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JANUARY 1995  
PROJECT No. ECI9501AP07

PROPERTY LOCATED AT 51214 INDUSTRIAL DV  
MACOMB INDUSTRIAL PARK, LOT 22, MACOMB  
TOWNSHIP, MACOMB COUNTY, MICHIGAN  
MI TAX CODE # 08-18-326-022



PHASE I ENVIRONMENTAL RISK ASSESSMENT  
PREPARED FOR  
ALAN V. PRAET  
ACCU-TECH INDUSTRIES, INC.  
50845 RIZZO DRIVE  
SHELBY TOWNSHIP, MI 48315

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## EXECUTIVE SUMMARY

No environmental concerns exist with respect to the assessed property. No further investigation is recommended at this time.

A Phase 1 Environmental Assessment was performed on a property identified as Lot 22 in the Macomb Industrial Park, 51214 Industrial Road, north of 23-Mile Road, east of Hayes and west of Romeo Planck, Macomb Township, Macomb County, Michigan. The assessment was conducted in accord with ASTM Practice E1527. The property identified is zoned industrial-commercial, according to Macomb County records.

The subject site is comprised of a "footprint" of approximately 2.75 acres (1.11 hectares) located on the east side of Industrial Drive in Macomb Township, Macomb County, Michigan. The property identification code (SID WELL No./Parcel Code No.) is 08-18-326-022. The property is unoccupied and vacant land. The grounds of the subject site are a soil surface.

At the time of the site investigation, no operations or activities associated with the site were observed. No chemicals or hazardous materials were observed on site at the time of the inspection.

Topographic and geologic conditions were analyzed to determine the property's potential to impact or to be impacted by off-site contaminated sources. The soils in the vicinity of the subject site serve as a good natural barrier against contaminant migration to or from the site.

Applicable, available historical information was reviewed and it was ascertained that former activities at the subject properties did not appear to adversely impact the environmental integrity of the site.

Available local, state, and federal government agency records were reviewed for documentation on nearby sites of known/suspected environmental contamination which may be in close proximity to the subject property. A Michigan Act 307 site was identified southwest of the subject property and within the ASTM recommended radius of the subject site. However, that 307 site should have no impact on the subject property. No other sites within the ASTM recommended radius of the subject site, were identified as known/suspected environmentally contaminated sites on local, state, or federal records.

No recognized environmental problem areas at the site were revealed during the assessment. There were no environmental factors, observed at the time of the site inspection, that may adversely affect the use of or the value of the property; or, which may require or result in remediation or other response activity, or in adverse action under existing environmental laws, regulations, etc.

The complete scope of work was professionally executed during the project.

## 1.0 INTRODUCTION

ECI Environmental Compliance, Inc. (ECI), on behalf of Mr. Alan V. Praet, has completed a Phase 1 Environmental Assessment to identify and analyze the potential environmental risks associated with a site identified as Lot 22, at 51214 Industrial Drive in the Macomb Industrial Park, {north of 23-Mile Road, east of Hayes Road and west of Romeo Planck Road} in Macomb Township, Macomb County, Michigan, with Parcel ID # 08-18-326-022.

## 1.1 SCOPE OF WORK

Conduct a site visit to visually survey the subject property for physical signs of contamination, proximity to sensitive environmental areas, and indications of past/ongoing releases of hazardous materials. Focus on underground and above ground storage tanks, dry wells, soil contamination, electrical transformers and capacitors, surface water impoundments/basins, evidence of on site dumping/spills, and other potential areas of environmental concern.

Visually assess the nature of immediately surrounding properties so that potential impacts from off-site sources to the subject properties may be evaluated.

Review applicable, available historical information (e.g. site ownership records, lists of past/present occupants, environmental permits, storage tank records, building plans, and aerial photographs) to ascertain whether or not former activities at the subject properties had the potential to adversely impact the environmental integrity of the site.

Review available local, state, and federal government agency records for documentation on nearby sites of known/suspected environmental contamination which may be in close proximity to the subject property. Identified sites of environmental concern within one-half mile of the subject property will be documented in the final report.

Prepare a report that presents all information assembled along with documentation to support the analysis, opinions, and conclusions generated.

The complete scope of work was professionally executed during the project in accord with ASTM Practice E1527.

## 1.2 INVESTIGATIVE LIMITATIONS

A Phase 1 Environmental Risk Assessment is limited by the availability and quality of site documentation. Undocumented, unauthorized releases of hazardous materials, the remains of which are not readily identifiable by visual inspection, are very difficult and often impossible to detect within the scope of such an investigation.

In preparing this report, ECI has relied on certain information provided by various government agencies and officials, interviews, and data available at the time of the site inspection. Although there may be some degree of overlap in the information provided by these various sources, ECI did not attempt to independently verify the accuracy of all information reviewed or received during the course of this Phase 1.

The findings of this report are valid as of the date of this report. Changes in the condition of a property can occur with the passage of time, whether due to natural processes or to the works of man on this or adjacent sites.

In addition, changes in the state-of-the-art or government codes may occur. Such changes, which are beyond our control, may render the findings of this report invalid, wholly or in part.

The final assessment of the potential for the existence of hazardous material at the site should be considered a professional opinion based upon the data obtained during the investigation and should not be considered a definitive statement that hazardous material is or is not present in the area of study. These opinions have been derived in accordance with ASTM Standard Practice E1527.

## 1.3 QUALIFICATIONS

This Phase 1 Environmental Assessment is conducted in accordance with Standard Practice E1527 to insure that methodologies constitute appropriate inquiry into the prior ownership and uses of the property consistent with good commercial or customary practice in order to identify and analyze recognized environmental conditions that constitute existing, past, or potential environmental risks associated with a property. This report is designed to satisfy the requirements for the innocent land owner defense to CERCLA liability as defined in 42 USC 9601 (34)B and Section 12a (2) (b) (i) of the Michigan Environmental Response Act (Act 307).

## 1.2 INVESTIGATIVE LIMITATIONS [continued]



**1.4 RELIANCE**

ECI Environmental Compliance, Inc. is aware that the client will rely in part on the results of this assessment for financial decisions relative to the subject property. ECI Environmental Compliance, Inc and/or its employees have no interest in the subject property or its operations...past, present, or contemplated.

ECI ENVIRONMENTAL COMPLIANCE, INC.

*James Stokes*  
\_\_\_\_\_  
LANCE STOKES, Ph.D.  
President  
DATE 1-13-95

## 2.0 SITE INSPECTION

On December 23, 1994, beginning at approximately 3:15 PM, ECI conducted a site visit to visually survey the subject property for potential indicators of any on-site contamination and materials/activities that potentially could produce such contamination, and to evaluate potential off-site impacts on the subject property. The physical site inspection was conducted by Lance Stokes, PhD, C.E.I., C.U.S.T.P.

**APPENDIX A** presents a listing of sources interviewed for this assessment. The current owner of the property, Mr. John Cavaliere of L.D.M. East Corporation, completed ECI's questionnaire on the site and his responses are also provided in **APPENDIX A**. Photographs are provided in **APPENDIX C**.

## 2.1 SITE DESCRIPTION

The subject site is comprised of a "footprint" of approximately 2.75 acres (1.11 hectares) with 306 feet of frontage on the east side of Industrial Drive, and a property depth of 391 feet, located in the Macomb Industrial Park, Macomb Township, Macomb County, Michigan. The property identification code (SID WELL No./Parcel Code No.) is 08-18-326-022. The common street address is 51214 Industrial Drive. A legal description of the property is provided in Liber 4828, Page 257, in the Macomb County Registry of Deeds Records and is summarized here as Part of the SW 1/4 of Section 18 T3N,R13E, Macomb Township, Macomb County. A vicinity map of the subject property is provided in **[FIGURE 1]**.

## 2.2 SITE OBSERVATIONS

Access and egress to the site were observed to be from the south at 23-Mile Road then north on Industrial Road to the site. Two other roads (Claire Court, north of the subject site and Leone Drive at the far north end of the park) within the industrial park were observed to terminate in cul-de-sacs. The property was observed to be unoccupied and the grounds of the site were observed to be comprised of soil. A field sketch of the site vicinity is provided in **FIGURE 2**. No soil staining was observed during the site investigation and no odors of petroleum products were detected. Although extensive pooling of water was observed on the site at the time of the site visit, no oil sheens were observed on the water and no petroleum odors were detected.

No indication of soil staining was observed on the soil pile and no petroleum odors were detected. Several discarded vehicle tires were observed on the site along the front section of the site.

A large soil pile (approximately 12 feet in height) located immediately in front of the subject property along Industrial Drive, was observed. According to sources interviewed, apparently the properties in the industrial park are being graded.

## 2.2 SITE OBSERVATIONS [CONTINUED]

Commercial natural gas is available to the site from Consumers Power Company. A commercial gas line runs the length of Industrial Drive from 23-Mile Road to Leone Drive. The gas line is cathodically protected. Electric service is available from Detroit Edison via buried cables.

The subject property is connected to a Macomb Township water supply, which is provided under municipal contract with the City of Detroit Water Supply System. The City of Detroit obtains its supply from intakes in the Detroit River and Lake St Clair. This water generally is of good quality and available in abundance.

The site vicinity is served by Macomb Township sanitary sewers and Macomb County storm drains. The sanitary sewer along Industrial Drive ties into a main to the south at 23-Mile Road which runs east. Storm drains were observed on the site. The vicinity of the site drains to the Gloede Drain. The site vicinity was in a flood hazard area as recorded on Flood Hazard Insurance maps in 1991. However, with the relocation of the Gloede Drain through the industrial park, the area is no longer in the flood hazard area.

## 2.3 CURRENT IMPROVEMENTS AND OCCUPANCY

At the time of the site investigation the land was vacant and no operations were observed. No chemicals or hazardous materials were observed on site at the time of the inspection. No specific risks associated with operations of any facility, e.g., chemical storage, solvent use, etc., were identified during the site investigation and the land was observed to be vacant.

## 3.0 SITE OWNERSHIP AND HISTORY

Conveyance records for the subject property were reviewed in the Macomb County Register of Record's Office and are summarized in **APPENDIX B**. These records were reviewed to help establish past land uses and do not constitute a legal title record. A search of these ownership records identified the owner as John Cavaliere of L.D.M. East Corporation. L.D.M. East Corporation quit claimed the property to Mr. Cavaliere in April of 1990. L.D.M. Corporation purchased the property from Michigan Tractor and Machinery Company in March of 1990. Michigan Tractor had purchased the property from Robert Sans in 1987.

During the three year ownership by Michigan Tractor, it appears that there was no identified use of the land and no dumping is suspected. Although the records indicate that Robert Sans held a Land Contract for MGM Construction Company in 1980, there appeared to be no activity on the land during that period of time. The site is recorded to be owned by Robert Sans and his family back as far as 1938. No further historical ownership information was available beyond 1938.

### 3.0

## SITE OWNERSHIP AND HISTORY [CONTINUED]

Past available aerial photographs of the vicinity of the subject property were reviewed. Aerial map sections of the site vicinity are provided in **FIGURES 3, 4, 5, & 6**, and were taken in 1990, 1985, 1980, and 1975, respectively. The site is seen to be undeveloped throughout that twenty years span. A review of a 1966 aerial map also indicated the site to be undeveloped farm land.

### 4.0 SITE SETTING

A property's setting critically influences its potential to be contaminated by off-site sources or impact off-site sources and the probable extent and magnitude of the resulting contamination. Of particular importance in the control of potential contaminant source, behavior, and transport characteristics are geologic and water setting, climate setting and land use setting.

### 4.1 GEOLOGIC, WATER AND CLIMATIC SETTING

Macomb County is part of the basin of glacial lakes that were forerunners of the Great Lakes. All except the northwestern part of the county were glacial lakes, or a succession of gradually receding lakes. Several ice sheets advanced and retreated over Macomb County during the glacial period. The most recent occurrence was during the late Wisconsin period, some 9,000 years ago. As the last ice sheets melted, they deposited glacial rock and soil material over parts of the county. As a result, moraines and other distinctive geological features were formed.

Parent material, the weathered rock or partly weathered material from which a soil forms, determines the limits of the chemical and mineralogical composition of the soil. Although the parent materials are of common glacial origin, their properties vary greatly, depending on how the materials were deposited.

In Macomb County, the parent material was deposited by glaciers and lakes. It consisted of gravel, sand, a mixture of sand and gravel silt, loam, clay, and organic material that was deposited on outwash plains, till plains, lake plains, flood plains, and moraines and in drainage ways.

The soils in the vicinity of the subject site are classified as Lenawee-Selfridge Complex characterized as poorly drained and having a resulting high water table. Permeability is very slow (approx 0.2 - 0.8-inch/Hr); pH = 6.1 to 7.3; corrosivity is moderate for steel and low for concrete. These soil offer severe limitations for septic tank disposal fields because of their slow permeability. These soils compact when wet and serve as a good natural barrier against environmental contaminant migration to or from the site.

A USGS 7.5 Minute Topographic map of the vicinity of the subject area was reviewed. A section of that map is provided in **FIGURE 7**. Relief, or topography, affects the natural drainage of soils and run off. The relief in the vicinity of the subject site is nearly level.

## 4.1 GEOLOGIC, WATER AND CLIMATIC SETTING [CONT.]

The water-table aquifer of the area generally flows southeast along topographic gradients, but low hydraulic conductivities and gradients generally limit flow velocities. Surface hydrologic features include the Clinton River and Lake St. Clair to the east. The average daily temperature ranges from 40°F to 57°F and the average precipitation is 27.45 inches.

The subject site is not identified by the State of Michigan as a wetlands (FIGURE 8).

## 4.2 LAND USE AND SURROUNDING PROPERTIES

The property is zoned industrial-commercial. The only presently existing structure in the industrial park is a building which houses Dimension Machine Tool Inc., located at the far north end of the industrial park on Leone Drive. At the entrance of the park on the north east corner of Industrial Drive and 23-Mile Road is, what appeared to be, a residential property. Property of Caterpillar Michigan, which fronts along 23-Mile Road east of Industrial Drive, borders the southern boundary of the industrial park. All contiguous properties to the site are vacant land on the north, east and south sides of the site. No evidence of storage tanks (AST/UST) or any bulk chemical or hazardous waste or material storage was observed on contiguous or adjacent properties at the time of the site visit.

Although groundwater direction is estimated on lake level elevations to be south southeast along with the surficial drainage route, it is the opinion of ECI that there should be no impact by contiguous properties or vice versa because water supply and sanitary sewerage and storm drainage flow within municipal and county supplied lines and conduits. In addition, the soils in the vicinity of the subject site act as a natural barrier to minimize migration from other sites or to other sites.

## 5.0 ON-SITE SOURCES OF CONTAMINATION

No storage tanks (above or below ground) were observed on the site at the time of the physical inspection. Underground storage tanks are regulated under Subtitle I of the Resource Conservation and Recovery Act (RCRA) and must be registered with the State of Michigan. There was no record of a registered underground storage tank on the subject property.

Contact with local regulatory sources (county and township) provided no information regarding hazardous materials spills or fires, illegal dumping, landfill activity, or any other environmental concerns or problems associated with or affecting the site or the immediate area of the site.

## 5.0 ON-SITE SOURCES OF CONTAMINATION [CONTINUED]

The U.S. Environmental Protection Agency's ERNS listing reported no record of hazardous substance releases or spills associated with the subject property. Under the authority of the US EPA by CERCLA of 1980, the US EPA has the authority to file NPL liens against real property in order to recover remedial action expenditures. The subject property has no NPL liens.

The Toxic Chemical Release Inventory System identifies sites which release toxic chemicals to the air, water, and land in reportable quantities. The subject site is not on this list.

No indication of the presence of any potential or actual source of PCB contamination was observed and none are suspected. No materials on-site were observed to be asbestos containing and none are suspected. No suspect potentially urea formaldehyde containing materials were observed and none are suspected. Radon activity in the vicinity of the subject site is less than 4 pCi/L and is not a threat to human health.

The site was vacant and unoccupied at the time of the inspection and no solid waste receptacles were observed on premises. No hazardous waste was observed on the premises at the time of the inspection. No soil staining was observed on site. No evidence of vegetative stress was observed on-site. Ground disturbances were observed on the sight and were believed to be property grading subsequent to excavation for the extension of the Gloede Drain.

There were no other conditions observed that appeared to be on-site sources of contamination or indicative of environmental impairments or concerns.

## 6.0 SITES OF KNOWN CONTAMINATION

A computerized data base search was made to determine sites of known contamination within a half mile to a one mile radius of the subject site. [FIGURE 9] depicts the findings.

The U.S. Environmental Protection Agency's National Priorities List (NPL) was prepared under the Comprehensive Environmental Recovery, Conservation and Liability Act of 1980 (CERCLA), 42 U.S.C. Section 9601 (1985). The NPL contains sites of significant environmental contamination in the State of Michigan. The sites identified represent uncontrolled or abandoned hazardous waste sites for which control of remedial actions have been assumed by the Superfund Program. No NPL sites were identified within a one mile radius of the subject site.

The U.S. Environmental Protection Agency's Comprehensive Environmental Response Compensation and Liability Information System (CERCLIS) List identifies sites that the U.S. EPA has investigated or currently is investigating for potential hazardous-substance contamination and possible inclusion on the National Priorities List. No CERCLIS site were identified within a 1.0 mile radius of the subject site.

## 6.0 SITES OF KNOWN CONTAMINATION [CONTINUED]

The U.S. Environmental Protection Agency's Resource Conservation and Recovery Act (RCRA) Treatment, Storage, and/or Disposal (TSD) Facilities List, identifies those facilities at which treatment, storage, and/or disposal of hazardous wastes (as defined and regulated by RCRA) occurs. No such sites were identified within a one mile radius of the subject site.

The U.S. Environmental Protection Agency's National Response Center maintains the Emergency Response Notification System (ERNS) List. The List identifies reported sites of Comprehensive Environmental Response, Compensation and Liability Act (CERCLA) hazardous substances releases or spills when those releases exceed reportable quantities. No adjoining sites are identified as an ERNS site.

The Michigan Department of Natural Resources prepares the Michigan 307 List pursuant to the Michigan Environmental Response Act of 1982 (Act 307). The Michigan 307 List identifies sites of known significant environmental contamination within the State. One such site was identified south west of the subject site at 14863 23-Mile Road in Shelby Township. The known contaminants at that location are hexachlorobenzene. *{it is noted that this location should have no impact on the subject site}.*

The Michigan Solid Waste Facilities/Landfill Sites list is an inventory of solid waste disposal facilities or landfills in a particular state. These may be active or inactive facilities or open dumps that failed to meet RCRA Section 2004 criteria for solid waste landfills or disposal sites. No such sites were identified within a 0.5 mile radius of the subject site.

Underground storage tanks are regulated under Subtitle I of the Resource Conservation and Recovery Act (RCRA) and must be registered with the State of Michigan. There were no registered underground storage tanks identified within a radius of less than 0.125 mile of the subject site.

Pursuant to the Michigan Leaking Underground Storage Tank Act (Act 478 of 1988), as Amended by Act 150 of 1989, the Michigan Department of Natural Resources identifies sites of known underground storage tank leakage or incidents, as required to be reported under the Act. No sites were identified within a 0.5 mile radius of the subject property.

## 7.0 CONCLUSIONS

ECI has performed a Phase 1 Environmental Site Assessment in conformance with the scope and limitations of ASTM Practice E1527 of 51308 Industrial Drive, Macomb Industrial Park, Macomb Township, Macomb County, Michigan.

This assessment has revealed no evidence of recognized environmental conditions in connection with the property. No recognized environmental problem areas of the project were revealed during the assessment.

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**7.0 CONCLUSIONS [CONTINUED]**

There were no environmental factors, observed at the time of the site inspection, that may adversely affect the use of or the value of the property; or, which may require or result in remediation or other response activity, or in adverse action under existing environmental laws, regulations, etc.

**8.0 RECOMMENDATIONS**

Based on the data obtained and documented in this report, it is the opinion of ECI that no further investigation of this site is needed at this time.

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FIGURES

- [1] SITE VICINITY MAP
- [2] FIELD SKETCH OF SITE VICINITY
- [3] 1990 AERIAL MAP OF VICINITY OF SITE
- [4] 1985 AERIAL MAP OF VICINITY OF SITE
- [5] 1980 AERIAL MAP OF VICINITY OF SITE
- [6] 1975 AERIAL MAP OF VICINITY OF SITE
- [7] USGS 7.5 MINUTE TOPOGRAPHIC MAP OF SITE VICINITY
- [8] WETLANDS MAP FOR SITE VICINITY
- [9] SITES OF KNOWN CONTAMINATION IN VICINITY OF SUBJECT SITE

- LEGEND
- State route
  - Marker
  - City
  - ◇ Medium town
  - Boundary
  - Road
  - State highway
  - Railroad
  - River
  - Shoreline
  - Open water

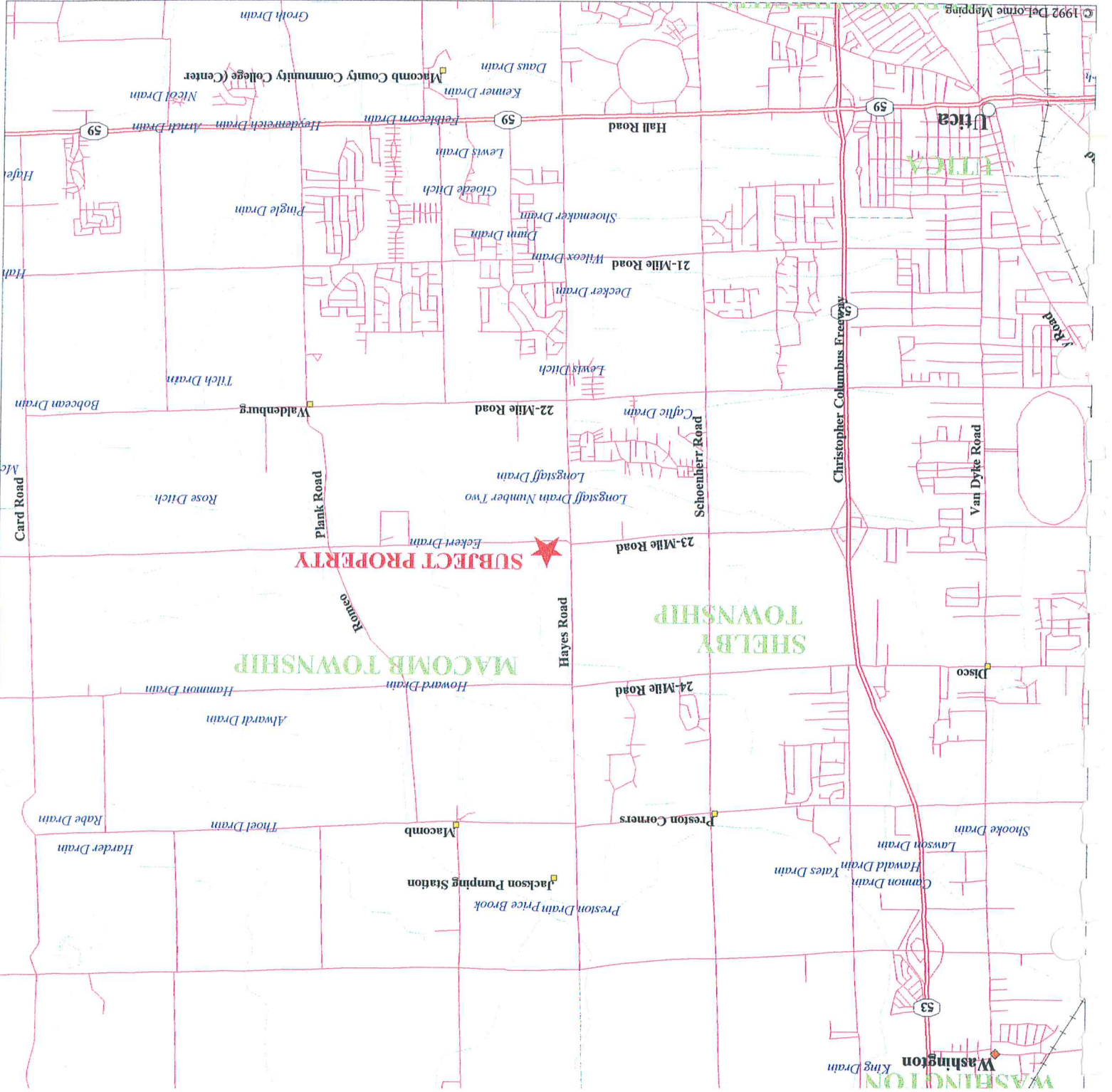
Scale 1:62,500 (at center)

1 Miles

2 KM

FIGURE 1

Mag 13.00



© 1992 DeLorme Mapping

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12-23-99

FIELD SKETCH OF SITE LOT 22  
51214 INDUSTRIAL DRIVE MACOMB INDUSTRIAL PARK  
MACOMB TOWNSHIP MACOMB COUNTY MICHIGAN  
LOT DIMENSIONS APPROX 306' X 391' (SEE REAR)

FIGURE 2

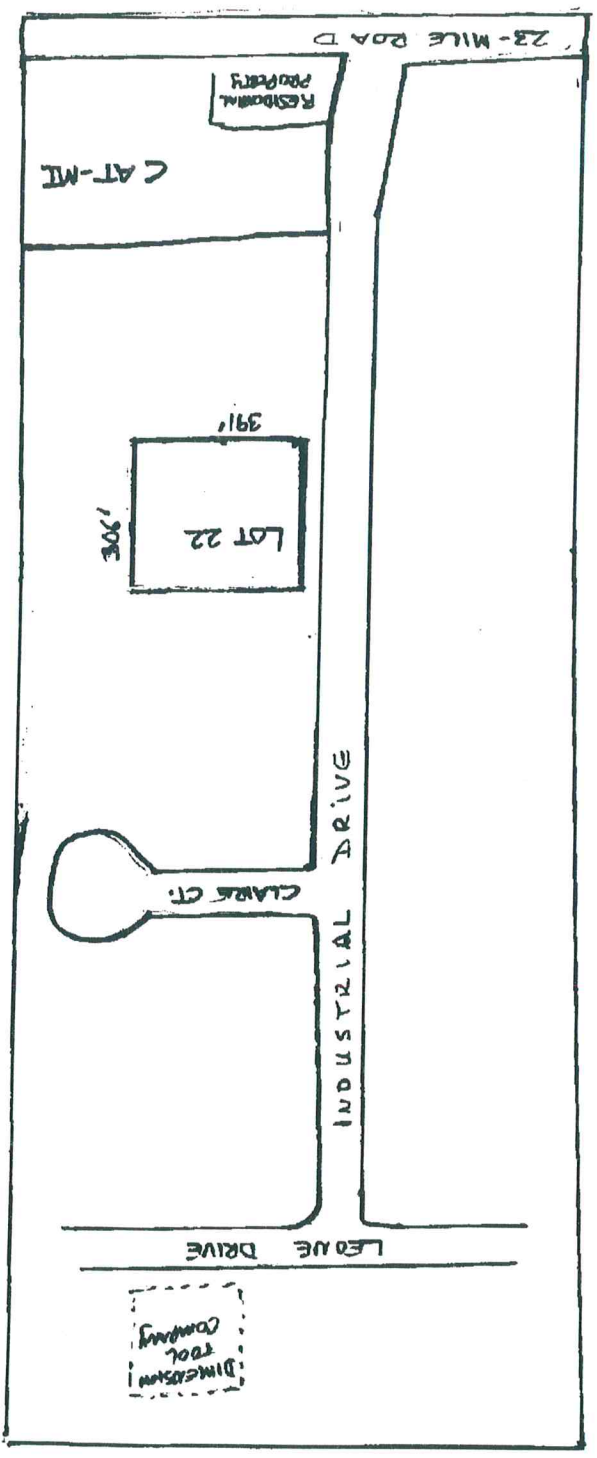


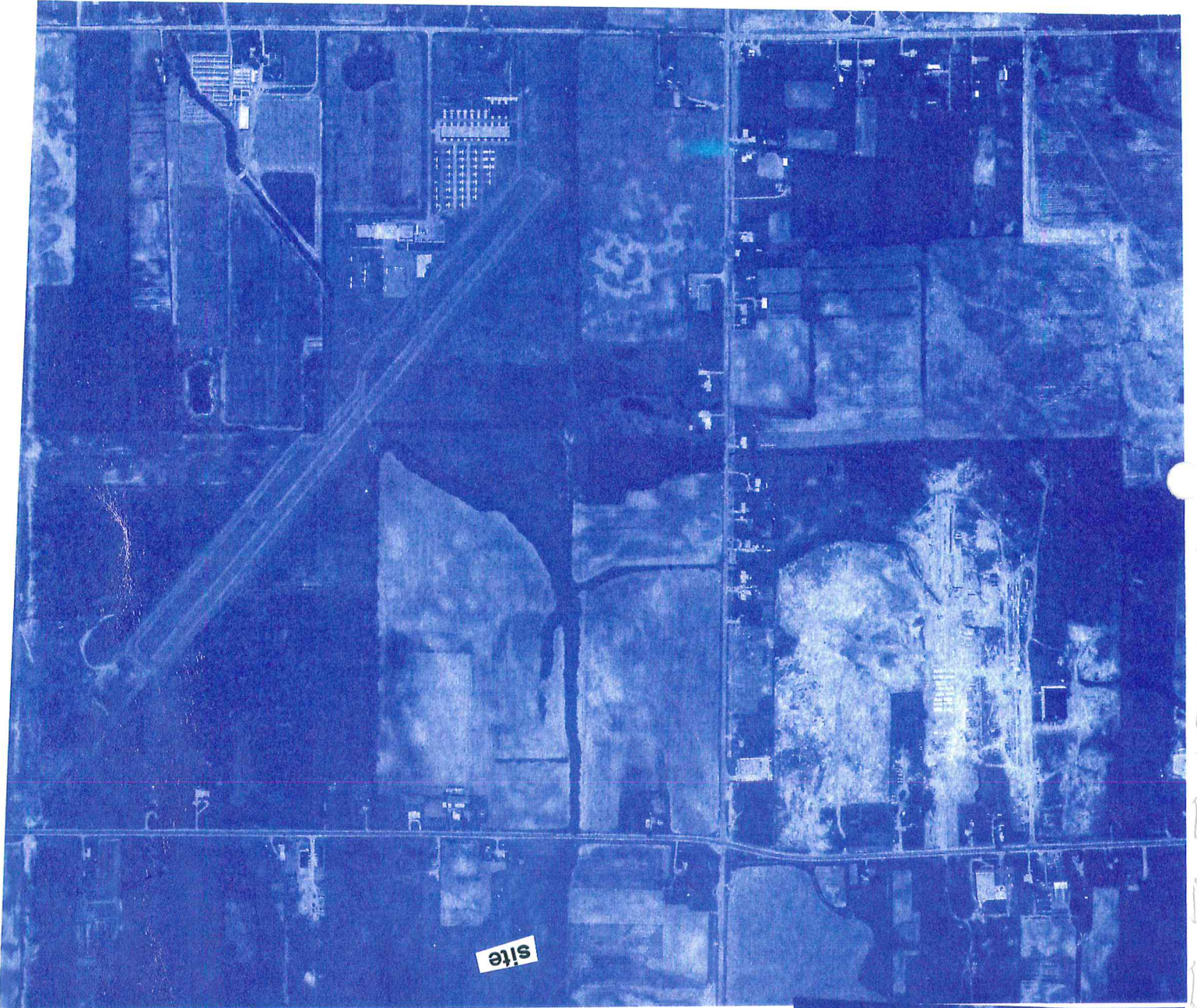


FIGURE 3

site

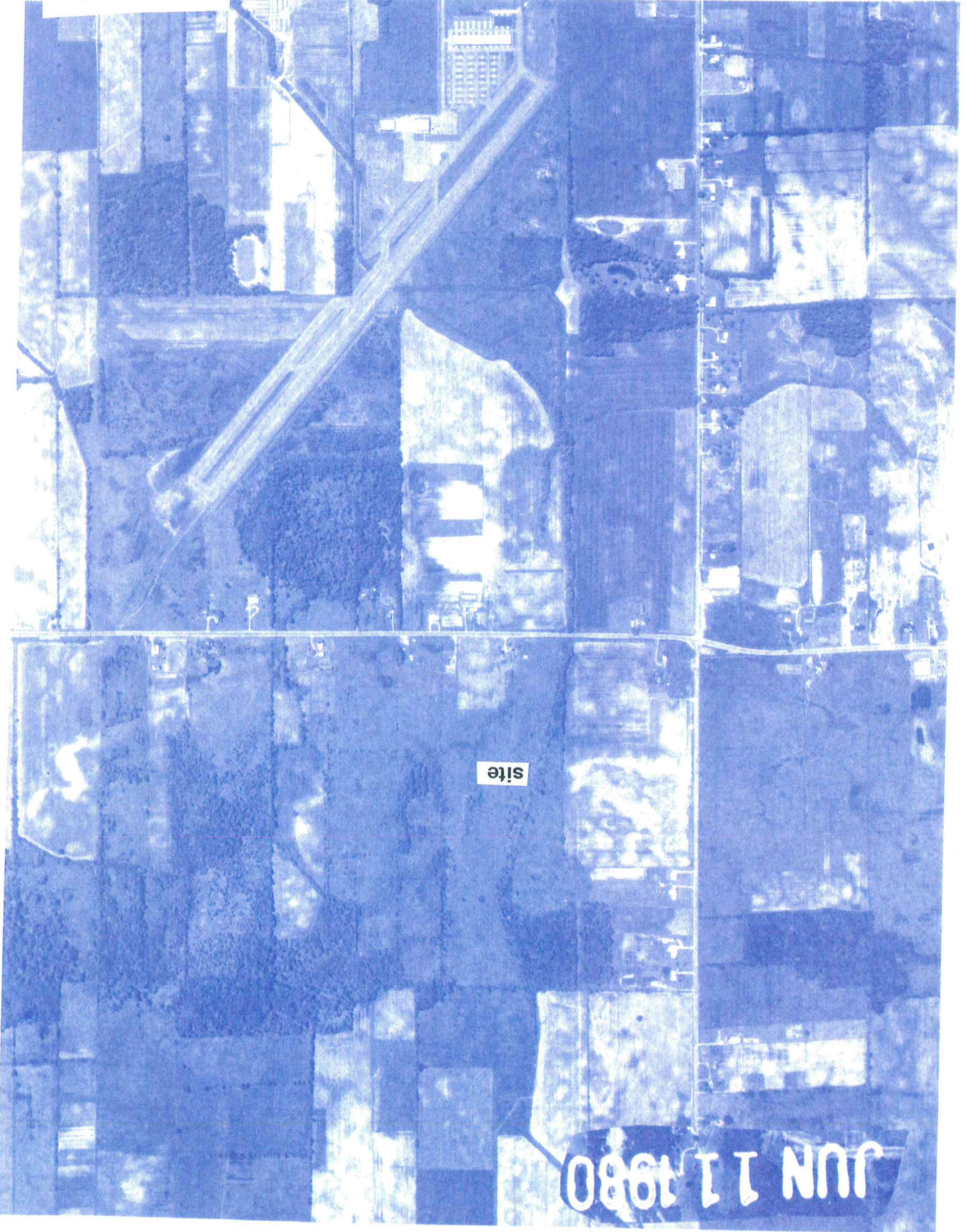
APR 19 1980

FIGURE 4



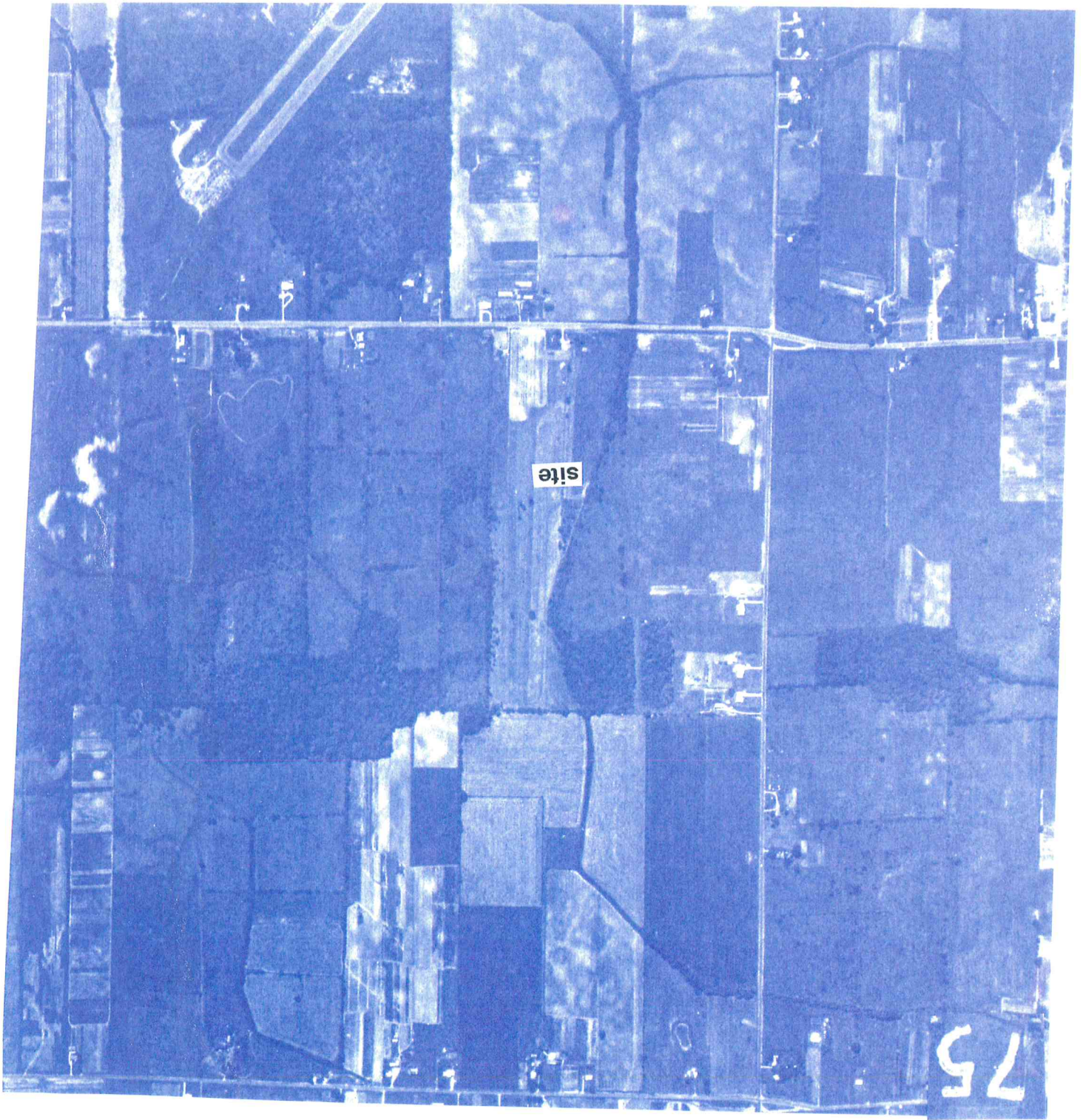
MAY 3 1985

FIGURE 5

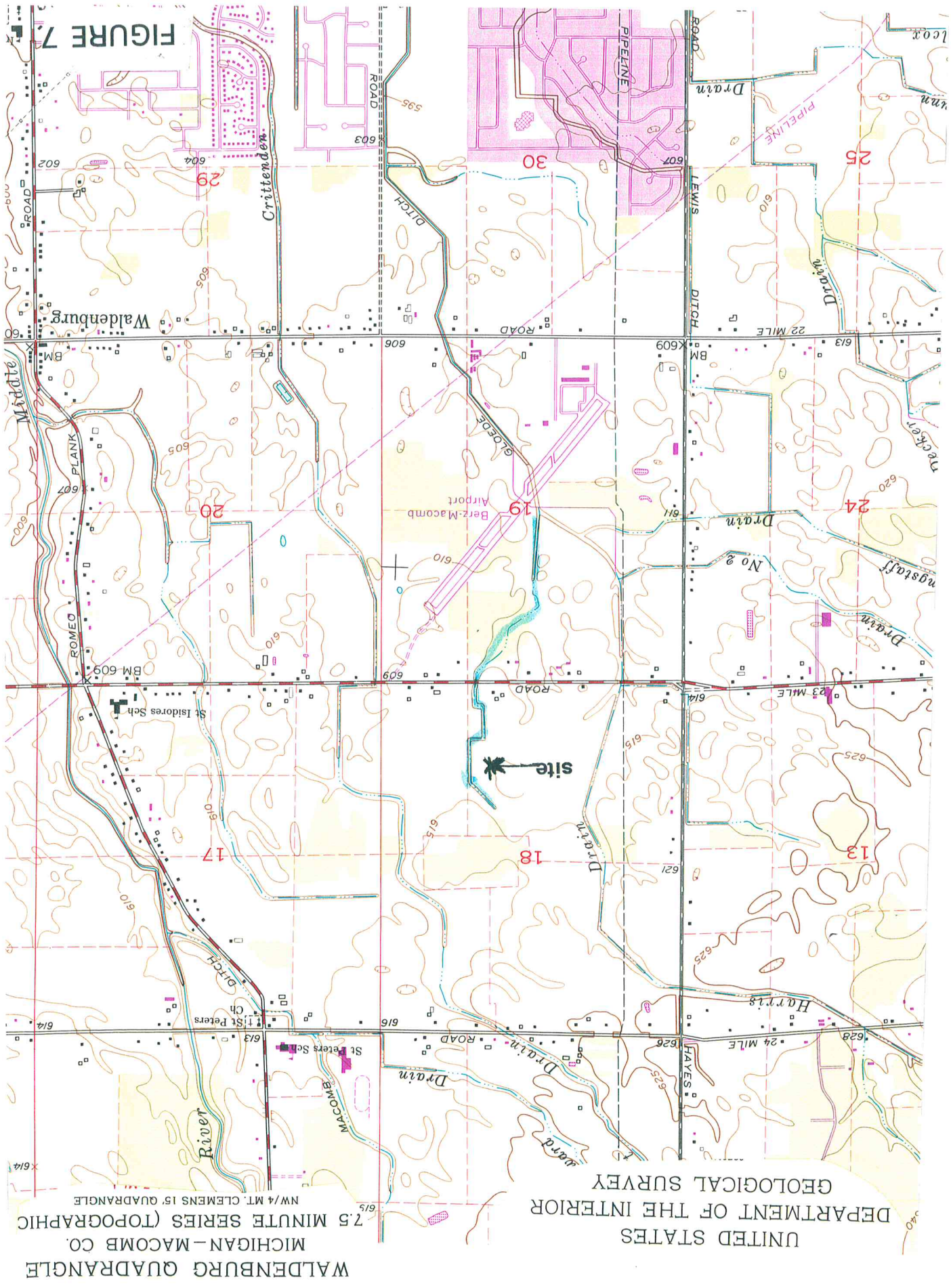


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FIGURE 6



Handwritten notes in the right margin, including a vertical line of small, illegible characters and a larger, faint mark resembling a stylized 'U' or 'J'.



WALDENBURG QUADRANGLE  
 MICHIGAN-MACOMB CO.  
 7.5 MINUTE SERIES (TOPOGRAPHIC  
 NW 1/4 MT. CLEMENS 15' QUADRANGLE

UNITED STATES  
 DEPARTMENT OF THE INTERIOR  
 GEOLOGICAL SURVEY

FIGURE 7

FIGURE 8

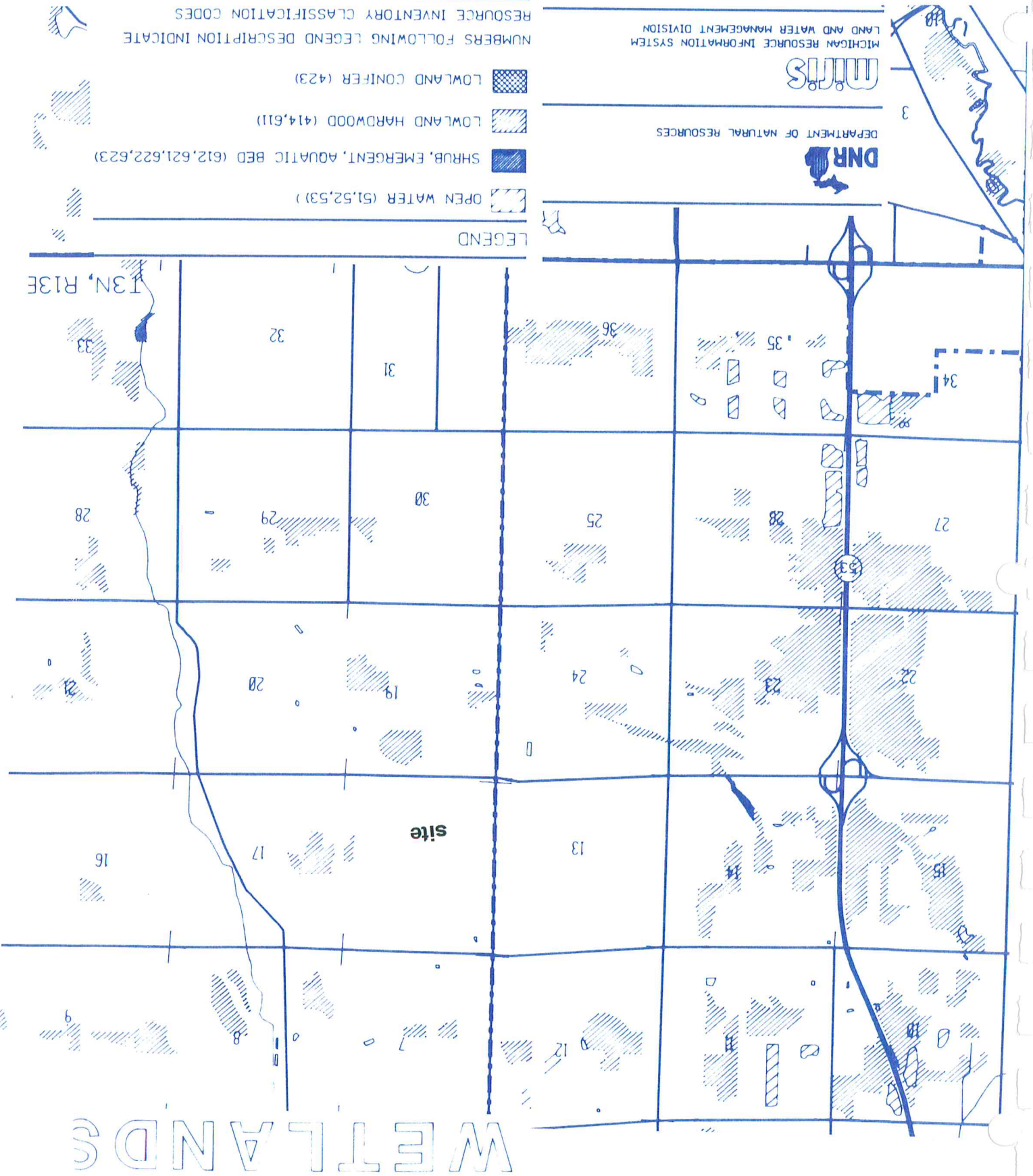
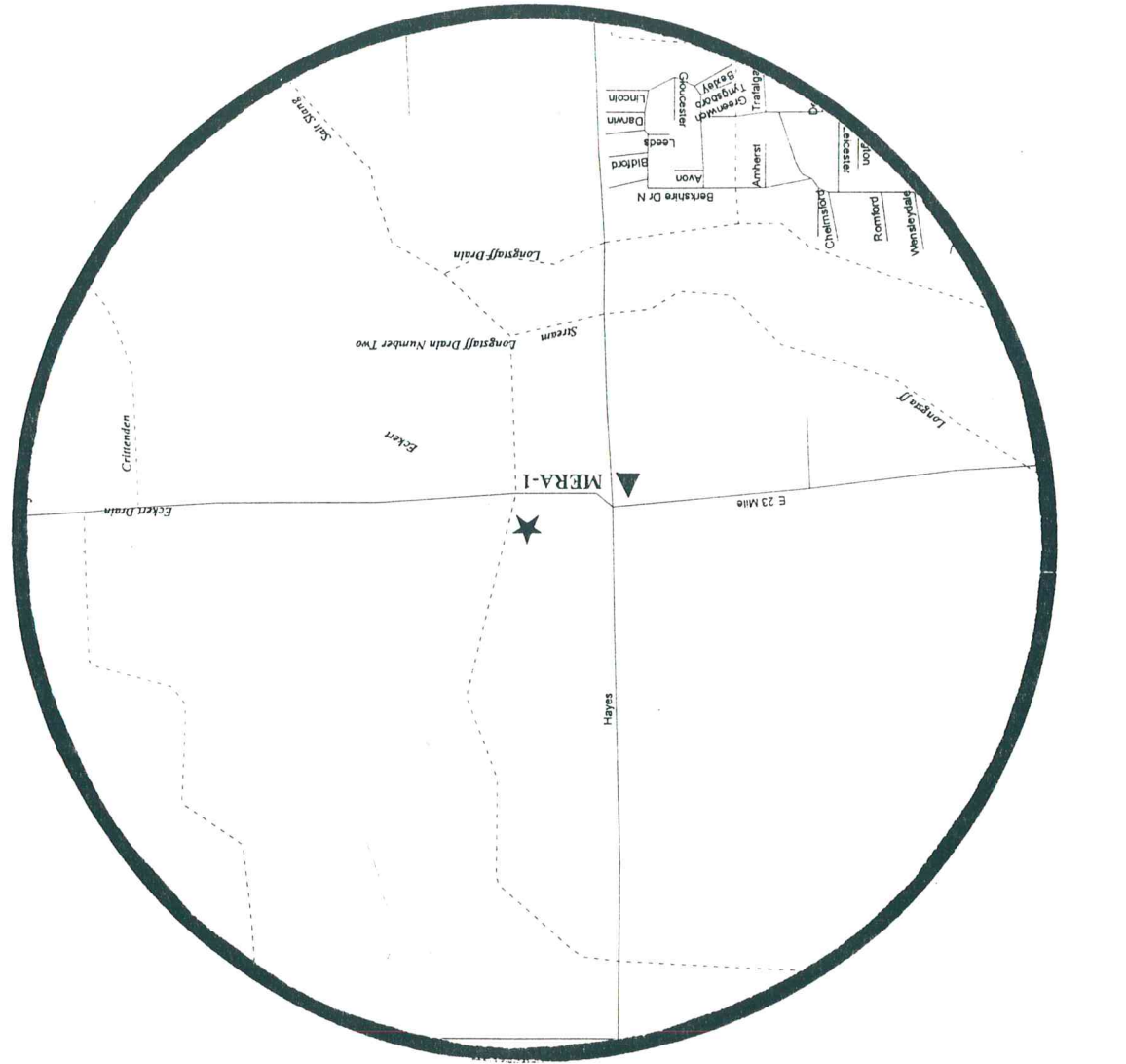


FIGURE 9

Sites of known contamination and significant potential for contamination in the vicinity of the subject property in Macomb Township, Macomb County, Michigan [Circle represents a 1.0-mile radius around the subject property; database searches to ASTM E-1527-94 criteria].



- LEGEND**
- ▣ EPA Superfund Site
  - ◻ Hydrocarbon Production
  - ▼ Michigan Act 307 Site
  - Landfill Facility
  - ◆ EPA CERCLIS List
  - ★ Subject Parcel
  - ⊕ EPA RCRA TSD
  - LUST Site

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# APPENDICES

- [A] INTERVIEWS
- [B] CHAIN OF CONVEYANCE
- [C] PHOTOGRAPHS
- [D] REFERENCES

## APPENDIX A INTERVIEWS

Mr. John Cavaliere - Current owner; Questionnaire response attached  
Detroit Edison - Jim Constantine - 800 477 4747  
Consumers Power Co - Ms. Jones 810 307 3258  
Macomb Township - Karen 810 286 0621  
MDNR-UST Div 517 373 8168  
Representative - Macomb County Health Dept.

ENVIRONMENTAL COMPLIANCE, INC.

35526 GRAND RIVER SUITE 151  
FARMINGTON HILLS, MI 48335

(810) 557-2707

FAX (810) 828-9176



### ENVIRONMENTAL INSPECTION REPORT

#### PROPERTY INFORMATION

Property Address: MACOMB INDUSTRIAL PARK, LOT 21, NCE 23.00, RD 24, HAYES & BARKER BLVD

City: MACOMB TOWNSHIP (County: MACOMB) State: MI Zip: \_\_\_\_\_

Legal Description: \_\_\_\_\_

Property is  Vacant Land and  Improved Occurred by  Willing

#### PREPARER

Name: JOHN CAVALIERE

Date: 12/29/94

Company: L.D.M. EAST CORPORATION

Title: OWNER/PRESIDENT

Address: 27041 SCHOENHERR

City: DETROIT State: MICHIGAN

Zip: 48093

Phone: \_\_\_\_\_

City: 810

Area: 756-0550

Fac: 810

Zip: 756-1347

1. In the property we may adjoining property used for an industrial use?

Owner: Yes  No  Unknown

Occupants (if applicable): Yes  No  Unknown

2. To the best of your knowledge, has the property or any adjoining property been used for an industrial use in the past?

Owner: Yes  No  Unknown

Occupants (if applicable): Yes  No  Unknown

3. In the property or any adjoining property used as a garment making, make up factory, commercial printing facility, dry cleaners, photo developing laboratory, jewelry or landfill, or as a waste treatment, storage, disposal, recycling facility, or recycling facility?

Owner: Yes  No  Unknown

Occupants (if applicable): Yes  No  Unknown

4. To the best of your knowledge has the property or any adjoining property been used as a gasoline station, motor repair facility, commercial printing facility, dry cleaners, photo developing laboratory, jewelry or landfill, or as a waste treatment, storage, disposal, recycling facility, or recycling facility?

Owner: Yes  No  Unknown

Occupants (if applicable): Yes  No  Unknown

5. Are there currently, or in the best of your knowledge have there been previously, any damaged or discarded automotive volume or 50 gal (190 L) in the aggregate, stored on or used at the property and the facility? or industrial batteries, or pesticides, paints, or other chemicals in individual containers of greater than 5 gal (19 L) in volume or 50 gal (190 L) in the aggregate, stored on or used at the property and the facility?

Owner: Yes  No  Unknown

Occupants (if applicable): Yes  No  Unknown

12. Are there currently, or to the best of your knowledge have there been previously, any pipes, or access ways (typically 55 gal (208 l.) or sacks of chemicals located on the property or at the facility)?

Owner:  No  Yes  Unknown

Occupants (if applicable):  Yes  No  Unknown

Within the facility that are defined by substances other than water or air conditioning ducts?

STRUCTURE 15-11

11. Are there currently, or to the best of your knowledge have there been previously, any vent pipes, fill pipes, or access ways (including a fill pipe protruding from the ground on the property or adjacent to any structure located on the property)?

Owner:  No  Yes  Unknown

Occupants (if applicable):  Yes  No  Unknown

10. Are there currently, or to the best of your knowledge have there been previously, any registered or unregistered storage tanks (above or underground) located on the property?

Owner:  No  Yes  Unknown

Occupants (if applicable):  Yes  No  Unknown

9. Is there currently, or to the best of your knowledge has there been previously, any liquid spill on the property?

Owner:  No  Yes  Unknown

Occupants (if applicable):  Yes  No  Unknown

8. Are there currently, or to the best of your knowledge have there been previously, any pits, ponds, or lagoons located on the property in connection with waste treatment or waste disposal?

Owner:  No  Yes  Unknown

Occupants (if applicable):  Yes  No  Unknown

7. Has any dirt been brought onto the property that originated from a manufacturing area that is of an unknown origin?

Owner:  No  Yes  Unknown

Occupants (if applicable):  Yes  No  Unknown

6. Are there currently, or to the best of your knowledge have there been previously, any industrial drums (typically 55 gal (208 l.) or sacks of chemicals located on the property or at the facility)?

Owner:  No  Yes  Unknown

Occupants (if applicable):  Yes  No  Unknown

18. Does the property discharge waste water on or adjacent to the property either directly into a surface water body or into a sanitary sewer system?

Owner: Yes  No  Unknown

Occupants (if applicable): Yes  No  Unknown

17. Does the owner or occupant of the property know of any past, threatened, or pending lawsuits or administrative proceedings concerning a release or threatened release of any hazardous substances or petroleum products involving the property by any owner or occupant of the property?

Owner: Yes  No  Unknown

Occupants (if applicable): Yes  No  Unknown

16. Does the owner or occupant of the property have any knowledge of any environmental assessment or treatment of the property or facility that indicated the presence of hazardous substances or petroleum products or contamination of the property or recommendations for further assessment of the property?

Owner: Yes  No  Unknown

Occupants (if applicable): Yes  No  Unknown

15. Has the owner or occupant of the property been involved of the past or current release of hazardous substances or petroleum products or environmental violations with respect to the property or any facility located on the property?

Owner: Yes  No  Unknown

Occupants (if applicable): Yes  No  Unknown

14. Does the owner or occupant of the property have any knowledge of environmental laws or governmental notification relating to past or current releases of hazardous substances or petroleum products or any facility located on the property?

Owner: Yes  No  Unknown

Occupants (if applicable): Yes  No  Unknown

13. If the property is served by a private well or non-publi water system, have conditions been identified in the well or system that would preclude applicants to the water system or has the well been identified as contaminated by any governmental environmental agency?

Owner: Yes  No  Unknown

Occupants (if applicable): Yes  No  Unknown

OTHER ISSUES

12-2794

Preparer represents that to the best of the preparer's knowledge the above statements and facts are true and correct, and to the best of the preparer's general knowledge, no material facts have been suppressed or omitted.

COMMENTS

[Redacted area]

22. Do any of the following state record systems that the property or any property within the boundaries of the area noted below:

List maintained by state environmental agency or hazardous waste sites identified for investigation or remediation that is the same agency equivalent to NPL within approximately 1.0 mile (1.6km)?

Yes  No

List maintained by state environmental agency or sites identified for investigation or remediation that is the same equivalent to CERCLA within 0.5 mile (0.8km)?

Yes  No

Leaking Underground Storage Tank (LUST) List within 0.5 mile (0.8km)?

Yes  No

Solid Waste/ Landfill Facilities within 0.5 mile (0.8km)?

Yes  No

21. Do any of the following Federal government record systems that the property or any property within the boundaries of the area noted below:

National Priorities List - within 1.0 mile (1.6km)?

Yes  No

CERCLA List - within 0.5 mile (0.8km)?

Yes  No

RCRA List Facilities - within 1.0 mile (1.6km)?

Yes  No

20. Is there a transformer, capacitor, or any hydraulic equipment for which there are any records indicating the presence of PCB's?

Owner: Yes  No  Unknown

Occupants (if applicable): Yes  No  Unknown

Observed During Site Visit: Yes  No  Unknown

19. To the best of your knowledge, have any hazardous substances or petroleum products, unidentified waste materials, sludge, sediments or industrial materials been dumped, spilled, leaked or buried on the property?

Owner: Yes  No  Unknown

Occupants (if applicable): Yes  No  Unknown

Observed During Site Visit: Yes  No  Unknown

# APPENDIX B OWNERSHIP CONVEYANCE CHAIN

CONVEYANCE HISTORY FOR PROPERTY LOCATED AT 51308 INDUSTRIAL DV,  
 MACOMB TOWNSHIP, MACOMB COUNTY, MICHIGAN TX ID 08-18-326-021

[This conveyance history is not warranted as a legal title for the subject property]

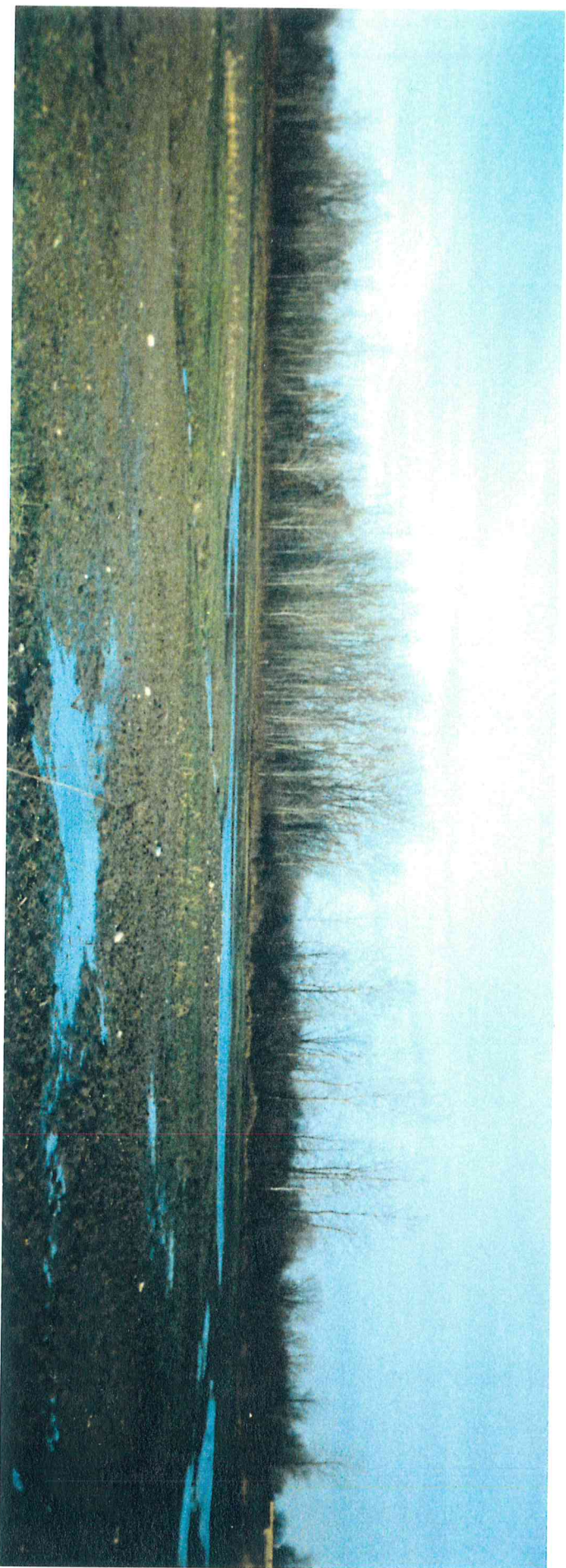
Transaction	Conveyance	Date	Liber/Page
QCD	LDM EAST CORP/ JOHN CAVALLIERE	4/20/90	4855/801
MD	LDM EAST CORP/MICH. TRACTOR & MACHINERY CO	3/8/90	4828/254
WD	MICH TRACTOR & MACH. CO./ROBERT P. SANS	11/5/87	4582/559
LC	MGM CONST. CO./P/ROBERT P. SANS	10/25/80	3230/818

BACK THROUGH 1938, ROBERT P. SANS & WIFE ARE LAST KNOWN OWNERS

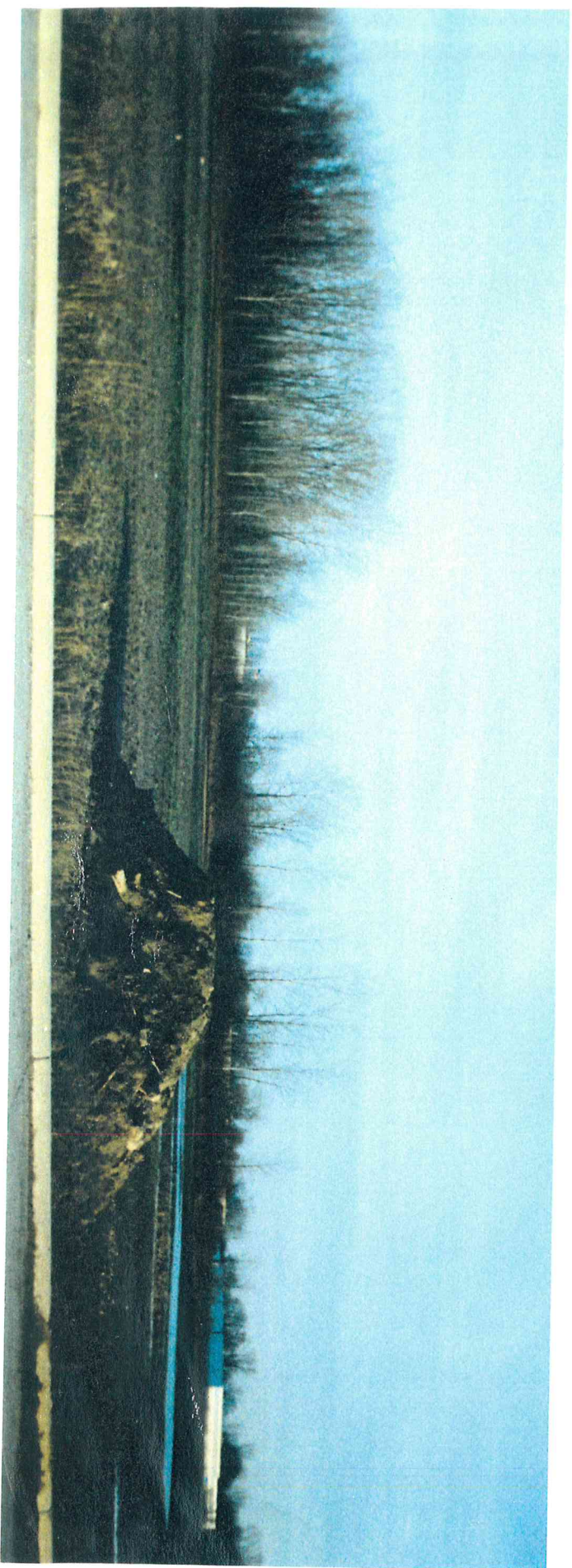
APPENDIX C PHOTOGRAPHS

- [1] WEST ELEVATION OF SITE ALONG INDUSTRIAL ROAD
- [2] SOIL PILE ON WEST SIDE OF SITE
- [3] WATER SUPPLY, SEWER, DISCARDED TIRE PART OF SOIL PILE ON FRONTAGE
- [4] VIEW SOUTHEAST FROM INDUSTRIAL ROAD IN FRONT OF SITE
- [5] VIEW ALONG EAST SIDE OF INDUSTRIAL ROAD
- [6] VIEW NORTH FROM APPROX GEOGRAPHIC CENTER OF SITE

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REFERENCES OF RESEARCH MATERIALS  
USED FOR THIS PROJECT

APPENDIX D

1. Geology of Michigan, John A. Dorr and Donald F. Eschman, U of M Press, Ann Arbor, 1970
2. Wetlands Maps for Macomb County provided by SEMCOG
3. USGS Topographic Maps (7.5 minute quadrangle series) Macomb Township, Macomb County
4. Soil Survey of Macomb County, Michigan, USDA Soil Conservation Service
5. Physical Divisions of the United States: Washington, D.C., U.S. Geological Survey, N.M. Fennemman, 1946
6. US National Environmental Satellite Data and Information Service, Climatological Data, 1990
7. General Availability of Ground Water in the Glacial Deposits in Michigan: Michigan Water Resources Commission, F.R. Twenter 1966
8. Hydrologic Atlas of Michigan, Western Michigan University and USEPA, 1981