS) ☐ 8. No AGQS Violation/No Source Remaining ☐ Closure Recommended
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Phase I – Environmental Site Assessment

Turchin Estate
180 East Main Street
Tilton, New Hampshire
DES Site #199311019

Prepared for:

Lakes Region Planning Commission
103 Main Street, Suite #3
Meredith, NH 03253



November 2, 2010

In Reference to:
Project No. 10001087

Submitted by:
Credere Associates, LLC
776 Main Street
Westbrook, ME 04092



CREDERE ASSOCIATES, LLC

776 Main Street
Westbrook, Maine 04092
Phone: 207-828-1272
Fax: 207-887-1051

November 2, 2010

Mr. Kimon Koulet, Executive Director
Lakes Region Planning Commission
103 Main Street, Suite #3
Meredith, NH 03253

**Subject: Phase I Environmental Site Assessment
Turchin Estate Property
180 East Main Street, Tilton, NH**

Dear Mr. Koulet:

Enclosed is a copy of the Phase I Environmental Site Assessment (ESA) Report completed for the Turchin Estate property located at 180 East Main Street in Tilton, New Hampshire. This report was completed in accordance with the American Society of Testing Materials (ASTM) Standard Practice E 1527-05 for Phase I ESAs.

Six (6) *recognized environmental conditions*, three (3) *de minimis environmental conditions*, and four (4) *non-scope environmental conditions* were identified for the subject property. These items are described in **Section 13** of the report.

Please do not hesitate to contact us at (207) 828-1272 if you have any questions or comments.

Sincerely,
CREDERE ASSOCIATES, LLC

Silas Canavan, EI
Primary Author

Richard S. Vandenberg, PG
Senior Project Manager

Enclosures – Phase I ESA

cc: Joyce Fulweiler, Town of Tilton
Carolyn Hurst, WRTA
Jennifer Marts, NHDES
Jerry Minor-Gordon, USEPA



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180 EAST MAIN STREET, TILTON, NEW HAMPSHIRE
NHDES #199311019

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EXECUTIVE SUMMARY

Credero Associates, LLC (Credero) performed a Phase I Environmental Site Assessment (ESA) of the property known as the Turchin Estate (the subject property) located at 180 East Main Street in Tilton, NH. The Phase I ESA was completed in conformance with the American Society of Testing Materials (ASTM) Standard Practice E 1527-05 for Phase I ESAs, which meets the requirements of the U.S. Environmental Protection Agency (EPA) Standards and Practices for All Appropriate Inquiries (AAI); Final Rule (40 CFR Part 312). Based on Credero's review of local, state, and federal records and files, property historical records, interviews, and observations during the site reconnaissance visit on August 26, 2010, the following highlights the findings of this ESA:

The subject property is composed of one 0.8-acre parcel of land located at 180 East Main Street in Tilton, New Hampshire which is situated adjacent to the Winnepesaukee River. The subject property is currently occupied by a garage building and a cottage which are currently vacant and in disrepair. Both buildings were constructed prior to 1951, but the exact dates are not known. The subject property is currently owned by the Anthony Turchin Estate. Although exact dates were not determined, the subject property was formerly operated as gas station from approximately 1939 until the 1970s. An automobile body shop, used automobile repair shop, automobile salvage yard, used automotive sales, and a U-Haul truck rental business have also reportedly occupied the subject property.

The developed portions of the subject property which are not covered by the above mentioned structures are occupied by asphalt-paved and gravel parking areas, and an overgrown lawn and vegetated area located along the eastern and southern property lines. The subject property is bound to the east by a residential property, to the south by the Winnepesaukee River, to the west by a vacant gravel lot, and to the north by the Tilton Police Department.

One (1) heating oil above ground storage tank (AST) was observed outside on the south side of the garage building. According to available records, two (2) 3,000-gallon and one (1) 4,000-gallon gasoline underground storage tanks (USTs) and one (1) 2,000-gallon waste oil UST were removed from the subject property in 1993.

Potable water is provided to the subject property by the Tilton-Northfield Water District. The water service is located between East Main Street and the north side of the buildings. According to representatives of the Tilton-Northfield Water District, all properties in the vicinity of the subject property are served by the public water supply. The subject property was connected to the municipal sewer system in 1983. Prior to connection, the wastewater disposal method is unknown, though the subject property likely discharged wastewater to an on-site septic system. Electricity is available to the subject property via overhead lines from Public Services of New Hampshire. Heat is provided to the subject property by a forced hot air heating system which is serviced by a fuel oil-fired furnace located in the garage building. Surficial observations indicate that heat was provided to the cottage building via ducts from the same furnace.



This assessment has revealed the following evidence of *recognized environmental conditions* (REC):

- REC-1 – The former use of the subject property as a gas station between 1939 and the 1970s, past distribution, and past and present bulk storage of petroleum products (including a 275-gallon aboveground storage tank and a 55-gallon drum) may have resulted in releases of petroleum which may have impacted the environmental conditions of the subject property.
- REC-2 – A release of petroleum was discovered on September 16, 1993 during the closure of two (2) 3,000-gallon and one (1) 4,000-gallon gasoline USTs and one (1) 2,000-gallon waste oil UST. Though this release is considered by the New Hampshire Department of Environmental Services to be closed, this release represents a REC as impacted soil and/or groundwater may remain at the subject property.
- REC-3 – The former use of the subject property as an auto repair facility between the approximate dates of 1939 and 1978 represents a REC because hazardous materials and petroleum products were likely stored, used, and may have been disposed of on the subject property and may have impacted the environmental conditions of the subject property.
- REC-4 – At least one floor drain was observed within the garage bay with an unknown discharge point. This condition represents a REC because the drain is a potential conduit to the environment whereby releases of petroleum products and hazardous substances from former activities may have impacted the environmental conditions at the subject property.
- REC-5 – A suspected dump and fill area was observed along the southern portion of the subject property including items such as, but not limited to, urban fill, automobile parts, and utility pole sections. Petroleum products and/or hazardous substances associated with these materials may have been released and impacted the environmental conditions at the subject property.
- REC-6 – Stressed vegetation was observed below a pole mounted electrical transformer located along the northern subject property boundary. This condition represents a REC because it could be indicative of a release of petroleum-based and/or polychlorinated biphenyl (PCB)-containing dielectric fluid that may have impacted the environmental conditions of the subject property.

Additionally, Credere identified three (3) *de minimis environmental conditions* (DMEC) at the subject property.

- DMEC-1 – Oil staining observed on the floor of the cottage represents a DMEC because it is evidence of a release; however, a pathway to the environment is not likely.
- DMEC-2 – Multiple small volume containers (less than 50-gallons each) of oil, gasoline, and automotive lubricants and cleaning materials represent a DMEC because of the poor



conditions in which they were stored; however, a pathway to the environment is currently not likely.

- DMEC-3 – Multiple stains observed on the gravel parking lot represent a DMEC because they are evidence of small petroleum releases which may have impacted surficial soil at the subject property. However, based on observed conditions, it is not likely that these small spills have significantly impacted environmental media at the subject property.

The following four (4) ASTM *Non-Scope environmental conditions* (NECs) were also noted during this Phase I ESA:

- NEC-1 – Based on the age of the subject property buildings, potential asbestos-containing materials may be present on the interior and exterior of the buildings.
- NEC-2 – Based on the age of the subject property buildings, lead-based paint may be present on the interior and exterior of the buildings.
- NEC-3 – Based on the age of the subject property buildings, PCB-containing bulk products may be present on the interior and exterior of the buildings.
- NEC-4 – Based on the condition of the subject property buildings and the collapsed roof of the garage, mold may be present in the buildings.

To confirm or dismiss the RECs described above, Credere recommends the following additional work:

- Phase II investigation activities are recommended to confirm or dismiss the above RECs and/or other documented bulk storage or releases of petroleum products and/or hazardous substances that may have impacted the environmental conditions at the subject property.
- Asbestos, lead-based paint, and PCB-containing hazardous building materials surveys should be completed to confirm or dismiss the presence of hazardous building materials within the buildings.
- A universal and hazardous waste survey should be completed to inventory universal and hazardous waste which may be present at the subject property.
- If the buildings will be re-used, a mold survey should be completed to identify the presence of hazardous molds within the subject property buildings.



1. INTRODUCTION

Credere Associates, LLC (Credere) performed a Phase I Environmental Site Assessment (ESA) of the property known as the Turchin Estate (the subject property) located at 180 East Main Street in Tilton, New Hampshire. The Phase I ESA was completed in conformance with the American Society of Testing Materials (ASTM) Standard Practice E 1527-05 for Phase I ESAs, which meets the requirements of the U.S. Environmental Protection Agency (EPA) Standards and Practices for All Appropriate Inquiries (AAI); Final Rule (40 CFR Part 312).

This report was completed on behalf of the Lakes Region Planning Commission of Meredith, New Hampshire as part of the Brownfields Assessment Program. The report was completed by Mr. Silas Canavan, EI, and Mr. Richard S. Vandenberg, PG, of Credere. Resumes of Mr. Canavan and Mr. Vandenberg are included in **Appendix A**.

No Phase I ESA can wholly eliminate uncertainty regarding the potential for *recognized environmental conditions* (RECs)¹ in connection with a property. Performance of this practice is intended to reduce, but not eliminate, uncertainty regarding the potential for RECs in connection with the property, and this practice recognizes reasonable limits of time and cost. To the extent possible, this Phase I ESA presents a concise summary that qualitatively identifies potential environmental liability and provides Credere's professional opinions relative to the identified RECs so that informed business decisions may be made regarding the subject property. If the findings from this Phase I ESA indicate or reasonably imply that environmentally regulated materials are affecting the subject property, then the need for additional testing to evaluate the scope, location, source, and nature of any release or threat of release is included as a recommendation. In contrast, the Phase I ESA may also conclude that the likelihood of environmental problems is not significant and that there is no evidence of RECs in connection with the subject property. The benefit of the completed Phase I ESA is that any new owner would be eligible for the "bona fide prospective purchaser's" liability protection.

Appendix B contains a detailed description of Credere's Scope of Work for Phase I ESA's, which can be divided into the following broad categories: Records Review; Site Reconnaissance; Interviews; and Reporting. However, the following report is subdivided further so that it conforms to the recommended report format provided in ASTM E 1527-05.

¹ A *Recognized Environmental Condition* - the presence or likely presence of any hazardous substances or petroleum products on a property under conditions that indicate an existing release, past release, or material threat of a release of any hazardous substances or petroleum products into structures on the property or into the ground, groundwater, or surface water of the property. The term includes hazardous substances or petroleum products even under conditions in compliance with the law



2. USER PROVIDED INFORMATION

In accordance with ASTM E 1527-05, the *users* of this report were interviewed concerning their responsibilities under ASTM E 1527-05 Chapter 6. A copy of the 'User Questionnaires' completed by Ms. Carolyn Hurst of the Winnepesaukee River Trails Association (WRTA) and Mr. Kimon Koulet of the Lakes Region Planning Commission are included in **Appendix C**. The following subsections summarize the information that the *users* of this report provided to meet their responsibilities under ASTM E 1527-05.

2.1 REASON FOR PERFORMING PHASE I

The WRTA, in partnership with the Town of Tilton Conservation Commission, is considering purchasing the subject property and converting it into a trailhead for the Winnepesaukee River Trail system.

2.2 SPECIALIZED KNOWLEDGE

Ms. Hurst and Mr. Koulet both reported no specialized knowledge of the subject property for the purpose of identifying recognized environmental conditions.

Ms. Hurst and Mr. Koulet do not have experience with real estate transactions involving environmental contamination. Ms. Hurst and Mr. Koulet are not commercial brokers of real estate or real estate professionals. Ms. Hurst and Mr. Koulet report that they do not have experience acting as secured creditors on commercial real estate. Ms. Hurst and Mr. Koulet do not have professional experience in detecting or remediating environmental contamination.

2.3 COMMONLY KNOWN OR REASONABLY ASCERTAINABLE INFORMATION

Ms. Hurst indicated that she is aware of rumors of environmental issues at the subject property, but she does not know specific details.

Mr. Koulet reported no knowledge of environmental issues at the subject property.

2.4 TITLE RECORDS

A comprehensive chain-of-title search was not completed as part of this ESA, nor were title records provided by the users. It is Credere's opinion that an adequate history of the subject property was able to be developed from other historic sources.

2.5 ENVIRONMENTAL LIENS OR ACTIVITY USE LIMITATIONS

A third party, such as a state or federal governmental agency, may place environmental liens on a property in order to recover clean-up costs that were incurred by the party. The existence of a recorded environmental clean-up lien on a property is an indication that environmental



conditions either currently exist or previously existed on a property. Activity or land use restrictions for a property may be placed on the property deed to prevent exposure to hazardous or contaminated materials. The existence of an environmental clean-up lien or activity/land use restrictions could be considered an indicator of potential environmental concerns, and could be a basis for additional environmental investigations on the subject property to determine the potential existence of ongoing or continued releases of hazardous substances or petroleum products.

Ms. Hurst and Mr. Koulet reportedly have no knowledge of any environmental liens that may apply to the subject property under federal, tribal, state, or local law, or Activity and Land Use Limitations for the subject property such as institutional controls or engineering controls to limit exposure to hazardous substances or petroleum products. See **Sections 6.4** and **6.5** for records review of environmental liens and institutional or engineering controls associated with the subject property.

2.6 REDUCTION OF VALUATION FOR ENVIRONMENTAL ISSUES

Ms. Hurst is not aware of the purchase price of other similar properties in the area and therefore cannot compare the purchase price of the subject property to fair market value.

Mr. Koulet reports no knowledge of the purchase price of the subject property.



3. SITE DESCRIPTION

3.1 SITE OWNERSHIP AND LOCATION

Parcel Identification:	Map U-04, Lot 71
Site Owner(s):	Anthony Turchin Estate, c/o Dennis Belair
Site Occupants:	Vacant
Date of Ownership:	June 21, 1982 to present
Site Location:	180 (formerly 90) East Main Street, Tilton, New Hampshire
Zoning:	Mixed Use (MU)
County:	Belknap
USGS Quadrangle:	Northfield, New Hampshire 7.5 Minute Quadrangle
Latitude and Longitude:	43° 26' 43" Lat., -71° 34' 59" Long. (Approximate)
NAICS Code:	811111 – General Automotive Repair (former use)

3.2 SITE DESCRIPTION AND OPERATIONS

The subject property is composed of one 0.8-acre parcel of land located at 180 East Main Street in Tilton, New Hampshire at the intersection of East Main Street and Copeland Road, and situated adjacent to the Winnepesaukee River. The subject property is referred to by the Town of Tilton as Map U-04, Lot 71 and is currently owned by the Anthony Turchin Estate. The subject property is zoned Mixed Use (MU).

The subject property is currently occupied by a garage building and a cottage which are vacant and in disrepair. Both buildings were constructed prior to 1951, but the exact dates are not known. The garage has a footprint of approximately 2,200 square feet and the cottage has a footprint of approximately 500 square feet. The developed portions of the subject property which are not covered by the above mentioned structures are occupied by asphalt-paved and gravel parking areas, and an overgrown lawn and vegetated area located along the eastern and southern property lines. The subject property is bound to the east by a residential property, to the south by the Winnepesaukee River, to the west by a vacant gravel lot, and to the north by the Tilton Police Department.

Although exact dates were not determined, the subject property was formerly operated as gas station from approximately 1939 until the 1970s. An automobile body shop, used automobile repair shop, automobile salvage yard, used automotive sales, and a U-Haul truck rental business have also reportedly occupied the subject property.

Figure 1 locates the subject property on the Northfield, New Hampshire 7.5 minute quadrangle prepared by the United States Geological Survey (USGS).



3.3 SITE UTILITIES

Potable water is provided to the subject property by the Tilton-Northfield Water District. The water service is located between East Main Street and the north side of the buildings. According to representatives of the Tilton-Northfield Water District, all properties in the vicinity of the subject property are served by the public water supply.

Wastewater from the subject property is currently discharged to the municipal sewer system located between East Main Street and the north side of the buildings. The subject property was connected to the municipal sewer system in 1983. Prior to connection, the wastewater disposal method is unknown, though the subject property likely discharged wastewater to an on-site septic system.

Electricity is available to the subject property via overhead lines from Public Services of New Hampshire. The utility lines to the garage were noted to have been cut. Heat is provided to the subject property by a forced hot air heating system which is serviced by a fuel oil-fired furnace located in the garage building. Surficial observations indicate that heat was provided to the cottage building via ducts from the same furnace. This furnace is supplied by a 275-gallon fuel oil aboveground storage tank (AST).

3.4 SURFACE WATER

No surface water was identified within the boundaries of the subject property. The Winnepesaukee River is located directly adjacent to the subject property to the south, and an unnamed stream is located approximately 65-feet west of the subject property at its closest point.

3.5 TOPOGRAPHY AND DRAINAGE

Based upon a review of the 1987 Northfield, NH 7.5 minute Quadrangle, the subject property is between 440 and 460 feet above mean sea level (MSL). Topography at the subject property generally slopes in two directions. The north side of the subject property slopes gently to the northwest, while the south side tends to slope radially to the south and west. Stormwater on the north side of the subject property likely follows surficial topography resulting in a northwesterly flow which terminates at a catch basin located in the northwestern corner of the subject property. This catch basin reportedly discharges via a culvert into a drainage ditch. The ultimate outfall of this drainage ditch is the Winnepesaukee River. Stormwater on the south side of the subject property generally follows the topography radially to the south and west and flows directly into the Winnepesaukee River.

Regional topography within a 0.5-mile radius of the subject property consists of rolling hills sloping towards the Winnepesaukee River ranging from 400 to 600 feet above MSL.



3.6 GEOLOGICAL CHARACTERISTICS

3.6.1 Surficial Geology

According to the *Geohydrology and Groundwater Quality Data of Stratified-Drift Aquifers in the Winnepesaukee River Basin, Central New Hampshire*, United States Geological Survey (USGS), Water-Resources Investigations Report 94-4150, by Joseph D. Ayotte (1997), the surficial geology at the subject property consists of glacial till over bedrock.

3.6.2 Bedrock Geology

According to the *Generalized Bedrock Geologic Map of New Hampshire* compiled by the USGS, the subject property is underlain primarily metamorphic rocks of the Silurian age, consisting of aluminous schist, quartzite, calc-silicate granofels, and bimodal metavolcanic rocks. According to the USGS, the average depth to bedrock is 35-feet bgs, but can be up to 200-feet below ground surface (bgs) in localized areas.

3.6.3 Groundwater Characteristics

Although the localized topography slopes in two directions, it is likely that groundwater flows in a southerly direction towards the Winnepesaukee River. It should be noted that local groundwater flow may be highly varied due to precipitation events, stormwater runoff, infiltration/recharge, the presence of subsurface structures and utilities, and varying subsurface hydrogeologic conditions.

According to the *Geohydrology and Groundwater Quality Data of Stratified-Drift Aquifers in the Winnepesaukee River Basin, Central New Hampshire*, USGS, Water-Resources Investigations Report 94-4150, by Joseph D. Ayotte (1997), the subject property is located over the Gardners Grove aquifer (a portion of the Tri-Town Aquifer), which is classified as a major aquifer by the USGS and a groundwater protection district by the New Hampshire Department of Environmental Services (NHDES). Drilled wells within the vicinity of the subject property encountered groundwater at depths ranging from 8-feet to 20-feet bgs.



4. SUMMARY OF PRIOR ENVIRONMENTAL DOCUMENTS

During interviews and the review of historical documentation, four pertinent previous environmental investigation documents were identified.

A letter dated August 23, 1967, reports that an inspection of the subject property was made by the Town of Tilton to investigate the reported filling of a swamp area which adjoined the Winnepesaukee River. The letter reports that the fill extended approximately 100-feet along the shoreline. The Town was concerned that the fill would act as a dam during times of high flow. No further information was found in regards to this incident. The information obtained from this letter is evidence that wetlands along the bank of the Winnepesaukee River were filled. A copy of this letter is included as **Appendix G** of this report.

A UST closure report created by Nobis Engineering, Inc. was obtained from the NHDES Onestop online database for the subject property. This information is discussed further in **Sections 6.2** and **12** of this report.

A letter obtained from the NHDES Onestop online database from the NHDES to the subject property owner dated November 23, 1993, concludes that “all sources of groundwater contamination at the subject site discovered during the site investigation have been eliminated and ambient groundwater quality standards are met throughout the site. Therefore, [NH]DES will not require additional investigation, remedial measures, or groundwater monitoring at this time.” However, it should be noted that laboratory reporting limits in groundwater for benzene and methyl t-butyl ether (MTBE) were above the current State regulatory standards. Additionally, the soil and groundwater samples were not analyzed for other contaminants of concern that are associated with gasoline and waste oil which remain a concern.

A Phase I ESA was completed for the westerly abutting property (190 East Main Street) on January 15, 2009 by A&D Klumb Environmental, LLC of Webster, New Hampshire. No evidence of RECs was identified on this abutting property during the performance of the A&D Klumb Environmental, LLC ESA.



5. SITE RECONNAISSANCE

On August 26, 2010, Credere representatives conducted a site visit to the subject property to determine the physical characteristics of the subject property and the potential presence of RECs. The subject property is currently occupied by two buildings which are not in use. Access to the subject property was provided by Ms. Carolyn Hurst. Ms. Hurst informed the owner of the site visit prior to Credere's arrival. Pursuant to ASTM E 1527-05 Chapter 12.3, resumes for Mr. Vandenberg and Mr. Canavan are attached as **Appendix A** to demonstrate their qualifications to perform this work. **Appendix D** contains photographs taken during the site visit. **Figure 2** is a site plan based on observations made during Credere's site visit and subject property records.

5.1 GENERAL SITE SETTING

5.1.1 Current Use of the Property

The subject property currently contains two vacant buildings.

5.1.2 Current Uses of Adjoining Properties

The subject property is located in a mixed use area of Tilton. Adjoining properties include the following:

- North:* The subject property is bordered to the north by the intersection of East Main Street and Copeland Road (up-gradient). Beyond East Main Street to the east of Copeland road is the Tilton police station. To the west of Copeland Road is an undeveloped wooded lot.
- East:* The subject property is bordered to the east by a residence (upgradient to cross-gradient).
- South:* The subject property is bordered to the south by the Winnepesaukee River (downgradient).
- West:* The subject property is bordered to the west by a vacant gravel lot (cross-gradient).

References to upgradient, downgradient, and cross-gradient indicate the perceived location of these features relative to the direction of shallow groundwater flow at the subject property, which has been inferred to flow in a southerly direction.

5.2 EXTERIOR OBSERVATIONS

The exterior of the subject property was observed visually during the August 26, 2010, site visit by walking the perimeter of the subject property, by observing the subject property from East Main Street, and by walking the subject property in a grid-like fashion. Weather conditions on this day included sunny skies with temperatures in the 80's.

The subject property consists of an irregularly shaped parcel of land. The buildings are located in the northeast portion of the subject property (**Picture 1**). Developed areas of the subject property near the buildings are occupied by asphalt-paved parking areas on the north and west sides of the buildings, gravel parking areas on the west side of the garage (**Picture 2**), and an overgrown lawn area on the south side of the buildings (**Picture 3**). A pavement patch where the former fueling island was reported to be located was observed on the north side of the buildings (**Picture 4**). The east and southern portions of the subject property are wooded along the property lines. The surrounding properties are a mix of residential, municipal, and commercial uses.

One (1) 55-gallon drum with unknown contents was observed adjacent to the southern exterior wall of the garage (**Picture 5**).

One (1) 275-gallon AST was observed adjacent to the southern exterior wall of the garage (**Picture 6**). The tank was corroded on the outside. There was no surficial visual evidence of a release on the AST. It was estimated, by tapping on the outside of the tank wall, that the tank is approximately 1/3 full of liquid. The concrete base below the tank was discolored, possibly indicative of a previous release of petroleum; however, the observed potential staining may have been the result of the previous day's rain event.

Several debris piles were observed throughout the subject property. A surficial visual inspection of these piles identified scrap metal, discarded automobile parts, plastic, tires, scrap wood, and general household refuse (**Picture 7**). One (1) discarded automobile gas tank was observed in the debris pile located outside of the southwestern corner of the garage (**Picture 8**). One (1) discarded pickup truck bed (**Picture 9**) and one (1) pile of approximately 15 wooden utility pole sections (**Picture 10**) were observed in the wooded southeastern portion of the subject property.

The southern portion of the subject property was observed from the surface to have been filled with material containing gravel, brick, cinder block, pavement, and concrete (**Picture 11**). A mound in the southeast corner of the subject property appears to consist of similar fill material and waste asphalt (**Picture 12**).

Several small stains were observed on the gravel parking area on the west side of the subject property (**Picture 13**). Though additional investigation would be required to define the extent of the identified stained areas, based on observed conditions it is likely that these stains are

associated with oil and gas dripping from automobiles that were parked on the subject property and not the result of a sudden release of oil and/or hazardous materials.

One (1) electrical transformer was observed mounted on the utility pole located in the northwest portion of the subject property (**Picture 14**). Stressed vegetation was observed below the transformer. No labeling indicating the polychlorinated biphenyl (PCB) concentration, if any, of dielectric fluid contained within this transformer was observed.

Approximately nine (9) fluorescent light bulbs and one (1) fluorescent light ballast were observed stacked against the south side of the cottage.

One (1) discarded car battery was observed on the ground on the north side of the cottage (**Picture 15**).

No evidence of drywells, pits, or lagoons was observed on exterior portions of the subject property. No evidence of leachate or seeps was observed on the subject property. No evidence of petroleum exploration, abstraction, or refinery was observed on the subject property. Aside from staining and stressed vegetation mentioned above, no other evidence of a potentially significant release of oil and/or hazardous materials was observed on the exterior portions of the subject property during the site visit.

5.3 INTERIOR OBSERVATIONS

The accessible portions of the interior of the two buildings on the subject property were observed visually during the August 26, 2010 site visit.

The garage was constructed with a concrete slab foundation on the western portion, a dirt floor crawl space basement on the eastern portion, a wooden and concrete block structure, a wood shingle roof, and vertical wood siding. Lighting for the garage consists of ceiling mounted fluorescent light fixtures. The roof of the garage building has collapsed in multiple locations. The interior of the garage building consists of a garage bay with two bay doors, three separate rooms, and a closet.

The garage bay consists of a concrete slab floor, painted and unpainted wooden panel and concrete block walls, and a sheetrock ceiling. The ceiling in the garage bay has collapsed (**Picture 16**). A floor drain was observed in the garage bay (**Picture 17**). Though additional investigation is needed to determine the outfall of this floor drain, it is likely that it is connected to the municipal sewer system. Water leaking onto the floor from the collapsed roof prevented identification of staining around the floor drain. However, staining was observed on the floor in other areas of the garage bay (**Picture 18**). Multiple small volume automotive fluid containers were also observed in the garage bay (**Pictures 19 and 20**). No evidence of the use of hydraulic equipment was identified during the site visit. However, tax records indicate that a hydraulic lift was present in the garage in 1978 (see **Sections 6.1 and 12**).



The three remaining rooms and the closet were characterized by carpeted floors, painted sheetrock and unpainted wooded walls, and paneled ceilings (**Pictures 21 and 22**). Insulation was observed protruding from the walls and the ceilings in all rooms. The room adjacent to the garage bay contained shelves with multiple small volume automotive cleaning, lubricating, and maintenance fluid and aerosol containers (**Picture 23**). A furnace was also located in this room (**Picture 24**). The age of the furnace was not known. A General Electric refrigerator was observed in the closet (**Picture 25**).

The dirt floor crawl space basement is located under the eastern side of the garage building. An insulated pipe was observed going into the ground from the eastern side wall of the crawlspace (**Picture 26**). Though additional investigation is required to determine the nature of this pipe, it is unlikely that it is associated with the bulk storage or release of oil and/or hazardous materials. This feature may potentially be a sewer pipe coming from the cottage located adjacent to the garage building.

No visual surficial evidence of bulk storage or a significant release of oil and/or hazardous materials was noted within observed interior portions of the garage.

The exterior of the cottage consists of an asphalt shingle roof, painted and unpainted wood siding, and a concrete slab foundation (**Picture 27**). The interior consists of two rooms and a bathroom. The entire cottage is in poor structural condition with a significant amount of refuse spread about the floor. The bathroom contained wood flooring and wood walls (**Picture 28**). The two additional rooms contained wood flooring and wood panel walls. Approximately 20 fluorescent light ballasts were observed in the cottage (**Picture 29**). Approximately five (5) five-gallon containers of unknown contents were observed in the cottage (**Picture 30**). Staining on the floor of the cottage was observed near the entrance (**Picture 31**). One (1) gas canister of unknown contents was observed near the entrance of the cottage (**Picture 32**).

No visual surficial evidence of bulk storage or a significant release of oil and/or hazardous materials was noted within observed interior portions of the cottage.

5.4 UNDERGROUND AND ABOVEGROUND STORAGE TANKS

One (1) 275-gallon AST was observed adjacent to the southern exterior wall of the garage (**Picture 6**). The tank was corroded on the outside. There was no surficial visual evidence of a release on the AST. As mentioned above, the tank appears to be approximately 1/3 full of liquid. The concrete base below the tank was discolored, possibly indicative of a previous release of petroleum; however, the observed potential staining may have been the result of the previous day's rain event.

No evidence of existing USTs was observed during the site visit. However, according to DES documents, four USTs were reportedly removed from the subject property in 1993. These USTs are discussed in **Section 6.2** of this report.

5.5 PCB-CONTAINING ELECTRICAL AND HYDRAULIC EQUIPMENT

ASTM Standards for Phase I ESAs specifically exclude fluorescent lighting fixtures that may contain PCBs from electrical equipment unless they are observed in waste form. Multiple used fluorescent light ballasts were observed in waste form along the interior and exterior of the subject property. Fluorescent lighting fixtures that were not in waste form were also observed on the interior of the subject property and are discussed as a non-scope consideration in **Section 10.4**.

One pole-mounted electrical transformer was observed on the northern portion of the subject property. No labeling indicating the PCB concentration, if any, of dielectric fluid contained within this transformer was observed. As such, Public Services of New Hampshire (PSNH) was contacted to determine if the electrical transformer contained PCBs. Although PSNH did not know if the transformer contained PCBs, they reported that it was manufactured in 1960. Based on the manufacture date of this transformer, it is possible that the associated dielectric fluid contains concentrations of PCBs. Stressed vegetation was observed below the transformer during the site inspection.

No evidence of the use of hydraulic equipment was identified during the site visit. However, tax records indicate that a hydraulic lift was present in the garage in 1978 (see **Sections 6.1** and **12**).

5.6 SITE RECONNAISSANCE LIMITATIONS

The ASTM Standards for Phase I ESAs require the identification of limitations that were encountered that may affect the ability to identify potential environmental conditions on the property, and to provide an opinion as to the significance of the limitation with regard to the ability to identify potential environmental conditions onsite.

Due to the collapsed roof in the garage bay, the floor was wet around the area of the floor drain. The wet floor prevented Credere personnel from discerning the nature of staining observed in the vicinity of the floor drain.

Due to the poor condition of the building, the basement on the east side of the garage was not entered. Not entering the basement prevented the identification of evidence of potential RECs that could not be seen from the entrance to the basement.



6. SUBJECT PROPERTY RECORDS REVIEW

Files at the Tilton Fire Department, NHDES Onestop online database, and the United States Environmental Protection Agency (USEPA) Region 1 were reviewed to obtain information concerning the bulk storage and releases of petroleum products and/or hazardous substances at the subject property. In addition, a FirstSearch® environmental database search was conducted on August 30, 2010, and is included as **Appendix E**.

The purpose of these searches is to identify potential RECs in connection with the subject property. This research should not be considered inclusive of all regulatory records, but only those records that were publicly available, practically reviewable, and reasonably ascertained.

6.1 HISTORICAL USE RECORDS

ASTM standards for Phase I ESAs require that historical records on the subject property be searched for information on the subject property dating back to the subject property's earliest development or 1940, whichever is earliest, based on available documentation. All standard historical sources, as defined by ASTM E 1527-05, were ascertained and reviewed as part of this ESA, with the exception that a full title search was not provided by the *users*. Credere does not consider the lack of title information a significant data gap as a clear record of historical ownership and subject property usage was provided by personnel familiar with the subject property and by deed research performed by Credere.

The earliest record found specifically for the subject property was a deed reference from May 3, 1939. The deed mentions the subject property was subdivided from the G.H. Tilton & Son Company property and sold to the Hampshire Oil Company by Elmer and Lillian Tilton. According to a 1929 Sanborn Map, the G.H. Tilton & Son Company was a paper box producing factory. The box factory was located approximately 400-feet west of the subject property.

It is assumed that the subject property was used as a gas station after it was purchased by the Hampshire Oil Company. The property was later sold to Forrest Glines on June 25, 1947, and then to Robert and Joanne Jordan on November 11, 1967. A letter dated 1967 from the Town of Tilton concerning filling within the Winnepesaukee River at the subject property mentions that the subject property was also being used as a Gulf gas station at the time. The subject property was sold to Gladys and George Rafaelly on November 8, 1973. A tax card dated January 5, 1978, indicated the use of the property as an auto repair and body shop, but not a gas station. It can therefore be inferred that the use of the subject property as a gas station was ceased sometime between 1967 and 1978. The same tax card indicated that the garage contained an oil furnace, a wood stove, and a hydraulic lift. The subject property was sold again to Richard and Joan Downs on July 19, 1978. A building permit was issued to Mr. Downs in 1980 to remodel the cottage.

The Iona Savings Bank acquired the subject property in 1981 and then sold it to Anthony Turchin in 1982. According to a taxpayer's appeal form submitted in 1992, the owner states that the salvage yard (the subject property) was subject to litigation for several years regarding allegations by the State of New Hampshire of potential pollution problems, thereby rendering the property substantially valueless (**Appendix G**). Further documentation of this claim was not obtained. The form also states that a fire previously destroyed a portion of the garage building. The date of the fire was not disclosed. A tax form dated 1992 indicated that the subject property was being used as a used car lot named Ernie's Used Cars by renter Ernest McPhail. A letter dated 1997 indicated that the use of the subject property as a truck rental (U-Haul) facility was not an acceptable use according to the zoning regulations. Mr. McPhail reported in an interview that the subject property has been vacant since he stopped operating his business in approximately 2002.

There are no town records available indicating the date of construction of the buildings, but the earliest aerial photo available indicated that at least one building was present in 1951. It is assumed that the subject property was developed sometime between 1939 and 1951.

Although there are gaps in the historical usage of the subject property identified in historical documents, interviews conducted provided additional evidence of historical usage. For a summary of interviews conducted see **Section 8**.

Specific descriptions of the historical records that were reviewed for the subject property are presented below:

Historical USGS Maps

Historical USGS maps dated 1927, 1956, and 1987 were reviewed relative to the subject property. Copies of these historic USGS maps are included with the FirstSearch® report located in **Appendix E**.

Historical USGS Map (Year)	Land Use	Visual Evidence of RECs and/or Bulk Storage or Release of Petroleum Products or Hazardous Substances
1927	Subject property does not appear to be developed.	None
1956	One building appears to be present on the subject property.	
1987	One building is present on the subject property. Fill appears to have been placed in the Winnepesaukee River.	Filling in the areas adjacent to the Winnepesaukee River.

Aerial Photographs

Historical aerial photographs of the subject property and surrounding area dated 1951, 1956, 1985, 1998, and 2009 were reviewed relative to the subject property. Copies of these historic aerial photographs are included in the FirstSearch® report located in **Appendix E**.

Aerial Photograph (Year)	Land Use	Visual Evidence of RECs and/or Bulk Storage or Release of Petroleum Products or Hazardous Substances
1951	Subject property appears to be developed with at least one building present.	None
1956	Subject property is developed with two buildings present.	
1985	Subject property is developed with two buildings present. Fill appears to have been placed in the Winnepesaukee River.	Filling in the areas adjacent to the Winnepesaukee River.
1998	Subject property is developed with two building present.	Multiple automobiles appear to be present on the subject property.
2009	Subject property is developed with two buildings present.	None

Ownership Records

Ownership records were examined at the Tilton Town Hall and online at the Belknap Country Registry of Deeds website.

Owner	Date	Evidence of RECs and/or Bulk Storage or Release of Petroleum Products or Hazardous Substances
G.H. Tilton & Son Company	Unknown	Unknown
Elmer & Lillian Tilton	Unknown to 5/3/1939	Unknown
Hampshire Oil Company	5/3/1939 to 6/25/1947	Likely used as a gas station
Forrest Glines	6/25/1947 to 11/16/1967	Unknown
Robert & Joan Jordan	11/16/1967 to 11/8/1973	Unknown
Gladys & George Rafaelly	11/8/1973 to 7/19/1978	Unknown
Richard & Joan Downs	7/19/1978 to 6/26/1981	Unknown
Iona Savings Bank	6/26/1981 to 6/21/1982	Unknown
Anthony Turchin (Estate)	6/21/1982 to present	Auto Repair

Town Directories

Town Directories dated 1961, 1966, 1992, 1995, 2000, 2004, 2006, and 2010 were reviewed for the subject property. The Town Directory summary is included in the FirstSearch[®] report, which is located in **Appendix E**.

Historical Directory (Year)	Property Occupants	Evidence of RECs and/or Bulk Storage or Release of Petroleum Products or Hazardous Substances
1961	Chretien's Grocery*	None
1966	Vacant*	
1992	Subject Property not Listed.	
1995		
2000		
2004	Ernie's Used Car Sales & Service	Use of property as an auto sales and repair shop.
2006	Subject Property not listed.	None
2010		

*It should be noted that Town Directories from 1961 and 1966 list the subject property address as Main Street, not East Main Street. It is likely that the Town Directory for these two years is referring to a property other than the subject property.

Sanborn Fire Insurance Maps

Sanborn fire insurance maps dated 1923, 1929, 1937, and 1948 were reviewed for the subject property. Copies of these historic maps are included in the FirstSearch[®] report, which is located in **Appendix E**.

Sanborn Map (Year)	Land Use	Evidence of RECs and/or Bulk Storage or Release of Petroleum Products or Hazardous Substances
1923	Vacant	None
1929		
1937		
1948		

6.2 STATE ENVIRONMENTAL REVIEW

The NHDES maintains an online OneStop Environmental Site Information database, which includes information for USTs, ASTs, solid waste facilities, inactive asbestos disposal sites, hazardous waste generators, uncontrolled hazardous waste sites, remedial programs, and remediation and initial response spill sites. The following provides the results of the State of New Hampshire database search for the subject property.



Site Remediation and Initial Response Spill Sites

The State of New Hampshire, through the NHDES, maintains a list of all petroleum and hazardous material remediation and initial response spill sites. The subject property is listed in the site remediation database as NHDES Site #199311019. The risk level associated with the site is listed as “no sources/no ambient groundwater quality standard (AGQS) violations”. The site eligibility is listed as “not eligible (admin. action)”, which was determined on January 1, 1960.

Underground or Aboveground Storage Tanks Listing

The subject property is listed on the NHDES UST database as Facility ID #0114478. According to records, four (4) USTs were registered with the NHDES on August 11, 1993. Consistent with documents provided by the NHDES, two (2) 3,000-gallon and one (1) 4,000-gallon gasoline USTs, and one (1) 2,000-gallon waste oil UST were removed from the subject property on September 15, 1993. A sketch provided with the tank closure report form indicated that the gasoline USTs were located under the pavement in the northeast corner of the subject property and the waste oil UST was located next to the northeast corner of the garage building. The report indicated that groundwater was encountered during tank removal and that soil headspace screening with a photoionization detector (PID) indentified a total volatile compound concentration of 165 parts per million during tank removal. Approximately 30 cubic yards of contaminated soil were removed from the subject property and the UST graves were backfilled. According to the report, all four tanks had holes in them when they were removed. Three (3) soil samples and one (1) groundwater sample were collected during the tank removal activities. Soil samples from below the gasoline USTs were submitted for laboratory analysis of benzene, toluene, ethylbenzene, and xylene (BTEX), MTBE, and total petroleum hydrocarbons (TPH). The soil sample from below the waste oil UST was submitted for laboratory analysis of volatile organic compounds (VOCs) and TPH. The groundwater sample was submitted for laboratory analysis of BTEX, MTBE, and TPH. All soil and groundwater sample analytes were found to be below the then applicable State regulatory standards or were not detected. It should be noted that the laboratory practical quantitation limit for benzene and MTBE in groundwater were above the currently applicable State regulatory standard for those analytes. Additionally, the soil and groundwater samples were not analyzed for other contaminants of concern which are typically associated with gasoline and waste oil. The available UST documentation is included in **Appendix F**.

In addition, though not listed on the OneStop Environmental Site Information database, one 275-gallon fuel oil AST was observed on the subject property during the August 26, 2010, site visit. The reported location of the former USTs and the location of the existing AST are depicted on **Figure 2**.

State Brownfields Program

Brownfields sites are defined under the federal Brownfields law, known as the Brownfields Revitalization Act of 2002, as "real property, the expansion, redevelopment, or reuse of which



may be complicated by the presence or potential presence of a hazardous substance, pollutant, or contaminant." The law further defines the term to include a site that is: "contaminated by a controlled substance; contaminated by petroleum or a petroleum product excluded from the definition of 'hazardous substance'; or mine-scarred land."

NHDES has several Brownfields initiatives including the NH Brownfields Covenant Program, the NH Brownfields Assessment program, and the NH Brownfields Cleanup Revolving Loan Fund.

Under these three programs, NHDES maintains lists of active Brownfields sites, closed Brownfields sites, and sites participating in the Brownfields Covenant Program. According to information obtained from the NHDES Brownfields Program website, "active" Brownfields sites are sites contained in the contaminated sites inventory that meet the definition of a Brownfields site under the federal Brownfields Revitalization Act of 2002. In addition, some sites included on the active list have entered the program by being assessed through participation in one of the many other EPA-funded Brownfields programs throughout New Hampshire. Sites denoted as active are not yet cleaned up to NHDES satisfaction. Closed Brownfields sites are sites contained in the contaminated sites inventory that have been cleaned up and brought to resolution under the site cleanup program, and have participated in one or more NHDES Brownfields initiatives or generally meet the definition of a Brownfields site. Sites participating in the Brownfields Covenant program are seeking covenants "not-to-sue" from the State of New Hampshire.

This Phase I ESA is currently being completed as part of the Lakes Region Planning Commission's Brownfields Program. While the subject property is not listed on the State's list of Active or Closed Brownfields Sites as of the date of this report, it will likely be listed as an Active Brownfields Site following the completion of this Phase I ESA.

Solid Waste Facilities

According to the NHDES OneStop database, the subject property is not listed as a solid waste facility.

6.3 FEDERAL ENVIRONMENTAL REVIEW

The EPA maintains a number of databases that track properties and facilities that are regulated under the Comprehensive Environmental Response, Compensation, and Liability Act (CERCLA), the Resource Conservation and Recovery Act (RCRA), the Emergency Response Notification System (ERNS), and the Federal Institutional Control/Engineering Control (IC/EC) database.

CERCLA Sites

CERCLA is a federally established program that created a fund to identify hazardous waste sites for remediation. The fund is known as Superfund. The Comprehensive Environmental



Response, Compensation Information System (CERCLIS) list is a compilation of known and/or suspected uncontrolled or abandoned hazardous waste sites that are eligible for funding under Superfund. The Superfund program includes Federal Facility sites, short- and long-term clean-up sites, National Priority Listing (NPL) sites, delisted NPL sites, Sites Awaiting NPL Decisions (SAND), and No Further Remedial Action Plan (NFRAP) sites. These are defined below.

- Federal Facility sites are hazardous waste sites where the Department of Defense is the lead agency in the investigation or remediation of the site.
- Hazardous waste sites that do not require a long-term cleanup process are considered short-term cleanups, or "removal actions". Although the cleanup process for these sites may not be as lengthy as for long-term cleanups, these sites may still affect the health and environment of those who live near the site.
- Long-term clean-up sites are often caused by years of polluting and may take several years, even decades, to remediate. The most serious uncontrolled or abandoned hazardous waste sites identified as candidates for long-term clean up are listed on the NPL.
- The database of delisted NPL sites lists those sites where no further response is appropriate and the site may be deleted from the NPL.
- SAND sites have had site assessments performed, but a decision regarding NPL proposal has not been recorded. SAND sites include sites that have been assessed by the Superfund program, are now being addressed under state program authorities, or are in various stages of assessment and cleanup by federal or state agencies.
- The No Further Remedial Action Plan (NFRAP) list is a database of archive designated CERCLA sites that, to the best of the EPA's knowledge, assessment has been completed and the EPA has determined that no further steps will be taken to list that site on the NPL.

According to the FirstSearch[®] report, the subject property is not listed as an NPL, Federal Facility, SAND, CERCLA or NFRAP facility.

RCRA Sites

Sites listed in the EPA RCRA database are sites that are hazardous waste treatment, storage, and disposal (RCRA TSD) facilities, or generate small or large quantities of hazardous wastes (RCRA GEN).

Accidents or other activities at RCRA facilities can result in the release of hazardous waste or hazardous constituents to the environment. The RCRA Corrective Action program (CORRACT) requires these facilities to conduct investigations and cleanup actions as necessary. Facilities under the CORRACTs program need to implement necessary corrective action as part of the process to obtain a permit to treat, store, or dispose of hazardous waste.

According to the FirstSearch[®] report, the subject property is not listed as a RCRA generator facility, RCRA TSD facility, or a CORRACT facility.



ERNS Sites

The Emergency Response Notification System (ERNS) was a database used to store information on notifications of petroleum product discharges and hazardous substances releases. The ERNS program is a cooperative data sharing effort among the EPA Headquarters, the New Hampshire Department of Transportation (NH DOT) Research and Special Programs Administration's John A. Volpe National Transportation Systems Center, other NH DOT program offices, the ten EPA Regions, and the National Response Center (NRC). The ERNS website was redesigned and the data now resides at the NRC. The primary function of the NRC is to serve as the sole national point of contact for reporting all oil, chemical, radiological, and biological discharges into the environment anywhere in the United States and its territories.

The subject property is not listed as an NRC/ERNS facility.

Federal IC/EC

The Federal Institutional Control/Engineering Control (Federal IC/EC) is a database of Superfund sites that have either an engineering or institutional control to limit exposure to contamination remaining on a site.

According to the FirstSearch[®] report, the subject property is not listed as a Federal IC/EC site.

6.4 ENVIRONMENTAL LIENS

A third party, such as a state or federal government agency, may place environmental liens on a property in order to recover clean-up costs that were incurred by that third party. The existence of a recorded environmental clean-up lien on a property is an indication that environmental conditions either currently exist or previously existed on a property. The existence of an environmental clean-up lien could be considered an indicator of potential environmental concerns, and could be a basis for additional environmental investigations on the subject property to determine the potential existence of ongoing or continued releases of petroleum products and/or hazardous substances.

The records review and user interviews conducted as part of this Phase I ESA identified no environmental liens for the subject property.

6.5 INSTITUTIONAL CONTROLS

Institutional controls or environmental-related covenants for a property are put in place to minimize the potential for human exposure to existing environmental conditions on that property by limiting land or resource use. Types of institutional controls may be referred to as land-use controls, or activity and use limitations, and these controls may be in the form of deed restrictions, zoning restrictions, building or excavation permits, well drilling prohibitions, easements, or covenants. A property owner wishing to maintain liability protections under state



or federal law must comply with any existing land use restrictions and maintain any existing institutional control employed at the site in connection with a response action.

The local, state, and federal records reviews and user interviews conducted as part of this Phase I ESA identified no institutional controls/engineering controls for the subject property.



7. AREA RECORDS REVIEW

Files at the Tilton Fire Department, NHDES Onestop online database, and the USEPA Region 1 were reviewed to obtain information concerning incidents involving releases of petroleum products or hazardous substances in the area of the subject property. In addition, a FirstSearch® environmental database search was conducted on August 30, 2010, and is included as **Appendix E**. This research should not be considered inclusive of all regulatory records, but only those records that were publicly available, practically reviewable and reasonably ascertained.

7.1 HISTORICAL USE RECORDS

ASTM standards for Phase I ESAs require that historical records for surrounding properties be searched for information concerning adjacent land use.

Historical USGS Maps

Historical USGS maps dated 1927, 1956, and 1987 were reviewed relative to the surrounding area. These maps indicate the area surrounding the subject property has been developed since at least 1927. The use of the area appears to be mixed residential, commercial, and undeveloped. No evidence of bulk storage or releases of petroleum products and/or hazardous substances was observed on these maps. Based on information presented on these maps, potential filling of wetlands on the westerly abutting property may have occurred between 1957 and 1987. Copies of these historic USGS maps are included with the FirstSearch® report located in **Appendix E**.

Aerial Photographs

Historical aerial photographs of the surrounding area dated 1951, 1956, 1985, 1998, and 2009 were reviewed relative to the surrounding area. These photos characterize the usage of the area surrounding the subject property as mixed residential and commercial. No evidence of bulk storage or release of petroleum products and/or hazardous substances was observed in these photographs. Potential filling of wetlands on the westerly abutting property may have occurred between 1956 and 1985. Copies of these historic aerial photographs are included with the FirstSearch® report located in **Appendix E**.

Sanborn Fire Insurance Maps

Sanborn maps dated 1889, 1994, 1899, 1904, 1912, 1923, 1929, 1937, and 1948 were reviewed relative to the surrounding area. No evidence of bulk storage and/or release of petroleum products and/or hazardous substances was observed on these maps. Copies of the Sanborn maps are included with the FirstSearch® report in **Appendix E**.

Town Directories

Town Directories dated 1961, 1966, 1992, 1995, 2000, 2004, 2006, and 2010 are available for Tilton. According to the directories, surrounding property occupants have historically been residential and commercial. No typical high-risk uses of area properties are listed in the Town



Directory with the exception of the Cumberland Farms gas station and convenience store located at 235 Main Street. Upon review of the location of the store, it is situated downgradient from the subject property and; therefore, there is a low potential that conditions associated with this filling station have affected the environmental conditions of the subject property. The Town Directory summary is included in the FirstSearch® report located in **Appendix E**.

7.2 STATE ENVIRONMENTAL REVIEW

State Spill Sites

According to the FirstSearch® report and review of the NHDES Onestop database, three (3) spills were reported to the NHDES for properties in the vicinity of the subject property. Upon review of the location of the spills, only one of the spills was located within the 0.50-mile approximate minimum search distance. The spill is identified as the Hillside Mobile Home Park in Northfield, NH (NHDES#199908028). On March 14, 2007, approximately 150-gallons of No. 2 fuel oil was reportedly released from an aboveground storage tank. Absorbents were used to collect the free product and approximately 11.8 tons of contaminated soil was removed from the property. This spill is hydraulically separated from the subject property by the Winnepesaukee River and it is unlikely that this release has impacted environmental conditions at the subject property.

Master Underground Storage Tanks Listing

According to FirstSearch® report and NHDES Onestop online database, there are no registered USTs located adjacent to the subject property.

Leaking Underground Storage Tanks Listing

According to FirstSearch® report and NHDES Onestop online database, there are three properties located within the 0.50-mile approximate minimum search distance which have documented leaking USTs. These properties and their relative distances and directions from the subject property are listed below:

Cumberland Farms, 235 East Main Street, Tilton, NH (1,100 feet southwest)
DES Site Number: 199801011
DES Facility ID: 0111506

Big Apple Convenience Store, 148 Main Street, Tilton, NH (1,800 feet southwest)
DES Site Number: 199106008
DES Facility ID: 011848

Tilton School, School Street, Tilton, NH (1,500 feet west)
DES Site Number: 199408027
DES Facility ID: 0112577



It is not anticipated that leaking USTs on these properties have impacted the environmental conditions of the subject property because they are either located downgradient of the subject property or are hydraulically separated from the subject property by the Winnepesaukee River.

State Brownfields Program

According to the NHDES lists of Brownfields sites reviewed on-line during this Phase I ESA, no active, closed, or Brownfields covenant sites are located within the 0.5 mile approximate minimum search distance of the subject property.

Solid Waste Facilities

Based on a review of the NHDES Onestop online database of solid waste facilities, no solid waste facilities are located within a 0.5-mile radius of the subject property.

Hazardous Waste Generators

Based on a review of the NHDES Onestop online database of hazardous waste generators, no hazardous waste generators are located adjacent to the subject property.

7.3 FEDERAL ENVIRONMENTAL REVIEW

CERCLA Sites

According to EPA database information, no properties located within the 1.0-mile approximate minimum search distance of the subject property are currently listed on the NPL. No CERCLA sites are located within a 0.5-mile approximate minimum search distance of the subject property.

RCRA and RCRA CORRACTs

According to EPA database information, no RCRA TSD facilities are located within the 0.5-mile approximate minimum search distance of the subject property. No CORRACT facilities are located within the 1.0-mile approximate minimum search distance of the subject property. No RCRA Hazardous Waste Generators have been, or are currently located adjacent to the subject property.



8. INTERVIEWS

In accordance with ASTM E 1527-05 Chapters 10 and 11, interviews with past and present owners, operators, and occupants of the facility were conducted, for the purpose of gathering information regarding the potential for RECs at the site. The following presents summary of the findings of these interviews.

8.1 PAST AND PRESENT USER(S), OWNER(S), AND OCCUPANT(S)

8.1.1 Users

Winnepesaukee River Trails Association

Ms. Carolyn Hurst, a representative of a *user* of this Phase I ESA, was interviewed to obtain information about the *user's* knowledge of the subject property in regards to identifying RECs. Ms. Hurst indicated that she is aware of rumors of environmental concerns at the subject property, but she does not have firsthand knowledge of any environmental issues.

Lakes Region Planning Commission

Mr. Kimon Koulet, a representative of a *user* of this Phase I ESA was interviewed to obtain information about the *user's* knowledge of the subject property in regards to identifying RECs. Mr. Koulet indicated that he has no knowledge of environmental issues at the subject property.

8.1.2 Past Owners, Operators, and Occupants/Key Site Manager

The previous two owners of the subject property are deceased and the current executor of the estate declined to discuss the subject property. Mr. Ernest Mcphail was the last occupant of the subject property when it was used as a used car sales lot (Ernie's Used Cars). Mr. Mcphail was identified as the *key site manager* and was interviewed to obtain information concerning the subject property in regards to identifying RECs. Mr. Mcphail occupied the subject property in the late 1990s and early 2000s. He reported that he only used the outside lot and did not use the buildings, which were in poor condition at the time. Mr. Mcphail reported that he rented the subject property from Mr. Anthony Turchin and that the subject property was used as an auto repair shop prior to his occupancy. He reported that a gas station occupied the subject property many years ago and that the gasoline tanks have been removed from the subject property. Mr. Mcphail reported that the tanks did not leak when they were removed (however this was contradicted by the tank removal report). Mr. Mcphail reported that the subject property was used for dumping of miscellaneous debris (including auto parts and tires) and solid waste by local residents. At one time a large quantity of waste tires had reportedly accumulated on the subject property. According to Mr. Mcphail, many of the tires have since been removed. Mr. Mcphail reported that he left the subject property in 2002 and believes it has been vacant since.



8.2 STATE AND/OR LOCAL GOVERNMENT OFFICIALS

Town of Tilton Assessors and Code Enforcement Office

A clerk at the Town of Tilton Tax Assessor's Office provided records specific to the ownership of the subject property. Current tax cards and tax payer's appeals forms were obtained. Tax cards indicated that the subject property was used as an automobile sales and repair shop and that the garage contained an oil furnace, a woodstove, and a hydraulic lift. A tax payer's appeals form dated 1992 indicated that the subject property was used as an automobile salvage yard and that it was subject to litigation for several years regarding allegations by the State of New Hampshire of potential pollution problems, therefore rendering the subject property substantially valueless. No further information regarding this claim was found.

The Town of Tilton Code Enforcement Officer, Mr. Al LaPlante, was interviewed on August 31, 2010, to obtain information about historic use of the subject property as it concerns identification of RECs. Mr. LaPlante was born and raised in Tilton and remembers that a Gulf gasoline station occupied the subject property until approximately the early 1970's. Mr LaPlante also remembers the subject property being used as a car dealership when the gas station closed. According to Mr. LaPlante, the former stream running along the western side of the subject property was filled approximately six years ago. Mr. LaPlante reports that it is likely that the filled areas adjacent to the stream were at one time wetlands.

Town of Tilton Conservation Commission

The Chairman of the Tilton Conservation Commission, Mr. Chuck Mitchell, was interviewed on September 10, 2010, to obtain information about historic uses of the subject property as they relate to the identification of RECs. Mr. Mitchell has been a resident of Tilton since 1976. He remembers that a gas station and repair shop operated on the subject property in the 1970s. He reports that a lift was present in the garage. Mr. Mitchell reported that USTs were present on the subject property. He had heard from Town officials that at least some of the tanks have been removed, but he is not sure that all tanks have been removed. Mr. Mitchell expressed concerns of environmental contamination at the subject property due to the documented history of the Turchin family improperly disposing of waste at other properties in Tilton.

Town of Tilton Fire Department

The Tilton Fire Department was contacted on August 31, 2010, to provide information concerning current and historical bulk storage and/or releases of petroleum products and/or hazardous substances at the subject property and at the properties in the vicinity. According to personnel of the department, no files were found in their database indicating any environmental incidents at the subject property. The fire department provided no information regarding bulk storage, USTs, or ASTs on the subject property or at properties within the vicinity of the subject property. No record of the fire which reportedly occurred at the subject property, as referenced in documents obtained from the Town of Tilton Assessors and Code Enforcement Office, was obtained from the Tilton Fire Department.



8.3 LOCAL RESIDENTS

Owner of Neighboring Property

On August 31, 2010, Mr. Bill Jocelyn was interviewed to obtain information concerning past and present uses of the subject property in regards to identifying RECs. Mr. Jocelyn has lived in close proximity to the subject property for many years. He reported that he has firsthand knowledge that cars and car parts have been buried on the subject property. No additional pertinent information was provided by Mr. Jocelyn.



9. ADDITIONS, EXCEPTIONS, AND DEVIATIONS

According to Chapter 12.13 of ASTM E 1527-05, all additions and deviations from this practice shall be listed individually in detail. This includes any client-imposed constraints. In this regard, the following additions and deviations to this practice were identified:

Additions

The following ASTM Non-Scope considerations were added (see **Section 10**) to Credere's scope of work as a part of this Phase I ESA:

- Radon
- Asbestos
- Lead Based Paint
- PCB-Containing Equipment
- Wetlands

These were included as a part of this Phase I ESA because they are deemed to add value for assessments conducted under the LRPC Brownfields Program.

Exceptions and Deviations

No exceptions or deviations were made during the creation of this report.



10. ASTM NON-SCOPE CONSIDERATIONS

The following is a discussion of findings made during this Phase I ESA as it relates to items not included within the scope of ASTM E 1527-05.

10.1 ASBESTOS

Asbestos is a heat-resistant, naturally occurring mineral that breaks into fibers. Asbestos is the generic term for six different types of minerals. Some forms of asbestos are highly toxic by inhalation of dust particles. Past uses of asbestos include pipe and boiler insulation, fire and soundproofing, brakes, gaskets, floor tiles, roofing materials, window caulk, cement products, curtains, and water pipes.

A formal asbestos survey was not included in Credere's scope of services for this Phase I ESA. Asbestos containing materials are not included within requirements of ASTM E 1527-05 for the Phase I ESA process, unless the asbestos containing material is found in its waste form. However, recognizing the age of the buildings on the subject property, which were both constructed prior to 1978, the potential exists for asbestos to be present. In addition, it should be noted that potential asbestos containing materials including ceiling tiles, roof shingles, and insulation were observed in both buildings during the site reconnaissance.

10.2 LEAD-BASED PAINT

Lead is toxic by ingestion and inhalation of dust or fumes. Health effects are generally correlated with blood test levels. Infants and young children absorb ingested lead more readily than older children and young adults. Primary exposure routes include lead paint, lead solder and pipes in drinking water lines, and air quality in inner Town settings. Lead paint testing is typically warranted for residential properties constructed prior to 1978 and properties where children spend a significant amount of time, such as a daycare facility.

A formal lead-based paint survey is not within the scope of services; however, recognizing the age of the buildings on the subject property, which were both constructed prior to 1978, the potential exists for lead-based paint to be present.

10.3 RADON

Credere has included the general information pertaining to radon for informational purposes only. The US Environmental Protection Agency (EPA) has prepared a map to assist National, State, and local organizations to target their resources and to implement radon-resistant building codes. The map divides the country into three Radon Zones. Zone 1 is those areas with the average predicted indoor radon concentration in residential dwellings exceeding the EPA Action limit of 4.0 Pico Curies per Liter (pCi/L), Zone 2 is where average predicted radon levels are between 2.0 and 4.0 pCi/L, and Zone 3 is where average predicted radon levels are less than 2.0 pCi/L.



It is important to note that the EPA has found homes with elevated levels of radon in all three zones, and the EPA recommends site specific testing in order to determine radon levels at a specific location. However, the map does give a valuable indication of the propensity of radon gas accumulation in structures.

Review of the EPA Map of Radon Zones places the subject property in Zone 2, where average predicted radon levels are between 2.0 and 4.0 pCi/L/. A subgrade crawlspace is present under the garage building. The crawlspace is open to the outside and the building is currently vacant; therefore, radon is not expected to be a concern at the subject property at this time. Recognizing that the subject property lies in Zone 2, but gets potable water from the public water supply which is tested for radon, the presence of radon in drinking water is not expected to be a concern at this time.

10.4 NON-SCOPE PCB-CONTAINING EQUIPMENT AND MATERIALS

During the site reconnaissance, Credere noted the following non-scope equipment/materials on or adjacent to the subject property that either likely contain PCBs, or are known to possibly contain PCBs:

- Prior to 1978, fluorescent light ballasts were commonly manufactured with PCBs in the capacitor oil and in a tar-like substance that surrounds ballast components called "potting compound." Ballasts made after 1978 are usually marked "Non-PCB." Fluorescent light fixtures were observed to be installed inside both of the garage building and stored inside the cottage. An additional lighting fixture was observed on the ground outside of the cottage. Based on the apparent age of the structure, the potential exists for PCBs to be present in the lighting fixtures observed at the subject property.

10.5 WETLANDS

A formal wetland survey was not included in the scope of work for this Phase I ESA. However, the US Fish and Wildlife Services National Wetlands Inventory locates a wetland at the southern edge of the subject property (the Winnepesaukee River), identified as Riverine, Lower Perennial, Unconsolidated Bottom, and Permanently Flooded. Due to reported filling on the south and west sides of the subject property, it is possible that wetlands adjacent to the Winnepesaukee River have been destroyed at the subject property. According to the USGS topographical map dated 1987, a stream was present on the adjacent property to the west. According to interviews, the stream was filled and rerouted via the 48-inch diameter culvert in approximately 2004. Although the stream was not located within the boundary of the subject property, it is possible that wetlands adjacent to the stream were located within the subject property boundary and may have been filled.

11. DATA GAPS

ASTM E 1527-05 Chapter 12.7 requires the identification of data gaps that may affect our ability to identify potential environmental conditions on the subject property, to further identify the sources of information consulted to attempt to fill these data gaps, and the significance of the data gap with regard to the ability to identify potential environmental conditions onsite.

Specific information on the use of the subject property from historical records review was not obtained for five year intervals from 1939 to 1967 and from 1967 to 1978, representing data gaps. However, these data gaps are not considered data failure because interviews indicate that the use of the subject property as a gas station remained the same during the 1939 to 1967 interval and the use of the subject property as an automobile repair shop remained the same between 1967 and 1978.

The basement of the garage was not entered because of the poor structural condition of the building, representing a data gap. This data gap represents data failure because evidence of RECs that may have been present in the basement was not able to be identified.

A representative of the current owner of the subject property declined to be interviewed as a part of this Phase I ESA which represents a data gap. However, as the current owner is reportedly not familiar with the subject property, it is Credere's opinion that this lack of interview does not represent a significant data gap. Furthermore, other interviews provided an adequate history of the subject property.

12. FINDINGS AND OPINIONS

The following is a summary of relevant environmental findings concerning the subject property, and Credere's professional opinion concerning these findings:

- Based on NHDES records, two (2) 3,000-gallon and one (1) 4,000-gallon gasoline USTs and one (1) 2,000-gallon waste oil UST were previously removed from the subject property. Tank closure reports indicate that the tanks had holes in them and that soil around the tanks was contaminated. Approximately 30 cubic yards of contaminated soil was reportedly removed from the subject property during the tank removal. The report indicated that groundwater was encountered during tank removal. Conditions following UST closure were documented in a report created by Nobis Engineering, Inc. on October 4, 1993. A letter from the NHDES to the subject property owner dated November 23, 1993 concluded that "all sources of groundwater contamination at the subject site discovered during the site investigation have been eliminated and ambient groundwater quality standards are met throughout the site. Therefore, [NH]DES will not require additional investigation, remedial measures, or groundwater monitoring at this time." It should be noted, however, that laboratory reporting limits in groundwater for benzene and methyl t-butyl ether (MTBE) are above the current State regulatory standards. Also, based on the tank closure report, soils and groundwater were not analyzed for polycyclic aromatic hydrocarbons (PAHs), NH full list VOCs, RCRA 8 metals, or PCBs. Due to the limited nature of the environmental analysis of soil and groundwater conditions following the tank removal and considering the potential changes in exposure scenarios(s) which may occur during and following the proposed redevelopment of the subject property, there remains a possibility that environmental conditions at the subject property have been impacted from these former USTs.
- Based on interviews and the review of local and state documents, the subject property was used as a gas station during the estimated time frame of 1939 to the 1970s. It is possible that environmental conditions at the subject property have been affected by this former use. Furthermore, there is an increased potential for adverse environmental impacts associated with gas stations which operated during this timeframe (i.e. prior to current regulatory guidance and best practices).
- Based on interviews and the review of local and state documents, the subject property was previously used as an automotive repair shop and salvage yard. The historic use of the subject property as an automotive repair and salvage yard, including the operation of a hydraulic lift, may have impacted environmental conditions at the subject property because petroleum products and hazardous substances were likely stored, used, and may have been disposed of on the subject property.
- During the site visit one (1) floor drain was observed in the concrete floor of the garage bay. It is possible that the floor drain is connected to the municipal sewer system; however, the exact outlet for the floor drain is not known. This floor drain represents a potential conduit to the environment for petroleum products and/or hazardous substances which may have been released within the garage building. Based on the lack of information about the floor



drain combined with the nature of the documented activities which historically occurred within the garage, the potential for soil and/or groundwater impact resulting from the floor drain system cannot be dismissed.

- Multiple small petroleum stains were observed during the site visit on the gravel parking lot. Though additional investigation would be required to define the extent of the identified stained areas, based on observed conditions it is likely that these stains are associated with oil and gas dripping from automobiles that were parked on the subject property and not the result of a sudden release of oil and/or hazardous materials.
- One (1) 55-gallon drum with unknown contents was observed on the subject property. As this drum is located outside in an uncontrolled access area and due to the lack of knowledge of the handling, condition, and contents of the drum, the potential for a release from the drum to the environment cannot be dismissed.
- Multiple debris piles were observed throughout the subject property. These piles included discarded items such as car parts, tires, appliances, plastic, scrap metal, automobile batteries, oil containers, household trash, scrap wood, and wooden utility pole sections. These conditions indicate that the subject property has been used as a dumping area for a significant period. It is Credere's opinion that the potential for a release of petroleum products and/or hazardous substances from materials contained within the debris piles cannot be dismissed.
- The southern portion of the subject property appears to have been filled with material consisting of waste concrete, brick, pavement, and gravel. Documents obtained from the Town of Tilton confirm that filling took place along the bank of the Winnepesaukee River in the 1960s. It is Credere's opinion that, due to the lack of knowledge of the contents, source, and extent of the fill material, the potential for contamination associated with this fill cannot be dismissed.
- According to tax records, a fire destroyed a portion of the garage prior to 1992. No evidence of a release of petroleum products or hazardous substances associated with a fire was observed during the site visit. The Tilton Fire Department did not have any records of the incident on file.
- One pole-mounted electrical transformer was observed on the subject property. No labeling indicating the PCB concentration, if any, of dielectric fluid contained within this transformer was observed. According to PSNH, the transformer was manufactured in 1960. Based on the manufacture date of this transformer, it is possible that the associated dielectric fluid contains concentrations of PCBs. Stressed vegetation was observed below the transformer and may have been caused by a release from the transformer.



13. CONCLUSIONS

We have performed this Phase I ESA in conformance with the scope and limitations of the ASTM Practice E 1527-05 of the Turchin Estate Property located at 180 East Main Street, Tilton, New Hampshire. Any exceptions to, or deletions from, this process were described in **Section 9** of this report. This assessment has revealed no evidence of *recognized environmental conditions* in connection with the *subject property* except for the following:

- REC-1 – The former use of the subject property as a gas station between 1939 and the 1970s, past distribution, and past and present bulk storage of petroleum products (including a 275-gallon aboveground storage tank and a 55-gallon drum) may have resulted in releases of petroleum which may have impacted the environmental conditions of the subject property.
- REC-2 – A release of petroleum was discovered on September 16, 1993 during the closure of two (2) 3,000-gallon and one (1) 4,000-gallon gasoline USTs and one (1) 2,000-gallon waste oil UST. Though this release is considered by the New Hampshire Department of Environmental Services to be closed, this release represents a REC as impacted soil and/or groundwater may remain at the subject property.
- REC-3 – The former use of the subject property as an auto repair facility between the approximate dates of 1939 and 1978 represents a REC because hazardous materials and petroleum products were likely stored, used, and may have been disposed of on the subject property and may have impacted the environmental conditions of the subject property.
- REC-4 – At least one floor drain was observed within the garage bay with an unknown discharge point. This condition represents a REC because the drain is a potential conduit to the environment whereby releases of petroleum products and hazardous substances from former activities may have impacted the environmental conditions at the subject property.
- REC-5 – A suspected dump and fill area was observed along the southern portion of the subject property including items such as, but not limited to, urban fill, automobile parts, and utility pole sections. Petroleum products and/or hazardous substances associated with these materials may have been released and impacted the environmental conditions at the subject property.
- REC-6 – Stressed vegetation was observed below a pole mounted electrical transformer located along the northern subject property boundary. This condition represents a REC because it could be indicative of a release of petroleum-based and/or polychlorinated biphenyl (PCB)-containing dielectric fluid that may have impacted the environmental conditions of the subject property.

Additionally, Credere identified three (3) *de minimis environmental conditions* (DMEC) at the subject property.



- DMEC-1 – Oil staining observed on the floor of the cottage represents a DMEC because it is evidence of a release; however, a pathway to the environment is not likely.
- DMEC-2 – Multiple small volume containers (less than 50-gallons each) of oil, gasoline, and automotive lubricants and cleaning materials represent a DMEC because of the poor conditions in which they were stored; however, a pathway to the environment is currently not likely.
- DMEC-3 – Multiple stains observed on the gravel parking lot represent a DMEC because they are evidence of small petroleum releases which may have impacted surficial soil at the subject property. However, based on observed conditions, it is not likely that these small spills have significantly impacted environmental media at the subject property.

The following four (4) ASTM *Non-Scope environmental conditions* (NECs) were also noted during this Phase I ESA:

- NEC-1 – Based on the age of the subject property buildings, potential asbestos-containing materials may be present on the interior and exterior of the buildings.
- NEC-2 – Based on the age of the subject property buildings, lead-based paint may be present on the interior and exterior of the buildings.
- NEC-3 – Based on the age of the subject property buildings, PCB-containing bulk products may be present on the interior and exterior of the buildings.
- NEC-4 – Based on the condition of the subject property buildings and the collapsed roof of the garage, mold may be present in the buildings.



14. RECOMMENDATIONS

The ASTM Standards require that the environmental professional determine the degree of obviousness of the presence or likely presence of contamination, releases, or other environmental conditions onsite, and the ability to detect that contamination. Based on the findings of this Phase I ESA, obvious conditions that are indicative of potential contamination or past releases are present at the subject property. In order to maintain *Bona Fide prospective purchaser* liability protection under CERCLA, the seller or purchaser must demonstrate appropriate care, which typically will entail the completion of the following recommendations:

To confirm or dismiss the RECs described above, Credere recommends the following additional work:

- Phase II investigation activities are recommended to confirm or dismiss the above RECs and/or other documented bulk storage or releases of petroleum products and/or hazardous substances that may have impacted the environmental conditions at the subject property.
- Asbestos, lead-based paint, and PCB-containing hazardous building materials surveys should be completed to confirm or dismiss the presence of hazardous building materials within the buildings.
- A universal and hazardous waste survey should be completed to inventory universal and hazardous waste which may be present at the subject property.
- If the buildings will be re-used, a mold survey should be completed to identify the presence of hazardous molds within the subject property buildings.



15. REFERENCES

LOCAL RESOURCES

- **Town of Tilton Official Website:** <http://www.tiltonnh.org/>
- **Town of Tilton Assessors and Code Enforcement Office:** Interview, August 30, 2010.
- **Town of Tilton Fire Department:** Interview, August 30, 2010
- **Belknap County Registry of Deeds:** Online database search, August 30, 2010.
<http://www.nhdeeds.com/belknap/BeIndex.html>

NHDES RESOURCES

- **NHDES OneStop Environmental Site Information Online Database:**
<http://www2.des.state.nh.us/onestop/>

EPA RESOURCES

- **CERCLIS Hazardous Waste Sites:** Information obtained from USEPA website.
<http://cfpub.epa.gov/supercpad/cursites/srchsites.cfm>
- **CERCLIS NFRAP:** Information obtained from USEPA website.
<http://cfpub.epa.gov/supercpad/cursites/srchrslt.cfm?start=1&CFID=481008&CFTOKEN=69470108&jsessionid=363045257c645c143453TR>
- **RCRIS Database:** Information obtained from USEPA website.
http://www.epa.gov/enviro/html/rcris/rcris_query_java.html
- **EPA Enforcement and Compliance History Online (ECHO):** <http://www.epa-echo.gov/echo/index.html>
- **Superfund Database:** NPL, SAND, and SHORT sites. Information obtained from USEPA website. http://yosemite.epa.gov/R1/npl_pad.nsf/

ADDITIONAL RESOURCES

- **US Fish and Wildlife Service National Wetlands Inventory Wetlands Mapper.**
<http://wetlandsfws.er.usgs.gov/NWI/index.html>
- **Geological Information:**
 - *Geohydrology and Water Quality of Stratified-Drift Aquifers in The Winnepesaukee River Basin, Central New Hampshire, (J.D. Ayotte, 1997)*
 - <http://tin.er.usgs.gov/geology/state/state.php?state=NH>
- **Historical USGS Maps of New England**



16. LIMITATIONS

This report has been prepared as part of an agreement between Credere Associates, LLC and LRPC. This agreement was established in order to provide LRPC with information upon which they can rely concerning the existence or likely existence of various environmental contaminants on or adjacent to the subject property.

The report does not provide sufficient information to unequivocally determine that no hazardous waste contamination is present at the subject property. Additional work beyond that completed for this study would be necessary to provide such information. Further, this report is not an audit for regulatory compliance or a detailed condition survey for the presence of asbestos, lead paint, PCBs, radon or any other pollutant specific compound.

Our conclusions regarding the subject property are based on Credere's interpretation of subject property historical land use and on observations of existing subject property conditions during our field reconnaissance visits. The results of this study must be qualified in that no borings, soil or groundwater sampling or chemical testing was conducted as part of this study. Therefore, our conclusions regarding the condition of the subject property do not represent a warranty that the facility, parking areas, adjacent properties, etc., are of the same quality as may be inferred from observable property conditions and readily available property history files.

Credere Associates, LLC performed this Phase I ESA in conformance with the ASTM Standard Practice E 1527-05 and ASTM Standards. No exceptions or significant deviations were made to this practice during the completion of the Phase I ESA.



17. SIGNATURES OF ENVIRONMENTAL PROFESSIONALS

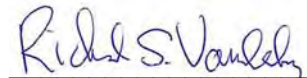
The following individuals performed this Phase I ESA in conformance with ASTM Standard Practice E 1527-05 and AAI Standards. Any work completed on this Phase I ESA by an individual who is not considered an environmental professional was completed under the supervision or responsible charge of the environmental professional listed after the Environmental Professionals Statement provided below.



Silas Canavan, EI
Civil Engineer

Environmental Professionals Statement

I declare that, to the best of my professional knowledge and belief, I meet the definition of Environmental Professional as defined in §312.10 of 40 CFR 312 and I have the specific qualifications based on education, training, and experience to assess a property of the nature, history, and setting of the subject property. I have developed and performed the all appropriate inquiries in conformance with the standards and practices set for in 40 CFR Part 312.

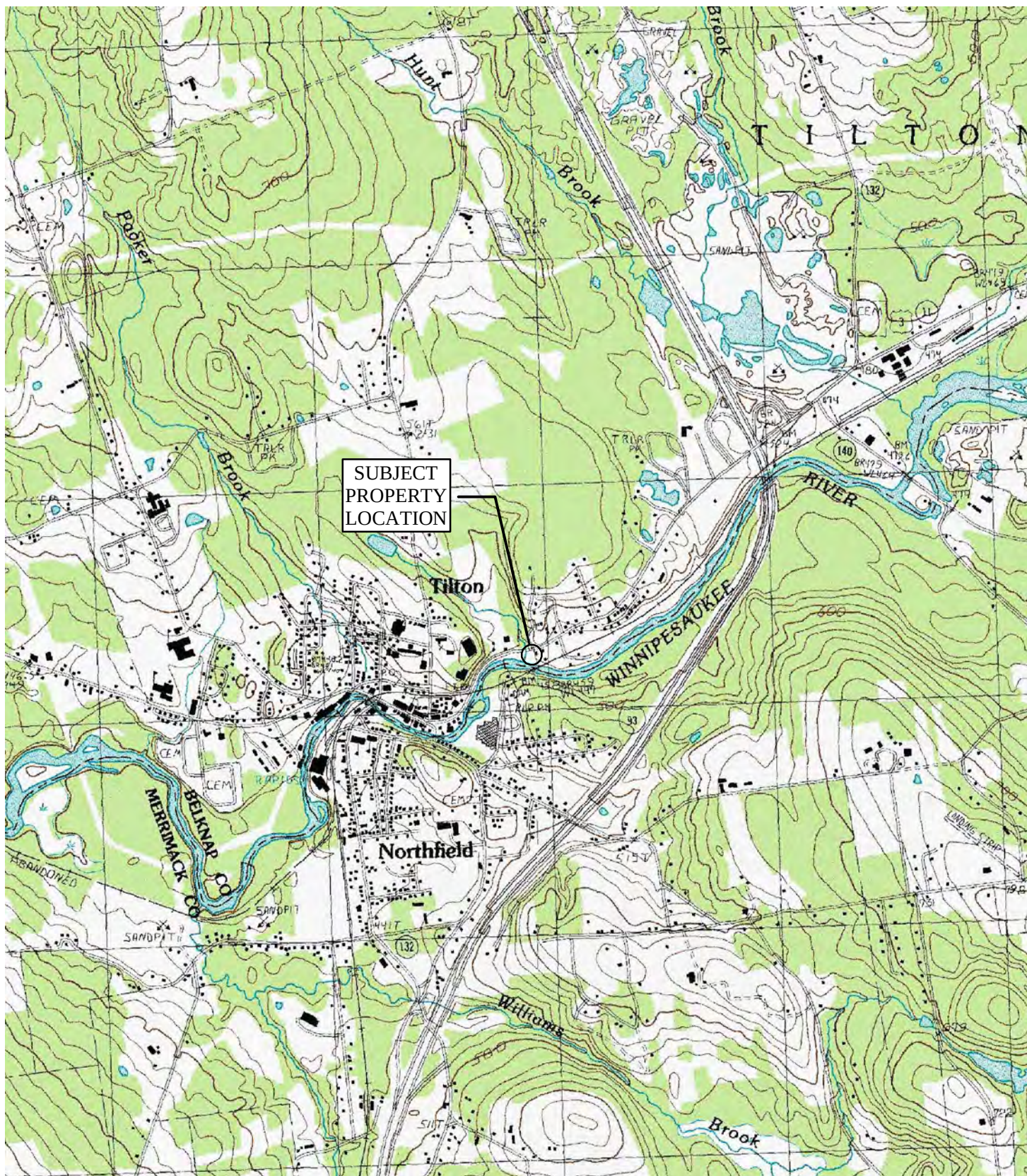


Richard S. Vandenberg, CG, PG
Senior Project Manager



SITE FIGURES





USGS 7.5 MINUTE NORTHFIELD, NH QUADRANGLE (1987)

DRAWN BY: SWC DATE: 8/30/10
 CHECKED BY: RSV/JSS PROJECT: 10001087

FIGURE 1 - SITE LOCATION PLAN



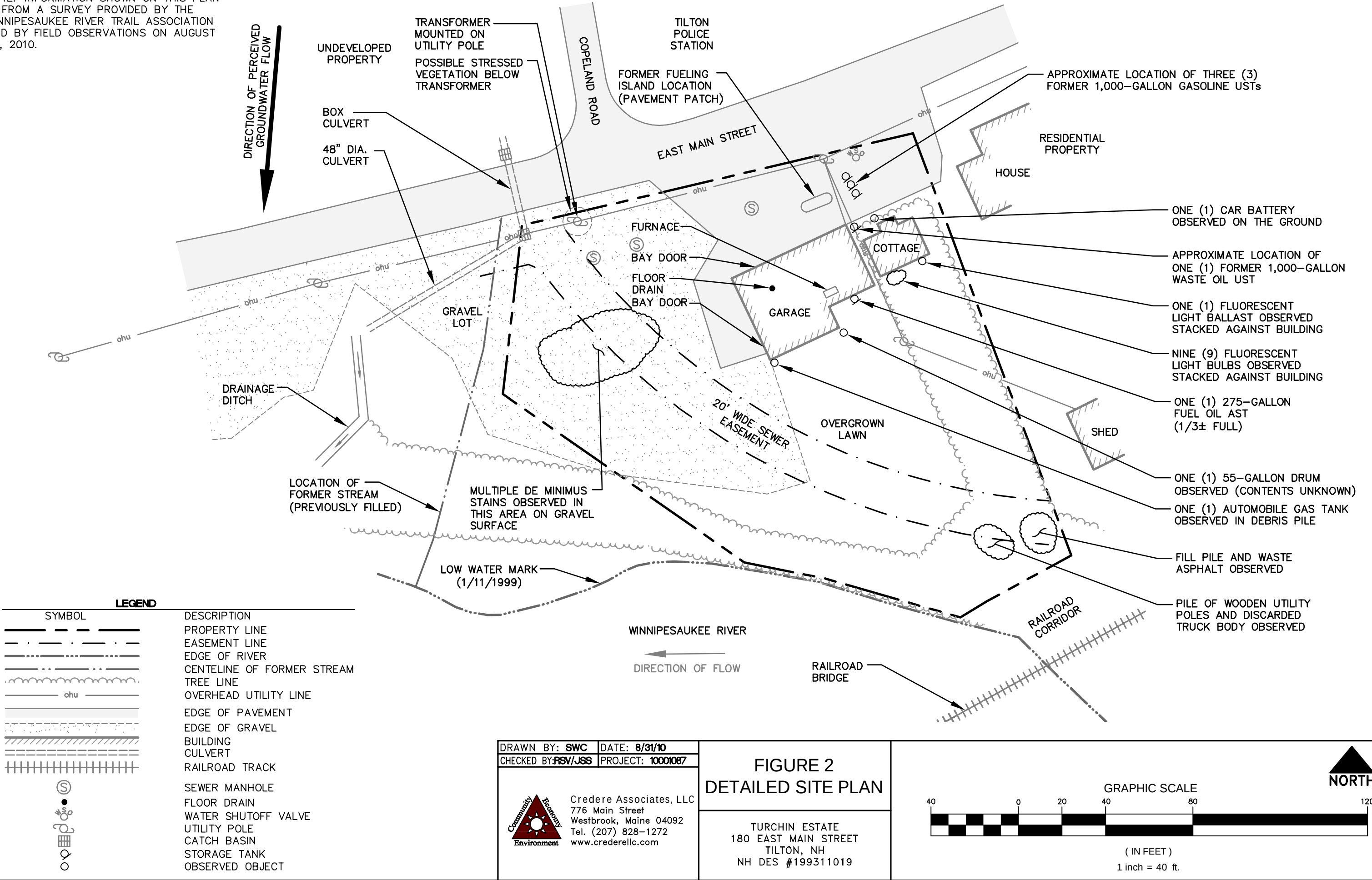
Credere Associates, LLC
 776 Main Street
 Westbrook, Maine 04092
 Tel. (207) 828-1272
 www.credere LLC.com

TURCHIN ESTATE
 180 EAST MAIN STREET
 TILTON, NH
 NH DES #199311019

0 1000 2000 4000 Feet
 1" = 2000'



NOTE: INFORMATION SHOWN ON THIS PLAN IS FROM A SURVEY PROVIDED BY THE WINNIPESAUKEE RIVER TRAIL ASSOCIATION AND BY FIELD OBSERVATIONS ON AUGUST 26, 2010.



DRAWN BY: SWC DATE: 8/31/10
CHECKED BY: RSV/JSS PROJECT: 10001087

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Community Economy Environment

APPENDIX A
RESUMES OF KEY PERSONNEL





Credere Associates LLC

Richard S. Vandenberg CG,PG Senior Hydrogeologist/Senior Geologist

PROFESSIONAL REGISTRATIONS

Professional Geologist:

ME #GE452
NH #52
AIPG#9627

TRAINING

- 40 hour, OSHA 29 CFR 1910.120 Hazardous Waste Health and Safety Course and Refresher Course
- 8 hour, OSHA 29 CFR 1910.120 Hazardous Waste Supervisor Health and Safety Course

EDUCATION & PROFESSIONAL ACTIVITIES

- Bachelor of Arts in Geology/chemistry. University of Maine, Farmington, Maine, 1987.
- Graduate work toward Master's of Science in Geology. Fort Hays State University, Hays, Kansas 1987 to 1989.
- New Hampshire Geologist Society Member
- American Institute of Professional Geologist Member

HIGHLIGHTS OF EXPERIENCE

Mr. Vandenberg is a Senior Hydrogeologist with Credere Associates, LLC with over 18 years experience in assessment, investigation, remediation and disposal of petroleum and hazardous wastes, and water related projects. Mr. Vandenberg has managed numerous compliance, assessment, investigation, and remediation projects including Phase I and Phase II environmental site assessments (ESAs), remedial investigations, remedial action planning, 3-D groundwater flow and contaminant transport modeling, groundwater extraction and treatment system design, soil vapor extraction design, soil removals, and in-situ chemical oxidation projects for clients across New England. In addition, Mr. Vandenberg has developed water supplies for communities and commercial/industrial water users in New Hampshire, Vermont, and Massachusetts.

ENVIRONMENTAL PROJECTS:

Brownfields

Mr. Vandenberg has conducted Phase I and Phase II assessment and investigation activities for the USEPA-funded Brownfields commercial redevelopment and revitalization program and review Quality Assurance Project Plan Addendums detailing all investigation, sampling, and analytical testing activities that were submitted to, and approved by the Maine DEP and USEPA. Additional activities at Brownfields sites included the development of conceptual site models, completion of redevelopment feasibility studies, and the characterization and remediation of contaminated media. Mr. Vandenberg has managed projects for Southern Maine Regional Planning Commission, Nashua Regional Planning Commission, Rockingham Planning Commission (New Hampshire), and City of Westbrook, Maine. Mr. Vandenberg has been involved with the following projects:

Rockingham Regional Planning Commission Brownfields Assessment Program – So. New Hampshire

Project Manager for the Rockingham Planning Commission (RPC) Brownfields Assessment Program. Project included the inventory of over 400 potential Brownfield sites located within the region, prioritization and selection of sites for Environmental Assessment activities, and completion of Phase I and Phase II investigations, remediation planning, reuse planning, and implementation of remedial actions. Tasks have included development of scope of work, senior technical review of reports, project coordination, property owner education, facilitation of stakeholder meetings, regulatory agency interface, site reconnaissance visits, site master planning, and remedial alternative oversight. Properties assessed or currently being assessed as part of program include the following:

- Hampton Landfill, Hampton, New Hampshire
- Former Shoe Factory, Epping, New Hampshire
- Hammond Auto, Freemont, New Hampshire

Nashua Regional Planning Commission Brownfields Assessment Program – So. New Hampshire

Project Manager for the Nashua Regional Planning Commission (NRPC) Petroleum Brownfields Assessment Program. Project included the inventory of over 300 potential Brownfield sites located within the region, prioritization and selection of sites for Environmental Assessment activities, and completion of Phase I and Phase II investigations, remediation planning, reuse planning, and implementation of remedial actions. Tasks have included development of scope of work, senior technical review of reports, project coordination, property owner education,

facilitation of stakeholder meetings, regulatory agency interface, site reconnaissance visits, site master planning, and remedial alternative oversight. Mr. Patten also assisted NRPC in obtaining one additional EPA Brownfields Assessment Grant (\$200k hazardous material) and an EPA Brownfields Cleanup Grant (\$200k for the Nashua Manufacturing Boiler House). Properties assessed or currently being assessed as part of the program include the following:

- Nashua Manufacturing Boiler House, Nashua
- Majestic Motors Junkyard, Merrimack

Southern Maine Regional Planning Commission Brownfields Assessment Program – York County, Maine

Senior Technical Reviewer for the Southern Maine Regional Planning Commission (SMRPC) Brownfields Assessment Program. Project included the inventory of over 200 potential Brownfield sites located within the region, prioritization and selection of sites for Environmental Assessment activities, and completion of Phase I and Phase II investigations, remediation planning, reuse planning, and implementation of remedial actions. Tasks have included development of scope of work, senior technical review of reports, project coordination, property owner education, regulatory agency interface, site reconnaissance visits, site master planning, and remedial alternative oversight. Properties assessed or currently being assessed as part of program includes the following:

- Lincoln Mill, Biddeford, Maine
- Stenton Trust Mill, Sanford, Maine
- North Dam Mill, Biddeford, Maine
- Riverdam Mill, Biddeford, Maine

Westbrook Brownfields Assessment Program – City of Westbrook, Maine

Project Manager for the Westbrook Brownfields Assessment Program. Project included the inventory of over 50 potential Brownfield sites located within the city, prioritization and selection of sites for Environmental Assessment activities, and completion of Phase I and Phase II investigations, remediation planning, reuse planning, and implementation of remedial actions. Properties assessed or currently being assessed as part of program includes the following:

- Larson's Junkyard site

Miscellaneous Brownfields Environmental Assessments and Remedial Investigations

Mr. Vandenberg has performed all phases of environmental site assessments and remedial investigations for the projects mentioned below. Tasks completed include development of scope of work, senior technical review of reports, project coordination, records review for federal, state, and local authorities, site reconnaissance visits, soil and groundwater sampling, and summary report preparation. Representative projects include:

- Global Timber, Hartland, Vermont
- Barre Coal Tar, Montpelier, Vermont





Silas Canavan, EI
Civil Engineer

PROFESSIONAL REGISTRATIONS

Engineering Intern:
VT #017.0003271

TRAINING

- ▲ 40-hour OSHA 29 CFR 1910.120 HAZWOPER Course
- ▲ 8-hour OSHA 29 CFR 1910.120 HAZWOPER Refresher (April 2010)

EDUCATION

- ▲ B.S. Civil Engineering, 2005 University of Vermont

HIGHLIGHTS OF EXPERIENCE

Mr. Silas Canavan is a Civil Engineer for Credere Associates with over 5 years of professional experience in civil design projects; utility design; local and state project permitting; construction oversight; surveying; hydrologic stormwater modeling; stormwater management, and recent experience with Phase I and Phase II Environmental Site Investigations.

PROJECT EXPERIENCE INCLUDES:

Environmental Site Assessments and Subsurface Investigation

Mr. Canavan has assisted with multiple Phase I Environmental Site Assessments for a variety of commercial, residential and undeveloped sites in Maine and New Hampshire. His responsibilities include performing Phase I and Phase II site investigations, working with federal, state, and local regulatory agencies as part of the regulatory records review, conducting historical research, implementing hazardous waste inventories, and writing reports that specify environmental liabilities. Phase II investigations included release of chlorinated organic compounds, petroleum products, pollutant metals, PCBs, and pesticides to soil and groundwater. Investigation activities conducted and supervised by Mr. Canavan have included soil test pitting, boring, and logging; monitoring well installation; geophysical investigations; environmental field screening and sampling of surficial soils, subsurface soils, and groundwater; and data analysis and interpretation. Mr. Canavan is also proficient in presentation of site data, including Computer Aided Drafting (CAD) and graphical work.

Brownfields

Mr. Canavan has conducted Phase I and Phase II environmental site assessment and investigation activities for USEPA-funded Brownfields sites. Mr. Canavan works closely with Brownfields grant recipients, property owners, developers, and other stakeholders as part of the Brownfields process. Mr. Canavan has worked on Brownfields programs with the Southern Maine Regional Planning Commission, Rockingham Planning Commission, Southern New Hampshire Planning Commission, Greater Portland Council of Governments, Nashua Regional Planning Commission, and Lakes Region Planning Commission.

Representative Brownfields projects include:

- Fred's Auto Site, Candia, NH
- Former Public Works Garage, Windham, ME
- Main Street Fire Station, Gray, ME
- Chapman Junkyard, Brownfield, ME
- Nashua Boiler House, Nashua, NH
- Turchin Estate, Tilton, NH
- Mica Building, Bristol, NH

APPENDIX B
CREDERE'S PHASE I SCOPE OF WORK



Credere's LRPC Brownfields Scope of Work

The following is Credere's scope of work for completion of this Phase I ESA conducted in accordance with the ASTM Standard Practice for Environmental Site Assessments: Phase I Process (ASTM 1527-05). The ASTM Standard Practice for Environmental Site Assessments: Phase I Process (ASTM 1527-05) meets the requirements of the Environmental Protection Agency (EPA) Standards and Practices for All Appropriate Inquiries (AAI); Final Rule (40 CFR Part 312).

The objective of conducting a Phase I ESA is to provide a concise liability assessment in order that informed environmental business decisions may be made regarding the subject property. To accomplish this goal, our reports contain a summary that focuses on potential liabilities and presents conclusions and recommendations for confirming or dismissing the concerns and Recognized Environmental Conditions (RECs) identified during the Phase I ESA.

Our Phase I ESA process consists of the following four tasks: (1) records review, (2) site reconnaissance, (3) interviews, and (4) report. Each of these tasks is described in detail below.

Records Review

The purpose of the records review was to obtain and review reasonably ascertainable¹ records that help identify recognized environmental conditions in connection with the property. The following state and federal environmental record sources, with the minimum search distances used for each, are reviewed from USEPA websites, the Maine Department of Environmental Protection (MDEP) online databases, and an environmental records report for the property from FirstSearch Technology Corp:

Source	Minimum Search Distance (mi)
Federal NPL Site List	1.0
Federal CERCLIS List	0.5
Federal RCRA TSD Facilities List	1.0
Federal RCRA Generators List	Property and Adjoining Properties
Federal ERNS List	Property Only
State Leaking UST Sites	0.5
State Registered UST Sites	Property and Adjoining Properties

These records are reviewed for database listings associated with activities identified on the target property, or nearby sites that may have the potential to impact the target

¹ Information that is 1) publicly available, 2) obtainable from its source within reasonable time and cost constraints, and 3) practically reviewable (ASTM E 1527-05).

property. Additional state and local records sources are reviewed to enhance or supplement the federal and state sources identified above. These include:

- Lists of Landfill/Solid Waste Disposal Sites
- Records of Emergency Release Reports
- USGS 7.5 Minute Topographic Map
- Department of Natural Resources Publications
- State Geologic Surveys and Reports
- Fire Department
- County Health Department

Historical records for the subject property and surrounding area are reviewed to determine the previous uses or occupancies of the property and surrounding area to identify those uses or occupancies that are likely to have led to recognized environmental conditions in connection with the property. The following historical records are reviewed:

- Ownership/Lease-Right History
- Aerial Photographs
- Historical USGS Topographic Maps
- Historical City Directories
- Historical Fire Insurance Maps
- Historical Property Tax Assessor, Code Enforcement, and Zoning/Land Use Records
- Previous Environmental Investigations

Historical information contained in any previous environmental site assessments is reviewed, incorporated, and referenced as appropriate.

Site Reconnaissance

The site reconnaissance is performed to obtain information indicating the likelihood of identifying recognized environmental conditions in connection with the target property. The site reconnaissance includes visual and physical observations noted while observing the periphery of the property, the periphery of all structures on the property, all interior spaces of the structure, including maintenance and repair areas, common areas, storage areas, and boiler rooms. Credere notes the presence or absence of the following:

- Storage tanks
- Odors
- Pools of liquid
- Drums
- Identified and/or unidentified substance containers
- Likely PCB-containing transformers or window caulk
- Heating/cooling sources

- Interior stains or corrosion
- Drains and sumps
- Pits, ponds, lagoons
- Stained soil or pavement
- Stressed vegetation
- Solid waste
- Wastewater
- Wells
- Septic systems

Any visual or physical indications of past uses of the property that are likely to involve the use, treatment, storage, disposal, or generation of hazardous substances or petroleum products are noted. Current and/or past uses of adjoining properties and/or the surrounding area to the extent visually or physically observed which are likely to indicate RECs in connection with the adjoining property or property are also noted.

Interviews

Interviews with current and former owners and occupants are conducted to obtain information indicating RECs in connection with the property. The content of questions to be asked shall attempt to obtain information about uses and conditions of items noted during the site reconnaissance and to obtain any environmentally pertinent documents or any threatened, pending, or past: litigation, administrative actions, or notices of violation relevant to hazardous substances or petroleum products in, on, or from the property. Reasonable attempts will be made to interview the property owner, occupant, and/or key site manager.

Interviews with local government officials are conducted to obtain information indicating RECs in connection with the subject property. Reasonable attempts are made to interview a staff member of the following types of local government agencies: fire department, tax assessor, code enforcement officer, health agencies, and/or local/regional office of state agency having jurisdiction over hazardous waste disposal or other environmental matters in the area in which the property is located.

Report

Our report for the Phase I ESA will generally follow the recommended report format presented in ASTM E 1527-05. The report will include documentation to support the analysis, opinions, and conclusions presented in the report, as well as the credentials of the environmental professional(s) responsible for the Phase I ESA. The report will include the environmental professional's opinion of the impact of recognized environmental conditions in connection with the property. If the assessment reveals no evidence of RECs, then a statement to this effect will be made in the report.

Non-ASTM-Scope Considerations

The following non-ASTM-scope considerations are added to the Credere's scope of work as a part of this Phase I:

- Radon
- Asbestos
- Lead Based Paint
- Polychlorinated Biphenyls (PCBs) Containing Equipment
- Wetlands

These are included as a part of this Phase I ESA because they are deemed to add value for assessments conducted under the LRPC Brownfields Program.

APPENDIX C

USER QUESTIONNAIRES



ASTM E-1527-05 USER QUESTIONNAIRE

In order to qualify for the protection offered under the EPA All Appropriate Inquiry (AAI) Standard, the **User** (entities seeking to use the ASTM E1527-05 Practice to complete an environmental site assessment of the property) must provide the following information (if available) to the environmental professional. Failure to provide this information could result in a determination that AAI is not complete. This information should be the collective knowledge of the entities relying on the Phase I. **Please note that you are not being asked to evaluate the property, but rather to provide your knowledge of information on the property.**

Site Name/Address: Turchin Estate, 180 East Main Street, Tilton, NH

Person Completing Questionnaire/Title: Ms. Carolyn Hurst, President of Winnepesaukee River Trails Association

Date: September 1, 2010

(1) User's "Specialized Knowledge" (40 CFR 312.28)

Does User have any specialized knowledge of the subject property, the area surrounding the subject property, the current or past uses of adjoining properties, conditions of adjoining properties, and any other experience relevant to the inquiry, for the purpose of identifying conditions indicative of releases or threatened releases at the subject property?

Ms. Hurst reports limited knowledge of the subject property or the surrounding area. She knows it was once used as a gas station and then as an auto repair facility.

Does User have any expertise and experience with real estate transactions and environmental contamination? **Ms. Hurst does not report expertise in real estate transactions, but has been involved with many personal real estate transactions.**

Is User a commercial broker of real estate or a real estate professional?

No.

Does User have experience acting as a secured creditor on commercial real estate?

No.

Does User have experience in detecting or remedying environmental contamination?

No.

(2) User's "Reasonably Ascertainable" Knowledge of the Property (40 CFR 312.30)

Does User have any independent knowledge of the environmental condition of the subject property, except as supplied by User's review of this environmental site assessment? Does User have reason to believe that there are *recognized environmental conditions* (as defined in ASTM E-1527-05) on the property at this time? If Yes, please explain. These should include, but are not limited to:

- Past and current uses of the subject property.
- Specific chemicals or petroleum products that are or have been stored or used on the subject property.
- Actual or threatened spills or releases of chemicals or petroleum products on the subject property.
- Environmental investigations and/or clean ups of the subject property

Ms. Hurst reports no knowledge of environmental conditions of the subject property.

If so, has User assessed the obviousness of releases, threatened releases, and the ability to detect contamination by appropriate investigation considering all information User is aware of, whether noted above or not? Are there any obvious indicators that User is aware of that point to the presence or likely presence of contamination at the property?

N/A

(3) Purchase Price (40 CFR 312.29)

Does the purchase price for the subject property reasonably reflect the fair market value of the subject commercial property, without discount for environmental issues or possible undisclosed hazardous substance or petroleum releases?

Ms. Hurst is not aware of the market value of other properties in the vicinity of the subject property. She reports that she has heard from people in town that it is both overvalued and undervalued land.

If No, please explain.

N/A

(4) Environmental Liens (40 CFR 312.25)

Does User have any knowledge of any environmental liens that may apply to the subject property under federal, tribal, state or local law? If Yes, please explain. (**Note:** If unknown, a review of title records or an environmental lien search is recommended, and is the User's responsibility under ASTM E-1527-05)

Ms. Hurst is not aware of any environmental liens on the subject property.

(5) Activity and Land Use Limitations (40 CFR 312.26)

Does User have any knowledge of any Activity and Land Use Limitations such as *institutional controls* or *engineering controls* to limit exposure to hazardous substances or petroleum products that may relate to the subject property? (*Institutional Controls* are defined as a legal or administrative restriction on the use of, or access to, a site or facility to 1) reduce or eliminate the potential for exposure to hazardous substances or petroleum products in the soil or ground water on the property, or 2) to prevent activities that could interfere with the effectiveness of a response action, in order to ensure maintenance of a condition of no significant risk to public health or the environment. *Engineering Controls* are defined as physical modifications to a site or facility to reduce or eliminate the potential for exposure to hazardous substances or petroleum products in the soil or ground water on the property). If yes, please explain.

Ms. Hurst is not aware of any activity and land use restrictions on the subject property.

ASTM E-1527-05 USER QUESTIONNAIRE

In order to qualify for the protection offered under the EPA All Appropriate Inquiry (AAI) Standard, the **User** (entities seeking to use the ASTM E1527-05 Practice to complete an environmental site assessment of the property) must provide the following information (if available) to the environmental professional. Failure to provide this information could result in a determination that AAI is not complete. This information should be the collective knowledge of the entities relying on the Phase I. **Please note that you are not being asked to evaluate the property, but rather to provide your knowledge of information on the property.**

Site Name/Address: **Turchin Estate, 180 East Main Street, Tilton, NH**

Person Completing Questionnaire/Title: **Mr. Kimon Koulet, Executive Director, Lakes Region Planning Commission**

Date: **September 9, 2010**

(1) User's "Specialized Knowledge" (40 CFR 312.28)

Does User have any specialized knowledge of the subject property, the area surrounding the subject property, the current or past uses of adjoining properties, conditions of adjoining properties, and any other experience relevant to the inquiry, for the purpose of identifying conditions indicative of releases or threatened releases at the subject property?

No

Does User have any expertise and experience with real estate transactions and environmental contamination? None that include both RE transactions and environmental contamination.

No

Is User a commercial broker of real estate or a real estate professional?

No

Does User have experience acting as a secured creditor on commercial real estate?

No

Does User have experience in detecting or remediating environmental contamination?

On a academic basis only.

(2) User's "Reasonably Ascertainable" Knowledge of the Property (40 CFR 312.30)

Does User have any independent knowledge of the environmental condition of the subject property, except as supplied by User's review of this environmental site assessment? Does User have reason to believe that there are *recognized environmental conditions* (as defined in ASTM E-1527-05) on the property at this time? If Yes, please explain. These should include, but are not limited to:

- Past and current uses of the subject property.
- Specific chemicals or petroleum products that are or have been stored or used on the subject property.
- Actual or threatened spills or releases of chemicals or petroleum products on the subject property.
- Environmental investigations and/or clean ups of the subject property

No

If so, has User assessed the obviousness of releases, threatened releases, and the ability to detect contamination by appropriate investigation considering all information User is aware of, whether noted above or not? Are there any obvious indicators that User is aware of that point to the presence or likely presence of contamination at the property?

N/A

(3) Purchase Price (40 CFR 312.29)

Does the purchase price for the subject property reasonably reflect the fair market value of the subject commercial property, without discount for environmental issues or possible undisclosed hazardous substance or petroleum releases?

Don't know

If No, please explain.

(4) Environmental Liens (40 CFR 312.25)

Does User have any knowledge of any environmental liens that may apply to the subject property under federal, tribal, state or local law? If Yes, please explain. (**Note:** If unknown, a

review of title records or an environmental lien search is recommended, and is the User's responsibility under ASTM E-1527-05)

No

(5) Activity and Land Use Limitations (40 CFR 312.26)

Does User have any knowledge of any Activity and Land Use Limitations such as *institutional controls* or *engineering controls* to limit exposure to hazardous substances or petroleum products that may relate to the subject property? (*Institutional Controls* are defined as a legal or administrative restriction on the use of, or access to, a site or facility to 1) reduce or eliminate the potential for exposure to hazardous substances or petroleum products in the soil or ground water on the property, or 2) to prevent activities that could interfere with the effectiveness of a response action, in order to ensure maintenance of a condition of no significant risk to public health or the environment. *Engineering Controls* are defined as physical modifications to a site or facility to reduce or eliminate the potential for exposure to hazardous substances or petroleum products in the soil or ground water on the property). If yes, please explain.

Don't know

APPENDIX D

SITE PHOTOGRAPHS





Picture 1
Representative
view of the subject
property from East
Main Street.



Picture 2
Representative
view of gravel
parking lot from
East Main Street.



Picture 3
Representative
view of lawn area
on the south side of
the garage.



Picture 4
View of pavement
patch where former
fueling island was
located.



Picture 5

View of the 55-gallon drum with unknown contents.



Picture 6

View of the 275-gallon AST observed outside on the south side of the garage.



Picture 7

Representative view of a debris pile located on the east side of the subject property.



Picture 8

View of the discarded automobile gasoline tank observed in a debris pile on the subject property.



Picture 9

View of the discarded pickup truck bed observed in the southeast corner of the subject property.



Picture 10

Representative view of the pile of wooden utility poles observed in the southeast corner of the subject property.



Picture 11

Representative view showing fill material used on the subject property.



Picture 12

Representative view of the mound of discarded asphalt located in the southeastern corner of the subject property.

(Note the black asphalt through the vegetation.)



Picture 13

Representative view showing one of the multiple stained gravel areas on the subject property.



Picture 14

View of the pole mounted electrical transformer observed on the subject property.



Picture 15

View of the discarded car battery observed in a debris pile on the north side of the subject property.



Picture 16

Representative view of the garage bay and collapsed roof and ceiling.



Picture 17
View of the floor
drain in the garage
bay.



Picture 18
Representative
view of staining
observed in the
garage bay.



Picture 19

Representative view of automotive fluid containers observed in the garage bay.



Picture 20

Representative view of automotive fluid containers observed in the garage bay.



Picture 21

Representative view of additional room in the garage building.



Picture 22

Representative view of additional room in the garage building.



Picture 23

Representative view of shelves containing automotive cleaning, lubricating, and maintenance fluids and aerosol containers.



Picture 24

Representative view of the furnace in the garage building.



Picture 25

View of the refrigerator observed in the closet of the garage building.



Picture 26

Representative view of the crawlspace below the garage building.

(Note the insulated pipe on the right side.)



Picture 27

Representative
view of the south
side of the cottage.



Picture 28

Representative
view of the
bathroom in the
cottage.



Picture 29
View of the
fluorescent light
ballasts observed in
the cottage.



Picture 30
Representative
view of one of the
five 5-gallon
containers of
unknown contents
observed in the
cottage.



Picture 31

Representative view of the stains observed on the floor of the cottage.



Picture 32

View of the gas canister with unidentified contents observed in the cottage.

APPENDIX E
FirstSearch[®] REPORT



FirstSearch Technology Corporation

Environmental FirstSearch™ Report

Target Property: ERNIES USED CARS

180 EAST MAIN ST

TILTON NH 03276

Job Number: 10001087

PREPARED FOR:

Credere Associates, LLC

776 Main Street

Westbrook, ME 04092

08-30-10



Tel: (781) 551-0470

Fax: (781) 551-0471

Environmental FirstSearch Search Summary Report

Target Site: 180 EAST MAIN ST
TILTON NH 03276

FirstSearch Summary

Database	Sel	Updated	Radius	Site	1/8	1/4	1/2	1/2>	ZIP	TOTALS
NPL	Y	08-01-10	1.00	0	0	0	0	0	0	0
NPL Delisted	Y	08-02-10	0.50	0	0	0	0	-	0	0
CERCLIS	Y	07-02-10	0.50	0	0	0	0	-	0	0
NFRAP	Y	07-02-10	0.50	0	0	0	0	-	0	0
RCRA COR ACT	Y	07-14-10	1.00	0	0	0	0	0	0	0
RCRA TSD	Y	07-14-10	0.50	0	0	0	0	-	0	0
RCRA GEN	Y	07-14-10	0.25	0	0	0	-	-	1	1
Federal Brownfield	Y	07-06-10	0.50	0	0	0	0	-	0	0
ERNS	Y	07-23-10	0.12	0	0	-	-	-	0	0
Tribal Lands	Y	12-01-05	1.00	0	0	0	0	0	1	1
State/Tribal Sites	Y	05-27-10	1.00	0	0	0	6	7	5	18
State Spills 90	Y	05-27-10	0.12	0	0	-	-	-	3	3
State/Tribal SWL	Y	06-01-07	0.50	0	0	0	0	-	2	2
State/Tribal LUST	Y	05-27-10	0.50	0	1	1	3	-	0	5
State/Tribal UST/AST	Y	05-27-10	0.25	0	1	1	-	-	1	3
State/Tribal EC	Y	NA	0.50	0	0	0	0	-	0	0
State/Tribal IC	Y	05-01-10	0.25	0	0	0	-	-	0	0
State/Tribal VCP	Y	NA	0.50	0	0	0	0	-	0	0
State/Tribal Brownfields	Y	08-01-10	0.50	0	0	0	0	-	0	0
FI Map Coverage	Y	08-25-10	0.12	1	0	-	-	-	0	1
Federal IC/EC	Y	08-26-10	0.50	0	0	0	0	-	0	0
- TOTALS -				1	2	2	9	7	13	34

Notice of Disclaimer

Due to the limitations, constraints, inaccuracies and incompleteness of government information and computer mapping data currently available to FirstSearch Technology Corp., certain conventions have been utilized in preparing the locations of all federal, state and local agency sites residing in FirstSearch Technology Corp.'s databases. All EPA NPL and state landfill sites are depicted by a rectangle approximating their location and size. The boundaries of the rectangles represent the eastern and western most longitudes; the northern and southern most latitudes. As such, the mapped areas may exceed the actual areas and do not represent the actual boundaries of these properties. All other sites are depicted by a point representing their approximate address location and make no attempt to represent the actual areas of the associated property. Actual boundaries and locations of individual properties can be found in the files residing at the agency responsible for such information.

Waiver of Liability

Although FirstSearch Technology Corp. uses its best efforts to research the actual location of each site, FirstSearch Technology Corp. does not and can not warrant the accuracy of these sites with regard to exact location and size. All authorized users of FirstSearch Technology Corp.'s services proceeding are signifying an understanding of FirstSearch Technology Corp.'s searching and mapping conventions, and agree to waive any and all liability claims associated with search and map results showing incomplete and or inaccurate site locations.

Environmental FirstSearch Site Information Report

Request Date: 08-30-10
Requestor Name: Silas Canavan
Standard: AAI PACKAGE

Search Type: COORD
Job Number: 10001087
Filtered Report

Target Site: 180 EAST MAIN ST
TILTON NH 03276

Demographics

Sites: 34	Non-Geocoded: 13	Population: NA
Radon: NA		

Site Location

	<u>Degrees (Decimal)</u>	<u>Degrees (Min/Sec)</u>		<u>UTMs</u>
Longitude:	-71.583102	-71:34:59	Easting:	290972.202
Latitude:	43.445209	43:26:43	Northing:	4813282.183
Elevation:	476		Zone:	19

Comment

Comment:

Additional Requests/Services

Adjacent ZIP Codes: 0 Mile(s)

Services:

ZIP Code	City Name	ST	Dist/Dir	Sel

	Requested?	Date
Fire Insurance Maps	Yes	08-30-10
Aerial Photographs	Yes	08-30-10
Historical Topos	Yes	08-30-10
City Directories	Yes	08-30-10
Title Search/Env Liens	No	
Municipal Reports	No	
Online Topos	Yes	08-30-10

Environmental FirstSearch

Sites Summary Report

Target Property: 180 EAST MAIN ST
TILTON NH 03276

JOB: 10001087

TOTAL: 34 **GEOCODED:** 21 **NON GEOCODED:** 13 **SELECTED:** 1

Map ID	DB Type	Site Name/ID/Status	Address	Dist/Dir	ElevDiff	Page No.
1	FIMAP	FIRE INSURANCE MAP NH-FS-29/SANBORN	TILTON NH	0.00 --	N/A	1
2	LUST	ERNIES AUTO SALES 199311019/CLOSED	90 E MAIN ST TILTON NH 03276	0.11 SW	- 12	3
2	UST	ERNIES AUTO SALES 0114478/UST	9 E MAIN ST TILTON NH 03276	0.11 SW	- 12	6
3	UST	CUMBERLAND FARMS 2801 0111506/UST	235 E MAIN ST TILTON NH 03276	0.24 SW	- 25	8
3	LUST	CUMBERLAND FARMS 2801 199804011/KARNAUKH-S	235 E MAIN ST TILTON NH 03276	0.24 SW	- 25	10
4	STATE	WHITE MOUNTAIN RENTALS 200703032/GW HAZ INV - CLOSED	35 GRANITE ST TILTON NH 03276	0.27 SW	+ 10	12
5	STATE	WYMAN-GORDON INV CASTINGS INC 200006031/GW HAZ INV	GRANITE ST TILTON NH 03276	0.27 SW	+ 7	12
6	STATE	HILLSIDE MOBILE HOME PARK 199908028/GW HAZ INV	25 GRANITE ST TILTON NH 03276	0.28 SW	+ 10	13
7	STATE	BIG APPLE CONVENIENCE STORE 199106008/GW HAZ INV	148 MAIN ST TILTON NH 03276	0.34 SW	- 27	13
7	LUST	BIG APPLE CONVENIENCE STORE 199106008/CLOSED	148 MAIN ST TILTON NH 03276	0.34 SW	- 27	15
8	LUST	TILTON SCHOOL 199408027/CLOSED	SCHOOL ST TILTON NH 03276	0.38 NW	+ 55	18
8	STATE	TILTON SCHOOL 199408027/GW HAZ INV - CLOSED	SCHOOL ST TILTON NH 03276	0.38 NW	+ 55	20
9	STATE	MOONEY RESIDENCE 199501038/GW HAZ INV - CLOSED	10 PROSPECT ST TILTON NH 03276	0.44 SW	- 19	20
10	LUST	TILTON-NORTHFIELD AQUEDUCT CO. 199007003/CLOSED	283 MAIN ST TILTON NH 03276	0.48 SW	- 28	22
11	STATE	LAKES REGION INVESTMENT PARTNE 200001037/GW HAZ INV - CLOSED	322 W MAIN ST TILTON NH 03276	0.56 SW	- 38	24
12	STATE	MARTIN GREVIOR RESIDENCE 200101020/GW HAZ INV - CLOSED	323 W MAIN ST TILTON NH 03276	0.56 SW	- 24	24
13	STATE	OLD PILLSBURY MILL SITE 200007025/GW HAZ INV - CLOSED	336 W MAIN ST TILTON NH 03276	0.64 SW	- 31	25
14	STATE	RENA LITTLE RESIDENCE 199902046/GW HAZ INV - CLOSED	11 COTTAGE ST TILTON NH 03276	0.75 SW	- 24	26
15	STATE	WILLIAM W FRANKS 199703045/GW HAZ INV - CLOSED	290 MAIN ST TILTON NH 03276	0.76 SW	- 2	26
16	STATE	SURRETTE BATTERY 198406016/GW HAZ INV	15 PARK ST TILTON NH 03276	0.87 SW	- 36	27
17	STATE	RUSSELL IRONS 200511003/GW HAZ INV - CLOSED	57 COLBY RD TILTON NH 03276	0.94 NW	+ 94	27

Environmental FirstSearch

Sites Summary Report

Target Property: 180 EAST MAIN ST
TILTON NH 03276

JOB: 10001087

TOTAL: 34 **GEOCODED:** 21 **NON GEOCODED:** 13 **SELECTED:** 1

Map ID	DB Type	Site Name/ID/Status	Address	Dist/Dir	ElevDiff	Page No.
	SWL	NHSW-TRAN-182/TRANSFER STATIONS	RTE 3 TILTON NH 03276	NON GC	N/A	28
	SPILLS	SUZUKI MARINE (FORMER SILVESTR 198806032/CLOSED	UNITED STATES HIGHWAY 3 TILTON NH 03276	NON GC	N/A	28
	SWL	NHSW-TRAN-137/TRANSFER STATIONS	33 SARGENT ST NORTHFIELD NH 03276	NON GC	N/A	29
	TRIBALLAND	BUREAU OF INDIAN AFFAIRS CONTA BIA-03276	UNKNOWN NH 03276	NON GC	N/A	29
	SPILLS	94-393	MAIN ST TILTON NH 03276	NON GC	N/A	30
	RCRAGN	EPTAM PLASTICS NHD510199615/VGN	2 RIVERSIDE TILTON NH 03276	NON GC	N/A	31
	STATE	BLAISE PROPERTY 200907054/GW HAZ INV - CLOSED	134 CROSS MILL RD TILTON NH 03276	NON GC	N/A	32
	STATE	CHARRON RESIDENCE 200910030/GW HAZ INV - CLOSED	7 HOLMES AVE TILTON NH 03276	NON GC	N/A	32
	STATE	FORMER QUIN-T PROPERTY 200501001/GW HAZ INV - CLOSED	MANVILLE RD TILTON NH	NON GC	N/A	33
	STATE	PARK DRIVE SITE (LOT 1-2) 199710037/GW HAZ INV	PARK DR TILTON NH 03276	NON GC	N/A	33
	STATE	STAPLES 200908029/GW HAZ INV - CLOSED	75 LACONIA RD TILTON NH 03276	NON GC	N/A	34
	SPILLS	PIKE INDUSTRIES 198404034/CLOSED	STATE ROUTE 140 TILTON NH 03276	NON GC	N/A	35
	UST	LOWES OF TILTON NH 2610 0000291/AST	MORRISON AVE TILTON NH	NON GC	N/A	36

***Environmental FirstSearch
Site Detail Report***

Target Property: 180 EAST MAIN ST
TILTON NH 03276

JOB: 10001087

FIMAP

SEARCH ID: 21	DIST/DIR: 0.00 --	ELEVATION:	MAP ID: 1
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NAME: FIRE INSURANCE MAP
ADDRESS: TILTON NH

REV: 8/25/10
ID1: NH-FS-29
ID2:
STATUS: SANBORN
PHONE:

CONTACT:
SOURCE: PUBLIC LIBRARY

SITE INFORMATION

SOURCE COLLECTION: SANBORN
NUMBER OF MAPS: UNDETERMINED

POSSIBLE MAP LOCATION

TILTON

Environmental FirstSearch

Site Detail Report

Target Property: 180 EAST MAIN ST
TILTON NH 03276

JOB: 10001087

LUST

SEARCH ID: 18 **DIST/DIR:** 0.11 SW **ELEVATION:** 464 **MAP ID:** 2

NAME: ERNIES AUTO SALES
ADDRESS: 90 E MAIN ST
TILTON NH
BELKNAP
CONTACT:
SOURCE: NHDES

REV: 5/27/10
ID1: 199311019
ID2:
STATUS: CLOSED
PHONE:

SITE INFORMATION

PERMITS: 0
WORKLOAD PRIORITY:
RISK LEVEL: RISK LEVEL: 8 NO SOURCES/ NO AGQ VIOLATIONS - REME
PROJECT MANAGER: CLOSED
PROJECT TYPE: LUST

SITE INFORMATION

PERMITS: 0
WORKLOAD PRIORITY:
RISK LEVEL: RISK LEVEL: 8 NO SOURCES/ NO AGQ VIOLATIONS - REME
PROJECT MANAGER: CLOSED
PROJECT TYPE: LUST

SITE INFORMATION

PERMITS: 0
WORKLOAD PRIORITY:
RISK LEVEL: RISK LEVEL: 8 NO SOURCES/ NO AGQ VIOLATIONS - REME
PROJECT MANAGER: CLOSED
PROJECT TYPE: LUST

SITE INFORMATION

PERMITS: 0
WORKLOAD PRIORITY:
RISK LEVEL: RISK LEVEL: 8 NO SOURCES/ NO AGQ VIOLATIONS - REME
PROJECT MANAGER: CLOSED
PROJECT TYPE: LUST

SITE INFORMATION

PERMITS: 0
WORKLOAD PRIORITY:
RISK LEVEL: RISK LEVEL: 8 NO SOURCES/ NO AGQ VIOLATIONS - REME
PROJECT MANAGER: CLOSED
PROJECT TYPE: LUST

SITE INFORMATION

PERMITS: 0
WORKLOAD PRIORITY:
RISK LEVEL: RISK LEVEL: 8 NO SOURCES/ NO AGQ VIOLATIONS - REME
PROJECT MANAGER: CLOSED
PROJECT TYPE: LUST

SITE INFORMATION

PERMITS: 0
WORKLOAD PRIORITY:

- Continued on next page -

Environmental FirstSearch

Site Detail Report

Target Property: 180 EAST MAIN ST
TILTON NH 03276

JOB: 10001087

LUST

SEARCH ID: 18 **DIST/DIR:** 0.11 SW **ELEVATION:** 464 **MAP ID:** 2

NAME: ERNIES AUTO SALES
ADDRESS: 90 E MAIN ST
TILTON NH
BELKNAP
CONTACT:
SOURCE: NHDES

REV: 5/27/10
ID1: 199311019
ID2:
STATUS: CLOSED
PHONE:

RISK LEVEL: RISK LEVEL: 8 NO SOURCES/ NO AGQ VIOLATIONS - REME
PROJECT MANAGER: CLOSED
PROJECT TYPE: LUST

SITE INFORMATION

PERMITS: 0
WORKLOAD PRIORITY:
RISK LEVEL: RISK LEVEL: 8 NO SOURCES/ NO AGQ VIOLATIONS - REME
PROJECT MANAGER: CLOSED
PROJECT TYPE: LUST

SITE INFORMATION

PERMITS: 0
WORKLOAD PRIORITY:
RISK LEVEL: RISK LEVEL: 8 NO SOURCES/ NO AGQ VIOLATIONS - REME
PROJECT MANAGER: CLOSED
PROJECT TYPE: LUST

SITE INFORMATION

PERMITS: 0
WORKLOAD PRIORITY:
RISK LEVEL: RISK LEVEL: 8 NO SOURCES/ NO AGQ VIOLATIONS - REME
PROJECT MANAGER: CLOSED
PROJECT TYPE: LUST

SITE INFORMATION

PERMITS: 0
WORKLOAD PRIORITY:
RISK LEVEL:
PROJECT MANAGER: CLOSED
PROJECT TYPE: LUST

SITE INFORMATION

PERMITS: 0
WORKLOAD PRIORITY: WLP: 3
RISK LEVEL: RISK LEVEL: 8 NO SOURCES/ NO AGQ VIOLATIONS - REMEDIATION COMPLETE
PROJECT MANAGER: CLOSED
PROJECT TYPE: LUST

SITE INFORMATION

PERMITS: 0
WORKLOAD PRIORITY:
RISK LEVEL:
PROJECT MANAGER: CLOSED
PROJECT TYPE: LUST

- Continued on next page -

Environmental FirstSearch

Site Detail Report

Target Property: 180 EAST MAIN ST
TILTON NH 03276

JOB: 10001087

LUST

SEARCH ID: 18 **DIST/DIR:** 0.11 SW **ELEVATION:** 464 **MAP ID:** 2

NAME: ERNIES AUTO SALES
ADDRESS: 90 E MAIN ST
TILTON NH
BELKNAP
CONTACT:
SOURCE: NHDES

REV: 5/27/10
ID1: 199311019
ID2:
STATUS: CLOSED
PHONE:

SITE INFORMATION

PERMITS: 0
WORKLOAD PRIORITY: WLP: 3
RISK LEVEL: RISK LEVEL: 8
PROJECT MANAGER: CLOSED
PROJECT TYPE: LUST

SITE INFORMATION

PERMITS: 0
WORKLOAD PRIORITY:
RISK LEVEL:
PROJECT MANAGER: CLOSED
PROJECT TYPE: LUST

SITE INFORMATION

PERMITS: 0
WORKLOAD PRIORITY: WLP: 3
RISK LEVEL: RISK LEVEL: 8
PROJECT MANAGER: CLOSED
PROJECT TYPE: LUST

SITE INFORMATION

PERMITS: 0
WORKLOAD PRIORITY: WLP: 3
RISK LEVEL: RISK LEVEL: 8
PROJECT MANAGER: CLOSED
PROJECT TYPE: LUST

SITE INFORMATION

PERMITS: 0
WORKLOAD PRIORITY:
RISK LEVEL: RISK LEVEL: 8 NO SOURCES/ NO AGQ VIOLATIONS - REME
PROJECT MANAGER: CLOSED
PROJECT TYPE: LUST

SITE INFORMATION

PERMITS: 0
WORKLOAD PRIORITY:
RISK LEVEL: RISK LEVEL: 8 NO SOURCES/ NO AGQ VIOLATIONS - REME
PROJECT MANAGER: CLOSED
PROJECT TYPE: LUST

- More Details Exist For This Site; Max Page Limit Reached -

Environmental FirstSearch
Site Detail Report

Target Property: 180 EAST MAIN ST
TILTON NH 03276

JOB: 10001087

UST

SEARCH ID: 15 **DIST/DIR:** 0.11 SW **ELEVATION:** 464 **MAP ID:** 2

NAME: ERNIES AUTO SALES
ADDRESS: 9 E MAIN ST
TILTON NH

REV: 5/27/10
ID1: 0114478
ID2:
STATUS: UST
PHONE:

CONTACT:
SOURCE: NH DES

TOTAL NUMBER OF TANKS: 4

OWNER INFORMATION

OWNER NAME: A TURCHIN ESTATE C/O H BELAIR
OWNER ADDRESS: 9 PLEASANT ST
TILTON NH 03276

SITE TRACKING NUMBER: 199311019

TANK INFORMATION

TANK NUMBER:	1	SUBSTANCE STORED:	GASOLINE
STORAGE CAPACITY:	1000 GALLONS	PIPE TYPE:	UNKNOWN
TANK TYPE:			
DOUBLE WALL TANK:	N		
DATE INSTALLED:			
EMERG SPILL ENCLOSURE INSTALLED:			
EMERG OVERFILL ENCLOSURE INSTALLED:		01/01/1960	
LAST TIGHTNESS TEST DATE:			
LINE LEAK DETECTION TEST DATE:	09/15/1993		
DATE PERMANENTLY CLOSED:	R		
PERM CLOSURE ANALYSIS PERFORMED:		10/05/1993	
DATE TEMPORARILY CLOSED:	10/05/1993	CLOSURE TYPE:	REMOVED

TANK NUMBER:	2	SUBSTANCE STORED:	GASOLINE
STORAGE CAPACITY:	1000 GALLONS	PIPE TYPE:	UNKNOWN
TANK TYPE:			
DOUBLE WALL TANK:	N		
DATE INSTALLED:			
EMERG SPILL ENCLOSURE INSTALLED:			
EMERG OVERFILL ENCLOSURE INSTALLED:		01/01/1960	
LAST TIGHTNESS TEST DATE:			
LINE LEAK DETECTION TEST DATE:	09/15/1993		
DATE PERMANENTLY CLOSED:	R		
PERM CLOSURE ANALYSIS PERFORMED:		10/05/1993	
DATE TEMPORARILY CLOSED:	10/05/1993	CLOSURE TYPE:	REMOVED

TANK NUMBER:	3	SUBSTANCE STORED:	GASOLINE
STORAGE CAPACITY:	1000 GALLONS	PIPE TYPE:	UNKNOWN
TANK TYPE:			
DOUBLE WALL TANK:	N		
DATE INSTALLED:			
EMERG SPILL ENCLOSURE INSTALLED:			
EMERG OVERFILL ENCLOSURE INSTALLED:		01/01/1960	
LAST TIGHTNESS TEST DATE:			
LINE LEAK DETECTION TEST DATE:	09/15/1993		
DATE PERMANENTLY CLOSED:	R		
PERM CLOSURE ANALYSIS PERFORMED:		10/05/1993	
DATE TEMPORARILY CLOSED:	10/05/1993	CLOSURE TYPE:	REMOVED

- Continued on next page -

Environmental FirstSearch Site Detail Report

Target Property: 180 EAST MAIN ST
TILTON NH 03276

JOB: 10001087

UST

SEARCH ID: 15 **DIST/DIR:** 0.11 SW **ELEVATION:** 464 **MAP ID:** 2

NAME: ERNIES AUTO SALES
ADDRESS: 9 E MAIN ST
TILTON NH

REV: 5/27/10
ID1: 0114478
ID2:
STATUS: UST
PHONE:

CONTACT:
SOURCE: NH DES

TANK NUMBER:	4		
STORAGE CAPACITY:	1000 GALLONS	SUBSTANCE STORED:	USE
TANK TYPE:		PIPE TYPE:	UNKNOWN
DOUBLE WALL TANK:	N		
DATE INSTALLED:			
EMERG SPILL ENCLOSURE INSTALLED:			
EMERG OVERFILL ENCLOSURE INSTALLED:		01/01/1960	
LAST TIGHTNESS TEST DATE:			
LINE LEAK DETECTION TEST DATE:	09/15/1993		
DATE PERMANENTLY CLOSED:	R		
PERM CLOSURE ANALYSIS PERFORMED:		10/05/1993	
DATE TEMPORARILY CLOSED:	10/05/1993	CLOSURE TYPE:	REMOVED

Environmental FirstSearch
Site Detail Report

Target Property: 180 EAST MAIN ST
TILTON NH 03276

JOB: 10001087

UST

SEARCH ID: 14 **DIST/DIR:** 0.24 SW **ELEVATION:** 451 **MAP ID:** 3

NAME: CUMBERLAND FARMS 2801
ADDRESS: 235 E MAIN ST
TILTON NH

REV: 5/27/10
ID1: 0111506
ID2:
STATUS: UST
PHONE:

CONTACT:
SOURCE: NH DES

TOTAL NUMBER OF TANKS: 6

OWNER INFORMATION

OWNER NAME: CUMBERLAND FARMS INC
OWNER ADDRESS: 100 CROSSING BLVD
FRAMINGHAM MA 01702

SITE TRACKING NUMBER: 199804011

TANK INFORMATION

TANK NUMBER:	1	SUBSTANCE STORED:	GASOLINE
STORAGE CAPACITY:	8000 GALLONS	PIPE TYPE:	STEEL
TANK TYPE:			
DOUBLE WALL TANK:	N		
DATE INSTALLED:			
EMERG SPILL ENCLOSURE INSTALLED:		12/26/1997	
EMERG OVERFILL ENCLOSURE INSTALLED:			
LAST TIGHTNESS TEST DATE:			
LINE LEAK DETECTION TEST DATE:	04/07/1998		
DATE PERMANENTLY CLOSED:	R		
PERM CLOSURE ANALYSIS PERFORMED:		05/27/1998	
DATE TEMPORARILY CLOSED:	05/27/1998	CLOSURE TYPE:	REMOVED

TANK NUMBER:	2	SUBSTANCE STORED:	GASOLINE
STORAGE CAPACITY:	8000 GALLONS	PIPE TYPE:	STEEL
TANK TYPE:			
DOUBLE WALL TANK:	N		
DATE INSTALLED:			
EMERG SPILL ENCLOSURE INSTALLED:		12/26/1997	
EMERG OVERFILL ENCLOSURE INSTALLED:			
LAST TIGHTNESS TEST DATE:			
LINE LEAK DETECTION TEST DATE:	04/07/1998		
DATE PERMANENTLY CLOSED:	R		
PERM CLOSURE ANALYSIS PERFORMED:		05/27/1998	
DATE TEMPORARILY CLOSED:	05/27/1998	CLOSURE TYPE:	REMOVED

TANK NUMBER:	3	SUBSTANCE STORED:	GASOLINE
STORAGE CAPACITY:	8000 GALLONS	PIPE TYPE:	STEEL
TANK TYPE:			
DOUBLE WALL TANK:	N		
DATE INSTALLED:			
EMERG SPILL ENCLOSURE INSTALLED:		12/26/1997	
EMERG OVERFILL ENCLOSURE INSTALLED:			
LAST TIGHTNESS TEST DATE:			
LINE LEAK DETECTION TEST DATE:	04/07/1998		
DATE PERMANENTLY CLOSED:	R		
PERM CLOSURE ANALYSIS PERFORMED:		05/27/1998	
DATE TEMPORARILY CLOSED:	05/27/1998	CLOSURE TYPE:	REMOVED

- Continued on next page -

Environmental FirstSearch
Site Detail Report

Target Property: 180 EAST MAIN ST
TILTON NH 03276

JOB: 10001087

UST

SEARCH ID: 14	DIST/DIR: 0.24 SW	ELEVATION: 451	MAP ID: 3
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NAME: CUMBERLAND FARMS 2801
ADDRESS: 235 E MAIN ST
TILTON NH

REV: 5/27/10
ID1: 0111506
ID2:
STATUS: UST
PHONE:

CONTACT:
SOURCE: NH DES

TANK NUMBER: 4
STORAGE CAPACITY: 8000 GALLONS
TANK TYPE:
DOUBLE WALL TANK: Y
DATE INSTALLED: 04/09/1998
EMERG SPILL ENCLOSURE INSTALLED:
EMERG OVERFILL ENCLOSURE INSTALLED:
LAST TIGHTNESS TEST DATE: 04/09/1998
LINE LEAK DETECTION TEST DATE:
DATE PERMANENTLY CLOSED:
PERM CLOSURE ANALYSIS PERFORMED:
DATE TEMPORARILY CLOSED:

SUBSTANCE STORED: GASOLINE
PIPE TYPE: FIBERGLASS

CLOSURE TYPE:

TANK NUMBER: 5
STORAGE CAPACITY: 8000 GALLONS
TANK TYPE:
DOUBLE WALL TANK: Y
DATE INSTALLED: 04/09/1998
EMERG SPILL ENCLOSURE INSTALLED:
EMERG OVERFILL ENCLOSURE INSTALLED:
LAST TIGHTNESS TEST DATE: 04/09/1998
LINE LEAK DETECTION TEST DATE:
DATE PERMANENTLY CLOSED:
PERM CLOSURE ANALYSIS PERFORMED:
DATE TEMPORARILY CLOSED:

SUBSTANCE STORED: GASOLINE
PIPE TYPE: PLC

CLOSURE TYPE:

TANK NUMBER: 6
STORAGE CAPACITY: 8000 GALLONS
TANK TYPE:
DOUBLE WALL TANK: Y
DATE INSTALLED: 04/09/1998
EMERG SPILL ENCLOSURE INSTALLED:
EMERG OVERFILL ENCLOSURE INSTALLED:
LAST TIGHTNESS TEST DATE: 04/09/1998
LINE LEAK DETECTION TEST DATE:
DATE PERMANENTLY CLOSED:
PERM CLOSURE ANALYSIS PERFORMED:
DATE TEMPORARILY CLOSED:

SUBSTANCE STORED: GASOLINE
PIPE TYPE: PLC

CLOSURE TYPE:

Environmental FirstSearch
Site Detail Report

Target Property: 180 EAST MAIN ST
TILTON NH 03276

JOB: 10001087

LUST

SEARCH ID: 17 **DIST/DIR:** 0.24 SW **ELEVATION:** 451 **MAP ID:** 3

NAME: CUMBERLAND FARMS 2801
ADDRESS: 235 E MAIN ST
TILTON NH
BELKNAP
CONTACT:
SOURCE: NHDES

REV: 5/27/10
ID1: 199804011
ID2:
STATUS: KARNAUKH-S
PHONE:

SITE INFORMATION

PERMITS: 1
WORKLOAD PRIORITY:
RISK LEVEL: RISK LEVEL: 3 FREE PRODUCT OR HIGH LEVEL SOURCE PR
PROJECT MANAGER: CLOSED
PROJECT TYPE: LUST

SITE INFORMATION

PERMITS: 1
WORKLOAD PRIORITY:
RISK LEVEL: RISK LEVEL: 3 FREE PRODUCT OR HIGH LEVEL SOURCE PR
PROJECT MANAGER: CLOSED
PROJECT TYPE: LUST

SITE INFORMATION

PERMITS: 2
WORKLOAD PRIORITY:
RISK LEVEL: RISK LEVEL: 3 FREE PRODUCT OR HIGH LEVEL SOURCE PR
PROJECT MANAGER: CLOSED
PROJECT TYPE: LUST

SITE INFORMATION

PERMITS: 2
WORKLOAD PRIORITY:
RISK LEVEL: RISK LEVEL: 3 FREE PRODUCT OR HIGH LEVEL SOURCE PR
PROJECT MANAGER: KARNAUKH-S
PROJECT TYPE: LUST

SITE INFORMATION

PERMITS: 1
WORKLOAD PRIORITY:
RISK LEVEL: RISK LEVEL: 3 FREE PRODUCT OR HIGH LEVEL SOURCE PR
PROJECT MANAGER: KARNAUKH-S
PROJECT TYPE: LUST

SITE INFORMATION

PERMITS: 1
WORKLOAD PRIORITY:
RISK LEVEL: RISK LEVEL: 3 FREE PRODUCT OR HIGH LEVEL SOURCE PR
PROJECT MANAGER: KARNAUKH-S
PROJECT TYPE: LUST

SITE INFORMATION

PERMITS: 1
WORKLOAD PRIORITY:

- Continued on next page -

Environmental FirstSearch

Site Detail Report

Target Property: 180 EAST MAIN ST
TILTON NH 03276

JOB: 10001087

LUST

SEARCH ID: 17 **DIST/DIR:** 0.24 SW **ELEVATION:** 451 **MAP ID:** 3

NAME: CUMBERLAND FARMS 2801
ADDRESS: 235 E MAIN ST
TILTON NH
BELKNAP
CONTACT:
SOURCE: NHDES

REV: 5/27/10
ID1: 199804011
ID2:
STATUS: KARNAUKH-S
PHONE:

RISK LEVEL: RISK LEVEL: 3 FREE PRODUCT OR HIGH LEVEL SOURCE PR
PROJECT MANAGER: KARNAUKH-S
PROJECT TYPE: LUST

SITE INFORMATION

PERMITS: 1
WORKLOAD PRIORITY:
RISK LEVEL: RISK LEVEL: 3 FREE PRODUCT OR HIGH LEVEL SOURCE PR
PROJECT MANAGER: KARNAUKH-S
PROJECT TYPE: LUST

SITE INFORMATION

PERMITS: 1
WORKLOAD PRIORITY:
RISK LEVEL: RISK LEVEL: 3 FREE PRODUCT OR HIGH LEVEL SOURCE PR
PROJECT MANAGER: CLOSED
PROJECT TYPE: LUST

SITE INFORMATION

PERMITS: 1
WORKLOAD PRIORITY:
RISK LEVEL: RISK LEVEL: 3 FREE PRODUCT OR HIGH LEVEL SOURCE PR
PROJECT MANAGER: CLOSED
PROJECT TYPE: LUST

SITE INFORMATION

PERMITS: 1
WORKLOAD PRIORITY:
RISK LEVEL: RISK LEVEL: 3 FREE PRODUCT OR HIGH LEVEL SOURCE PR
PROJECT MANAGER: KARNAUKH-S
PROJECT TYPE: LUST

SITE INFORMATION

PERMITS: 1
WORKLOAD PRIORITY:
RISK LEVEL: RISK LEVEL: 3 FREE PRODUCT OR HIGH LEVEL SOURCE PR
PROJECT MANAGER: CLOSED
PROJECT TYPE: LUST

SITE INFORMATION

PERMITS: 1
WORKLOAD PRIORITY:
RISK LEVEL: RISK LEVEL: 3 FREE PRODUCT OR HIGH LEVEL SOURCE PR
PROJECT MANAGER: KARNAUKH-S
PROJECT TYPE: LUST

SITE INFORMATION

- Continued on next page -

Environmental FirstSearch

Site Detail Report

Target Property: 180 EAST MAIN ST
TILTON NH 03276

JOB: 10001087

LUST

SEARCH ID: 17 **DIST/DIR:** 0.24 SW **ELEVATION:** 451 **MAP ID:** 3

NAME: CUMBERLAND FARMS 2801
ADDRESS: 235 E MAIN ST
TILTON NH
BELKNAP
CONTACT:
SOURCE: NHDES

REV: 5/27/10
ID1: 199804011
ID2:
STATUS: KARNAUKH-S
PHONE:

PERMITS: 1
WORKLOAD PRIORITY:
RISK LEVEL: RISK LEVEL: 3 FREE PRODUCT OR HIGH LEVEL SOURCE PR
PROJECT MANAGER: CLOSED
PROJECT TYPE: LUST

SITE INFORMATION

PERMITS: 1
WORKLOAD PRIORITY:
RISK LEVEL: RISK LEVEL: 3 FREE PRODUCT OR HIGH LEVEL SOURCE PR
PROJECT MANAGER: KARNAUKH-S
PROJECT TYPE: LUST

SITE INFORMATION

PERMITS: 1
WORKLOAD PRIORITY:
RISK LEVEL: RISK LEVEL: 3 FREE PRODUCT OR HIGH LEVEL SOURCE PR
PROJECT MANAGER: CLOSED
PROJECT TYPE: LUST

SITE INFORMATION

PERMITS: 1
WORKLOAD PRIORITY:
RISK LEVEL: RISK LEVEL: 3 FREE PRODUCT OR HIGH LEVEL SOURCE PR
PROJECT MANAGER: CLOSED
PROJECT TYPE: LUST

SITE INFORMATION

PERMITS: 1
WORKLOAD PRIORITY:
RISK LEVEL: RISK LEVEL: 3 FREE PRODUCT OR HIGH LEVEL SOURCE PR
PROJECT MANAGER: KARNAUKH-S
PROJECT TYPE: LUST

SITE INFORMATION

PERMITS: 1
WORKLOAD PRIORITY:
RISK LEVEL: RISK LEVEL: 3 FREE PRODUCT OR HIGH LEVEL SOURCE PR
PROJECT MANAGER: CLOSED
PROJECT TYPE: LUST

SITE INFORMATION

PERMITS: 1
WORKLOAD PRIORITY:
RISK LEVEL: RISK LEVEL: 3 FREE PRODUCT OR HIGH LEVEL SOURCE PR
PROJECT MANAGER: KARNAUKH-S

- More Details Exist For This Site; Max Page Limit Reached -

Environmental FirstSearch
Site Detail Report

Target Property: 180 EAST MAIN ST
TILTON NH 03276

JOB: 10001087

STATE

SEARCH ID: 11 **DIST/DIR:** 0.27 SW **ELEVATION:** 486 **MAP ID:** 4

NAME: WHITE MOUNTAIN RENTALS
ADDRESS: 35 GRANITE ST
NORTHFIELD NH
MERRIMACK
CONTACT:
SOURCE: NH DES

REV: 5/27/10
ID1: 200703032
ID2:
STATUS: GW HAZ INV - CLOSED
PHONE:

PERMITS: 0
PROJECT TYPE: ON PREM US
PROJECT MANAGER: CLOSED

PERMITS: 0
PROJECT TYPE: ON PREM US
PROJECT MANAGER: CLOSED

STATE

SEARCH ID: 13 **DIST/DIR:** 0.27 SW **ELEVATION:** 483 **MAP ID:** 5

NAME: WYMAN-GORDON INV CASTINGS INC
ADDRESS: GRANITE ST
NORTHFIELD NH
MERRIMACK
CONTACT:
SOURCE: NH DES

REV: 5/27/10
ID1: 200006031
ID2:
STATUS: GW HAZ INV
PHONE:

PERMITS: 1
PROJECT TYPE: HAZARDOUS
PROJECT MANAGER: LAWRENCE

PERMITS: 1
PROJECT TYPE: HAZARDOUS
PROJECT MANAGER: LAWRENCE

Environmental FirstSearch
Site Detail Report

Target Property: 180 EAST MAIN ST
TILTON NH 03276

JOB: 10001087

STATE

SEARCH ID: 2 **DIST/DIR:** 0.28 SW **ELEVATION:** 486 **MAP ID:** 6

NAME: HILLSIDE MOBILE HOME PARK
ADDRESS: 25 GRANITE ST
NORTHFIELD NH
MERRIMACK

REV: 1/17/08
ID1: 199908028
ID2:
STATUS: GW HAZ INV
PHONE:

CONTACT:
SOURCE:

PERMITS: 0
PROJECT TYPE: SPILL/RLS
PROJECT MANAGER: CLOSED

STATE

SEARCH ID: 1 **DIST/DIR:** 0.34 SW **ELEVATION:** 449 **MAP ID:** 7

NAME: BIG APPLE CONVENIENCE STORE
ADDRESS: 148 MAIN ST
TILTON NH
BELKNAP

REV: 5/27/10
ID1: 199106008
ID2:
STATUS: GW HAZ INV
PHONE:

CONTACT:
SOURCE: NH DES

PERMITS: 2
PROJECT TYPE: HAZARDOUS
PROJECT MANAGER: WILLOUGHBY

PERMITS: 2
PROJECT TYPE: HAZARDOUS
PROJECT MANAGER: WILLOUGHBY

Environmental FirstSearch
Site Detail Report

Target Property: 180 EAST MAIN ST
TILTON NH 03276

JOB: 10001087

LUST

SEARCH ID: 16 **DIST/DIR:** 0.34 SW **ELEVATION:** 449 **MAP ID:** 7

NAME: BIG APPLE CONVENIENCE STORE
ADDRESS: 148 MAIN ST
TILTON NH
BELKNAP
CONTACT:
SOURCE: NHDES

REV: 5/27/10
ID1: 199106008
ID2:
STATUS: CLOSED
PHONE:

SITE INFORMATION

PERMITS: 2
WORKLOAD PRIORITY:
RISK LEVEL: RISK LEVEL: 8 NO SOURCES/ NO AGQ VIOLATIONS - REME
PROJECT MANAGER: CLOSED
PROJECT TYPE: LUST

SITE INFORMATION

PERMITS: 2
WORKLOAD PRIORITY:
RISK LEVEL: RISK LEVEL: 8 NO SOURCES/ NO AGQ VIOLATIONS - REME
PROJECT MANAGER: CLOSED
PROJECT TYPE: LUST

SITE INFORMATION

PERMITS: 2
WORKLOAD PRIORITY:
RISK LEVEL: RISK LEVEL: 8 NO SOURCES/ NO AGQ VIOLATIONS - REME
PROJECT MANAGER: CLOSED
PROJECT TYPE: LUST

SITE INFORMATION

PERMITS: 2
WORKLOAD PRIORITY:
RISK LEVEL: RISK LEVEL: 8 NO SOURCES/ NO AGQ VIOLATIONS - REME
PROJECT MANAGER: CLOSED
PROJECT TYPE: LUST

SITE INFORMATION

PERMITS: 2
WORKLOAD PRIORITY:
RISK LEVEL: RISK LEVEL: 8 NO SOURCES/ NO AGQ VIOLATIONS - REME
PROJECT MANAGER: PERMITS-MANAGEMENT
PROJECT TYPE: LUST

SITE INFORMATION

PERMITS: 2
WORKLOAD PRIORITY:
RISK LEVEL: RISK LEVEL: 8 NO SOURCES/ NO AGQ VIOLATIONS - REME
PROJECT MANAGER: CLOSED
PROJECT TYPE: LUST

SITE INFORMATION

PERMITS: 2
WORKLOAD PRIORITY:

- Continued on next page -

Environmental FirstSearch
Site Detail Report

Target Property: 180 EAST MAIN ST
TILTON NH 03276

JOB: 10001087

LUST

SEARCH ID: 16 **DIST/DIR:** 0.34 SW **ELEVATION:** 449 **MAP ID:** 7

NAME: BIG APPLE CONVENIENCE STORE
ADDRESS: 148 MAIN ST
TILTON NH
BELKNAP
CONTACT:
SOURCE: NHDES

REV: 5/27/10
ID1: 199106008
ID2:
STATUS: CLOSED
PHONE:

RISK LEVEL: RISK LEVEL: 8 NO SOURCES/ NO AGQ VIOLATIONS - REME
PROJECT MANAGER: CLOSED
PROJECT TYPE: LUST

SITE INFORMATION

PERMITS: 2
WORKLOAD PRIORITY:
RISK LEVEL: RISK LEVEL: 8 NO SOURCES/ NO AGQ VIOLATIONS - REME
PROJECT MANAGER: CLOSED
PROJECT TYPE: LUST

SITE INFORMATION

PERMITS: 2
WORKLOAD PRIORITY:
RISK LEVEL: RISK LEVEL: 8 NO SOURCES/ NO AGQ VIOLATIONS - REME
PROJECT MANAGER: CLOSED
PROJECT TYPE: LUST

SITE INFORMATION

PERMITS: 2
WORKLOAD PRIORITY:
RISK LEVEL: RISK LEVEL: 8 NO SOURCES/ NO AGQ VIOLATIONS - REME
PROJECT MANAGER: CLOSED
PROJECT TYPE: LUST

SITE INFORMATION

PERMITS: 1
WORKLOAD PRIORITY: WLP: 3
RISK LEVEL: RISK LEVEL: 7 LOW CONCENTRATION, ALTERNATIVE WATER IS AVAILABLE
PROJECT MANAGER: PERMITS-MANAGEMENT
PROJECT TYPE: LUST

SITE INFORMATION

PERMITS: 1
WORKLOAD PRIORITY:
RISK LEVEL:
PROJECT MANAGER: PERMITS-MANAGEMENT
PROJECT TYPE: LUST

SITE INFORMATION

PERMITS: 1
WORKLOAD PRIORITY: WLP: 3
RISK LEVEL: RISK LEVEL: 8
PROJECT MANAGER: LEDGARD
PROJECT TYPE: LUST

- Continued on next page -

Environmental FirstSearch

Site Detail Report

Target Property: 180 EAST MAIN ST
TILTON NH 03276

JOB: 10001087

LUST

SEARCH ID: 16 **DIST/DIR:** 0.34 SW **ELEVATION:** 449 **MAP ID:** 7

NAME: BIG APPLE CONVENIENCE STORE
ADDRESS: 148 MAIN ST
TILTON NH
BELKNAP
CONTACT:
SOURCE: NHDES

REV: 5/27/10
ID1: 199106008
ID2:
STATUS: CLOSED
PHONE:

SITE INFORMATION

PERMITS: 1
WORKLOAD PRIORITY:
RISK LEVEL:
PROJECT MANAGER: PERMITS-MANAGEMENT
PROJECT TYPE: LUST

SITE INFORMATION

PERMITS: 1
WORKLOAD PRIORITY:
RISK LEVEL:
PROJECT MANAGER: PERMITS-MANAGEMENT
PROJECT TYPE: LUST

SITE INFORMATION

PERMITS: 1
WORKLOAD PRIORITY: WLP: 3
RISK LEVEL: RISK LEVEL: 7
PROJECT MANAGER: PERMITS-MANAGEMENT
PROJECT TYPE: LUST

SITE INFORMATION

PERMITS: 1
WORKLOAD PRIORITY: WLP: 3
RISK LEVEL: RISK LEVEL: 8
PROJECT MANAGER: LEDGARD
PROJECT TYPE: LUST

SITE INFORMATION

PERMITS: 2
WORKLOAD PRIORITY:
RISK LEVEL: RISK LEVEL: 8 NO SOURCES/ NO AGQ VIOLATIONS - REME
PROJECT MANAGER: CLOSED
PROJECT TYPE: LUST

SITE INFORMATION

PERMITS: 2
WORKLOAD PRIORITY:
RISK LEVEL: RISK LEVEL: 8 NO SOURCES/ NO AGQ VIOLATIONS - REME
PROJECT MANAGER: CLOSED
PROJECT TYPE: LUST

- More Details Exist For This Site; Max Page Limit Reached -

Environmental FirstSearch
Site Detail Report

Target Property: 180 EAST MAIN ST
TILTON NH 03276

JOB: 10001087

LUST

SEARCH ID: 19	DIST/DIR: 0.38 NW	ELEVATION: 531	MAP ID: 8
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NAME: TILTON SCHOOL ADDRESS: SCHOOL ST TILTON NH BELKNAP CONTACT: SOURCE: NHDES	REV: 5/27/10 ID1: 199408027 ID2: STATUS: CLOSED PHONE:
--	---

SITE INFORMATION

PERMITS: 0
WORKLOAD PRIORITY:
RISK LEVEL: RISK LEVEL: 8 NO SOURCES/ NO AGQ VIOLATIONS - REME
PROJECT MANAGER: CLOSED
PROJECT TYPE: LUST

SITE INFORMATION

PERMITS: 0
WORKLOAD PRIORITY:
RISK LEVEL: RISK LEVEL: 8 NO SOURCES/ NO AGQ VIOLATIONS - REME
PROJECT MANAGER: CLOSED
PROJECT TYPE: LUST

SITE INFORMATION

PERMITS: 0
WORKLOAD PRIORITY:
RISK LEVEL: RISK LEVEL: 8 NO SOURCES/ NO AGQ VIOLATIONS - REME
PROJECT MANAGER: CLOSED
PROJECT TYPE: LUST

SITE INFORMATION

PERMITS: 0
WORKLOAD PRIORITY:
RISK LEVEL: RISK LEVEL: 8 NO SOURCES/ NO AGQ VIOLATIONS - REME
PROJECT MANAGER: CLOSED
PROJECT TYPE: LUST

SITE INFORMATION

PERMITS: 0
WORKLOAD PRIORITY:
RISK LEVEL: RISK LEVEL: 8 NO SOURCES/ NO AGQ VIOLATIONS - REME
PROJECT MANAGER: CLOSED
PROJECT TYPE: LUST

SITE INFORMATION

PERMITS: 0
WORKLOAD PRIORITY:
RISK LEVEL: RISK LEVEL: 8 NO SOURCES/ NO AGQ VIOLATIONS - REME
PROJECT MANAGER: CLOSED
PROJECT TYPE: LUST

SITE INFORMATION

PERMITS: 0
WORKLOAD PRIORITY:

- Continued on next page -

Environmental FirstSearch

Site Detail Report

Target Property: 180 EAST MAIN ST
TILTON NH 03276

JOB: 10001087

LUST

SEARCH ID: 19 **DIST/DIR:** 0.38 NW **ELEVATION:** 531 **MAP ID:** 8

NAME: TILTON SCHOOL
ADDRESS: SCHOOL ST
TILTON NH
BELKNAP
CONTACT:
SOURCE: NHDES

REV: 5/27/10
ID1: 199408027
ID2:
STATUS: CLOSED
PHONE:

RISK LEVEL: RISK LEVEL: 8 NO SOURCES/ NO AGQ VIOLATIONS - REME
PROJECT MANAGER: CLOSED
PROJECT TYPE: LUST

SITE INFORMATION

PERMITS: 0
WORKLOAD PRIORITY:
RISK LEVEL: RISK LEVEL: 8 NO SOURCES/ NO AGQ VIOLATIONS - REME
PROJECT MANAGER: CLOSED
PROJECT TYPE: LUST

SITE INFORMATION

PERMITS: 0
WORKLOAD PRIORITY:
RISK LEVEL: RISK LEVEL: 8 NO SOURCES/ NO AGQ VIOLATIONS - REME
PROJECT MANAGER: CLOSED
PROJECT TYPE: LUST

SITE INFORMATION

PERMITS: 0
WORKLOAD PRIORITY:
RISK LEVEL: RISK LEVEL: 8 NO SOURCES/ NO AGQ VIOLATIONS - REME
PROJECT MANAGER: CLOSED
PROJECT TYPE: LUST

SITE INFORMATION

PERMITS: 0
WORKLOAD PRIORITY: WLP: 3
RISK LEVEL: RISK LEVEL: 8 NO SOURCES/ NO AGQ VIOLATIONS - REMEDIATION COMPLETE
PROJECT MANAGER: CLOSED
PROJECT TYPE: LUST

SITE INFORMATION

PERMITS: 0
WORKLOAD PRIORITY:
RISK LEVEL:
PROJECT MANAGER: CLOSED
PROJECT TYPE: LUST

SITE INFORMATION

PERMITS: 0
WORKLOAD PRIORITY: WLP: 3
RISK LEVEL: RISK LEVEL: 8
PROJECT MANAGER: CLOSED
PROJECT TYPE: LUST

- Continued on next page -

Environmental FirstSearch

Site Detail Report

Target Property: 180 EAST MAIN ST
TILTON NH 03276

JOB: 10001087

LUST

SEARCH ID: 19 **DIST/DIR:** 0.38 NW **ELEVATION:** 531 **MAP ID:** 8

NAME: TILTON SCHOOL
ADDRESS: SCHOOL ST
TILTON NH
BELKNAP
CONTACT:
SOURCE: NHDES

REV: 5/27/10
ID1: 199408027
ID2:
STATUS: CLOSED
PHONE:

SITE INFORMATION

PERMITS: 0
WORKLOAD PRIORITY:
RISK LEVEL:
PROJECT MANAGER: CLOSED
PROJECT TYPE: LUST

SITE INFORMATION

PERMITS: 0
WORKLOAD PRIORITY:
RISK LEVEL:
PROJECT MANAGER: CLOSED
PROJECT TYPE: LUST

SITE INFORMATION

PERMITS: 0
WORKLOAD PRIORITY: WLP: 3
RISK LEVEL: RISK LEVEL: 8
PROJECT MANAGER: CLOSED
PROJECT TYPE: LUST

SITE INFORMATION

PERMITS: 0
WORKLOAD PRIORITY: WLP: 3
RISK LEVEL: RISK LEVEL: 8
PROJECT MANAGER: CLOSED
PROJECT TYPE: LUST

SITE INFORMATION

PERMITS: 0
WORKLOAD PRIORITY:
RISK LEVEL: RISK LEVEL: 8 NO SOURCES/ NO AGQ VIOLATIONS - REME
PROJECT MANAGER: CLOSED
PROJECT TYPE: LUST

SITE INFORMATION

PERMITS: 0
WORKLOAD PRIORITY:
RISK LEVEL: RISK LEVEL: 8 NO SOURCES/ NO AGQ VIOLATIONS - REME
PROJECT MANAGER: CLOSED
PROJECT TYPE: LUST

- More Details Exist For This Site; Max Page Limit Reached -

Environmental FirstSearch
Site Detail Report

Target Property: 180 EAST MAIN ST
TILTON NH 03276

JOB: 10001087

STATE

SEARCH ID: 10 **DIST/DIR:** 0.38 NW **ELEVATION:** 531 **MAP ID:** 8

NAME: TILTON SCHOOL
ADDRESS: SCHOOL ST
TILTON NH
BELKNAP

REV: 5/27/10
ID1: 199408027
ID2:
STATUS: GW HAZ INV - CLOSED
PHONE:

CONTACT:
SOURCE: NH DES

PERMITS: 0
PROJECT TYPE: ON PREM US
PROJECT MANAGER: CLOSED

PERMITS: 0
PROJECT TYPE: ON PREM US
PROJECT MANAGER: CLOSED

STATE

SEARCH ID: 5 **DIST/DIR:** 0.44 SW **ELEVATION:** 457 **MAP ID:** 9

NAME: MOONEY RESIDENCE
ADDRESS: 10 PROSPECT ST
TILTON NH
BELKNAP

REV: 5/27/10
ID1: 199501038
ID2:
STATUS: GW HAZ INV - CLOSED
PHONE:

CONTACT:
SOURCE: NH DES

PERMITS: 0
PROJECT TYPE: ON PREM US
PROJECT MANAGER: CLOSED

PERMITS: 0
PROJECT TYPE: ON PREM US
PROJECT MANAGER: CLOSED

Environmental FirstSearch

Site Detail Report

Target Property: 180 EAST MAIN ST
TILTON NH 03276

JOB: 10001087

LUST

SEARCH ID: 20 **DIST/DIR:** 0.48 SW **ELEVATION:** 448 **MAP ID:** 10

NAME: TILTON-NORTHFIELD AQUEDUCT CO.
ADDRESS: 283 MAIN ST
TILTON NH
BELKNAP
CONTACT:
SOURCE: NHDES

REV: 5/27/10
ID1: 199007003
ID2:
STATUS: CLOSED
PHONE:

SITE INFORMATION

PERMITS: 0
WORKLOAD PRIORITY:
RISK LEVEL: RISK LEVEL: 8 NO SOURCES/ NO AGQ VIOLATIONS - REME
PROJECT MANAGER: CLOSED
PROJECT TYPE: LUST

SITE INFORMATION

PERMITS: 0
WORKLOAD PRIORITY:
RISK LEVEL: RISK LEVEL: 8 NO SOURCES/ NO AGQ VIOLATIONS - REME
PROJECT MANAGER: CLOSED
PROJECT TYPE: LUST

SITE INFORMATION

PERMITS: 0
WORKLOAD PRIORITY:
RISK LEVEL: RISK LEVEL: 8 NO SOURCES/ NO AGQ VIOLATIONS - REME
PROJECT MANAGER: CLOSED
PROJECT TYPE: LUST

SITE INFORMATION

PERMITS: 0
WORKLOAD PRIORITY:
RISK LEVEL: RISK LEVEL: 8 NO SOURCES/ NO AGQ VIOLATIONS - REME
PROJECT MANAGER: CLOSED
PROJECT TYPE: LUST

SITE INFORMATION

PERMITS: 0
WORKLOAD PRIORITY:
RISK LEVEL: RISK LEVEL: 8 NO SOURCES/ NO AGQ VIOLATIONS - REME
PROJECT MANAGER: CLOSED
PROJECT TYPE: LUST

SITE INFORMATION

PERMITS: 0
WORKLOAD PRIORITY:
RISK LEVEL: RISK LEVEL: 8 NO SOURCES/ NO AGQ VIOLATIONS - REME
PROJECT MANAGER: CLOSED
PROJECT TYPE: LUST

SITE INFORMATION

PERMITS: 0
WORKLOAD PRIORITY:

- Continued on next page -

Environmental FirstSearch
Site Detail Report

Target Property: 180 EAST MAIN ST
TILTON NH 03276

JOB: 10001087

LUST

SEARCH ID: 20 **DIST/DIR:** 0.48 SW **ELEVATION:** 448 **MAP ID:** 10

NAME: TILTON-NORTHFIELD AQUEDUCT CO.
ADDRESS: 283 MAIN ST
TILTON NH
BELKNAP
CONTACT:
SOURCE: NHDES

REV: 5/27/10
ID1: 199007003
ID2:
STATUS: CLOSED
PHONE:

RISK LEVEL: RISK LEVEL: 8 NO SOURCES/ NO AGQ VIOLATIONS - REME
PROJECT MANAGER: CLOSED
PROJECT TYPE: LUST

SITE INFORMATION

PERMITS: 0
WORKLOAD PRIORITY:
RISK LEVEL: RISK LEVEL: 8 NO SOURCES/ NO AGQ VIOLATIONS - REME
PROJECT MANAGER: CLOSED
PROJECT TYPE: LUST

SITE INFORMATION

PERMITS: 0
WORKLOAD PRIORITY:
RISK LEVEL: RISK LEVEL: 8 NO SOURCES/ NO AGQ VIOLATIONS - REME
PROJECT MANAGER: CLOSED
PROJECT TYPE: LUST

SITE INFORMATION

PERMITS: 0
WORKLOAD PRIORITY:
RISK LEVEL: RISK LEVEL: 8 NO SOURCES/ NO AGQ VIOLATIONS - REME
PROJECT MANAGER: CLOSED
PROJECT TYPE: LUST

SITE INFORMATION

PERMITS: 0
WORKLOAD PRIORITY:
RISK LEVEL:
PROJECT MANAGER: CLOSED
PROJECT TYPE: LUST

SITE INFORMATION

PERMITS: 0
WORKLOAD PRIORITY: WLP: 3
RISK LEVEL: RISK LEVEL: 8 NO SOURCES/ NO AGQ VIOLATIONS - REMEDIATION COMPLETE
PROJECT MANAGER: CLOSED
PROJECT TYPE: LUST

SITE INFORMATION

PERMITS: 0
WORKLOAD PRIORITY:
RISK LEVEL:
PROJECT MANAGER: CLOSED
PROJECT TYPE: LUST

- Continued on next page -

Environmental FirstSearch

Site Detail Report

Target Property: 180 EAST MAIN ST
TILTON NH 03276

JOB: 10001087

LUST

SEARCH ID: 20 **DIST/DIR:** 0.48 SW **ELEVATION:** 448 **MAP ID:** 10

NAME: TILTON-NORTHFIELD AQUEDUCT CO.
ADDRESS: 283 MAIN ST
TILTON NH
BELKNAP
CONTACT:
SOURCE: NHDES

REV: 5/27/10
ID1: 199007003
ID2:
STATUS: CLOSED
PHONE:

SITE INFORMATION

PERMITS: 0
WORKLOAD PRIORITY: WLP: 3
RISK LEVEL: RISK LEVEL: 8
PROJECT MANAGER: CLOSED
PROJECT TYPE: LUST

SITE INFORMATION

PERMITS: 0
WORKLOAD PRIORITY:
RISK LEVEL:
PROJECT MANAGER: CLOSED
PROJECT TYPE: LUST

SITE INFORMATION

PERMITS: 0
WORKLOAD PRIORITY: WLP: 3
RISK LEVEL: RISK LEVEL: 8
PROJECT MANAGER: CLOSED
PROJECT TYPE: LUST

SITE INFORMATION

PERMITS: 0
WORKLOAD PRIORITY: WLP: 3
RISK LEVEL: RISK LEVEL: 8
PROJECT MANAGER: CLOSED
PROJECT TYPE: LUST

SITE INFORMATION

PERMITS: 0
WORKLOAD PRIORITY:
RISK LEVEL: RISK LEVEL: 8 NO SOURCES/ NO AGQ VIOLATIONS - REME
PROJECT MANAGER: CLOSED
PROJECT TYPE: LUST

SITE INFORMATION

PERMITS: 0
WORKLOAD PRIORITY:
RISK LEVEL: RISK LEVEL: 8 NO SOURCES/ NO AGQ VIOLATIONS - REME
PROJECT MANAGER: CLOSED
PROJECT TYPE: LUST

- More Details Exist For This Site; Max Page Limit Reached -

Environmental FirstSearch
Site Detail Report

Target Property: 180 EAST MAIN ST
TILTON NH 03276

JOB: 10001087

STATE

SEARCH ID: 3 **DIST/DIR:** 0.56 SW **ELEVATION:** 438 **MAP ID:** 11

NAME: LAKES REGION INVESTMENT PARTNER LLC
ADDRESS: 322 W MAIN ST
TILTON NH
BELKNAP
CONTACT:
SOURCE: NH DES

REV: 5/27/10
ID1: 200001037
ID2:
STATUS: GW HAZ INV - CLOSED
PHONE:

PERMITS: 0
PROJECT TYPE: ON PREM US
PROJECT MANAGER: CLOSED

PERMITS: 0
PROJECT TYPE: ON PREM US
PROJECT MANAGER: CLOSED

STATE

SEARCH ID: 4 **DIST/DIR:** 0.56 SW **ELEVATION:** 452 **MAP ID:** 12

NAME: MARTIN GREVIOR RESIDENCE
ADDRESS: 323 W MAIN ST
TILTON NH
BELKNAP
CONTACT:
SOURCE: NH DES

REV: 5/27/10
ID1: 200101020
ID2:
STATUS: GW HAZ INV - CLOSED
PHONE:

PERMITS: 0
PROJECT TYPE: ON PREM US
PROJECT MANAGER: CLOSED

PERMITS: 0
PROJECT TYPE: ON PREM US
PROJECT MANAGER: CLOSED

Environmental FirstSearch
Site Detail Report

Target Property: 180 EAST MAIN ST
TILTON NH 03276

JOB: 10001087

STATE

SEARCH ID: 6	DIST/DIR: 0.64 SW	ELEVATION: 445	MAP ID: 13
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NAME: OLD PILLSBURY MILL SITE
ADDRESS: 336 W MAIN ST
TILTON NH
BELKNAP
CONTACT:
SOURCE: NH DES

REV: 5/27/10
ID1: 200007025
ID2:
STATUS: GW HAZ INV - CLOSED
PHONE:

PERMITS: 0
PROJECT TYPE: HAZARDOUS
PROJECT MANAGER: CLOSED-AUR

PERMITS: 0
PROJECT TYPE: ON PREM US
PROJECT MANAGER: CLOSED

PERMITS: 0
PROJECT TYPE: HAZARDOUS
PROJECT MANAGER: CLOSED-AUR

PERMITS: 0
PROJECT TYPE: ON PREM US
PROJECT MANAGER: CLOSED

Environmental FirstSearch
Site Detail Report

Target Property: 180 EAST MAIN ST
TILTON NH 03276

JOB: 10001087

STATE

SEARCH ID: 7 **DIST/DIR:** 0.75 SW **ELEVATION:** 452 **MAP ID:** 14

NAME: RENA LITTLE RESIDENCE
ADDRESS: 11 COTTAGE ST
NORTHFIELD NH
MERRIMACK
CONTACT:
SOURCE: NH DES

REV: 5/27/10
ID1: 199902046
ID2:
STATUS: GW HAZ INV - CLOSED
PHONE:

PERMITS: 0
PROJECT TYPE: ON PREM US
PROJECT MANAGER: CLOSED

PERMITS: 0
PROJECT TYPE: ON PREM US
PROJECT MANAGER: CLOSED

STATE

SEARCH ID: 12 **DIST/DIR:** 0.76 SW **ELEVATION:** 474 **MAP ID:** 15

NAME: WILLIAM W FRANKS
ADDRESS: 290 MAIN ST
TILTON NH
BELKNAP
CONTACT:
SOURCE: NH DES

REV: 5/27/10
ID1: 199703045
ID2:
STATUS: GW HAZ INV - CLOSED
PHONE:

PERMITS: 0
PROJECT TYPE: ON PREM US
PROJECT MANAGER: CLOSED

PERMITS: 0
PROJECT TYPE: ON PREM US
PROJECT MANAGER: CLOSED

Environmental FirstSearch
Site Detail Report

Target Property: 180 EAST MAIN ST
TILTON NH 03276

JOB: 10001087

STATE

SEARCH ID: 9 **DIST/DIR:** 0.87 SW **ELEVATION:** 440 **MAP ID:** 16

NAME: SURRETTE BATTERY
ADDRESS: 15 PARK ST
NORTHFIELD NH
MERRIMACK

REV: 5/27/10
ID1: 198406016
ID2:
STATUS: GW HAZ INV
PHONE:

CONTACT:
SOURCE: NH DES

PERMITS: 0
PROJECT TYPE: HAZARDOUS
PROJECT MANAGER: WICKSON

PERMITS: 0
PROJECT TYPE: HAZARDOUS
PROJECT MANAGER: WICKSON

STATE

SEARCH ID: 8 **DIST/DIR:** 0.94 NW **ELEVATION:** 570 **MAP ID:** 17

NAME: RUSSELL IRONS
ADDRESS: 57 COLBY RD
TILTON NH
BELKNAP

REV: 5/27/10
ID1: 200511003
ID2:
STATUS: GW HAZ INV - CLOSED
PHONE:

CONTACT:
SOURCE: NH DES

PERMITS: 0
PROJECT TYPE: ON PREM US
PROJECT MANAGER: CLOSED

PERMITS: 0
PROJECT TYPE: ON PREM US
PROJECT MANAGER: CLOSED

Environmental FirstSearch
Site Detail Report

Target Property: 180 EAST MAIN ST
TILTON NH 03276

JOB: 10001087

SWL

SEARCH ID: 32	DIST/DIR: NON GC	ELEVATION:	MAP ID:
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NAME: ADDRESS: RTE 3 TILTON NH 03276 CONTACT: TOWN OF TILTON SOURCE:	REV: 06/01/06 ID1: NHSW-TRAN-182 ID2: STATUS: TRANSFER STATIONS PHONE:
--	---

SITE INFORMATION

PERMIT NUMBER:	DES-SW-PN-01-009
OWNER/OPERATOR:	TOWN OF TILTON 145 MAIN ST TILTON NH 03276
SERVICE AREA:	TILTON
MSW DISPOSAL FACILITY:	W-TO-E, CONCORD
FORMER LANDFILL:	YES
COMMENTS:	VOLUNTEER OPERATED RECYCLING CENTER; CURBSIDE PICKUP OF TRASH

SPILLS

SEARCH ID: 29	DIST/DIR: NON GC	ELEVATION:	MAP ID:
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NAME: SUZUKI MARINE (FORMER SILVESTROS TIRE) ADDRESS: UNITED STATES HIGHWAY 3 TILTON NH CONTACT: SOURCE: NH DES	REV: 5/27/10 ID1: 198806032 ID2: STATUS: CLOSED PHONE:
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PERMITS:	0
PROJECT TYPE:	SPILL/RLS
PROJECT MANAGER:	CLOSED

Environmental FirstSearch

Site Detail Report

Target Property: 180 EAST MAIN ST
TILTON NH 03276

JOB: 10001087

SWL

SEARCH ID: 31 **DIST/DIR:** NON GC **ELEVATION:** **MAP ID:**

NAME: **REV:** 06/01/06
ADDRESS: 33 SARGENT ST
NORTHFIELD NH 03276 **ID1:** NHSW-TRAN-137
 ID2:
CONTACT: TOWN OF NORTHFIELD **STATUS:** TRANSFER STATIONS
SOURCE: **PHONE:**

SITE INFORMATION

PERMIT NUMBER: DES-SW-89-024
OWNER/OPERATOR: TOWN OF NORTHFIELD
21 SUMMER ST
NORTHFIELD NH 03276
SERVICE AREA: NORTHFIELD
MSW DISPOSAL FACILITY: W-TO-E, CONCORD
FORMER LANDFILL: NO
COMMENTS: SITE RECEIVES BULKY WASTE, CandD, AND RECYCLABLES ONLY; TOWN HAS CURBSIDE PICKUP AND HAUL OF MSW TO W-TO-E, CONCORD

TRIBALLAND

SEARCH ID: 34 **DIST/DIR:** NON GC **ELEVATION:** **MAP ID:**

NAME: BUREAU OF INDIAN AFFAIRS CONTACT INFORMATION **REV:** 01/15/08
ADDRESS: UNKNOWN **ID1:** BIA-03276
NH 03276 **ID2:**
BELKNAP **STATUS:**
CONTACT: **PHONE:**
SOURCE: BIA

BUREAU OF INDIAN AFFAIRS CONTACT INFORMATION

OFFICE: Eastern Regional Office
CONTACT: FRANKLIN KEEL, REGIONAL DIRECTOR
ADDRESS: 545 MARRIOTT DR, SUITE 700
Nashville TN 37214
PHONE: Phone: 615-564-6700
FAX: Fax: 615-564-6701

The Native American Consultation Database (NACD) is a tool for identifying consultation contacts for Indian tribes, Alaska Native villages and corporations, and Native Hawaiian organizations. The database is not a comprehensive source of information, but it does provide a starting point for the consultation process by identifying tribal leaders and NAGPRA contacts. This database can be accessed online at the following web address
<http://home.nps.gov/nacd/>

***Environmental FirstSearch
Site Detail Report***

Target Property: 180 EAST MAIN ST
TILTON NH 03276

JOB: 10001087

SPILLS			
SEARCH ID: 30	DIST/DIR: NON GC	ELEVATION:	MAP ID:
NAME:		REV: 01/01/98	
ADDRESS: MAIN ST		ID1: 94-393	
TILTON NH		ID2:	
CONTACT:		STATUS:	
SOURCE:		PHONE:	
DATE OF SPILL: 11/25/94		TIME OF SPILL:	
CHEMICAL SPILLED: Gasoline		HAZARD: Flam Liq	
AMOUNT SPILLED: 2 Gals		TYPE OF SITE: Tran	

Environmental FirstSearch

Site Detail Report

Target Property: 180 EAST MAIN ST
TILTON NH 03276

JOB: 10001087

RCRAGN

SEARCH ID: 22 **DIST/DIR:** NON GC **ELEVATION:** **MAP ID:**

NAME: EPTAM PLASTICS
ADDRESS: 2 RIVERSIDE
NORTHFIELD NH 03276
BELKNAP
CONTACT:
SOURCE: EPA

REV: 7/14/10
ID1: NHD510199615
ID2:
STATUS: VGN
PHONE:

SITE INFORMATION

CONTACT INFORMATION: FRANK TRASK
PO BOX 267
TILTON NH 03276

PHONE: 6032868009

UNIVERSE INFORMATION:

SUBJECT TO CORRECTIVE ACTION (SUBJCA)

SUBJCA: N - NO
SUBJCA TSD 3004: N - NO
SUBJCA NON TSD: N - NO
SIGNIFICANT NON-COMPLIANCE(SNC): N - NO
BEGINNING OF THE YEAR SNC:
PERMIT WORKLOAD: ----
CLOSURE WORKLOAD: ----
POST CLOSURE WORKLOAD: ----
PERMITTING /CLOSURE/POST-CLOSURE PROGRESS: ----
CORRECTIVE ACTION WORKLOAD: N - NO
GENERATOR STATUS: CEG - CONDITIONALLY EXEMPT SMALL QUANTITY GENERATORS:
GENERATES LESS THAN 100 KG/MONTH OF HAZARDOUS WASTE

INSTITUTIONAL CONTROL: N
HUMAN EXPOSURE:
GW CONTROLS:
LAND TYPE: P

NAIC INFORMATION

326199 - ALL OTHER PLASTICS PRODUCT MANUFACTURING

ENFORCEMENT INFORMATION:

VIOLATION INFORMATION:

HAZARDOUS WASTE INFORMATION:

D001 - Ignitable waste
D001 - Ignitable waste

Environmental FirstSearch
Site Detail Report

Target Property: 180 EAST MAIN ST
TILTON NH 03276

JOB: 10001087

STATE

SEARCH ID: 23	DIST/DIR: NON GC	ELEVATION:	MAP ID:
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NAME: BLAISE PROPERTY
ADDRESS: 134 CROSS MILL RD
NORTHFIELD NH

REV: 5/27/10
ID1: 200907054
ID2:
STATUS: GW HAZ INV - CLOSED
PHONE:

CONTACT:
SOURCE: NH DES

PERMITS: 0
PROJECT TYPE: ON PREM US
PROJECT MANAGER: CLOSED

PERMITS: 0
PROJECT TYPE: ON PREM US
PROJECT MANAGER: CLOSED

STATE

SEARCH ID: 24	DIST/DIR: NON GC	ELEVATION:	MAP ID:
----------------------	-------------------------	-------------------	----------------

NAME: CHARRON RESIDENCE
ADDRESS: 7 HOLMES AVE
NORTHFIELD NH

REV: 5/27/10
ID1: 200910030
ID2:
STATUS: GW HAZ INV - CLOSED
PHONE:

CONTACT:
SOURCE: NH DES

PERMITS: 0
PROJECT TYPE: ON PREM US
PROJECT MANAGER: CLOSED

PERMITS: 0
PROJECT TYPE: ON PREM US
PROJECT MANAGER: CLOSED

Environmental FirstSearch
Site Detail Report

Target Property: 180 EAST MAIN ST
TILTON NH 03276

JOB: 10001087

STATE

SEARCH ID: 25	DIST/DIR: NON GC	ELEVATION:	MAP ID:
----------------------	-------------------------	-------------------	----------------

NAME: FORMER QUIN-T PROPERTY
ADDRESS: MANVILLE RD
TILTON NH

REV: 5/27/10
ID1: 200501001
ID2:
STATUS: GW HAZ INV - CLOSED
PHONE:

CONTACT:
SOURCE: NH DES

PERMITS: 0
PROJECT TYPE: HAZARDOUS
PROJECT MANAGER: CLOSED

PERMITS: 0
PROJECT TYPE: HAZARDOUS
PROJECT MANAGER: CLOSED

STATE

SEARCH ID: 26	DIST/DIR: NON GC	ELEVATION:	MAP ID:
----------------------	-------------------------	-------------------	----------------

NAME: PARK DRIVE SITE (LOT 1-2)
ADDRESS: PARK DR
NORTHFIELD NH

REV: 5/27/10
ID1: 199710037
ID2:
STATUS: GW HAZ INV
PHONE:

CONTACT:
SOURCE: NH DES

PERMITS: 0
PROJECT TYPE: HAZARDOUS
PROJECT MANAGER: CLOSED-AUR

PERMITS: 0
PROJECT TYPE: HAZARDOUS
PROJECT MANAGER: CLOSED-AUR

***Environmental FirstSearch
Site Detail Report***

Target Property: 180 EAST MAIN ST
TILTON NH 03276

JOB: 10001087

STATE

SEARCH ID: 27

DIST/DIR: NON GC

ELEVATION:

MAP ID:

NAME: STAPLES
ADDRESS: 75 LACONIA RD
TILTON NH

REV: 5/27/10
ID1: 200908029
ID2:
STATUS: GW HAZ INV - CLOSED
PHONE:

CONTACT:
SOURCE: NH DES

PERMITS: 0
PROJECT TYPE: HAZARDOUS
PROJECT MANAGER: CLOSED

PERMITS: 0
PROJECT TYPE: HAZARDOUS
PROJECT MANAGER: CLOSED

Environmental FirstSearch
Site Detail Report

Target Property: 180 EAST MAIN ST
TILTON NH 03276

JOB: 10001087

SPILLS

SEARCH ID: 28	DIST/DIR: NON GC	ELEVATION:	MAP ID:
----------------------	-------------------------	-------------------	----------------

NAME: PIKE INDUSTRIES
ADDRESS: STATE ROUTE 140
NORTHFIELD NH

REV: 5/1/08
ID1: 198404034
ID2:
STATUS: CLOSED
PHONE:

CONTACT:
SOURCE: NH DES

SITE INFORMATION

INCIDENT DATE:	7/12/2006
PROJECT TYPE:	IRSPILL
SPILL ORIGIN:	AST OTHER
SUBSTANCE:	OTHER
AMOUNT (GAL):	2800
WELL HEAD PROTECT AREA:	NO
RISK LEVEL:	NO SOURCES/NO AGQS VIO S FROM ONSITE
REIMBURSEMENT ELIGIBLE:	UNKNOWN
DATE ELIGIBLE:	
WORKLOAD PRIORITY:	LOW
PROJECT MANAGER:	EVANS

SITE INFORMATION

INCIDENT DATE:	7/12/2006
PROJECT TYPE:	IRSPILL
SPILL ORIGIN:	AST OTHER
SUBSTANCE:	OTHER
AMOUNT (GAL):	2800
WELL HEAD PROTECT AREA:	NO
RISK LEVEL:	NO SOURCES/NO AGQS VIO S FROM ONSITE
REIMBURSEMENT ELIGIBLE:	UNKNOWN
DATE ELIGIBLE:	
WORKLOAD PRIORITY:	LOW
PROJECT MANAGER:	EVANS

Environmental FirstSearch
Site Detail Report

Target Property: 180 EAST MAIN ST
TILTON NH 03276

JOB: 10001087

UST

SEARCH ID: 33	DIST/DIR: NON GC	ELEVATION:	MAP ID:
----------------------	-------------------------	-------------------	----------------

NAME: LOWES OF TILTON NH 2610
ADDRESS: MORRISON AVE
TILTON NH

REV: 5/27/10
ID1: 0000291
ID2:
STATUS: AST
PHONE: 336-658-2181

CONTACT: MELISSA M CALL
SOURCE: NH DES

OWNER INFORMATION

OWNER NAME: LOWES HOME CENTERS INC
OWNER ADDRESS:

SITE TRACKING NUMBER: 200505080

TANK INFORMATION

TANK NUMBER: 1
STORAGE CAPACITY: 1500 GALLONS

SUBSTANCE STORED: DIESEL
PIPE TYPE:

TANK TYPE:
DOUBLE WALL TANK:
DATE INSTALLED:
EMERG SPILL ENCLOSURE INSTALLED:
EMERG OVERFILL ENCLOSURE INSTALLED:
LAST TIGHTNESS TEST DATE:
LINE LEAK DETECTION TEST DATE:
DATE PERMANENTLY CLOSED:
PERM CLOSURE ANALYSIS PERFORMED:
DATE TEMPORARILY CLOSED:

CLOSURE TYPE:

Environmental FirstSearch
Street Name Report for Streets within .25 Mile(s) of Target Property

Target Property: 180 EAST MAIN ST
TILTON NH 03276

JOB: 10001087

Street Name	Dist/Dir	Street Name	Dist/Dir
Chase Rd	0.23 SE		
Copeland Rd	0.01 NE		
Dean Jeffries Ln	0.23 NW		
E Main St	0.00 --		
Edward St	0.10 NE		
Granite St	0.13 SW		
Grant St	0.22 NE		
Joscelyn Ln	0.11 NE		
Knapp Rd	0.10 NE		
Moore St	0.15 NE		
Morrison Ave	0.22 NE		
Riverside Dr	0.16 SE		
State Route 11	0.00 --		
United States Highwa	0.00 --		



HISTORICAL FIRE INSURANCE MAPS

MAPS AVAILABLE

08-30-10

10001087

180 EAST MAIN ST

TILTON NH 03276

A search of FirstSearch Technology Corporation's proprietary database of historical fire insurance map availability confirmed that there is a high probability that MAPS ARE AVAILABLE for the Subject Location as shown above.

FirstSearch Technology Corporation's proprietary database of historical fire insurance map availability represents abstracted information from the Sanborn® Map Company obtained through online access to the U.S. Library of Congress via local libraries.

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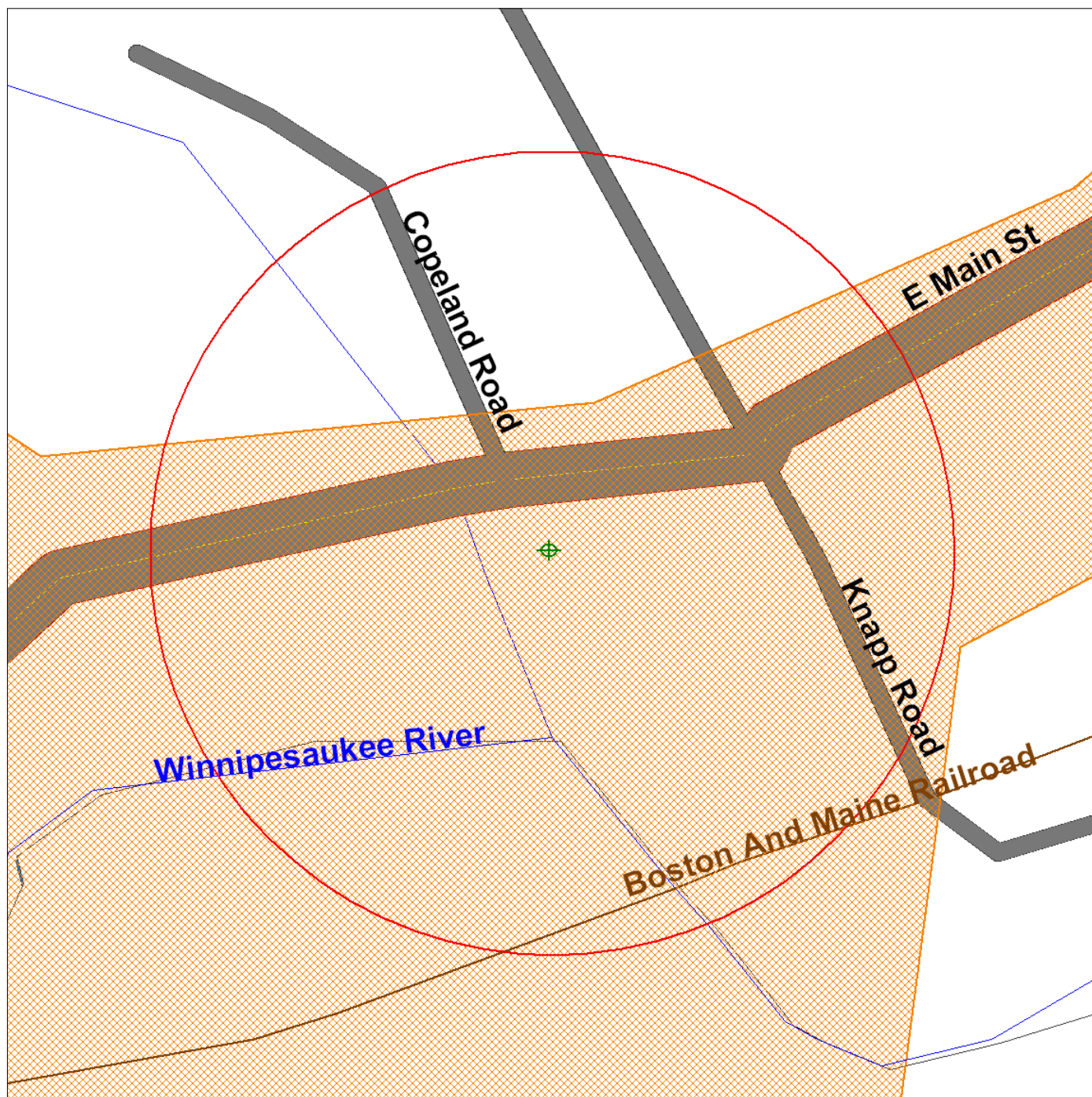


Environmental FirstSearch

.12 Mile Radius
Historical Fire Insurance Coverage Map



180 EAST MAIN ST, TILTON NH 03276



Source: 2005 U.S. Census TIGER Files

Target Site (Latitude: 43.445209 Longitude: -71.583102)



Historical Fire Insurance Coverage Map



Railroads



Black Rings Represent 1/4 Mile Radius; Red Ring Represents 500 ft. Radius



Environmental FirstSearch

1 Mile Radius

ASTM Map: NPL, RCRACOR, STATE Sites



180 EAST MAIN ST, TILTON NH 03276



Source: 2005 U.S. Census TIGER Files

Target Site (Latitude: 43.445209 Longitude: -71.583102)
Identified Site, Multiple Sites, Receptor
NPL, DELNPL, Brownfield, Solid Waste Landfill (SWL), Hazardous Waste
Triballand.....
Railroads
Black Rings Represent 1/4 Mile Radius; Red Ring Represents 500 ft. Radius





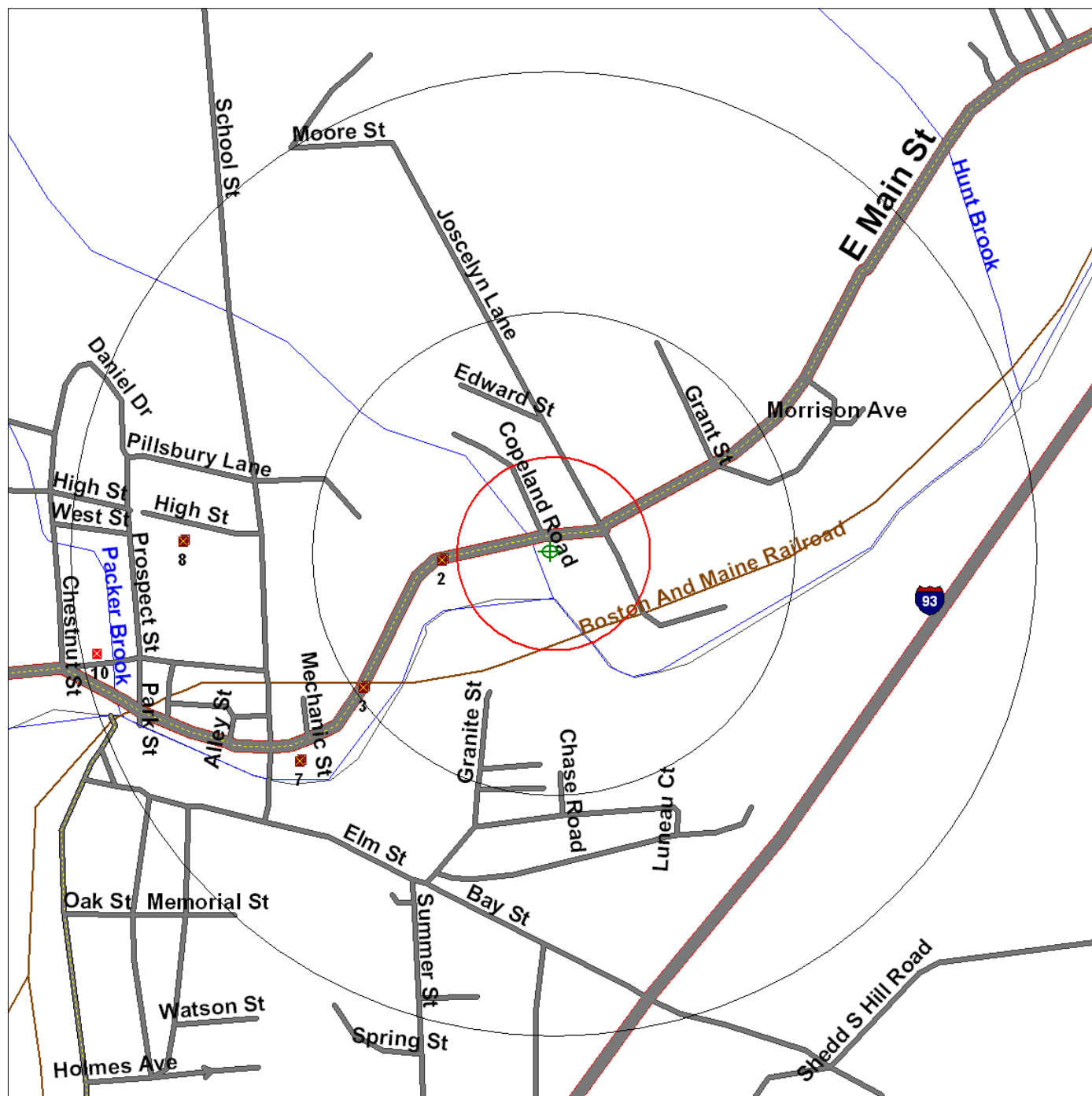
Environmental FirstSearch

.5 Mile Radius

ASTM Map: CERCLIS, RCRATSD, LUST, SWL



180 EAST MAIN ST, TILTON NH 03276



Source: 2005 U.S. Census TIGER Files

Target Site (Latitude: 43.445209 Longitude: -71.583102)

Identified Site, Multiple Sites, Receptor

NPL, DELNPL, Brownfield, Solid Waste Landfill (SWL), Hazardous Waste

Triballand.....

Railroads

Black Rings Represent 1/4 Mile Radius; Red Ring Represents 500 ft. Radius





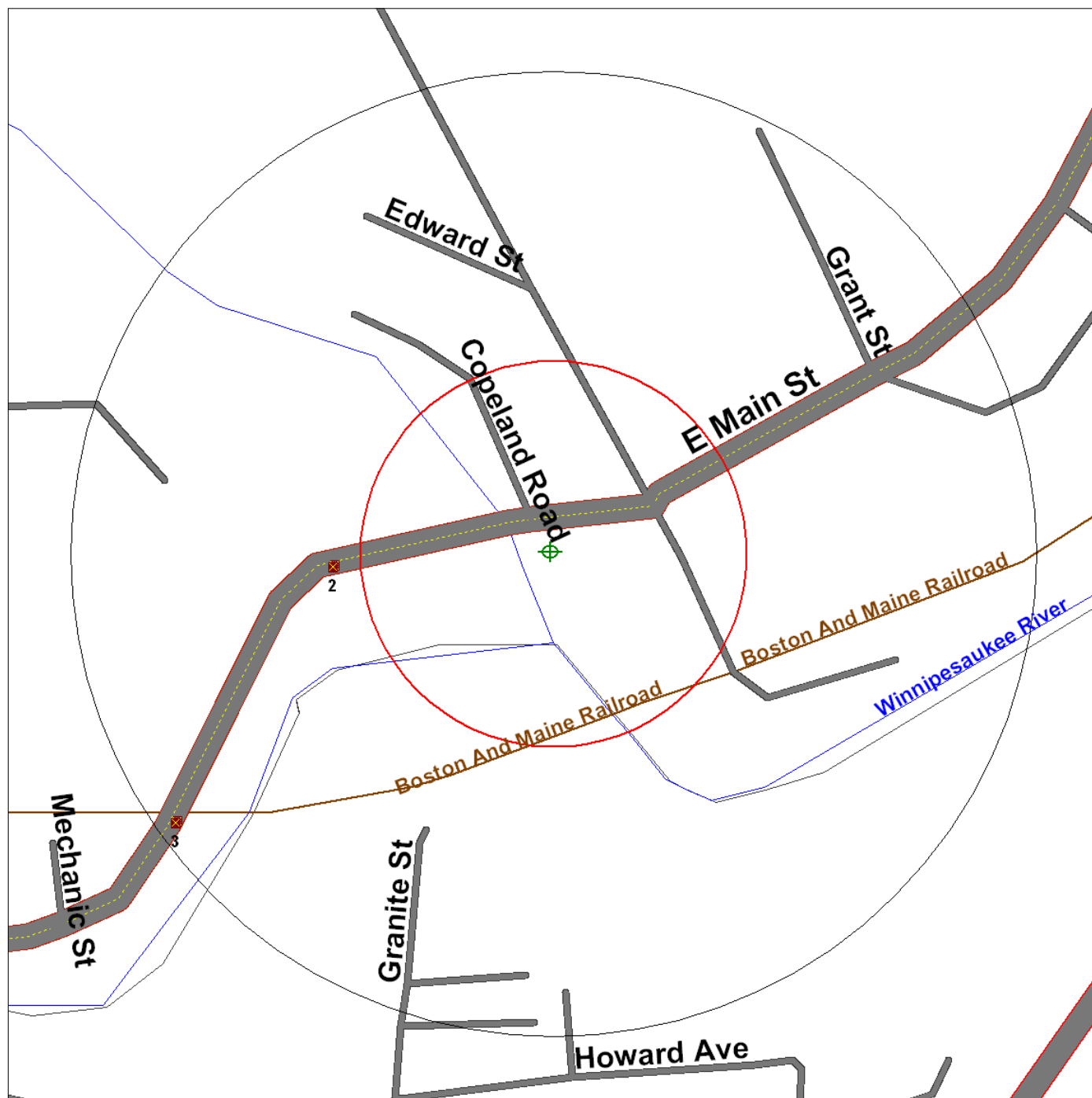
Environmental FirstSearch

.25 Mile Radius

ASTM Map: RCRAGEN, ERNS, UST, FED IC/EC, METH LABS



180 EAST MAIN ST, TILTON NH 03276



Source: 2005 U.S. Census TIGER Files

Target Site (Latitude: 43.445209 Longitude: -71.583102)

Identified Site, Multiple Sites, Receptor

NPL, DELNPL, Brownfield, Solid Waste Landfill (SWL), Hazardous Waste

Triballand.....

Railroads

Black Rings Represent 1/4 Mile Radius; Red Ring Represents 500 ft. Radius





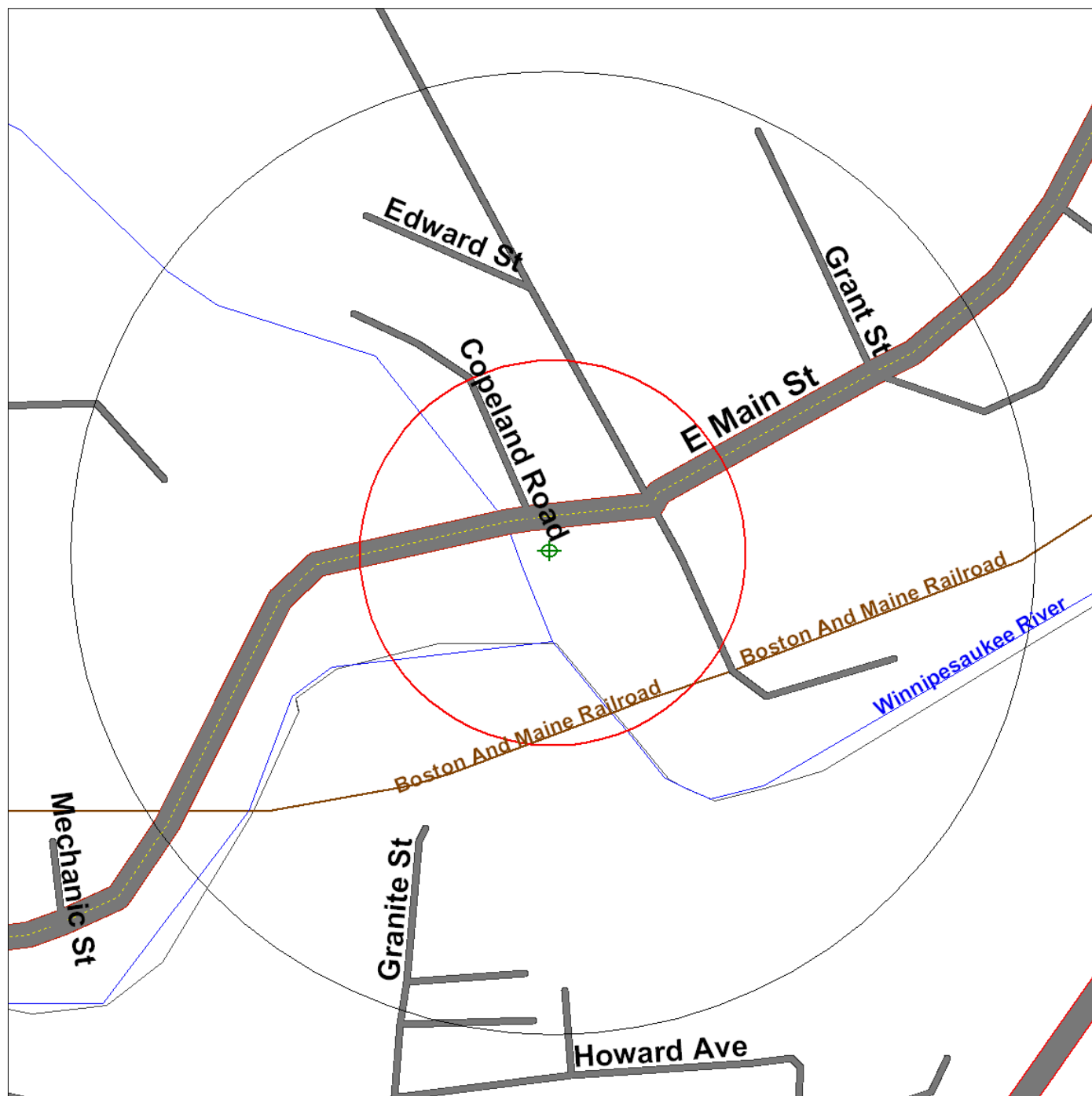
Environmental FirstSearch

.25 Mile Radius

Non-ASTM Map: No Sites Found



180 EAST MAIN ST, TILTON NH 03276



Source: 2005 U.S. Census TIGER Files

Target Site (Latitude: 43.445209 Longitude: -71.583102)

Identified Site, Multiple Sites, Receptor

NPL, DELNPL, Brownfield, Solid Waste Landfill (SWL), Hazardous Waste

Triballand.....

National Historic Sites and Landmark Sites

Railroads

Black Rings Represent 1/4 Mile Radius; Red Ring Represents 500 ft. Radius





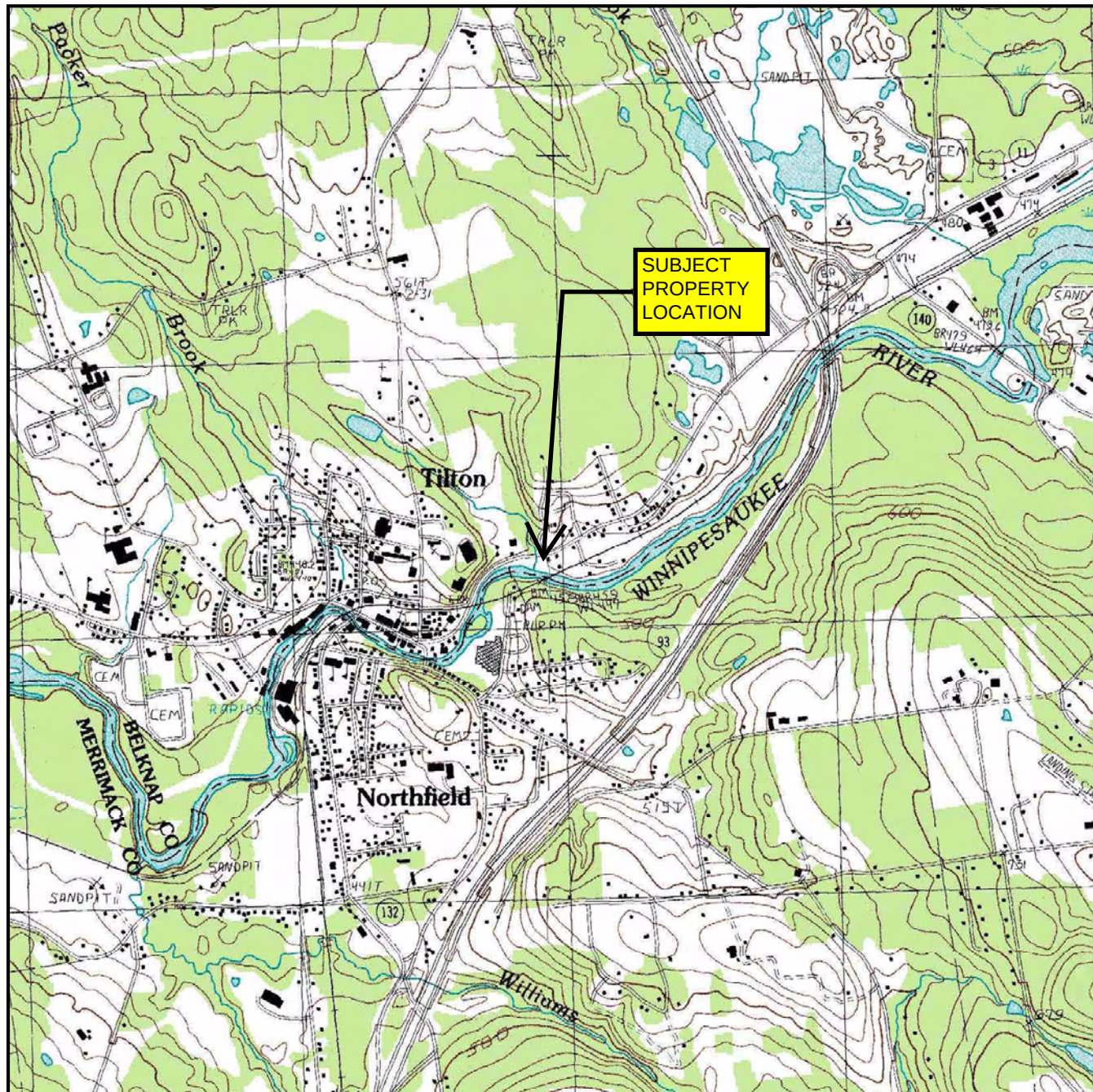
Environmental FirstSearch

Historical Topographic Map



Quad Name: Northfield, NH
Year: 1987 Original Map Scale: 1: 24000

180 EAST MAIN ST, TILTON, NH



Job Number: 10001087
Target Site: -71.583102, 43.445209

0 miles 0.5 1

Building	■ ■ ■ ■ ■	Railroad	—+—+—+—
Topo Contour	—6000—	Tanks	● ● ● ● ●
Depression	—()—	Primary Highway	—+—+—+—
Quarry or Open Pit Mine	×	Trail	- - - - -



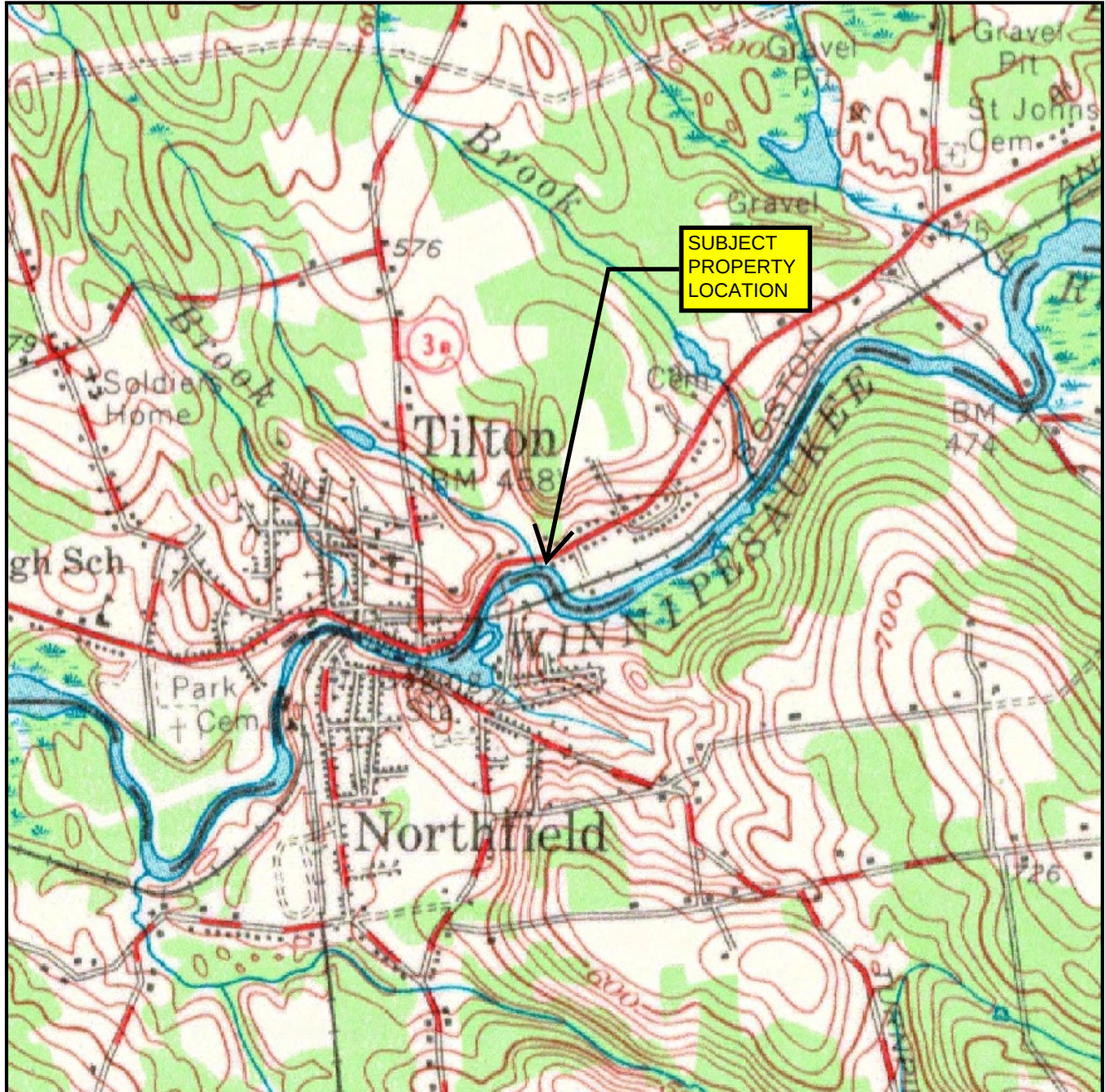
Environmental FirstSearch

Historical Topographic Map

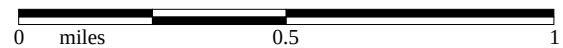


Quad Name: Penacook, NH
Year: 1956 Original Map Scale: 1: 62500

180 EAST MAIN ST, TILTON, NH



Job Number: 10001087
Target Site: -71.583102, 43.445209



Building	••■	Railroad	—+—
Topo Contour	—6000—	Tanks	•••
Depression	—()—	Primary Highway	—+—
Quarry or Open Pit Mine	×	Trail	---



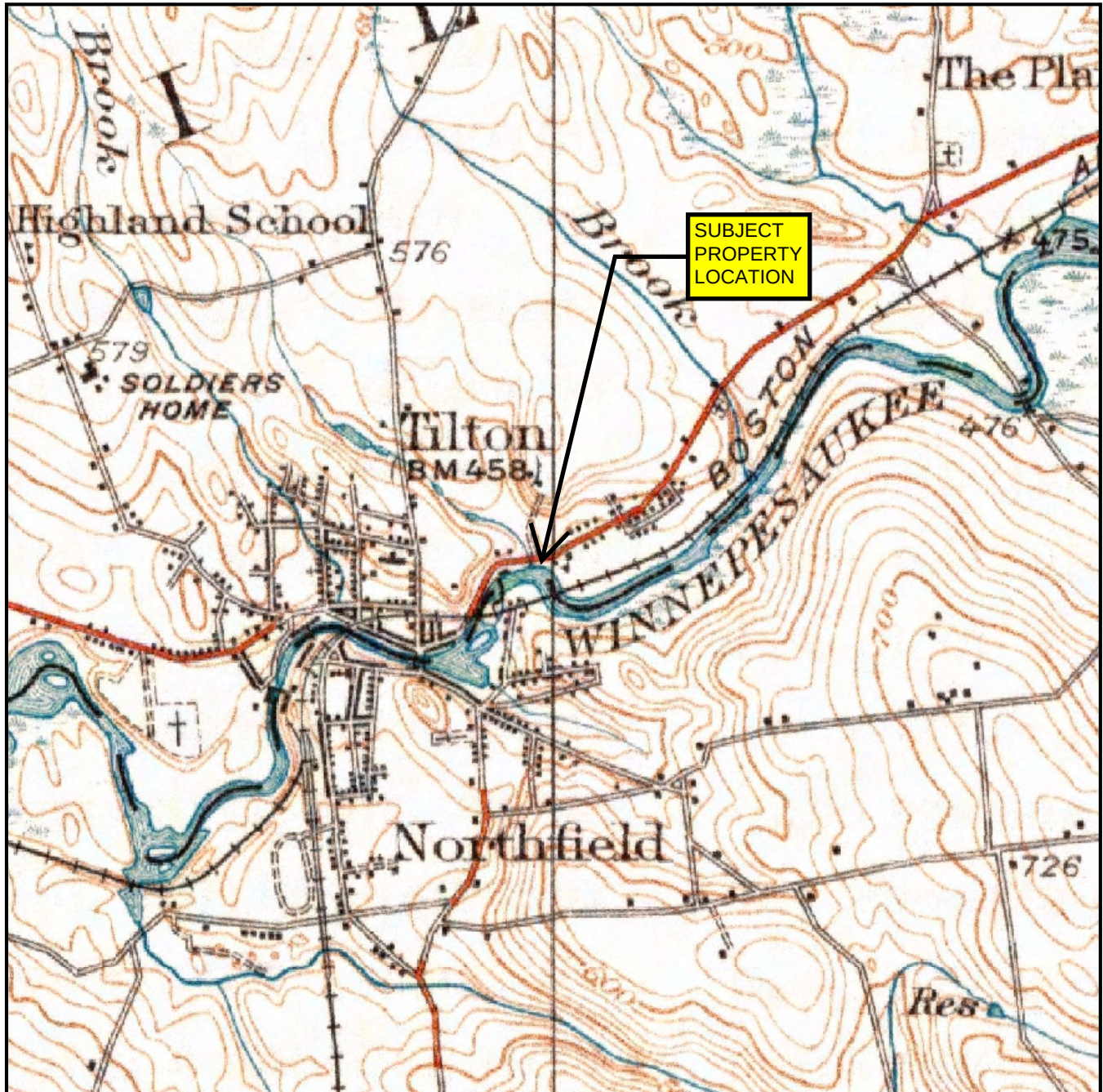
Environmental FirstSearch

Historical Topographic Map



Quad Name: Penacook, NH
Year: 1927 Original Map Scale: 1: 62500

180 EAST MAIN ST, TILTON, NH



Job Number: 10001087
Target Site: -71.583102, 43.445209

0 miles 0.5 1

Building	••■□□	Railroad	—+—
Topo Contour	—6000—	Tanks	•••••
Depression	◉	Primary Highway	—+—
Quarry or Open Pit Mine	×	Trail	- - - - -



Environmental FirstSearch

Historical Aerial Photo

2009



180 EAST MAIN ST, TILTON NH 03276



Job Number: 10001087
Target Site: (Latitude: 43.445209, Longitude: -71.583102)

Approximate Scale: 1 inch equals 750 feet



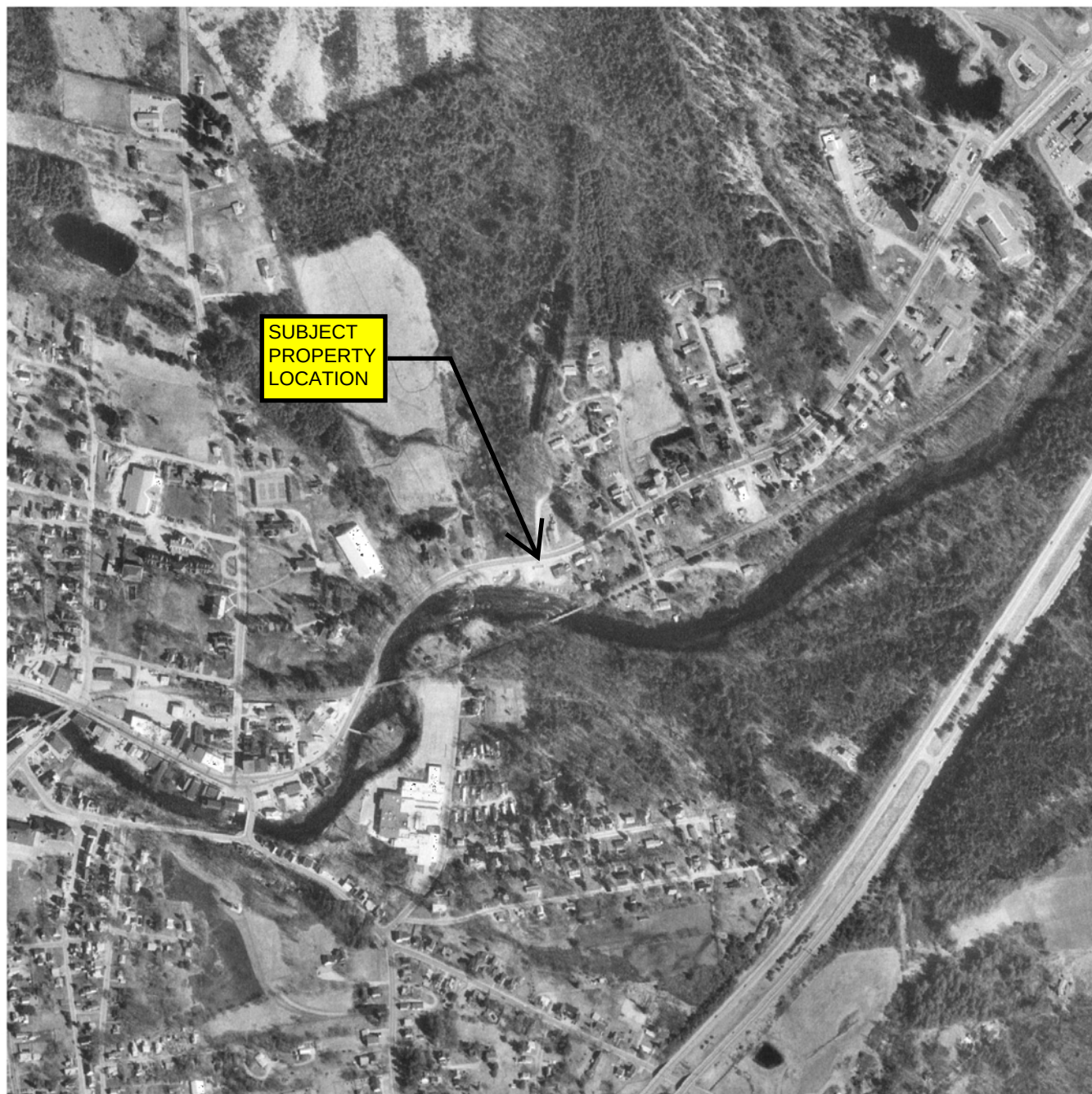
Environmental FirstSearch

Historical Aerial Photo

1998



180 EAST MAIN ST, TILTON NH 03276



Job Number: 10001087

Target Site: (Latitude: 43.445209, Longitude: -71.583102)

Approximate Scale: 1 inch equals 750 feet



Environmental FirstSearch

Historical Aerial Photo

1985



180 EAST MAIN ST, TILTON NH 03276



Job Number: 10001087
Target Site: (Latitude: 43.445209, Longitude: -71.583102)

Approximate Scale: 1 inch equals 750 feet



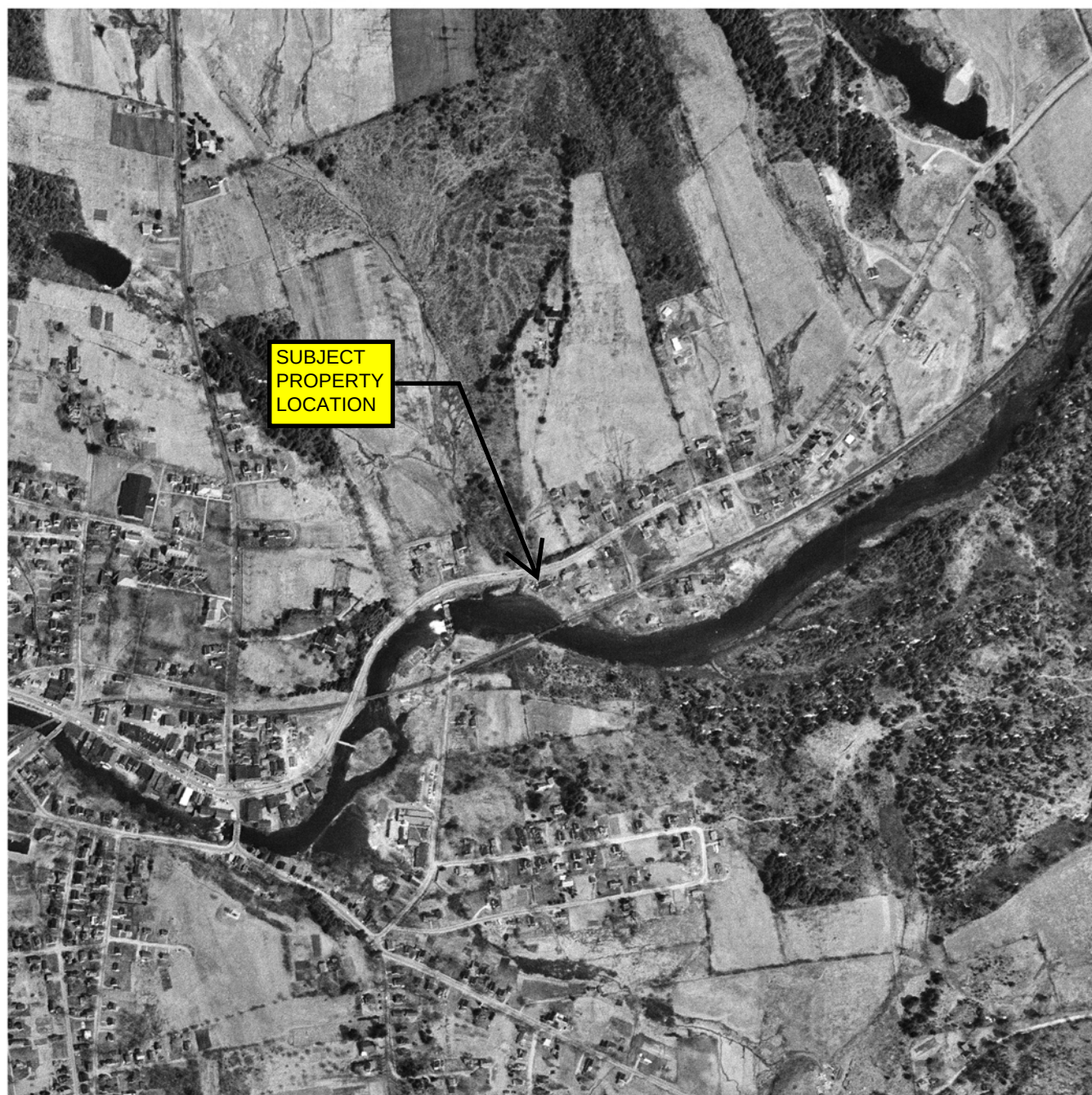
Environmental FirstSearch

Historical Aerial Photo

1956



180 EAST MAIN ST, TILTON NH 03276



Job Number: 10001087
Target Site: (Latitude: 43.445209, Longitude: -71.583102)

Approximate Scale: 1 inch equals 750 feet



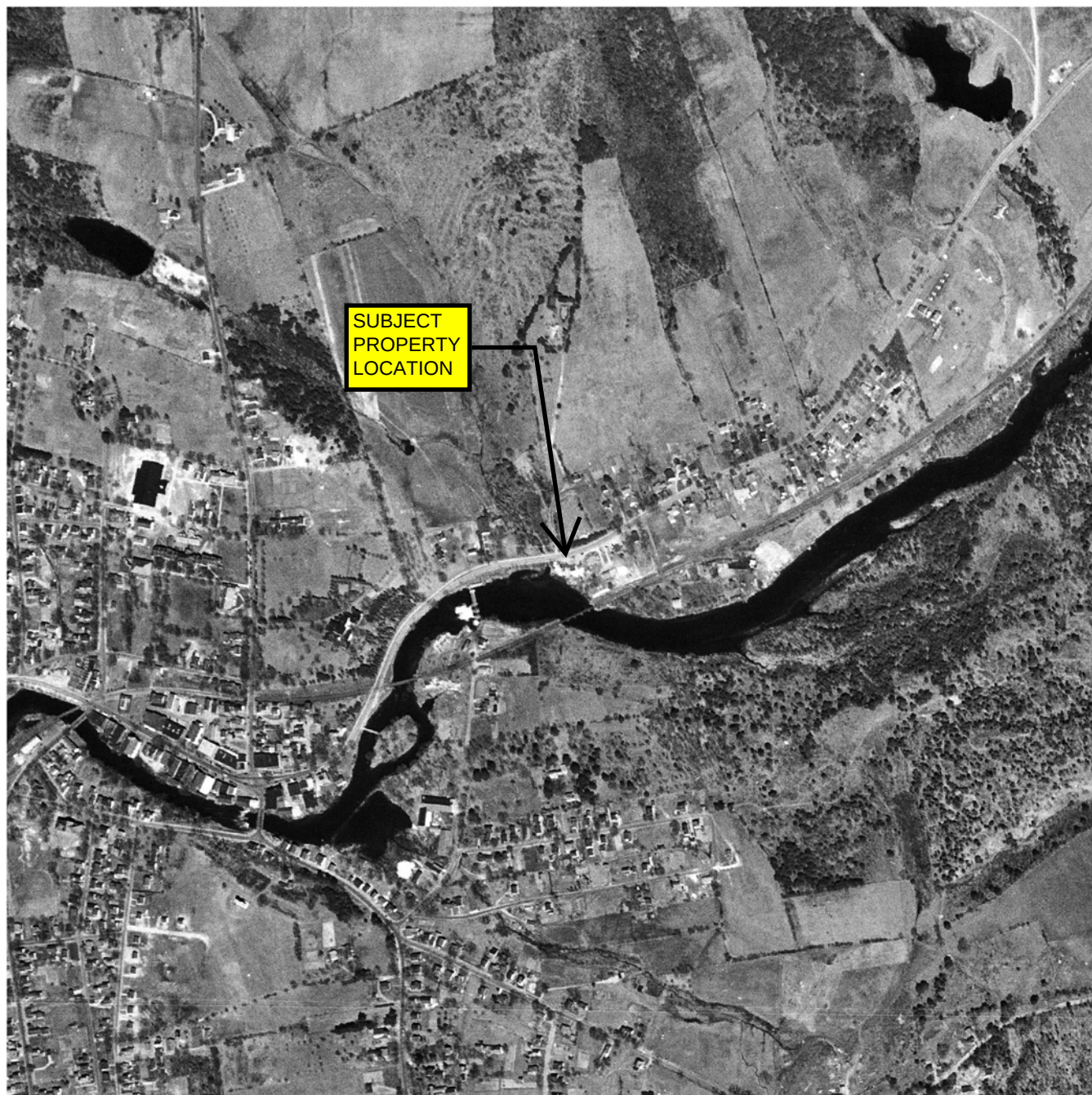
Environmental FirstSearch

Historical Aerial Photo

1951



180 EAST MAIN ST, TILTON NH 03276



Job Number: 10001087

Target Site: (Latitude: 43.445209, Longitude: -71.583102)

Approximate Scale: 1 inch equals 750 feet

CITY DIRECTORY REVIEW

Report Date: September 6, 2010
 Client Job Number: 10001087
 FirstSearch Index Number: 240538
 Site Address(es): 180 East Main Street
 Tilton, NH 03276

A search was conducted for the subject area noted above to identify any Historical City Directory coverage/tenant information maintained at national repositories, local city/town libraries and/or various public sources.

The following information is the result of the search:

YEAR / SOURCE	CLOSEST LOWER ADDRESS LISTINGS	SUBJECT ADDRESS (ES)	CLOSEST UPPER ADDRESS LISTINGS
2010/Polk Directory	169 East Main Street Residential Listing 170 East Main Street No Current Listing 174 East Main Street Multiple Residential Listings 175 East Main Street Pauli's Bakery & Restaurant restaurants	Not Listed	193 East Main Street Residential Listing Northfield Tilton Cnrgnrl Chr churches 199 East Main Street Residential Listing East Main Street Intersects Railroad Crosses Center Street Intersects Park Street Intersects Prospect Street Intersects Park Street Intersects Railroad Crosses 235 Main Street Cumberland Farms convenience stores K&J Pizza Express pizza One Million Dragon Restaurant restaurants 243 Main Street Residential Listing Tilton Medical Assoc physicians & surgeons
2006/Polk Directory	169-170 East Main Street No Current Listing (2 hses) 174 East Main Street Multiple Residential Listings 176 East Main Street Store Front schools 179 East Main Street Tilton Police Dept police departments Tilton Police Station police departments	Not Listed	193 East Main Street Residential Listing Northfield Tilton Cnrgnrl Chr churches Main Street Intersects 199 East Main Street Residential Listing Railroad Crosses 217 Main Street Residential Listing 2220 Main Street Residential Listing

Continued on next page

CONTINUED

2004/Polk Directory	174 East Main Street Multiple Residential Listings 175 East Main Street Pauli's Bakery & Restaurant restaurants 178 East Main Street Residential Listing 179 East Main Street Earl's Barber Shop barbers Tilton Police Dept police departments Tilton Police Station police departments	Ernie's Used Cars Sales & Svc auto dlrs-used cars	193 East Main Street Northfield Tilton Cnrgtln Chr churches 198 East Main Street Store Front schools Main Street Begins Railroad Crosses East Main Street Intersects Mechanic Street Begins Bridge Street Intersects School Street Intersects Center Street Intersects Park Street Intersects Prospect Street Intersects Railroad Crosses 235 Main Street Cumberland Farms Food Store grocers-retail Million Dragon Restaurant restaurants Shamrock Brothers Pizza & Pub restaurants 243 Main Street Residential Listing Tilton Medical Assoc physicians & surgeons
2000/Cole Directory	174 East Main Street Multiple Residential Listings 175 East Main Street Paulis Bakery & Restaurant 178 East Main Street Residential Listing 179 East Main Street Earls Barber Shop	Not Listed	182 East Main Street Bryant & Lawrence Incorporated Hdwr 193 East Main Street Northfield Tilton Congregational Church 198 East Main Street Store Front The 199 East Main Street Falardeau & Franks
1995/Cole Directory	121 East Main Street Lee Garden 123 East Main Street Boynton Laurie Psychothrpst Krueger-Andes Margaret Psychologist Mears Gail 124 East Main Street Multiple Residential Listings 126 East Main Street Residential Listing	Not Listed	No Higher Listings
1992/Cole Directory	109 East Main Street Residential Listing 121 East Main Street Lee Garden 124 East Main Street Residential Listing 126 East Main Street Residential Listing	Not Listed	No Higher Listings

Continued on next page

CONTINUED

1966/Manning Directory	174-176 Main Street Tilton Five & Ten Cent Store 177 Main Street Anthony's House of Pizza 178 Main Street Residential Listing 179 Main Street Earl's Barber Shop	Vacant	181 Main Street Vacant 182 Main Street Bryant & Lawrence Inc hdwe 183 Main Street Multiple Business Listings (Available Upon Request) 184 Main Street Norma's Beauty Shop Residential Listing
1961/Manning Directory	174-176 Main Street Tilton Five & Ten Cent Store 177 Main Street Shepherd Furniture Store 178 Main Street Residential Listing 179 Main Street Earl's Barber Shop	Chretien's gros	181 Main Street Tilton Theatre 182 Main Street Bryant & Lawrence Inc hdwe 183 Main Street Multiple Business Listings (Available Upon Request) 184 Main Street Norma's Beauty Shop Residential Listing

Notes: East Main Street listed as Main Street between 1966 and 1961
No further coverage available

GLOSSARY OF TERMS

“No Listing/Not Listed” - address not listed in the directory

“Vacant” or “No Current Listing” - status of address in directory

“Residential Listing” - one residential listing located at address

“Multiple Residential Listings” - more than one residential listing located at address

“Multiple Retail Listings” - more than one retail facility located at address

“Multiple Business Listings” - more than one business listing at address

“Multiple Government Offices” - more than one federal listing at an address

“Multiple Municipal Listings” - more than one municipal listing at an address

“Multiple Military Listings” - more than one military listing at an address

“Street Not Listed” - street not listed in directory

When multiple tenants/facilities are observed for one address, the information may be summarized as shown in the following examples:

- An apartment building will be represented by “Multiple Residential Listings”
- A retail shopping center will be represented by “Multiple Retail Listings” followed by a separate listing of sites, if present, which may contain the use of regulated/chemical/hazardous materials such as dry cleaners, photo finishers, hair salons, auto repair shops, etc.
- An office building consisting of attorneys, insurance, firms, or other facilities which do not indicate the use of regulated/chemical/hazardous materials will be represented by “Multiple Business Listings”

Residential addresses, including individual houses and apartment buildings, are listed as residential. Names of tenants can be provided if needed.

Unless otherwise noted, the subject address(es) plus four adjacent addresses up from the subject property and four addresses down from the subject property are included in the report, if available.

Although great care has been taken by FirstSearch Technology Corporation in compiling and verifying the information contained in this report to insure that it is accurate, FirstSearch Technology Corporation disclaims any and all liability for any errors, omissions, or inaccuracies in such information and data.



FIRE INSURANCE MAP ABSTRACT RESEARCH RESULTS

8/30/2010

10001087

**180 EAST MAIN ST
TILTON, NH 03276**

Listed below, please find the results of our search for historic fire insurance maps, performed in conjunction with your Environmental FirstSearch® report.

State	City	Date	Volume	Sheet Number(s)
New Hampshire	Tilton & Northfield	1948	none	6
New Hampshire	Tilton	1937	none	6
New Hampshire	Tilton	1929	none	6
New Hampshire	Tilton	1923	none	6
New Hampshire	Tilton	1912	none	6
New Hampshire	Tilton	1904	none	4
New Hampshire	Tilton	1899	none	1
New Hampshire	Tilton	1894	none	2
New Hampshire	Tilton	1889	none	2

This abstract is the result of a visual inspection of various Sanborn® Map collections. Supporting documentation follows in the Appendix. Use of this material is meant for research purposes only.

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FirstSearch Technology Corporation

***10 Cottage Street, Norwood, MA 02062
Tel: 781-551-0470 Fax: 781-551-0471***

Appendix

Supporting Documentation

6

SUBJECT
PROPERTY
LOCATION

DRIVE

E. MAIN

TILTON

37

Winnepesaukee River

E. MAIN

WINTER

NEW HAMPSHIRE SOLDIERS HOME

NORTHFIELD

GRAHAMITE

THE ISLAND

AUG. 1929
TILTON & NORTHFIELD
N.H.

Located 14 Miles N.W. of P.O.

SCALE 500' = 1" (approx.)

1948

SUBJECT	PROPERTY	LOCATION
1	2	3
4	5	6
7	8	9
10	11	12
13	14	15
16	17	18
19	20	21
22	23	24
25	26	27
28	29	30
31	32	33
34	35	36
37	38	39
40	41	42
43	44	45
46	47	48
49	50	51
52	53	54
55	56	57
58	59	60
61	62	63
64	65	66
67	68	69
70	71	72
73	74	75
76	77	78
79	80	81
82	83	84
85	86	87
88	89	90
91	92	93
94	95	96
97	98	99
100	101	102
103	104	105
106	107	108
109	110	111
112	113	114
115	116	117
118	119	120
121	122	123
124	125	126
127	128	129
130	131	132
133	134	135
136	137	138
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175	176	177
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229	230	231
232	233	234
235	236	237
238	239	240
241	242	243
244	245	246
247	248	249
250	251	252
253	254	255
256	257	258
259	260	261
262	263	264
265	266	267
268	269	270
271	272	273
274	275	276
277	278	279
280	281	282
283	284	285
286	287	288
289	290	291
292	293	294
295	296	297
298	299	300
301	302	303
304	305	306
307	308	309
310	311	312
313	314	315
316	317	318
319	320	321
322	323	324
325	326	327
328	329	330
331	332	333
334	335	336
337	338	339
340	341	342
343	344	345
346	347	348
349	350	351
352	353	354
355	356	357
358	359	360
361	362	363
364	365	366
367		

AUG. 1929
TILTON & NORTHFIELD
N. H.

AUG. 1929

TILTON & NORTHFIELD
N. H.

Located 1 1/2 Miles N.W. of P.O.

NO EXPOSITION.

$$N(\mathbf{z}) = \frac{1}{\sigma^2} \left(\frac{1}{2} \mathbf{z}^T \mathbf{z} - \frac{1}{2} \mathbf{z}^T \mathbf{A} \mathbf{z} \right)$$

116

NORTHFIELD

GRANT

5

5

THE ISLAND

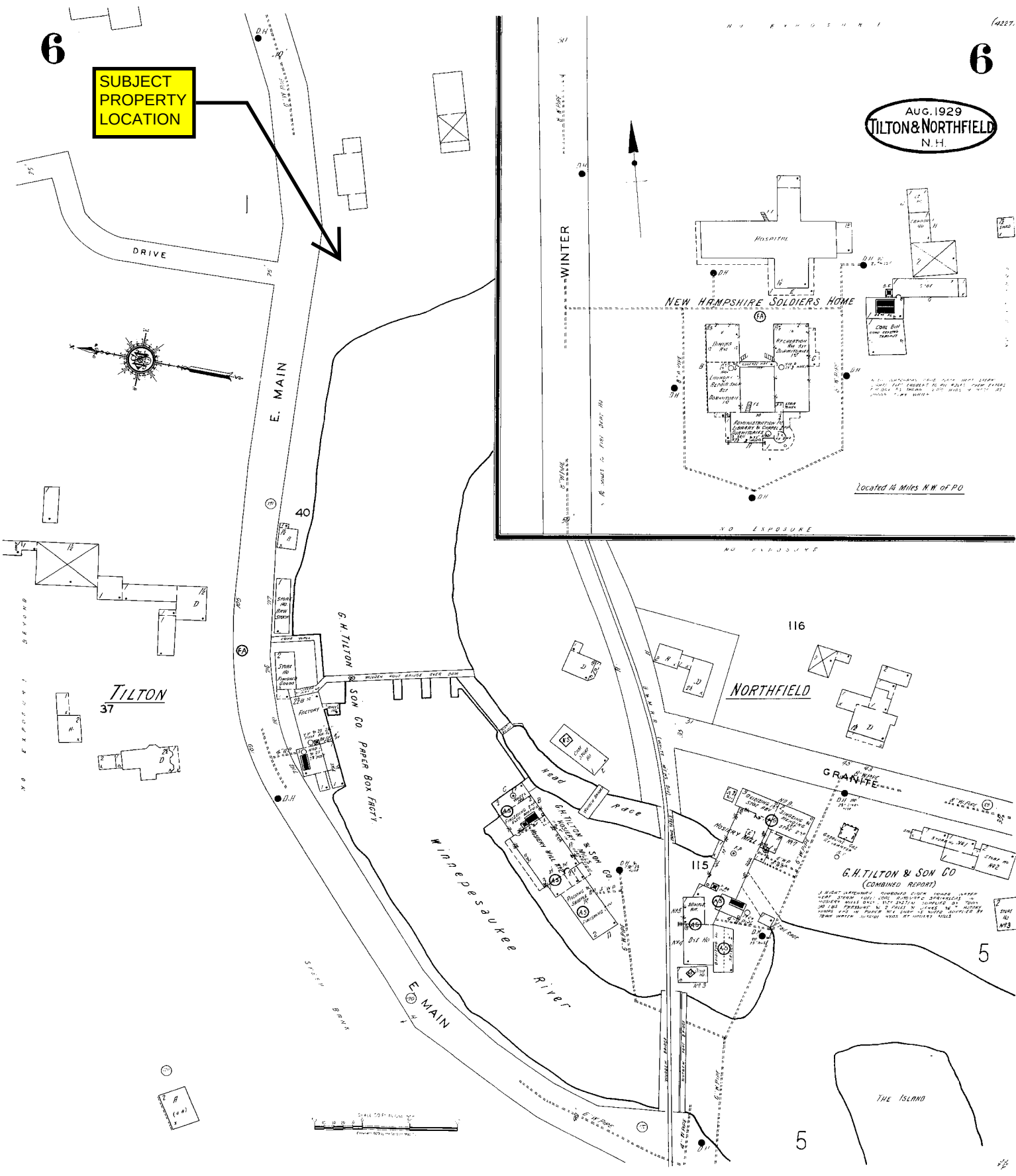
1937

6

6

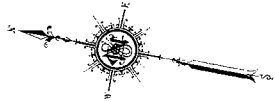
SUBJECT
PROPERTY
LOCATION

AUG. 1929
TILTON & NORTHFIELD
N. H.



6

SUBJECT
PROPERTY
LOCATION



NO EXPOSURE BEYOND

TILTON

E. MAIN

G. H. TILTON & SON
PAPER BOX FACTORY

Winnebago
River

STEP BANK

Scale of Feet.

Copyright 1915 by The Standard Map Co.

WINTER

NO EXPOSURE

(5370)

6

APR. 1923
TILTON & NORTHFIELD
N. H.

NEW HAMPSHIRE SOLDIERS HOME

Located 14 Miles N.W. of P.O.

NO EXPOSURE

116
(2)

GRANITE

NORTHFIELD

G. H. TILTON & SON

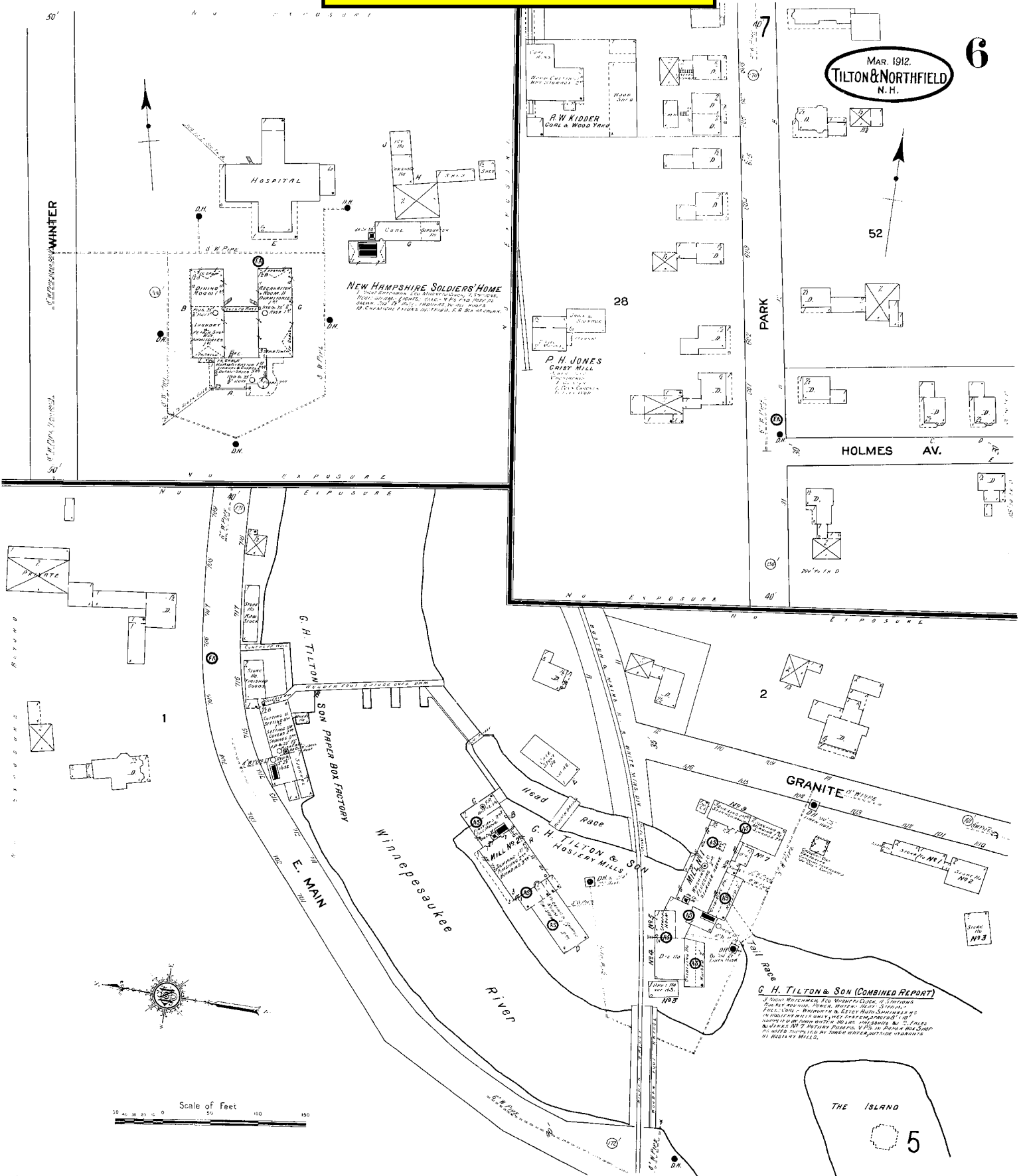
(COMBINED REPORT)

3 NIGHT WATCHMEN, APPROVED CLOCK POWER WATER
HEAT, STEAM FUEL, COAL AND SPRINKLERS IN
MILLERY MILLS AND WET SYSTEM, SUPPLIED BY
TOWN WATER, 40 LBS PRESSURE IN 2 FEET 8 INCHES
AND 20 LBS PRESSURE IN 15 INCHES IN PAPER BOX SHOP AT NORTH
FIELD, SUPPLIED BY TOWN WATER, OUTSIDE HYDRANT AT MILLERY MILLS

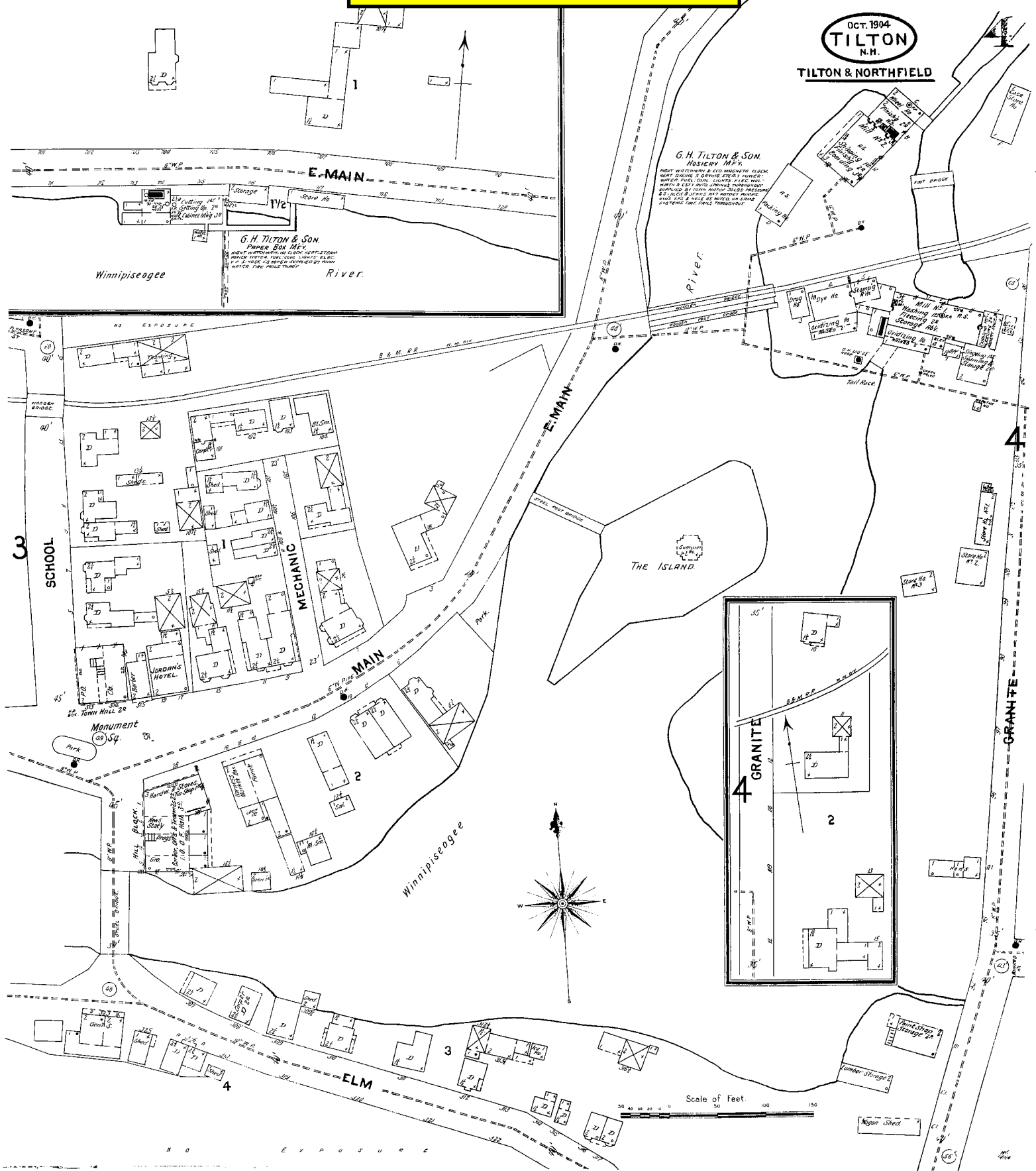
THE ISLAND

5

SUBJECT PROPERTY NOT SHOWN ON THIS MAP



SUBJECT PROPERTY NOT SHOWN ON THIS MAP

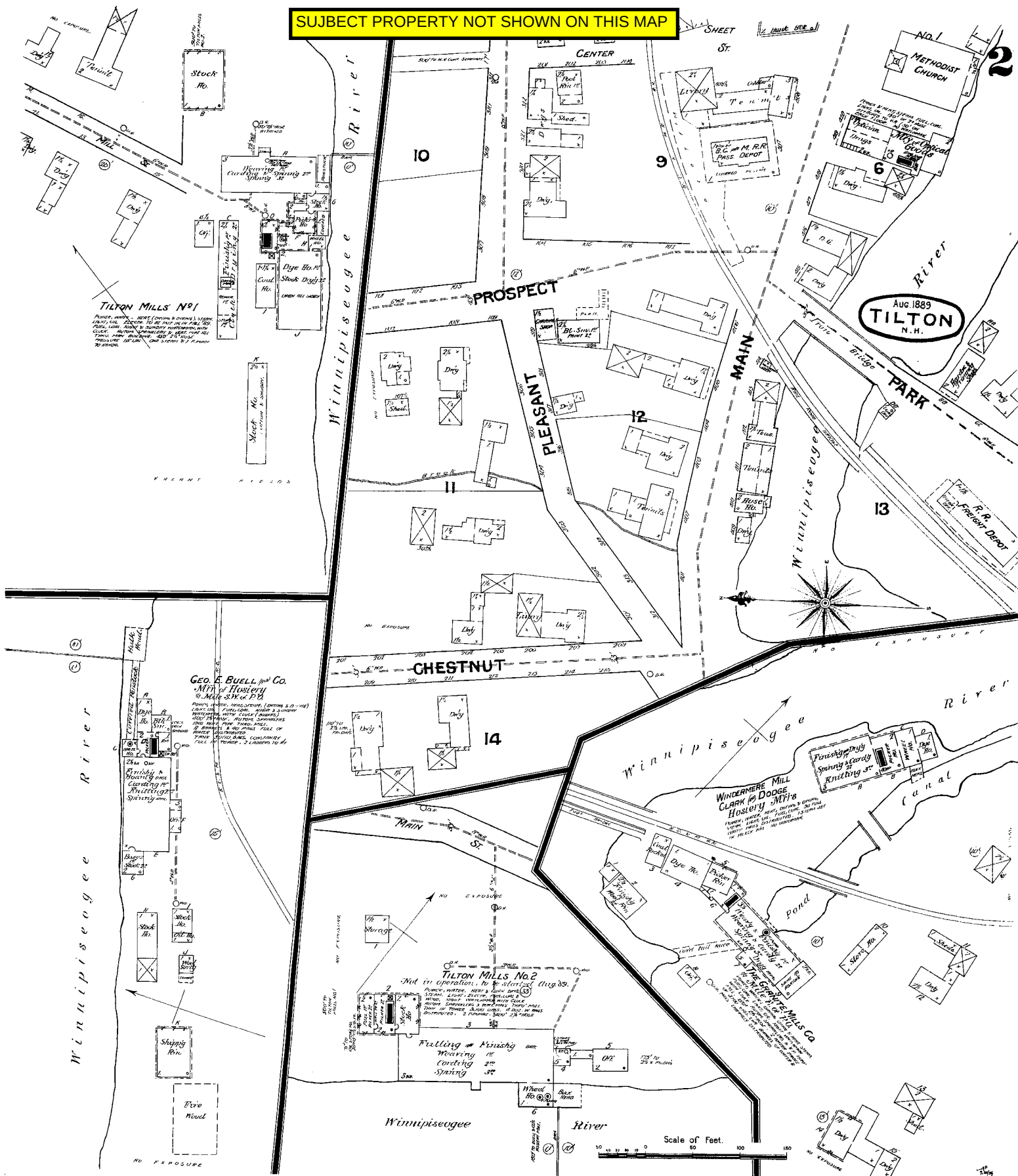


1	Knitting Mills.....	1
1	Mills, Woollen Mills.....	1
2	Town Hall.....	2

2



SUBJECT PROPERTY NOT SHOWN ON THIS MAP



APPENDIX F
UNDERGROUND STORAGE TANK CLOSURE REPORT





State of New Hampshire
DEPARTMENT OF ENVIRONMENTAL SERVICES

6 Hazen Drive, P.O. Box 95, Concord, NH 03302-0095

603-271-3503 FAX 603-271-2867

TDD Access: Relay NH 1-800-735-2964



November 23, 1993

Estate of Anthony Turchin
C/O Ms. Helen Belair
9 Pleasant Street
Tilton, NH 03276

SUBJECT: TILTON, ERNIE'S AUTO SALES, 90 EAST MAIN STREET, UNDERGROUND
STORAGE TANK CLOSURE OF SEPTEMBER 15, 1993 (DES# 931119)

Dear Ms. Belair:

The New Hampshire Department of Environmental Services (DES) has reviewed all of the information submitted to date concerning the soil and groundwater contamination at the above referenced property and has concluded that:

1. All previous requirements have been adequately addressed.
2. Based on this information, all sources of groundwater contamination at the subject site discovered during the site investigation have been eliminated and ambient groundwater quality standards are met throughout the site. Therefore, DES will not require additional investigation, remedial measures, or groundwater monitoring at this time.
3. During the site investigation/remediation process, State and Federal monies were expended; however, DES has determined that cost recovery for DES actions taken to date will not be pursued at this time.

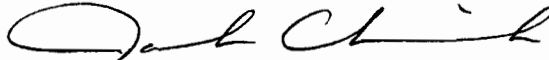
The owner(s) of this property must continue to meet the requirements of the N.H. Administrative Rules Env-Ws 410 "Groundwater Protection Rules," that is, groundwater at the site must continue to meet ambient groundwater quality standards.

The DES reserves the right, under N.H. Administrative Rules Env-Ws 410 "Groundwater Protection Rules" and N.H. Administrative Rules Env-Ws 412 "Rules for Reporting and Remediation of Oil Discharges", to require additional investigations, remedial measures, or groundwater monitoring if further information indicating the need for such work is received.

Tilton, Ernie's Auto Sales
New Site Closure (L# 931119)
November 23, 1993
Page 2

If you have questions, please contact me at the Water Supply & Pollution Control Division at (603) 271-3644.

Sincerely,



Jack Chwasciak
Groundwater Protection Bureau

JC/jp:7/105

cc: Harry T. Stewart, P.E., Administrator, GPB
Lynn A. Woodard, GPB
File

STATE OF NEW HAMPSHIRE

Inter-Department Communication

DATE November 23, 1993

FROM Jack Chwasciak
Emergency Response Section, GPB

AT (OFFICE) Water Supply &
Pollution Control Division

SUBJECT Tilton, Ernie's Auto Sales, 90 East Main Street, Underground Storage
Tank Closure of September 15, 1993, File Close-Out (DES # 931119)
TO File

PROJECT TYPE LUST.

FILE CLOSE-OUT

I have reviewed the file for subject site, and have determined that no further regulatory action is required. The file is therefore closed out as noted below. (check appropriate option):

X Initial Site Characterization Complete, No Further Action Warranted

The Tank Closure Report and/or Initial Site Characterization has been completed. The conclusion of the consultant or removal contractor is that no source remains on-site. Soil sampling and analysis confirms this conclusion.

Site Remediation Complete

All sources of groundwater contamination at the subject site discovered during the site investigation have been removed or remediated. Ambient groundwater quality standards are met throughout the site. Based on information in the Bureau files as of the date of this memo, additional investigation, remedial measures or groundwater monitoring is not required.

Site Remediation or Groundwater Monitoring NOT Required

Groundwater contamination at the subject site is a result of a discharge or release from an off-site source. Based on information in the Bureau files as of the date of this memo, additional investigation, remedial measures or groundwater monitoring by the site owner is not required.

* * * * *

LUST TRUST COST RECOVERY CLOSE-OUT

I have reviewed the file for the subject site and have determined that the following cost recovery actions were taken (check appropriate option):

Tilton, Ernie's Auto Sales
File Close-Out
(DES # 931119)
November 23, 1993

___ No LUST TRUST Monies Expended

Contamination at the subject site was not related to an on-site leaking underground storage tank. No LUST TRUST monies were expended.

___ Total LUST TRUST Cost Recovery

There has been a discharge related to an underground storage tank at the subject site. During the site investigation/remediation process, LUST TRUST monies were expended. All costs incurred by the State have been recovered from responsible parties. Amount recovered \$_____.

___ Partial LUST TRUST Cost Recovery

There has been a discharge related to an underground storage tank at the subject site. During the site investigation/remediation process, LUST TRUST monies were expended. A settlement was reached by the State and responsible parties and \$_____ out of a total cost of \$_____ incurred by the State was recovered.

X No LUST TRUST Cost Recovery

There has been a discharge related to an underground storage tank at the subject site. During the site investigation/remediation process, LUST TRUST monies were expended. Cost recovery was not pursued for the following reason(s) outlined below check appropriate reason(s) and attach supporting data if not already in file):

___ Owner/operator demonstrated lack of financial resources to pay the claim.

___ Project manager determined that the likelihood of success on litigating the claim as small because of the absence of proof of liability or unavailability of required witnesses.

___ Cost of judicial collection is disproportionately high.

___ Cost of pursuing the case further will approach or exceed the potential recovery.

___ Bankruptcy of the owner/operator.

___ Statute of Limitations (3 years) has run out.

X Other reasons (explain) Contaminated soil removed, no further action based on information submitted.

**NOBIS
ENGINEERING, INC.**

ENVIRONMENTAL CONSULTING & CIVIL ENGINEERING

RECEIVED

OCT 05 1993

DEPT. OF
ENVIRONMENTAL SERVICES

Letter of Transmittal

TO: NH Department of Environmental Services
Water Supply and Pollution Control Division
6 Hazen Drive, P.O. Box 95
Concord, New Hampshire 03302-0095

DATE: October 4, 1993

FILE NO: 33680

ATTENTION: Ms. Nancy Kursewicz

RE: 90 East Main Street (Route 3 & 11), Tilton, NH

We are sending you the following by:

☒ Regular Mail ☐ Express Mail
☐ Hand Delivery ☐ Other

No.	Copies	Date	Description
	1	10/4/93	Tank Closure Report Form Ernie's Auto Sales UST Facility No. 0-114478

These are transmitted:

☒ For your use ☐ For review and comment
☐ As requested ☐ Other:

REMARKS:

COPY TO: Ms. Helen Belair, Estate of Anthony

SIGNED:



Matthew P. Dillis

SIX GARVINS FALLS ROAD
CONCORD, NEW HAMPSHIRE 03301
(603) 224-4182 • (800)394-4182
FAX (603) 224-2507

**NOBIS
ENGINEERING, INC.**

ENVIRONMENTAL CONSULTING, HYDROGEOLOGY & CIVIL ENGINEERING

RECEIVED

OCT 05 1993

DEPARTMENT OF
ENVIRONMENTAL SERVICES

October 4, 1993
File No. 33680

NH Department of Environmental Services
Water Supply and Pollution Control Division
6 Hazen Drive, P.O. Box 95
Concord, New Hampshire 03302-0095

Attention: Ms. Nancy Kursewicz

Re: Tank Closure Report Form
Ernie's Auto Sales
90 East Main Street (Route 3 & 11)
Tilton, New Hampshire
UST Facility No. 0-114478

Dear Ms. Kursewicz:

On behalf of our client, the Estate of Anthony Turchin, we are submitting the attached Tank Closure Report Form and documentation for four underground storage tanks (USTs) excavated at the above-referenced property (site) on September 15, and 16, 1993. As I indicated in our telephone conversation on September 28, 1993, the three gasoline USTs had reportedly been out-of-use since the 1970s, when the site was last operated as a gasoline station. The contents of the gasoline USTs consisted of water with some apparent dissolved product. No gasoline was observed as a separate phase in these USTs. Oil and sludge were present in the waste oil tank. Prior to excavation, the contents of the USTs were pumped out and disposed of by Total Waste Management of Newington, New Hampshire.

A locus plan showing the approximate location of the site is attached to the Tank Closure Report Form as Figure 1. A site sketch showing the locations of the USTs and sampling points is included as Figure 2. Photographs of the USTs and the excavation are attached as Figure 3.

If you have any questions regarding the Tank Closure Report Form or the site in general, please do not hesitate to call us at your convenience.

Very truly yours,

NOBIS ENGINEERING, INC.



Matthew P. Dillis
Project Manager

Attachments: Tank Closure Report Form
Figures
Analytical Report

cc: Ms. Helen Belair, Estate of Anthony Turchin

Town Tilton
comp

Date of Closure September 15, 1993

Maileo _____
Initial _____

New Hampshire Department of Environmental Services (603) 271-3644

TANK CLOSURE REPORT FORM

1. Telephone Message

OCT 05 1993 initial SCW

Name Nobis Engineering, Inc. (M. Dillis) DEPARTMENT OF _____ Date: 8/30/93

Street 6 Garvins Falls Road ENVIRONMENTAL SERVICES Telephone: 224-4182

City Concord, NH 03301 Fax # 224-2507

2. Facility Registration Number: 0-114478

Street 90 East Main Street

Name Ernie's Auto Sales

City Tilton

3. Owner Name: Estate of Anthony Turchin

Name Ms. Helen Belair, Administrator City Tilton

Street 9 Pleasant St.

State NH

Zip 03276

Telephone 286-8597 *(286-4467)*

4. Tank Removal Information

*** Indicate suspected leakers. ***

Tank # <u>1</u>	Tank # <u>2</u>	Tank # <u>3</u>	Tank # <u>4</u>	Tank # _____
Size <u>3,000</u>	Size <u>3,000</u>	Size <u>4,000</u>	Size <u>2,000</u>	Size _____
Product <u>gasoline</u>	Product <u>gasoline</u>	Product <u>gasoline</u>	Product <u>waste oil</u>	Product _____
will tank be replaced? Yes <u>(No)</u>	will tank be replaced? Yes <u>(No)</u>	will tank be replaced? Yes <u>(No)</u>	will tank be replaced? Yes <u>(No)</u>	will tank be replaced? Yes <u>(No)</u>

5. Consultant Nobis Engineering, Inc.

6. Local Fire Dept. Notified Yes

7. Inspector N Kursewicz (NHDES), R. Chase, M. Dillis (Nobis) Date 9/15 and 9/16/93

8. Field Screening Methods (tank and piping): Soils screened with Photovac MicroTIP organic vapor meter (OVM) equipped with 10.6eV bulb. OVM readings of 0 to 250 parts per million (ppm) encountered in soil excavated during UST removal. (Excavation discontinued at limits shown on Figure 2 due to proximity of buildings, street, utilities).

9. Sample Information sampling locations/types summarized on back.

tank # _____	tank # _____	tank # _____	tank # _____	tank # _____
Soil _____	Soil _____	Soil _____	Soil _____	Soil _____
Water _____	Water _____	Water _____	Water _____	Water _____

Taken By: R. Chase, M. Dillis

10. Tank Condition:

tank # <u>1</u>	tank # <u>2</u>	tank # <u>3</u>	tank # <u>4</u>	tank # _____
<u>Poor</u>	<u>Poor</u>	<u>Poor</u>	<u>Poor</u>	_____

11. Indicate tank and sample locations by sketching on back of this report. (Figure 2-attached)

12. Include photographs of the excavation and tank(s) condition if available. (Figure 3-attached)

13. Estimated cubic yards of stock piled contaminated soil: 30± cubic yards

14. Verification

I have inspected the site of the removed tank(s), including the entire excavation area. I am knowledgeable in field observation techniques to determine regulated substance contamination in soils and groundwater. There is ~~no~~ evidence of soil or groundwater contamination at the site. I have also inspected the excavated tank(s) and found ~~no~~ evidence of leakage. (Numerous holes in USTs, TPH and BTEX compounds in soil (groundwater))

Name: Matthew P. Dillis

Signature: *Matthew P. Dillis*

Date: 9/30/93

SAMPLING LOCATIONS, TYPES AND RESULTS

Sampling locations, types and analytical results are summarized below. A copy of the analytical report is attached. Samples to be submitted for analysis were approved by Nancy Kursewicz of NHDES on September 17, 1993. Ms. Kursewicz approved limited laboratory analyses based on the fact that conditions observed in the UST area indicated evidence of a release and additional characterization/investigation of the site would likely be required.

<u>Sample No.</u>	<u>Sample Type</u>	<u>Sample Location</u>	<u>Laboratory Analyses</u>	<u>Laboratory Results</u>
TP-1	Groundwater	Gasoline UST area	BTEX/MTBE, TPH (Mod. 624)	Total Xylenes - 3,570 ppb TPH - 96.0 ppm
WO-1	Soil	Beneath waste oil UST	HSL VOCs, TPH (Mod. 8240/8100)	Total Xylenes - 128 ppb Toluene - 54 ppb TPH - Below Detection
S-1	Soil	Beneath gasoline UST - #3	BTEX/MTBE, TPH (Mod. 8240)	Total Xylenes - 86 ppb TPH - 25.0 ppm
S-2	Soil	Composite - southern/western excavation walls (just above water table)	BTEX/MTBE, TPH (Mod. 8240)	Total Xylenes - 570 ppb TPH - 190 ppm

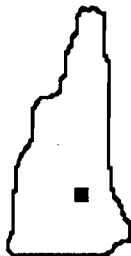
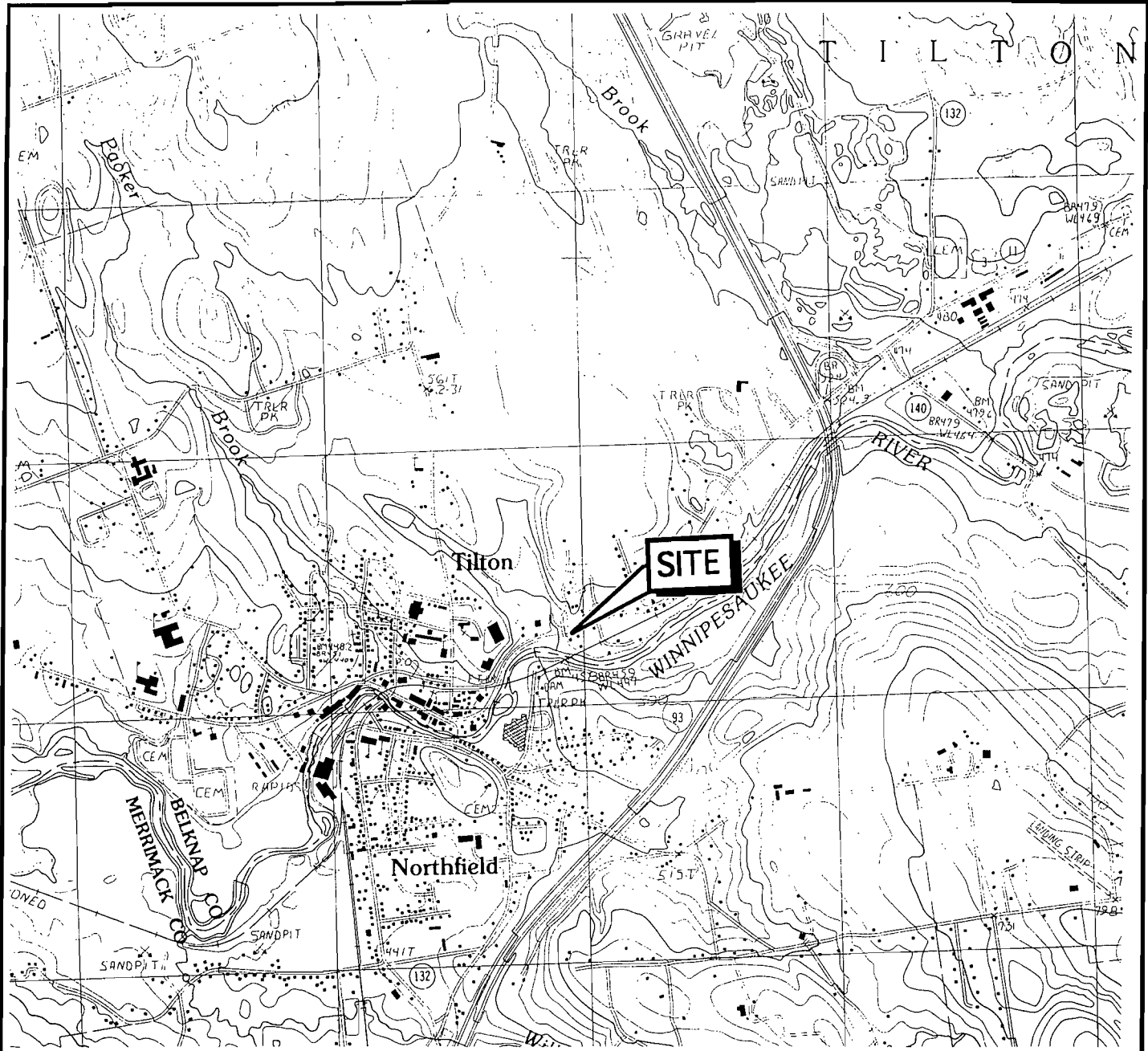
CONDITION OF USTS

All four of the USTs removed from the site were in poor condition, as detailed below. Photographs are attached as Figure 3.

<u>UST No.</u>	<u>Capacity (gallons)</u>	<u>Product Type</u>	<u>Condition of USTs - observed <u>after</u> excavation/cleaning</u>
1	3,000	gasoline	Heavy rust, pitting along bottom of UST
2	3,000	gasoline	15± 1/4 to 1-inch holes in bottom of UST
3	4,000	gasoline	5± 1/2-inch holes in bottom of UST
4	2,000	waste oil	5± 1/2 to 1-inch holes in bottom of UST

OTHER NOTES:

- Prior to excavation, USTs were pumped out by Total Waste Management of Newington, New Hampshire. Gasoline USTs contained water with some apparent dissolved product - no gasoline as separate phase. Waste oil UST contained oil and sludge.
- A sheen was observed on groundwater entering the UST excavation. Groundwater was present at approximately 9 feet below the ground surface.
- The four USTs have reportedly been out of use for 20+ years (since the 1970's).
- Although holes were observed in the waste oil UST upon excavation and cleaning, no soil staining was observed in the vicinity of the waste oil UST.



QUADRANGLE LOCATION

**USGS TOPOGRAPHIC MAP
NORTHFIELD, NEW HAMPSHIRE**

QUADRANGLE

1987

**APPROXIMATE SCALE:
1 INCH = 2,000 FEET**

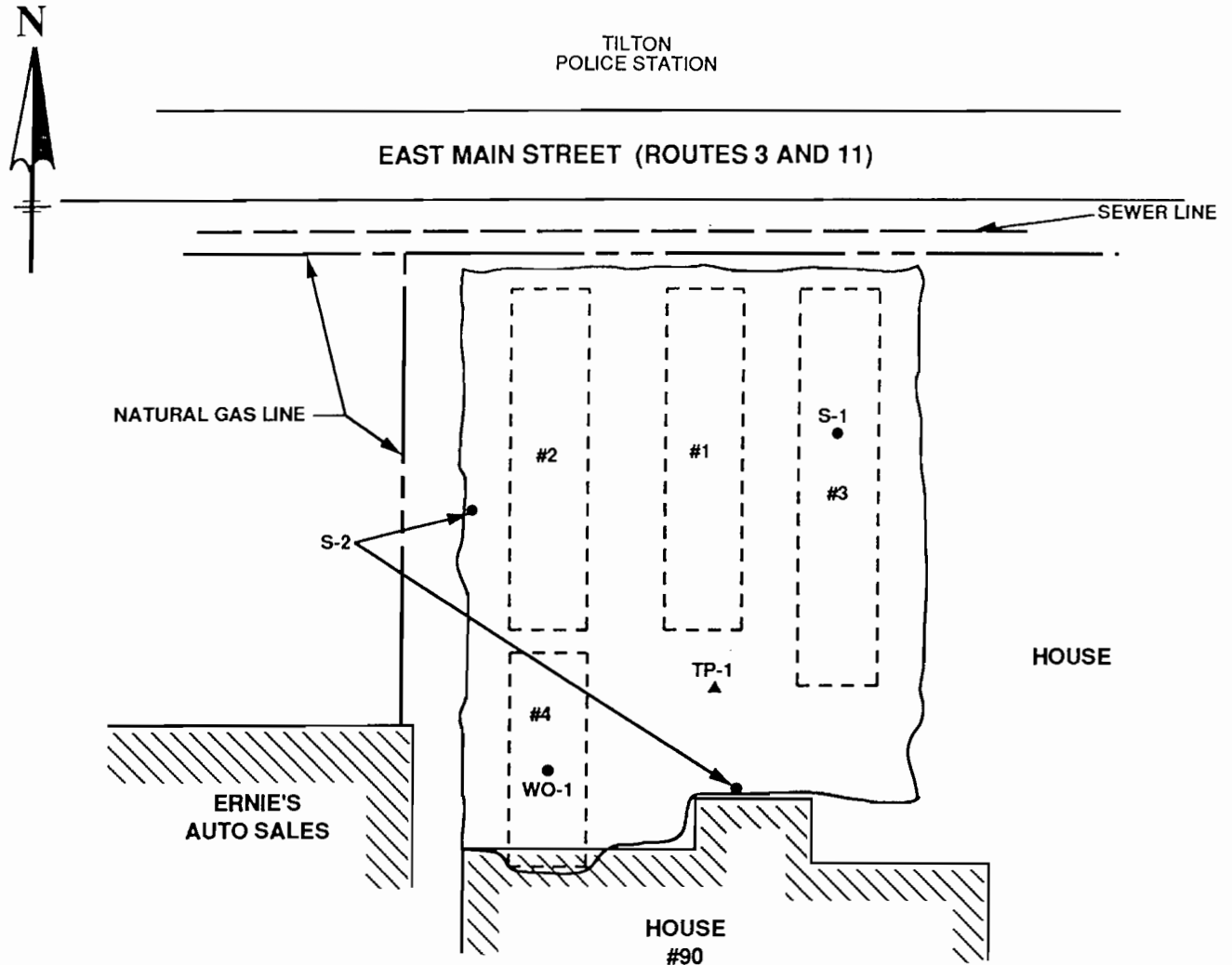
**NOBIS
ENGINEERING, INC.**
CONCORD • NEW HAMPSHIRE

**UNDERGROUND STORAGE
TANK REMOVALS
ERNIE'S AUTO SALES
EAST MAIN STREET
TILTON, NEW HAMPSHIRE**

LOCUS PLAN

SEPTEMBER 1993

FIGURE 1



LEGEND:

[#1] Former UST area

— Approximate limits of excavation

S-2 • Soil sample location

TP-1 ▲ Groundwater sample location

NOT TO SCALE

NOTES:

1. This site sketch was developed from observations made by Nobis Engineering, Inc. on September 15 and 16, 1993.
2. The locations of site features depicted hereon are approximate and for illustrative purposes only.



1.



2.



3.



4.



5.



6.

PHOTOGRAPHS TAKEN BY NOBIS ENGINEERING, INC. ON SEPTEMBER 15 AND 16, 1993.

1. VIEW OF FORMER WASTE OIL UST LOCATION (PARTIALLY UNDER BUILDING).
2. VIEW OF GROUNDWATER IN FORMER GASOLINE UST AREA.
3. VIEW OF GROUNDWATER IN GASOLINE UST #3 "FOOTPRINT".
4. VIEW OF HOLES IN BOTTOM SECTION OF GASOLINE UST #2.
5. VIEW OF HOLES IN BOTTOM OF GASOLINE UST #3.
6. VIEW OF HOLES IN BOTTOM OF WASTE OIL UST (UST #4).

NOBIS
ENGINEERING, INC.
CONCORD • NEW HAMPSHIRE

UNDERGROUND STORAGE
TANK REMOVALS
ERNIE'S AUTO SALES
EAST MAIN STREET
TILTON, NEW HAMPSHIRE

SITE PHOTOGRAPHS
PAGE 1 OF 1

SEPTEMBER 1993

FIGURE 3



AQUARIAN ANALYTICAL INC.

RECEIVED SEP 23 1993

Laboratory Services

P.O. Box 186
Canterbury, N.H. 03224
603-783-9097

09-23-93, 12:58

Mr. Matt Dillis
Nobis Engineering, Inc.
6 Garvins Falls Rd.
Concord, N.H. 03301

Dear Mr. Dillis:

Please find enclosed the reports, and invoice for the samples that were logged in on, 09-17-93.

AAI Sample	Date Sampled	Project Description	Sample Location
10334	09-15-93	33680 ERNIE'S AUTO SALES	TP-1
10335	09-16-93	33680 ERNIE'S AUTO SALES	WO-1
10336	09-16-93	33680 ERNIE'S AUTO SALES	S-1
10337	09-16-93	33680 ERNIE'S AUTO SALES	S-2

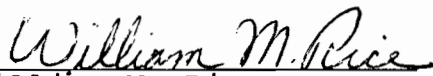
To perform these analyses, the following methods were used:

QTY. EPA Methodologies/Applications

1	BTEX/MTBE Water + TPH gas	Mod. 624
2	BTEX/MTBE Soil + TPH gas	Mod. 8240
1	VOA + TPH Soil	fuel oil Mod. 8240/8100

Thank you for using Aquarian Analytical Inc. on this project.
If I can be of any further help, please feel free to call.

Sincerely,


William M. Rice
Laboratory Director

doc. L01248

**AQUARIAN ANALYTICAL INC.**

RECEIVED SEP 23 1993

Laboratory Services

P.O. Box 186
Canterbury, N.H. 03224
603-783-9097

BTEX + TPH Report

09-23-93, 12:56
Sample 10334

Project = 33680 ERNIE'S AUTO SALES
Date Sampled = 09-15-93, 17:05
Date Logged In = 09-17-93, 08:46
Date of Analysis = 09-17-93
Person Sampling = MATT DILLIS
Location = TP-1
Town = TILTON

Organic Compound	Result (ppb)	Det. Lim. (ppb)
Benzene	BD	200
Toluene	BD	200
Ethylbenzene	BD	200
m&p-Xylene	1730	200
o-Xylene	1840	200
Methyl t-butyl ether	BD	200
Petroleum Hydrocarbons Modified 8240 mg/kg(ppm) (purge/trap, GC/MS)	96.0	20.0 ppm

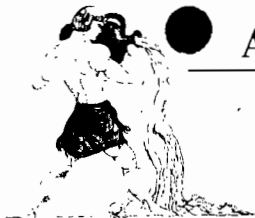
Comments:

Sample Matrix = Water.

TPH was performed with gasoline as the standard.

Method VOA of Analyses = EPA-624/8240, (capillary)

All Results are in parts-per-billion, ppb - except when noted.

**AQUARIAN ANALYTICAL INC.**

RECEIVED SEP 23 1993

Laboratory Services

P.O. Box 186

Canterbury, N.H. 03224

603-783-9097

Volatile Organic Report

09-23-93, 12:52

Sample 10335

Sample Matrix = Soil Project = 33680 ERNIE'S AUTO SALES
Date Sampled = 09-16-93, 11:00 Sampler = MATT DILLIS
Date Logged In = 09-17-93, 08:49 Location = WO-1
Date of Analysis = 09-21-93 Town = TILTON

Organic Compound	Result (ppb)	Det. Lim. (ppb)
Bromodichloromethane	BD	50
Chlorodibromomethane	BD	50
Bromoform	BD	50
Chloroform	BD	50
Carbon Tetrachloride	BD	50
dichloromethane	BD	100
1,1-dichloroethane	BD	50
1,2-dichloroethane	BD	100
1,1,1-trichloroethane	BD	50
1,1,2-trichloroethane	BD	50
1,1-dichloroethylene	BD	50
Trichloroethylene	BD	50
Tetrachloroethylene	BD	50
1,2-Dichloroethylene (c)	BD	50
1,2-Dichloroethylene (t)	BD	50
Chloroethane	BD	50
Vinylchloride	BD	50
Bromomethane	BD	50
Chloromethane	BD	50
Trichlorofluoromethane	BD	100
Trichlorotrifluoroethane	BD	100
Benzene	BD	50
Toluene	54	50
Ethylbenzene	BD	50
m&p-Xylene	91	50
o-Xylene	37	50
Chlorobenzene	BD	50
1,2-dichlorobenzene	BD	50
1,3-dichlorobenzene	BD	50
1,4-dichlorobenzene	BD	50
1,1,4-trichlorobenzene	BD	100
Styrene	BD	50
Acetone	BD	5000
Tetrahydrofuran	BD	1250
Diethylether	BD	750
Methyl t-butyl ether	BD	50
Methyl isobutyl ketone	BD	1250
Methyl ethyl ketone	BD	1250
Carbon Disulfide	BD	100
Total Pet. Hydrocarbons Modified EPA-8100 (GC/FID, ext.)	BD	10 Results for TPH are expressed in mg/kg (ppm)

Comments:

TPH was performed with fuel oil as the standard.

Method of VOA Analyses = EPA-8240,

BD = Below Detection



AQUARIAN ANALYTICAL INC.

Laboratory Services

P.O. Box 186

Canterbury, N.H. 03224

603-783-9097

RECEIVED SEP 23 1993

BTEX + TPH Report

09-23-93, 12:54
Sample 10336

Project = 33680 ERNIE'S AUTO SALES
Date Sampled = 09-16-93, 10:45
Date Logged In = 09-17-93, 08:50
Date of Analysis = 09-21-93
Person Sampling = MATT DILLIS
Location = S-1
Town = TILTON

Organic Compound	Result (ppb)	Det. Lim. (ppb)
Benzene	BD	50
Toluene	BD	50
Ethylbenzene	BD	50
m&p-Xylene	86	50
o-Xylene	BD	50
Methyl t-butyl ether	BD	50
Petroleum Hydrocarbons Modified 8240 mg/kg(ppm) (purge/trap, GC/MS)	25.0	5.0 ppm

Comments:

Sample Matrix = Soil.

TPH was performed with gasoline as the standard.

Method VOA of Analyses = EPA-624/8240, (capillary)

All Results are in parts-per-billion, ppb - except when noted.



AQUARIAN ANALYTICAL INC.

Laboratory Services

P.O. Box 186
Canterbury, N.H. 03224
603-783-9097

RECEIVED SEP 23 1993

BTEX + TPH Report

09-23-93, 12:54
Sample 10337

Project = 33680 ERNIE'S AUTO SALES
Date Sampled = 09-16-93, 10:40
Date Logged In = 09-17-93, 08:52
Date of Analysis = 09-21-93
Person Sampling = MATT DILLIS
Location = S-2
Town = TILTON

Organic Compound	Result (ppb)	Det. Lim. (ppb)
Benzene	BD	150
Toluene	BD	150
Ethylbenzene	BD	150
m&p-Xylene	342	150
o-Xylene	228	150
Methyl t-butyl ether	BD	150
Petroleum Hydrocarbons Modified 8240 mg/kg (ppm) (purge/trap, GC/MS)	190.0	15.0 ppm

Comments:

Sample Matrix = Soil.

TPH was performed with gasoline as the standard.

Method VOA of Analyses = EPA-624/8240, (capillary)

All Results are in parts-per-billion, ppb - except when noted.

CHAIN-OF-CODY RECORD

✓ BTEX/MTBE

STA. NO.	TIME	SAMPLER ID	LOCATION DESCRIPTION	SAMPLE TYPE	VOCs 624	VOCs 601/602	TPH	PEST/PCB	DISS. METAL	E.P. TOX	DATE	AAI ID	TOTAL # OF CONT.	NOT E #
TP-1	5:05	RC	GROUNDWATER - UST EXCAV.	GW		X	X				9/15/93	10334 BTEX/MTBE + TPH	2	1
W.O.-1	11:00	MPD	SOIL BENEATH WASTE OIL UST	SOIL	X		X				9/16/93	10335 VOCs + TPH	1	2
S-1	10:45	MPD	SOIL BENEATH GASOLINE UST	SOIL		X	X				9/16/93	10336 BTEX/MTBE + TPH	1	3
S-2	10:40	MPD	COMPOSITE - GASOLINE UST AREA	SOIL		X	X				9/16/93	10337 BTEX/MTBE + TPH	1	4

TOTAL NUMBER OF CONTAINERS:

RELINQUISHED BY: M.D. Rice DATE/TIME: 9/16/93 RECEIVED BY: William M Rice

RELINQUISHED BY: DATE/TIME RECEIVED BY:

RELINQUISHED BY: DATE/TIME RECEIVED BY:

ANALYTICAL LABORATORY: AQUARIAN
LABORATORY CONTACT: BILL RICE
NOBIS ENGINEERING CONTACT: MATT DILLIS

NOBIS ENGINEERING, INC.
6 GARVINS FALLS ROAD
CONCORD, NH 03301

Teleph: (603) 224-4182 FAX: (603) 224-2507

NOTES:

- 1.) BTEX/MTBE + TPH WITH GASOLINE AS STANDARD (ICED ONLY - NO)
- 2.) FULL 624 VOCs + TPH (WASTE OIL)
- 3.) GRAB SAMPLE FROM BELOW GASOLINE UST
- 4.) COMPOSITE SAMPLE GASOLINE UST AREA (SOUTH/WEST/EAST WALLS)

Project: ERNIE'S AUTO SALES
Location: TILTON, NH
File No: 33680
Date of Collection: 9/15 & 9/16/93

RECEIVED SEP 23 1993

Town TILTONDate of Closure 9/15/93Mailed 8/30/93

(comp)

#-11

Initial SCW

New Hampshire Department of Environmental Services (603) 271-3644

TANK CLOSURE REPORT FORM

1. Telephone Message

Name MATT DILLIS
Street G GARVIN FALLS RD
City CONCORD NHInitial SCW
Date: 8/30/93
Telephone: 224-4182
Fax # 2507X 19
left
+ traffic light
towards
Franklin2. Facility Registration Number: 0-114478Name ERNIE'S AUTO SALESStreet EAST MAIN ST
City TILTON3. Owner Name A. TURCHIN ESTATE c/oName HELLEN BELAIR
Street 9 PLEASANT STCity TILTON
State NH Zip 03276 Telephone 286-8597

4. Tank Removal Information

*** Indicate suspected leakers. ***

Tank # <u>1</u> Size <u>3000?</u> Product <u>GAS</u> will tank be replaced? Yes ☒ No ☐	Tank # <u>2</u> Size <u>3000?</u> Product <u>GAS</u> will tank be replaced? Yes ☒ No ☐	Tank # <u>3</u> Size <u>2000?</u> Product <u>GAS</u> will tank be replaced? Yes ☒ No ☐	Tank # <u>4</u> Size <u>1,000?</u> Product <u>WASTE OIL</u> will tank be replaced? Yes ☒ No ☐	Tank # <u></u> Size <u></u> Product <u></u> will tank be replaced? Yes ☐ No ☐
---	---	---	--	---

Consultant NOBIS ENG6. Local Fire Dept. Notified WILL DO7. Inspector M. M. MCDate 9/15/93

8. Field Screening Methods (tank and piping):

Microtip - 30-165 ppm

OKAY per Blaise H. - limit samples because a site characterization will be requested.

Telecon w/ Matt Dillis - Nobis 9/16/93
3 gas tanks removed 9/15/93,
groundwater present. Waste oil (1 usg)
to be removed 9/16/93. Contamination
present, will stockpile soil
on site + back fill
the hole. M.M.C.

9. Sample Information

- Did not observe sample collection

tank # <u>1</u> Soil Water	tank # <u>2</u> Soil Water	tank # <u>3</u> Soil Water	tank # <u>4</u> Soil Water	tank # <u></u> Soil Water
-------------------------------	-------------------------------	-------------------------------	-------------------------------	------------------------------

Taken By: Nobis Eng. Rick Chave10. Tank Condition: UNKNOWN - WTS TO BE REMOVED late P.M. 9/15/93

tank # <u>1</u> <u>groundwater</u> <u>holes</u>	tank # <u>3</u> <u>holes</u>	tank # <u>4</u> <u>holes</u>	tank # <u></u>
---	---------------------------------	---------------------------------	----------------

Per M. Dillis - holes present 9/16/93 P.M.

Indicate tank and sample locations by sketching on back of this report.

12. Include photographs of the excavation and tank(s) condition if available.

13. Estimated cubic yards of stock piled contaminated soil:

YES, on + covered w/ poly 30 cubic yards

Verification

I have inspected the site of the removed tank(s), including the entire excavation area. I am knowledgeable in field observation techniques to determine regulated substance contamination in soils and groundwater. There is no evidence of soil or groundwater contamination at the site. I have also inspected the excavated tank(s) and found no evidence of leakage.

Name:

Signature:

Date:

New Hampshire Dept. of Environmental Services
6 Hazen Drive
P. O. Box 95
Concord, New Hampshire 03301

RECEIVED

AUG 16 1993

(603) 271-3644 OF



Notification for Underground Storage Tank Systems

Type of Notification		State Use Only																			
☒ A. New Facility	☐ B. Amended	ID NUMBER	0114478																		
		DATE RECEIVED	8/16/93																		
		A. Date entered to Computer	8/17/93																		
		B. Data Entry Clerk Initials	SH																		
		C. Owner was contacted to Clarify Responses, Comments																			
		ACTIVE	4																		
		INACTIVE																			
INSTRUCTIONS																					
Please type or print in ink all items except "signature" in Section V. This form must be completed for each location containing underground storage tanks. If more than four (4) are owned at this location, photocopy the following sheets, and staple continuation sheets to this form. Also, provide a site plan and facility layout. (may be an accurate hand sketch).																					
I. OWNERSHIP OF TANK(S)		II. LOCATION OF TANK(S)																			
Owner Name <u>ESTATE OF Anthony Turchin</u>		Facility Name <u>ERNIE'S USED CAR'S</u>																			
Street Address <u>C/O Helen Belair (Admin)</u>		Street Address (DO NOT USE POST OFFICE BOX) <u>Route 3 East main st</u>																			
City <u>Tilton NH</u> State <u>NH</u> Zip Code <u>03276</u>		City <u>Tilton NH</u> State <u>NH</u> Zip Code <u>03276</u>																			
Phone Number (include area code)		County <u>Belknap</u>																			
III. TYPE OF OWNER		IV. MAPPING INFORMATION																			
☐ Federal Gov't. ☐ Commercial		If known please provide: The Geologic Location of the tanks by degree, minutes and seconds: (Example Lat 42. 36. 12 N Long. 95. 24. 17 W) Latitude: _____ Longitude: _____																			
☐ State Gov't. ☒ Private		Tax Map # <u>0004</u> Lot #: <u>0071</u>																			
☐ Local Gov't.																					
V. TYPE OF FACILITY																					
<table border="0"><tr><td>☐ Gas Station</td><td>☐ Local Government</td><td>☐ Contractor</td></tr><tr><td>☐ Petroleum Distributor</td><td>☐ State Government</td><td>☐ Trucking/ Transportation</td></tr><tr><td>☐ Air Taxi</td><td>☐ Federal - Non - Military</td><td>☐ Utilities</td></tr><tr><td>☐ Aircraft Owner</td><td>☐ Federal - Military</td><td>☐ Farm or Residential</td></tr><tr><td>☒ Auto Dealership</td><td>☐ Commercial</td><td>☐ Other (Explain)</td></tr><tr><td>☐ Railroad</td><td>☐ Industrial</td><td><u>WAS A GAS STATION</u></td></tr></table>				☐ Gas Station	☐ Local Government	☐ Contractor	☐ Petroleum Distributor	☐ State Government	☐ Trucking/ Transportation	☐ Air Taxi	☐ Federal - Non - Military	☐ Utilities	☐ Aircraft Owner	☐ Federal - Military	☐ Farm or Residential	☒ Auto Dealership	☐ Commercial	☐ Other (Explain)	☐ Railroad	☐ Industrial	<u>WAS A GAS STATION</u>
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☐ Aircraft Owner	☐ Federal - Military	☐ Farm or Residential																			
☒ Auto Dealership	☐ Commercial	☐ Other (Explain)																			
☐ Railroad	☐ Industrial	<u>WAS A GAS STATION</u>																			
VI. CONTACT PERSON IN CHARGE OF TANKS																					
Name	Job Title	Address	Phone Number (Include Area Code)																		
<u>Dennis Belair</u>		<u>RFD #1</u> <u>Box 376D Tilton NH</u>	<u>603-286-8597</u>																		
VII. CERTIFICATION																					
I certify under penalty of law that I have personally examined and am familiar with the information submitted in this and all attached documents, and that based on my inquiry of those individuals immediately responsible for obtaining the information. I believe that the submitted information is true, accurate and complete.																					
Name and title of owner or owner's authorized representative (print)		Signature	Date Signed																		
<u>Helen Belair, ADMINISTRATRIX</u>		<u>Helen Belair</u>	<u>8-11-93</u>																		

CLOSURE REPORT REVIEW

UST # 0-114478

Town: TILTON

Closure Date 9/15/93

Date report received: 10/5/93

Reviewer: JH

Field Screening: ☒ Y ☐ N

Analytical Results: ☒ Y ☐ N

Release Indicated: ☒ Y ☐ N

Contaminated Soil Stockpiled: ☒ Y ☐ N 30 ± YDS

Release Action:
Compliance Report: ☐ Y ☐ N Date: _____

Referred to E.R. ☒ Y ☐ N RICK BERRY

Non-Release Letter: ☐ Y ☐ N

Date: 10/12/93

DES# _____

NOTES: WASTE OIL - FPH - Did NOT do METALS

VIII. DESCRIPTION OF UNDERGROUND STORAGE TANKS (Complete for each tank at this location.)

Tank Identification Number	Tank No. <u>1</u>	Tank No. <u>2</u>	Tank No. <u>3</u>	Tank No. <u>4</u>
1. Status of Tank (Mark Only One)				
Currently in Use	☐	☐	☐	☐
Temporarily Out of Use	☐	☐	☐	☐
Permanently Out of Use	☒	☒	☒	☒
Newly Installed	☐	☐	☐	☐
Amendment of Information	☐	☐	☐	☐
2. Date of Installation				
3. Estimate Total Capacity (gallons)	<u>Unknown</u>			
4. Material of Construction (Mark all that Apply)				
Asphalt Coated or Bare Steel	☐	☐	☐	☐
Cathodically Protected Steel	☐	☐	☐	☐
Lined Interior	☐	☐	☐	☐
Epoxy Coated Steel	☐	☐	☐	☐
Composit (steel with Fiberglass)	☐	☐	☐	☐
<u>Unknown</u> Fiberglass Reinforced Plastic	☐	☐	☐	☐
Double Walled	☐	☐	☐	☐
Polyethylene Tank Jacket	☐	☐	☐	☐
Concrete	☐	☐	☐	☐
Excavation Liner	☐	☐	☐	☐
Unknown	☒	☒	☒	☒
Other, Please Specify	☐	☐	☐	☐
Has Tank been Repaired?	☐	☐	☐	☐
5. Piping Material (Mark all that Apply)				
Bare Steel	☐	☐	☐	☐
Galvanized Steel	☐	☐	☐	☐
Fiberglass Reinforced Plastic	☐	☐	☐	☐
Cathodically Protected Steel	☐	☐	☐	☐
Double Walled	☐	☐	☐	☐
Copper	☐	☐	☐	☐
Secondary Containment	☐	☐	☐	☐
Unknown	☒	☒	☒	☒
Other, Please Specify	☐	☐	☐	☐
6. Piping Type (Mark all that Apply)				
<u>Unknown</u> Suction: No Valve at Tank	☐	☐	☐	☐
Suction: Valve at Tank	☐	☐	☐	☐
Pressure	☐	☐	☐	☐
Gravity Fed	☐	☐	☐	☐
Has piping been repaired?	☐	☐	☐	☐

Tank Identification Number	Tank No. <u>1</u>	Tank No. <u>2</u>	Tank No. <u>3</u>	Tank No. <u>4</u>
7. Substance Currently or Last Stored in Greatest Quantity by Volume				
Gasoline	☒	☒	☒	☐
Diesel	☐	☐	☐	☐
Gasohol	☐	☐	☐	☐
Kerosene	☐	☐	☐	☐
Heating Oil	☐	☐	☐	☐
Used Oil	☐	☐	☐	☒
Other, Please Specify	☐	☐	☐	☐
<i>NA</i> Hazardous Substance CERCLA name and / or CAS number	☐	☐	☐	☐
<i>NA</i> Mixture of Substances Please Specify	☐	☐	☐	☐
Tank Currently Empty	☒	☒	☒	☒

IX. TANKS PERMANENTLY OUT OF USE OR CHANGE IN SERVICE

Tank Identification Number	Tank No. <u>1</u>	Tank No. <u>2</u>	Tank No. <u>3</u>	Tank No. <u>4</u>
1. Closing of Tank				
A. Estimate date last used (month / day / year)	<u>Est 1960</u>	<u>Est 1960</u>	<u>Est 1960</u>	<u>Est 1960</u>
B. Estimate date tank closed (month / day / year) <i>not closed</i>	<u> </u>	<u> </u>	<u> </u>	<u> </u>
C. Tank was removed from ground	☐	☐	☐	☐
D. Tank was closed in ground	☐	☐	☐	☐
E. Tank filled with inert material	☐	☐	☐	☐
F. Change in service	☐	☐	☐	☐
2. Site Assessment Completed				
Estimate date of action (month / day / year)	<u> </u>	<u> </u>	<u> </u>	<u> </u>
Evidence of a leak detected	☐	☐	☐	☐

X. CERTIFICATION OF COMPLIANCE (COMPLETE FOR ALL NEW AND UPGRADED TANKS AT THIS LOCATION)

Tank Identification Number	Tank No.	Tank No.	Tank No.	Tank No.
1. Installation				
A. Installer certified by tank and piping manufacturers	☐	☐	☐	☐
B. Installer certified or licensed by the implementing agency	☐	☐	☐	☐
C. Installation inspected by a registered engineer	☐	☐	☐	☐
D. Installation inspected and approved by implementing agency	☐	☐	☐	☐
E. Manufacturer's installation checklists have been completed	☐	☐	☐	☐
F. Another method allowed by State agency. Please specify				
2. Release Detection (Mark all that apply)				
A. Manual tank gauging	☐	☐	☐	☐
B. Tank tightness testing	☐	☐	☐	☐
C. Monthly inventory controls	☐	☐	☐	☐
D. Automatic tank gauging	☐	☐	☐	☐
E. Vapor monitoring	☐	☐	☐	☐
F. Groundwater monitoring	☐	☐	☐	☐
G. Interstitial monitoring / double walled tank	☐	☐	☐	☐
H. Interstitial monitoring / secondary containment	☐	☐	☐	☐
I. Automatic line leak detectors	☐	☐	☐	☐
J. Line tightness testing	☐	☐	☐	☐
K. Other methods allowed by implementing agency	☐	☐	☐	☐
3. Spill And Overfill Protection				
A. Overfill device installed	☐	☐	☐	☐
B. Spill device installed	☐	☐	☐	☐

XI. FINANCIAL RESPONSIBILITY

I have met the financial responsibility requirements
in accordance with NH Code of Administrative
Rules Env-Ws 411.10 ☐

Check All That Apply:

Self insurance ☐
Risk Retention Group ☐
Guarantee ☐
Surety Bond ☐

Letter of Credit ☐
State Funds ☐
Trust Fund ☐
Other Method ☐

Specify _____

OATH: I certify that the information concerning the installation provided in Section X is true to the best of my belief and knowledge.

Installer _____

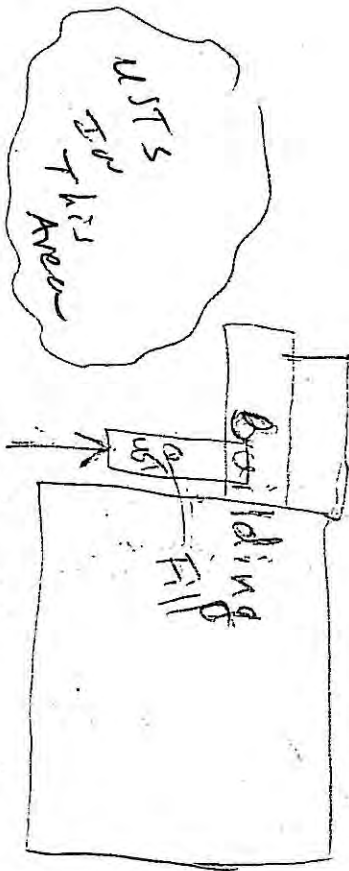
Name

Signature

Date

Position

Company



Waste Oil $\rightarrow$ 35 ppm, 160 ppm

Main St.

APPENDIX G

HISTORICAL DOCUMENTATION



State of New Hampshire

WATER RESOURCES BOARD

STATE HOUSE ANNEX

CONCORD 03301

August 23, 1967

Board of Selectmen
Tilton
New Hampshire 03276

RE: Dumping Fill in Winnepesaukee River

Gentlemen:

This letter will acknowledge your correspondence of August 10, 1967 regarding the dumping of fill into the Winnepesaukee River in Tilton, New Hampshire.

On August 15, 1967, an inspection was made at the site and it was found that the owners of the Gulf Station on East Main Street, Melvin Roberts, Jr., George Raffaelly and Robert Jordan had dumped fill into a swamp area adjoining the Winnepesaukee River and a portion of this fill did extent into the bed of the river. This fill extends along their shore approximately 100 feet.

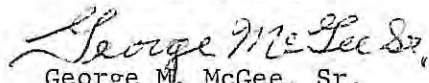
The State does not claim any ownership of the bed of this river and it is assumed that the land owners abutting the river own to the center of the stream.

This fill is located immediately downstream of the B. & M. RR Bridge and at this point the river is 100 - 150 feet wide. The flow at the time of the inspection was approximately 1200 cfs or about one-third the maximum flow recorded on this river. In our opinion, this fill does not appear to restrict the flow at this point in the river. Mr. Roberts was told that he should not place any more fill out into the river and perhaps would have to protect what is there from erosion.

Our concern in this regard is the possibility that a filling in of the channel to the extent that during times of high flow the fill could act as a dam. At this site the railroad bridge does pond the water upstream to some degree. The wide river below this bridge allows a drop in the water surface near this fill indicating that the flow has not been retarded in this case.

We appreciate your prompt action in reporting this case to us. In the future, we hope for better control of this type situation by proper legislation.

Very truly yours,


George M. McGee, Sr.
Chairman

gmccg:c

cc: Mr. Shapiro, Asst. Attorney General

Town/City TiltonState New Hampshire

No Earlier Than _____

(unless decision received from municipality)

No Later Than _____

TAXPAYER'S RSA 76:16-a APPEAL **TO THE BOARD OF TAX AND LAND APPEALS**

Use only for tax year 1992

File this with board after filing with municipality; deadline stated in instructions. Read and follow instructions.

INSTRUCTIONS

1. Complete the appeal form by typing or legibly printing.
2. File this appeal form with the board of tax and land appeals within the RSA 76:16-a deadlines (see below), and after applying for abatement in writing with the municipality.

Deadlines: ("Notice of tax" means the last date the municipality mails the final tax bill (as determined by the board of tax and land appeals). If your municipality bills twice annually, you must appeal after the second bill and not before.

- | | |
|--------------------------|---|
| <u>Step One</u> | Taxpayer must file the abatement application with the municipality within two months after notice of tax. |
| <u>Step Two</u> | Municipality has until six months after notice of tax to grant or deny the application. |
| <u>Step Three</u> | Taxpayer must file appeal to the board of tax and land appeals (RSA 76:16-a) or the superior court (RSA 76:17) but not to both: |
- 1) no earlier than: a) receiving the municipality's decision on the abatement application; or b) six months after notice of tax, even if the municipality has not responded; and
 - 2) no later than eight months from notice of the tax.

NOTE: For municipalities with 9,000 or more parcels, add 2 months to step two and three for the year of the municipal-wide revaluation.

3. **Section A.** Until otherwise informed in writing by the appealing party, all orders, notices and communications shall be made to: a) the party's listed address and phone number; or b) the representative's address and phone number.
4. **Section C.** List only the properties you are appealing and for which an abatement application was filed with your municipality. A party may use the same form to appeal more than one property, provided the properties are all in common ownership. For example, if John and Jane Smith jointly own 2 properties, they only need to file one appeal. But, if they own 1 property jointly and Jane owns 1 property herself, a separate appeal must be filed for each property.
5. **Section E.** State with specificity all of the reasons you intend to rely on in presenting your appeal.
6. **Section F.** The Taxpayer has the burden of proof to show the assessment is incorrect. To carry this burden, the Taxpayer must show what the property was worth on April 1 of the year appealed. This value and the assessment will then be compared to other assessments in the municipality. Therefore, comparable properties are an essential part of most appeals.
7. Make a copy of the appeal form for your file.

RSA 76:16-a APPEAL TO BOARD OF TAX AND LAND APPEALS

SECTION A. Person Appealing (owner/taxpayer)

Name: Helen Belair, Administratrix of the Estate of Anthony Turchin

Mailing address: 9 Pleasant Street, Tilton, NH 03276

Telephone number (work) N/A (home) 286-4467

SECTION B. Representative if other than owner/taxpayer (must also complete Section A)

Name: R. Peter Shapiro, Esq.

Mailing address: 41 Centre Street, Concord, NH 03301

Telephone number (work) 225-6627 (home) _____

SECTION C. Property appealed.

List the tax map and lot number and the actual street address of each property appealed and include a brief description and the assessment.

<u>Tax map, lot</u>	<u>Street address</u>	<u>Description</u>	<u>Assessment</u>
<u>See Attached</u>			

Check the applicable box:

☐	Single-family	☒	Commercial/Industrial
☐	Residential Condominium	☐	Vacant, unimproved land
☐	Residential Multi-unit	☐	Other: _____
☐	Mobile Home (Park/Site) unit		

SECTION D. Other Property

List other property in municipality owned by appealing person or owner/taxpayer even if the properties have not been appealed.

<u>Tax map, lot</u>	<u>Street address</u>	<u>Description</u>	<u>Assessment</u>
<u>N/A</u>			

Section C

<u>Tax map, lot</u>	<u>Street Address</u>	<u>Description</u>	<u>Assessment</u>
OR2, L3	Rt 3	Land & Buildings	\$21,700.00
OR2, L4	Rt 3	Land & Buildings	40,500.00
OR2, L5	Rt 3	Land & Buildings	138,600.00
OR2, L7	Rt 3	Land & Buildings	64,400.00
OR2, L10	Rt 3	Land & Buildings	237,600.00
OU04, L71	Rt 3	Land & Buildings	79,500.00

SECTION E. Reasons for appeal

The Taxpayer has the burden to prove disproportionality. Therefore, state with specificity, the reasons supporting your appeal. Statements such as "taxes too high", "disproportionately assessed" or "assessment exceeds market value" are insufficient.

Generally, specificity requires the Taxpayer to present material on the following (all may not apply):

- 1) physical data -- incorrect description or measurement of property;
- 2) market data -- the property's value on the April 1 assessment date, supported by comparable sales or a professional opinion of value; and/or
- 3) assessment data -- the property's assessment exceeds the general level of assessment shown by comparing the property's assessment with assessments on other properties in the municipality.

Attach additional sheets if needed.

The property substantially comprises a salvage yard which has been subject to litigation for several years regarding allegations by the State of potential pollution problems. Same rendered the property substantially valueless.

The property was assessed above the fair market value.

A portion of the property was destroyed by fire.

SECTION F. Comparable Properties

List the properties you are relying upon to show overassessment of your property.

<u>Tax map, lot</u>	<u>Street address</u>	<u>Description</u>	<u>Assessment</u>
<u>No comparables are available at this time. If same are necessary and become available, they will be submitted in due course.</u>			

SECTION G. Certification by appealing party

By signing below, the appealing party certifies and swears under the penalties of RSA Ch. 641 (check off box to ensure compliance):

- 1) [x] an abatement application was timely filed with the municipality and the application included the appealed property(s);
- 2) [x] an inventory form was timely filed (if required by the municipality);
- 3) [x] the municipality has responded to my abatement application or six months has passed since the notice of tax;
- 4) [x] the appeal has a good faith basis, and the facts stated are true to the best of my/our knowledge.

ESTATE OF ANTHONY TURCHIN

Date: 5-21-93

By: Helen Belair
(Signature)
Helen Belair, Administratrix

(Signature)

SECTION H. Certification and Appearance by Representative (if other than owner/taxpayer)

By signing below the appealing party's representative certifies and swears under penalties of RSA 641:

- 1) all (certifications) in Section G are true;
- 2) the appealing party has authorized this representation; and
- 3) a copy of this form was sent to the client.

Date: 5-21-93

R. Peter Shapiro
(Signature)
R. Peter Shapiro, Esq.

FILING INSTRUCTIONS

File completed appeal form along with a nonrefundable \$65.00 check (payable to "Treasurer, State of New Hampshire") at:

Board of Tax and Land Appeals
State Office Park South, Johnson Hall
107 Pleasant Street
Concord, NH 03301

NOTE: Date of filing is the date this form is either hand delivered to the board, postmarked by the post office or receipted by an overnight delivery service.