

Appendix F

Hazardous Materials Assessment

Memorandum

DATE: October 24, 2011
TO: John D. Pavlik, Manager, Right of Way Engineering
FROM: Manager, Environmental Resources
SUBJECT: Hazardous Materials Assessment for the North Tustin Park Parcel, Northwest Corner of Newport Avenue and Crawford Canyon Road, Unincorporated Orange County; ROWE I.D. No. 2011-41

Please find attached the Hazardous Materials Assessment (HMA) report prepared by Environmental Resources (ER) for the subject property. This HMA was prepared by ER in response to the request dated September 20, 2011 from Right of Way Engineering (ROWE).

The scope of work completed for this HMA involved: 1) a review of historical documents; 2) a regulatory agency database search; 3) interviews; 4) a property inspection; and 5) a reconnaissance of the adjoining sites and areas surrounding the property. The following presents the findings of the HMA:

- The property consists of a triangular unimproved parcel on the northwest corner of Crawford Canyon Road and Newport Avenue.
- The review of historical documents, which included historical topographic maps, aerial photographs, city directories, and Sanborn fire insurance maps did not identify RECs associated with the subject property or adjoining sites.
- The regulatory database search identified one mapped listing around the subject property. Nine orphan sites were also listed in the database search. However, further investigation determined that these target and orphan listings have a low potential for impacting the property.
- The property inspection and area reconnaissance did not identify RECs associated with the property or its adjoining sites. The site does contain some maintenance issues that would be considered *de minimis* conditions including: storm drain outfall maintenance, removing the accumulated soil piles to improve site drainage and sediment/erosion control on the property, and accumulated trash and debris piles on the property.
- Interview activities, including a review of the TDS provided by the property owner, did not identify RECs for the property.

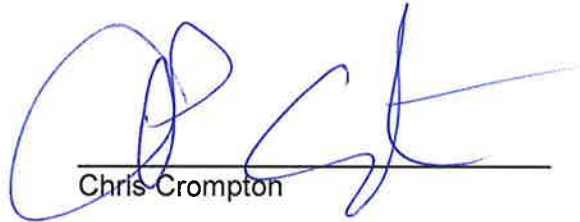
Based on ER's document review, database research, and field reconnaissance, no evidence of environmental degradation to the property from hazardous materials contamination has been identified. Therefore, ER recommends that the property acquisition proceed. Although not necessarily HMA concerns, the following issues should be evaluated as part of the acquisition:

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- Maintenance of the storm drain on the northeast corner of the property to facilitate site drainage;
- Re-grading of the property to remove the accumulated soil piles and to improve sediment/erosion control on the property; and
- Disposal of accumulated trash and debris from the site.

This HMA Update will be valid for a period of 18 months, through ^{April 3} ~~October 2012~~.

Any questions concerning the HMA should be directed to James Fortuna at (714) 955-0677.



Chris Crompton

KB: HMA: TG 800, F6; EC41453

Attachment: Hazardous Materials Assessment