
Phase I Environmental Site Assessment for Dairy Creek Restoration Project Area

Sauvie Island, OR

USACE Contract # W9127N-08-D-0006

Prepared for:

U.S. Army Corps of Engineers
Portland District

Prepared by:

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Table of Contents

Executive Summary	1
Recommendation 1	1
Recommendation 2	1
1.0 Introduction	2
1.1 Purpose	2
1.2 Report Users	2
1.3 Scope of Services, Significant Assumptions, and Limitations	2
2.0 Site Description	4
2.1 Location and Legal Description	4
2.2 Site and Vicinity Characteristics	4
2.3 Description of Structures, Roads, and Other Site Improvements	4
2.4 Area Geology and Hydrogeology	5
3.0 User-Provided Information	5
4.0 Records Review	6
4.1 Environmental Records Review	6
4.2 Historical Use Information	6
4.3 Environmental Liens, Activity Use Limitations (AULs) and Additional Information	8
4.4 Summary of Previous Environmental Investigations	8
4.5 Interviews	8
4.6 Site Reconnaissance	9
4.7 Utilities and PCBs	10
5.0 Data Gap Analysis	10
6.0 Findings, Opinions, and Conclusions	10
6.1 Findings	10
6.2 Opinions	11
6.3 Conclusions	11
7.0 Recommendations	11
8.0 Qualifications of Environmental Professionals	12
8.1 Signatures and Qualifications	12
9.0 References	13
Figures	
Figure 1. Site Location	14
Figure 2. Project Layout	15



Photographs

Photograph 1. Dairy Creek. View is to the northwest. 7

Photograph 2. Dairy Creek debris accumulation near the mouth. View is to the south. 7

Photograph 3. Transformer on a residential property, to the north of Dairy Creek. View is to the east. 8

Photograph 4. Old water tank on a residential property, to the north of Dairy Creek. View is to the south. 8



Appendices

Appendix A – Governmental Database Search

Appendix B – Fire Insurance Map

Appendix C – City Directory

Appendix D – Historical Aerial Photographs

Appendix E – Historical Topographic Maps

Appendix F – Site Photographs



List of Acronyms

AAI	All Appropriate Inquiries
ASTM	American Society for Testing and Materials
AUL	Activity Use Limitations
CENWP	United States Army Corps of Engineers, Portland District
CERCLA	Comprehensive Environmental Response, Compensation, and Liability Act
CFR	Code of Federal Regulations
ESA	Environmental Site Assessment
PCB	polychlorinated biphenyls
ODEQ	Oregon Department of Environmental Quality
ODFW	Oregon Department of Fish and Wildlife
QA/QC	Quality Assurance/Quality Control
REC	Recognized Environmental Condition
SIWA	Sauvie Island Wildlife Area
USACE	United States Army Corps of Engineers
USC	United States Code
USEPA	U.S. Environmental Protection Agency
WMSWCD	West Multnomah Soil and Water Conservation District



EXECUTIVE SUMMARY

HDR Engineering, Inc. (HDR) has conducted a Phase I Environmental Site Assessment (Phase I ESA) of the Dairy Creek preferred alternative project area (Site), located between the Columbia River and Sturgeon Lake, in Township 3 North, Range 1 West, Section 26, Sauvie Island, Oregon (Figure 1). The Phase I ESA has been prepared for the United States Army Corps of Engineers (USACE), Portland District (CENWP) and the West Multnomah Soil and Water Conservation District (WMSWCD). The project area, referenced herein as the “Site,” consists of an existing channel, adjacent channel bank restoration areas, and the Multnomah County road crossing (Figure 2).

The surrounding area consists of a mix of undeveloped land, agricultural fields, and rural residences. The northeastern end of the Site is in the undeveloped Sauvie Island Wildlife Area (SIWA). This property is owned by the State of Oregon, and managed by the Oregon Department of Fish and Wildlife (ODFW) as a protected wildlife area. Most of the remaining Site is bordered by agricultural fields, owned by both the ODFW and private landowners. Two bridges (Reeder Road bridge and a private bridge) are also present on the site. Residential properties are adjacent to the Site on the southeastern end, near the Columbia River.

According to HDR’s review of historical sources, including historical aerial photographs, historical topographic maps, fire insurance maps, city directories, and personal interviews, the Site has been an improved channel since 1989, and a natural channel and farm land since at least 1905.

This Phase I ESA identifies Recognized Environmental Conditions (RECs) that may adversely affect the Site. It was conducted in accordance with the scope and limitations of the American Society for Testing and Materials (ASTM) International Practice E 1527-05. This report includes a summary of the site reconnaissance conducted on May 30, 2013, a review of environmental databases, review of historical data sources, environmental lien search, and personal interviews. Any exceptions to or deletions from these ASTM practices are described later in this report.

Recommendations included in this report were developed through the investigative procedures described in the Scope of Services, Significant Assumptions, and Limitations sections of this report. These findings should be reviewed within the context of the limitations provided in the Limitations section.

Based on conditions noted within the Site, HDR did not identify any RECs associated with the Site and makes the following recommendations.

Recommendation 1

HDR does not recommend any further investigative actions for the Dairy Creek Site.

Recommendation 2

HDR recommends that the USACE consider the “shelf life” of Phase I documents in determining risk. ASTM E 1527-05 states that a conforming Phase I ESA report is valid for a period of 180 days, and may be updated during the 180 days to 1-year timeframe. The report is valid for use in any of the Comprehensive Environmental Response, Compensation, and Liability Act (CERCLA) defenses ONLY if it is updated within this time frame. If greater than one year passes from the final report date, the Phase I effort would need to be repeated to remain in compliance with ASTM and the “All Appropriate Inquiry” protection.



1.0 INTRODUCTION

1.1 Purpose

The purpose of this Phase I ESA is to document the evaluation of the Site for indications of “recognized environmental conditions.”

A recognized environmental condition (REC) is defined by ASTM Practice E 1527-05 as:

The presence or likely presence of any hazardous substances or petroleum products on a project site under conditions that indicate an existing release, a past release, or a material threat of a release of any hazardous substances or petroleum products into structures on the project site or into the ground, groundwater, or surface water of the project site. The term includes hazardous substances or petroleum products even under conditions of storage and use in compliance with local and state laws and regulations. The term is not intended to include de minimis conditions that generally do not present a material risk of harm to public health or the environment and that generally would not be the subject of an enforcement action if brought to the attention of regulatory governmental agencies. Conditions determined to be de minimis are not recognized environmental conditions.

Where an REC has resulted from historical uses or conditions, but apparently no longer persists at the Site, the term “historical REC” or “HREC” is used.

1.2 Report Users

HDR received authorization from the CENWP to conduct a Phase I ESA of the Site. The Site is defined as the Dairy Creek preferred alternative project area (Site), located between the Columbia River and Sturgeon Lake, in Township 3 North, Range 1 West, Section 26, Sauvie Island, Oregon (Figure 1). This Phase I ESA has been prepared for the CENWP and WMSWCD and only the CENWP and WMSWCD have the right to rely on the contents of this Phase I ESA without written authorization.

1.3 Scope of Services, Significant Assumptions, and Limitations

The services provided for this project consisted of the following:

- Provide a description of the Site including current land uses;
- Provide a general description of the topography, soils, geology, and groundwater flow direction;
- Review reasonably ascertainable and reviewable regulatory information published by federal, state, local, tribal, health, and/or environmental agencies pertaining to the Site;
- Review historical data sources for the Site, including aerial photographs, topographic maps, fire insurance maps, city directories, and other readily available development data;
- Conduct an area reconnaissance and environmental review—including a visual review of adjoining properties—with a focus on indications of hazardous substances, petroleum products, polychlorinated biphenyls (PCBs), wells, storage tanks, solid waste disposal pits and sumps, and utilities;
- Interview current owner of the Site and interview other persons with knowledge of the development history of the Site;
- Determine data gaps in the information obtained and comment on their significance in identifying



RECs for the Site; and

- Prepare a written report of methods, findings, and conclusions.

The goal of this scope of services is to assist the user in identifying conditions at the Site that may indicate risks regarding hazardous materials storage, disposal, or other impacts. The resulting report may qualify the user for relief from liabilities as one of three “defenses” identified in the 2002 Brownfields Amendments to the CERCLA Section 9607 (All Appropriate Inquiry subsections). These three defenses include:

1. The “innocent landowner” defense to potential liabilities under 42 United States Code [USC] § 9601
2. The “contiguous project corridor owner” defense pursuant to 42 USC § 9607q
3. The “bona fide prospective purchaser” defense pursuant to 42 USC §9607r

Federal regulations at 40 Code of Federal Regulations [CFR] Part 312, promulgated by the United States (U.S.) Environmental Protection Agency (EPA), require that liability release be based (in part) on completion of All Appropriate Inquiries (AAI) prior to purchase of a property. Those inquiries are documented by Phase I reports, or Environmental Site Assessments (ESAs). EPA has agreed that the recently developed ASTM guidance (ASTM Practice E 1527-05) specifies and interprets AAI requirements.

A user is defined by ASTM Practice E 1527-05 as the party seeking to use Practice E 1527 to complete an ESA of a site and may include a potential purchaser of land at the site, potential tenant of the site, owner of land at the site, lender, or site manager. Investigative areas not included in the standard ASTM ESA scope include: asbestos, lead-based paint, lead in drinking water, radon or urea formaldehyde, wetland issues, regulatory compliance, cultural and historic resources, industrial hygiene, health and safety, ecological resources, endangered species, and high voltage power lines.

Indoor air quality is not included in the ASTM standard, however, the potential for vapor encroachment into structures at the Site are considered and identified from on site or off site sources. Pursuant to ASTM 2600-10, further evaluation for the potential for vapor intrusion will be independently evaluated outside the ASTM 1527-05 standard.

The scope of services for ESA projects also does not include the completion of soil borings, installation of groundwater monitoring wells, or collection of soil or groundwater samples. State and national policies and standards relevant to vapor intrusion are in flux and subject to change.

HDR has made certain assumptions in preparing the scope of this assessment:

- Data gathered from public information sources (i.e., libraries or public regulatory agencies) are accurate and reliable.
- Site operations reflect site conditions relative to potential releases and no intentional concealment of environmental conditions or releases has occurred.
- Interview information is directly reported as gathered by the assessor and limited by the accuracy of the interviewee’s recollection and experience.
- Published geologic information and site observations made by the environmental professional are used to estimate likely contaminant migration pathways in the subsurface. These estimates by the



environmental professional are limited in accuracy and are generally cross-referenced with existing information about similar sites and environmental releases in the area.

- Regulatory information is limited to sites identified after the late 1980s because reliable records were not kept by regulatory agencies prior to that time frame.

The findings and conclusions presented in this report are based on the procedures described in ASTM Practice E 1527-05, informal discussions with various agencies, a review of the available literature cited in this report, conditions noted at the time this Phase I ESA was conducted, and HDR's interpretation of the information obtained as part of this Phase I ESA. The findings and conclusions are limited to the specific project and properties described in this report, and by the accuracy and completeness of the information provided by others.

An ESA cannot entirely eliminate uncertainty regarding the potential for RECs. Conducting this assessment is intended to reduce, but not eliminate, uncertainty regarding the potential for RECs in connection with a Site within reasonable limits of time and cost. In conducting its services, HDR used a degree of care and skill ordinarily exercised under similar circumstances by reputable members of its profession practicing in the same locality. This Phase I ESA conforms to the level of documentation required in ASTM Practice E 1527-05. However, HDR may omit discussion of certain records, i.e., sources deemed, in HDR's professional opinion, to be inapplicable, or of limited value, to the specific needs of this client. In accordance with ASTM, however, if the lack of available documentation results in a data gap, this data gap is identified herein and its significance discussed.

2.0 SITE DESCRIPTION

2.1 Location and Legal Description

The Site consists of the Dairy Creek preferred alternative project area (Site), located between the Columbia River and Sturgeon Lake, on Township 3 North, Range 1 West, Section 26, Sauvie Island, Oregon (Figure 1).

Please refer to the Project Location and Layout Maps (Figures 1 and 2, respectively) for further detail.

2.2 Site and Vicinity Characteristics

The Site is located between 8- and 24-foot elevation (NAVD88) in the Columbia River floodplain. The primary topographic features in the vicinity include the Dairy Creek channel, the Reeder Road prism that cuts across the site from the southwest to northeast, Columbia River to the east, Federal levee to the south, and Sturgeon Lake to the west.

2.3 Description of Structures, Roads, and Other Site Improvements

The surrounding area consists of a mix of undeveloped, agricultural, and rural residential land uses. The Site consists of Dairy Creek, a tidal channel that was modified in 1989. The channel modifications included excavation, placement of riprap near the mouth of the Columbia River, and installation of double-barrel culverts. Culverts were installed to service Reeder Road, and provide for surface water flow between the Columbia River and Sturgeon Lake. Sand, woody debris, and some man-made debris from the Columbia River have accumulated in the channel. Four residences and one farm shed are located near the Site. An ODFW parking area exists adjacent to Reeder Road and Dairy Creek. One



water diversion facility is located on Dairy Creek, about 700 feet northeast of Reeder Road. Otherwise, the Site is bordered by agricultural fields and undeveloped land.

2.4 Area Geology and Hydrogeology

The Site is located within the Portland Basin, which consists of a broad alluvial valley constrained by the Portland Hills to the west and Cascade Range to the east. In this alluvial valley, the Columbia River floodplain is large relative to the size of the mainstem channel, and many floodplain lakes, including Sturgeon Lake, were created due to natural levee formation along the margins of the mainstem river channels. Sauvie Island was formed by the Missoula Floods approximately 14,000 year ago. Large, northwest-trending faults underlie northwest Oregon. These faults include the Portland Hills fault zone beneath Portland, the Gales Creek fault along the east flank of the Coast Range, and the Mount Angel fault zone in the northern Willamette Valley.

Soils at the Site are comprised primarily of alluvial deposits from the Lower Columbia and Willamette Rivers. Sauvie-Rafton silt loams are the predominant soil types in the Study Area. The soils show medium clay content with characteristically high percolation. The soil types are generally very good for agricultural crop production, but have limited water holding capacity.

Dredge material from the Federal Navigation channel was placed in Dairy Creek in the 1960s and 1970s. In 1986, the USACE removed dredge material at the mouth of Dairy Creek. Dredged material from the Columbia River has also been deposited for beach renourishment projects adjacent to the Columbia River. These projects add large quantities of sand to the shorelines. One of the projects placed dredged material along a long stretch of the Sauvie Island eastern shoreline, including the area where the Dairy Creek channel was excavated. The dredged material placement occurred prior to the excavation of Dairy Creek (Long, 2007).

The water table is highly dependent on the river levels adjacent to the wildlife area which vary significantly on a seasonal basis and from daily tidal influence. Average water surface elevations are similar between the Columbia River and Sturgeon Lake. Water surface elevations and groundwater elevations are seasonally high during the spring and early summer. Groundwater flow direction is unknown.

3.0 USER-PROVIDED INFORMATION

The users of the report (the USACE and WMSWCD) provided HDR with a verbal description of the Site and contact information for the property owners. On June 25, 2013, the WMSWCD stated that the organization was unaware or had no knowledge of:

- any environmental cleanup liens against the property
- past uses of the property other than for public use
- any chemicals that are, or were, present on the property
- any spills or chemical releases on the property
- any environmental cleanups that may have taken place on the property
- the presence of any contamination on the property



The WMSWCD also interviewed the private landowners who own portions of the Site. These private landowners include Jack Wilkins, Mike Cereghino, Don Young & Martha Berndt, and Charlie Atkinson. Mike Cereghino and Don Young and Martha Berndt were contacted on July 15, 2013, and stated that they also were unaware or had no knowledge of:

- any environmental cleanup liens against the property
- past uses of the property other than for public use
- any chemicals that are, or were, present on the property
- any spills or chemical releases on the property
- any environmental cleanups that may have taken place on the property
- the presence of any contamination on the property

Mr. Cereghino stated that the drums near the Reeder Road crossing were used to prime his water pumps, and only contained water when in use. Jack Wilkins and Charlie Atkinson were contacted on July 12 and July 15, 2013, but were not available for an interview.

4.0 RECORDS REVIEW

4.1 Environmental Records Review

Environmental Data Resources, Inc. (EDR) was contracted by HDR to complete a database search of federal, state, and tribal environmental records for the Site. A computerized environmental information database search was performed for the Site by EDR on June 10, 2013. The databases searched included federal, state, local, tribal, and EDR proprietary databases as defined by ASTM E 1527-05. The database search did not yield any listings. A complete copy of the EDR environmental database report is included in Appendix A. A review of the Orphan Summary (un-mapped sites due to insufficient address information) did not identify any listings within the search radius, and therefore, were not of concern to the Site.

4.2 Historical Use Information

The objective of reviewing historical use information is to develop a history of previous land uses at or near the Site and assess these uses for potential hazardous materials impacts that may affect the Site. HDR reviewed those historical sources that were reasonably ascertainable and likely to provide useful information, as defined by the ASTM standard.

4.2.1 Fire Insurance Maps

Fire insurance maps are produced by private fire insurance companies to indicate uses of the Site on specified dates. HDR requested fire insurance maps from EDR, the copyright holder for the Sanborn map collection; however, no Sanborn fire insurance map coverage exists for the Site.

4.2.2 City Directory Information

HDR requested City directory information from EDR for properties containing or adjacent to the subject Site. City directory information was only available for 1992 and 2005. For the period of record, these properties appear to be residences. No commercial or industrial businesses were listed.



Property Address:	Property Owner (1992 and 2005):
24241 NW Reeder Road	2005: Scott Anderson Walker
24325 NW Reeder Road	2005: Amy June and Charles Henry Atkinson
24347 NW Reeder Road	2005: Richard T Hoyen 1992: Babicky T David
24421 NW Reeder Road	2005: Mike J Cereghino 1992: Mike J Cereghino
24500 NW Reeder Road	2005: Jack Wilkins
24512 NW Reeder Road	2005: Valarie Davis 1992: Del T & Elenore Reeder
24530 NW Reeder Road	2005: Laura and Randy J Rust 1992: Jim and Katie Skurja
24546 NW Reeder Road	2005: No Occupant
24552 NW Reeder Road	2005: Robert D Hjelm 1992: Robert D Hjelm

4.2.3 Historical Aerial Photographs

Historical aerial photographs are valuable for the environmental assessor to review features of the Site and surrounding properties over a long period of time. HDR reviewed historical aerial photographs (Appendix D) for the following years: 1952, 1955, 1960, 1963, 1970, 1981, 1986, 1990, 1994, and 2000.

Year of Aerial Photograph	Features of the Site and Surrounding Properties
1952	The Dairy Creek channel appears to be surrounded by agricultural fields. A structure was adjacent to, and to the south of the mouth of Dairy Creek. The Federal levee was present. Reeder Road was present to the west of Dairy Creek. Gillihan Road was present to the south of Dairy Creek, inside the Federal levee. Dairy Creek was in its natural and historical configuration, running to the north, along Reeder Road.
1955	No change.
1960	No change.
1963	A few additional residences were present near the Site.
1970	No change.
1981	One new residence was near the Site, inside the Federal levee.
1986	No change.
1990	A new channel was present that comes off of the historical Dairy Creek alignment, into Sturgeon Lake, to the west.
1994	No change.
2000	A few small structures are present north of Dairy Creek, near its confluence with the Columbia River.
2005	No change.
2006	No change.
2009	No change.



Year of Aerial Photograph	Features of the Site and Surrounding Properties
2011	No change.
2012	No change.

4.2.4 Historical Topographic Maps

Historical topographic maps provided by EDR were reviewed to get an overview of the area relative to potential previous land uses. Historical topographic maps provided by EDR and reviewed by HDR included the USGS Portland, Oregon 15 minute series topographic map, dated 1905; the USGS Hillsboro 15 minute series topographic maps, dated 1915, 1940, and 1961; and the USGS Hillsboro 7.5 minute series topographic maps, dated 1954, 1961, 1970, 1975, and 1990 (Appendix E). These maps served to augment information that was gathered in the historical aerial photograph review.

USGS Hillsboro Topographic Maps	Land Use
1905	The map extent only included the eastern portion of the Site (i.e., the mouth of Dairy Creek).
1915	A few unimproved roads were present.
1940	The Federal levee and Reeder Road were present.
1954	Some new residential structures were present.
1961	No change.
1970	No change.
1975	No change.
1990	A new channel was present that comes off of the historical Dairy Creek alignment, into Sturgeon Lake, to the west.

4.3 Environmental Liens, Activity Use Limitations (AULs) and Additional Information

Based on a search of the EPA Superfund and CERCLA Lien databases, no environmental liens or AULs were identified at the Site.

4.4 Summary of Previous Environmental Investigations

No documents relating to previous hazardous materials investigations in the Site were identified.

4.5 Interviews

4.5.1 Site Interviews

HDR did not conduct any interviews during site reconnaissance.



4.5.2 Off-Site Interviews

HDR conducted off-site interviews with the ODFW manager of the Sauvie Island Wildlife Area (Mark Nebeker), via email correspondence on June 25, 2013. Mr. Nebeker indicated that he was unaware or had no knowledge of:

- any environmental cleanup liens against the property
- past uses of the property other than for public use
- any chemicals that are, or were, present on the property
- any spills or chemical releases on the property
- any environmental cleanups that may have taken place on the property
- the presence of any contamination on the property

The WMSWCD interviewed the private landowners who own portions of the Site. The “User-provided information” is in Section 3.0.

On June 26, 2013, HDR personnel contacted Norman Collins of the Sauvie Island Fire District #30 and asked him if he was aware of any hazardous materials or fuel spills near Dairy Creek. Mr. Collins stated that he was not aware of any hazardous material spills in the area. Mr. Collins stated that if there had been a spill, the incident would be in the Oregon Department of Environmental Quality (ODEQ) spills database. The ODEQ spills database did not have any spill results in proximity to the Site (Appendix A). On June 26, 2013, HDR personnel contacted Multnomah County Health Department to determine if their organization kept local hazardous materials spill records. According to the Multnomah County Health Department, the county does not collect hazardous materials spills data.

4.6 Site Reconnaissance

On May 30, 2013, HDR conducted a reconnaissance of the Site and surrounding properties. Photographs taken during the site reconnaissance are located in Appendix F. The Site consisted of the Dairy Creek channel, banks, and riparian zone. Almost the entire Site was free of any structures, garbage, or debris (Photograph 1). Near the confluence with the Columbia River, sand, woody debris, and man-made debris had accumulated. Two 55-gallon drums had washed up in this area (Photograph 2). Both of these drums were empty and did not have any information on them about past contents. Adjacent land use was rural residential and agricultural. Residences had above ground power lines with transformers (Photograph 3). A tank was present on a residential property north of Dairy Creek. The tank was manufactured in 1968 and appeared to be made for pasteurization or other similar use (Photograph 4). No indications of releases or soil contamination were observed underneath or near the tank. Near the Reeder Road channel crossing, two tanks and water piping were present and in a derelict condition (Photograph 5). The tanks were empty. No hazardous substances or petroleum product contamination was observed near the tanks. On the west side of Reeder Road, the Dairy Creek channel was free of any man-made debris. Adjacent land uses were agricultural fields. A pump house and intake pipe was present about 700 feet west of Reeder Road. Sacks of fertilizer were observed next to the stream bank.



4.7 Utilities and PCBs

HDR did not observe signs indicating subsurface utilities other than typical municipal utilities such as water, sewer, electrical, telecommunications cable, and residential gas. Pole-mounted transformers were noted in a few locations.

5.0 DATA GAP ANALYSIS

The ASTM E 1527-05 standard requires a listing of “data gaps,” including data failures, encountered during the investigative process that may affect the validity of the conclusions drawn by the environmental professional. The ASTM E 1527-05 standard also requires that the environmental professional estimate the relative importance of the data gaps. Generally, gaps in available data are related to the availability of historical data sources for specific sites of concern. The environmental professional uses multiple historical data sources as a method to provide coverage for data gaps. Historical information is collected on a recurring basis, and the passage of time between data sets may or may not constitute a significant gap in data coverage. For this project, the following items may constitute a data gap as defined by ASTM:

- Absence of Sanborn fire insurance maps.
- Absence of City directory at some addresses.
- Absence of aerial photography prior to 1952.
- Absence of some private landowner interview information.

The inability to obtain and review the Sanborn fire insurance maps and City directory information, the lack of aerial photography prior to 1952, and the lack of some private landowner interview information do not appear to present significant data gaps because of the presence of historical topographic maps since 1905 and the lack of development in the area.

6.0 FINDINGS, OPINIONS, AND CONCLUSIONS

HDR has conducted a Phase I ESA of the Dairy Creek preferred alternative project area (Site), located between the Columbia River and Sturgeon Lake, in Township 3 North, Range 1 West, Section 26, Sauvie Island, Oregon. The Phase I ESA has been prepared for the CENWP and the WMSWCD.

The Phase I ESA was performed in accordance with the scope and limitations of ASTM Practice E 1527-05. Any exceptions to, or deletions from, this practice are described previously in this report. Included in this Phase I ESA are a summary of the site reconnaissance conducted on May 30, 2013; the review of the environmental database search report, historical data sources, and other records; and interviews with available personnel knowledgeable about the Site.

6.1 Findings

General findings of this assessment include the following:

- No RECs or sites of concern were identified in connection with the Dairy Creek Restoration Site.



6.2 Opinions

HDR has reviewed all of the stated data sources, which are part of the ASTM 1527-05 assessment protocol. Based upon the review of the data, HDR has developed the following professional opinions:

- The 55-gallon drums in the Dairy Creek channel, near the confluence with the Columbia River, were empty and very likely floated in from the Columbia River as empty drums. Therefore, a release associated with these drums is very unlikely to have occurred.
- It is unknown whether or not the steel tank north of the Dairy Creek channel is storing a hazardous substance. However, there did not appear to be any releases or contaminated media associated with the tank.
- The drums in the Dairy Creek channel near Reeder Road were empty. The property owner, Mr. Cereghino, stated that these drums were only used to prime irrigation pumps and only contained water. Therefore, these drums are unlikely to be associated with a release.

6.3 Conclusions

Based upon the above-detailed Findings and Opinions, HDR concludes that no RECs have been identified for the Dairy Creek Restoration Site, as enumerated in the Findings section above. The following statement is required by ASTM E 1527-05 as a positive declaration of whether RECs were found:

HDR has performed a Phase I ESA in conformance with the scope and limitations of ASTM E 1527-05 of the Dairy Creek Restoration Project located between the Columbia River and Sturgeon Lake, on Township 3 North, Range 1 West, Section 26, Sauvie Island, Oregon (Site). Any exceptions to or deletions from these practices are described in previous sections of this report. This report has revealed no indication of RECs in connection with the Site.

7.0 RECOMMENDATIONS

Recommendations included in this report were developed through the investigative procedures described in the Scope of Services, Significant Assumptions, and Limitations sections of this report. These findings should be reviewed within the context of the limitations provided in the Limitations section.

Based upon the lack of identification of RECs for the Site, HDR makes following recommendations:

Recommendation 1

HDR does not recommend any further investigative actions for the Dairy Creek Restoration Site.

Recommendation 2

HDR recommends that the USACE consider the “shelf life” of Phase I documents in determining risk. ASTM E 1527-05 states that a conforming Phase I ESA report is valid for a period of 180 days, and may be updated during the 180 days to 1-year timeframe. The report is valid for use in any of the CERCLA defenses ONLY if it is updated within this time frame. If greater than one year passes from the final report date, the Phase I effort would need to be repeated to remain in compliance with ASTM and the “All Appropriate Inquiry” protection.

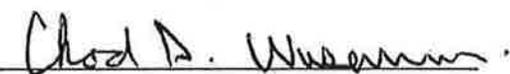


8.0 QUALIFICATIONS OF ENVIRONMENTAL PROFESSIONALS

8.1 Signatures and Qualifications

We declare that, to the best of our professional knowledge and belief, we meet the definition of environmental professional as defined in Section 312.10 of 40 C.F.R. Part 312.

We have the specific qualifications based on education, training, and experience to assess a property of the nature, history, and setting of the Site. We have developed and performed the all appropriate inquires in conformance with standards and practices set forth in 40 CFR Part 312.



Qualified Environmental Professional
Chad D. Wiseman
Environmental Scientist



Quality Control / Quality Assurance
Barbara Morson
Resources Business Group Manager

8.1.1 Qualifications of Environmental Professionals

This Phase I ESA was performed by the following HDR personnel:

Mr. Chad Wiseman has four years of experience in the assessment and remediation of impacted properties and compliance with environmental regulations. He has a B.S. and M.S. in Biology from Western Washington University

Quality Assurance / Quality Control was performed by the following HDR Personnel:

Ms. Barbara Morson is an environmental professional with over 30 years experience in the development and management of environmental programs for public and private clients. She manages HDR's Washington Resources Business Group. She has more than 20 years of experience conducting compliance evaluations, site investigations, and remedial activities on industrial sites throughout the western U.S. She serves on the HDR National Phase I Best Practices Team as a national QA/QC reviewer for Phase I ESAs. She is highly knowledgeable of federal, state, and local regulations governing the use, storage, and disposal of chemicals.



9.0 REFERENCES

ASTM Practice E 1527-05. 2005. Standard Practice for Environmental Site Assessments: Phase I Environmental Site Assessment Process.

EDR Aerial Photo Decade Package. Dairy Creek, 24508 Reeder Rd, Portland, OR 97231. Inquiry 3631905.2s June 10, 2013.

EDR City Directory Image Report. Dairy Creek, 24508 Reeder Rd, Portland, OR 97231. Inquiry 3631905.2s June 10, 2013.

EDR Historical Topographic Map. Dairy Creek, 24508 Reeder Rd, Portland, OR 97231. Inquiry 3631905.2s June 10, 2013.

EDR Radius Report. Dairy Creek, 24508 Reeder Rd, Portland, OR 97231. Inquiry 3631905.2s June 10, 2013.

EDR Certified Sanborn Map Report Dairy Creek, 24508 Reeder Rd, Portland, OR 97231. Inquiry 3631905.2s June 10, 2013.

Klingeman, Peter C and Robert L Jarvis. 1982. Sturgeon Lake Problem Diagnosis, Options for Restoration, and Recommendations: Technical Report 2, as part of Sturgeon Lake Restoration: Phase I Diagnostic/Feasibility Study Under 314 Clean Lakes Grant Program. Water Resources Institute, Oregon State University, August 1982.

Long, Season. 2007. Shoreline Erosion on Sauvie Island, Oregon: Perceptions and Management Practices. College of Oceanic and Atmospheric Science. Oregon State University.



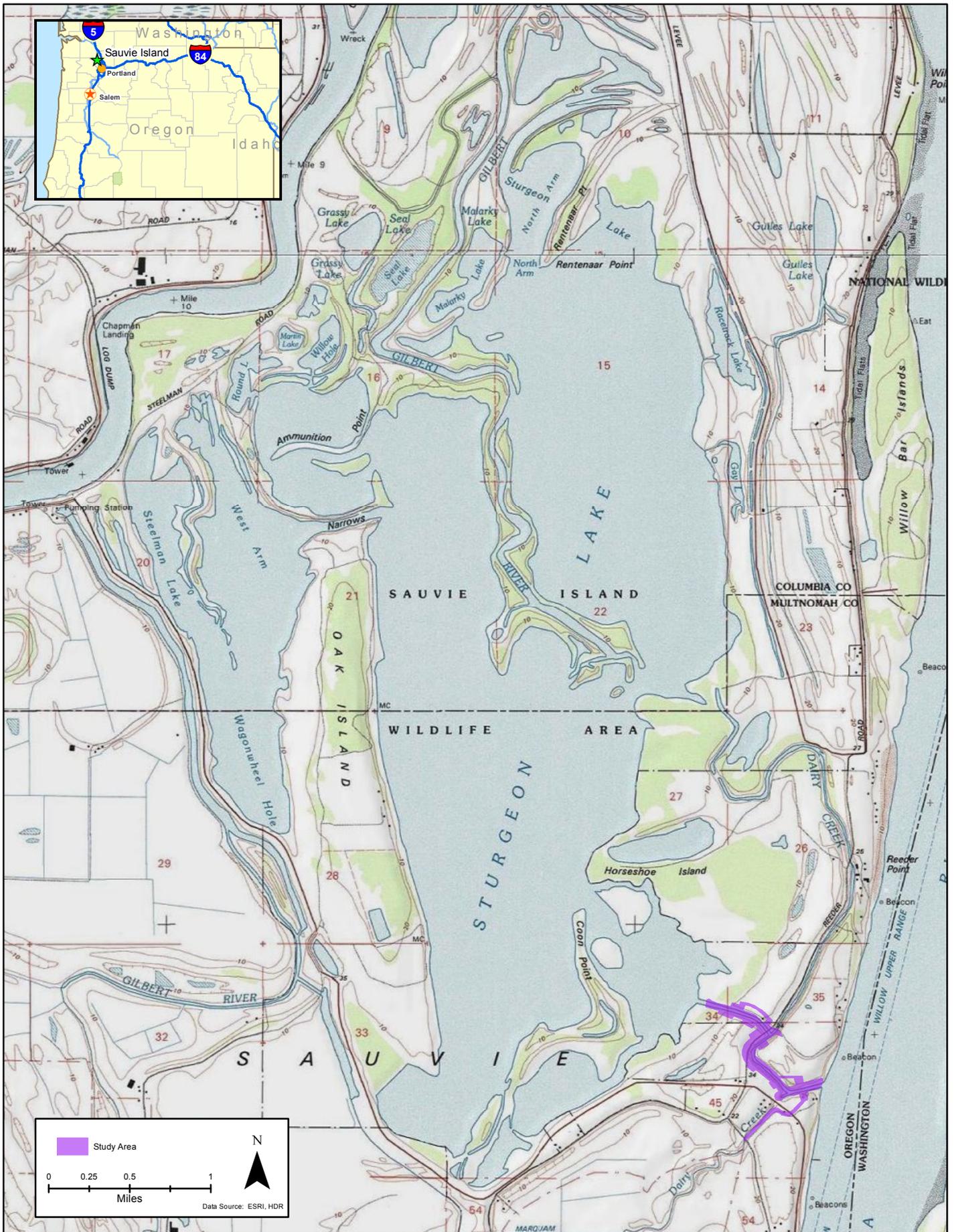


Figure 1. Vicinity Map

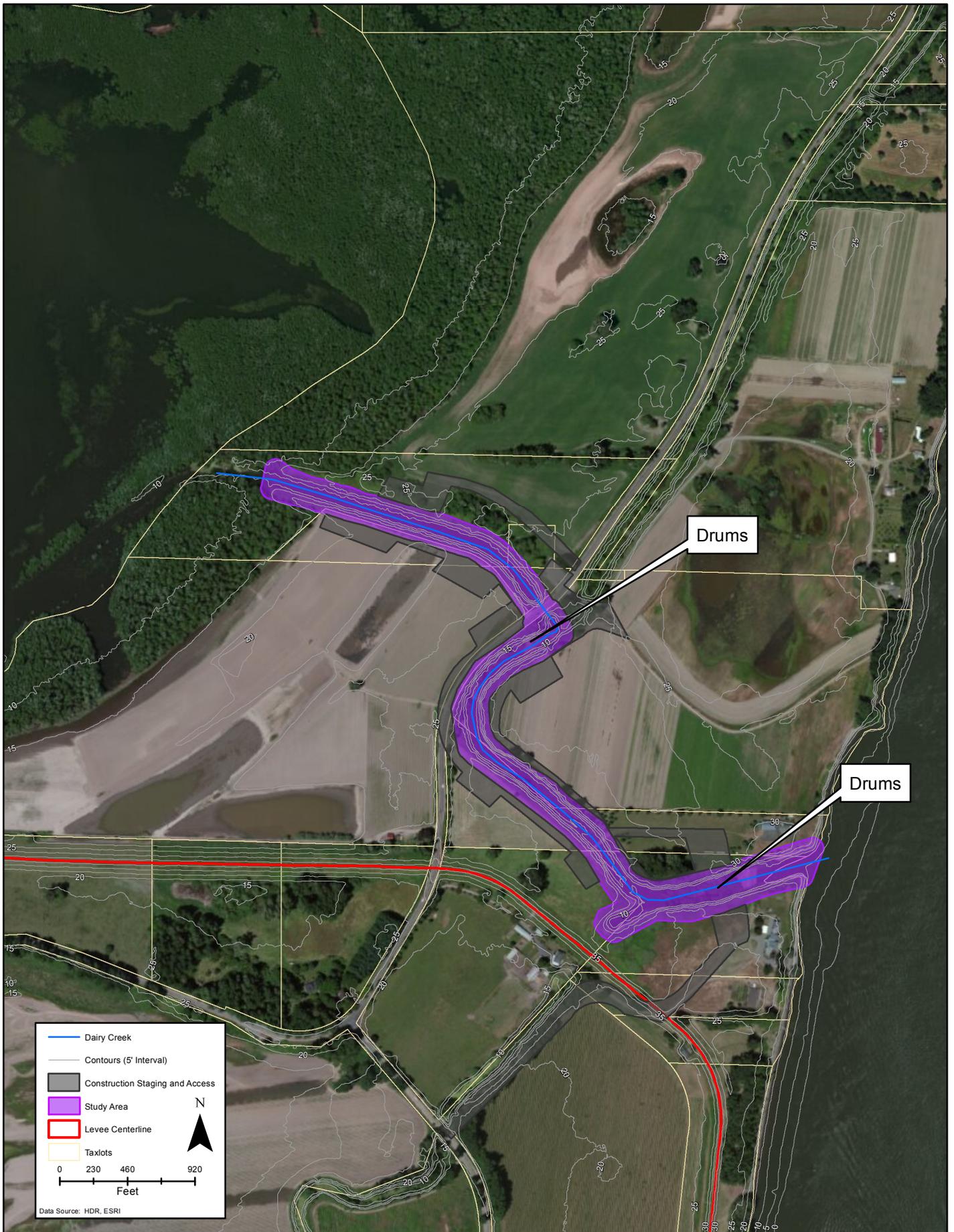


Figure 2. Dairy Creek Project Layout

Appendix A – Governmental Database Search



Dairy Creek

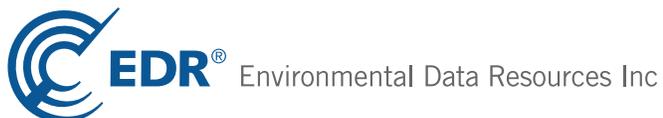
24508 NW REEDER RD

Portland, OR 97231

Inquiry Number: 3631905.2s

June 10, 2013

The EDR Radius Map™ Report with GeoCheck®



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

TABLE OF CONTENTS

<u>SECTION</u>	<u>PAGE</u>
Executive Summary	ES1
Overview Map	2
Detail Map	3
Map Findings Summary	4
Map Findings	8
Orphan Summary	9
Government Records Searched/Data Currency Tracking	GR-1
 <u>GEOCHECK ADDENDUM</u>	
Physical Setting Source Addendum	A-1
Physical Setting Source Summary	A-2
Physical Setting SSURGO Soil Map	A-5
Physical Setting Source Map	A-9
Physical Setting Source Map Findings	A-11
Physical Setting Source Records Searched	A-12

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

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EXECUTIVE SUMMARY

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

TARGET PROPERTY INFORMATION

ADDRESS

24508 NW REEDER RD
PORTLAND, OR 97231

COORDINATES

Latitude (North): 45.7021000 - 45° 42' 7.56"
Longitude (West): 122.7806000 - 122° 46' 50.16"
Universal Transverse Mercator: Zone 10
UTM X (Meters): 517080.1
UTM Y (Meters): 5060755.5
Elevation: 25 ft. above sea level

USGS TOPOGRAPHIC MAP ASSOCIATED WITH TARGET PROPERTY

Target Property Map: 45122-F7 SAUVIE ISLAND, OR WA
Most Recent Revision: 1990

AERIAL PHOTOGRAPHY IN THIS REPORT

Portions of Photo from: 2011, 2012
Source: USDA

TARGET PROPERTY SEARCH RESULTS

The target property was not listed in any of the databases searched by EDR.

DATABASES WITH NO MAPPED SITES

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

STANDARD ENVIRONMENTAL RECORDS

Federal NPL site list

NPL..... National Priority List

EXECUTIVE SUMMARY

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

Federal Delisted NPL site list

Delisted NPL..... National Priority List Deletions

Federal CERCLIS list

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

Federal CERCLIS NFRAP site List

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

Federal RCRA CORRACTS facilities list

CORRACTS..... Corrective Action Report

Federal RCRA non-CORRACTS TSD facilities list

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

Federal RCRA generators list

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

Federal institutional controls / engineering controls registries

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

Federal ERNS list

ERNS..... Emergency Response Notification System

State- and tribal - equivalent CERCLIS

WA CSCSL..... Confirmed and Suspected Contaminated Sites List
OR CRL..... Confirmed Release List and Inventory
OR ECSI..... Environmental Cleanup Site Information System

State and tribal landfill and/or solid waste disposal site lists

OR SWF/LF..... Solid Waste Facilities List
WA SWF/LF..... Solid Waste Facility Database

State and tribal leaking storage tank lists

OR LUST..... Leaking Underground Storage Tank Database
WA LUST..... Leaking Underground Storage Tanks Site List

EXECUTIVE SUMMARY

INDIAN LUST..... Leaking Underground Storage Tanks on Indian Land

State and tribal registered storage tank lists

OR UST..... Underground Storage Tank Database
WA UST..... Underground Storage Tank Database
OR AST..... Aboveground Storage Tanks
WA AST..... Aboveground Storage Tank Locations
INDIAN UST..... Underground Storage Tanks on Indian Land
FEMA UST..... Underground Storage Tank Listing

State and tribal institutional control / engineering control registries

OR ENG CONTROLS..... Engineering Controls Recorded at ESCI Sites
OR INST CONTROL..... Institutional Controls Recorded at ESCI Sites
WA INST CONTROL..... Institutional Control Site List

State and tribal voluntary cleanup sites

OR VCP..... Voluntary Cleanup Program Sites
WA VCP..... Voluntary Cleanup Program Sites
INDIAN VCP..... Voluntary Cleanup Priority Listing

State and tribal Brownfields sites

OR BROWNFIELDS..... Brownfields Projects
WA BROWNFIELDS..... Brownfields Sites Listing

ADDITIONAL ENVIRONMENTAL RECORDS

Local Brownfield lists

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

Local Lists of Landfill / Solid Waste Disposal Sites

ODI..... Open Dump Inventory
DEBRIS REGION 9..... Torres Martinez Reservation Illegal Dump Site Locations
OR SWRCY..... Recycling Facility Location Listing
OR HIST LF..... Old Closed SW Disposal Sites
WA SWRCY..... Recycling Facility List
INDIAN ODI..... Report on the Status of Open Dumps on Indian Lands

Local Lists of Hazardous waste / Contaminated Sites

US CDL..... Clandestine Drug Labs
OR AOCONCERN..... Columbia Slough
OR CDL..... Uninhabitable Drug Lab Properties
WA CDL..... Clandestine Drug Lab Contaminated Site List
US HIST CDL..... National Clandestine Laboratory Register

Local Land Records

LIENS 2..... CERCLA Lien Information

EXECUTIVE SUMMARY

Records of Emergency Release Reports

HMIRS.....	Hazardous Materials Information Reporting System
OR SPILLS.....	Spill Database
WA SPILLS.....	Reported Spills
OR HAZMAT.....	Hazmat/Incidents
OR SPILLS 90.....	SPILLS 90 data from FirstSearch
WA SPILLS 90.....	SPILLS 90 data from FirstSearch

Other Ascertainable Records

RCRA NonGen / NLR.....	RCRA - Non Generators
DOT OPS.....	Incident and Accident Data
DOD.....	Department of Defense Sites
FUDS.....	Formerly Used Defense Sites
CONSENT.....	Superfund (CERCLA) Consent Decrees
ROD.....	Records Of Decision
UMTRA.....	Uranium Mill Tailings Sites
US MINES.....	Mines Master Index File
TRIS.....	Toxic Chemical Release Inventory System
TSCA.....	Toxic Substances Control Act
FTTS.....	FIFRA/ TSCA Tracking System - FIFRA (Federal Insecticide, Fungicide, & Rodenticide Act)/TSCA (Toxic Substances Control Act)
HIST FTTS.....	FIFRA/TSCA Tracking System Administrative Case Listing
SSTS.....	Section 7 Tracking Systems
ICIS.....	Integrated Compliance Information System
PADS.....	PCB Activity Database System
MLTS.....	Material Licensing Tracking System
RADINFO.....	Radiation Information Database
FINDS.....	Facility Index System/Facility Registry System
RAATS.....	RCRA Administrative Action Tracking System
RMP.....	Risk Management Plans
OR UIC.....	Underground Injection Control Program Database
WA UIC.....	Underground Injection Wells Listing
OR MANIFEST.....	Manifest Information
WA MANIFEST.....	Hazardous Waste Manifest Data
OR DRYCLEANERS.....	Drycleaning Facilities
WA DRYCLEANERS.....	Drycleaner List
OR NPDES.....	Wastewater Permits Database
WA NPDES.....	Water Quality Permit System Data
OR AIRS.....	Oregon Title V Facility Listing
WA AIRS.....	Washington Emissions Data System
OR HSIS.....	Hazardous Substance Information Survey
INDIAN RESERV.....	Indian Reservations
SCRD DRYCLEANERS.....	State Coalition for Remediation of Drycleaners Listing
OR Financial Assurance.....	Financial Assurance Information Listing
OR COAL ASH.....	Coal Ash Disposal Sites Listing
COAL ASH EPA.....	Coal Combustion Residues Surface Impoundments List
2020 COR ACTION.....	2020 Corrective Action Program List
EPA WATCH LIST.....	EPA WATCH LIST
US FIN ASSUR.....	Financial Assurance Information
PCB TRANSFORMER.....	PCB Transformer Registration Database
US AIRS.....	Aerometric Information Retrieval System Facility Subsystem
COAL ASH DOE.....	Steam-Electric Plant Operation Data

EXECUTIVE SUMMARY

PRP..... Potentially Responsible Parties
WA COAL ASH..... Coal Ash Disposal Site Listing
WA Financial Assurance..... Financial Assurance Information Listing
LEAD SMELTERS..... Lead Smelter Sites

EDR HIGH RISK HISTORICAL RECORDS

EDR Exclusive Records

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

SURROUNDING SITES: SEARCH RESULTS

Surrounding sites were not identified.

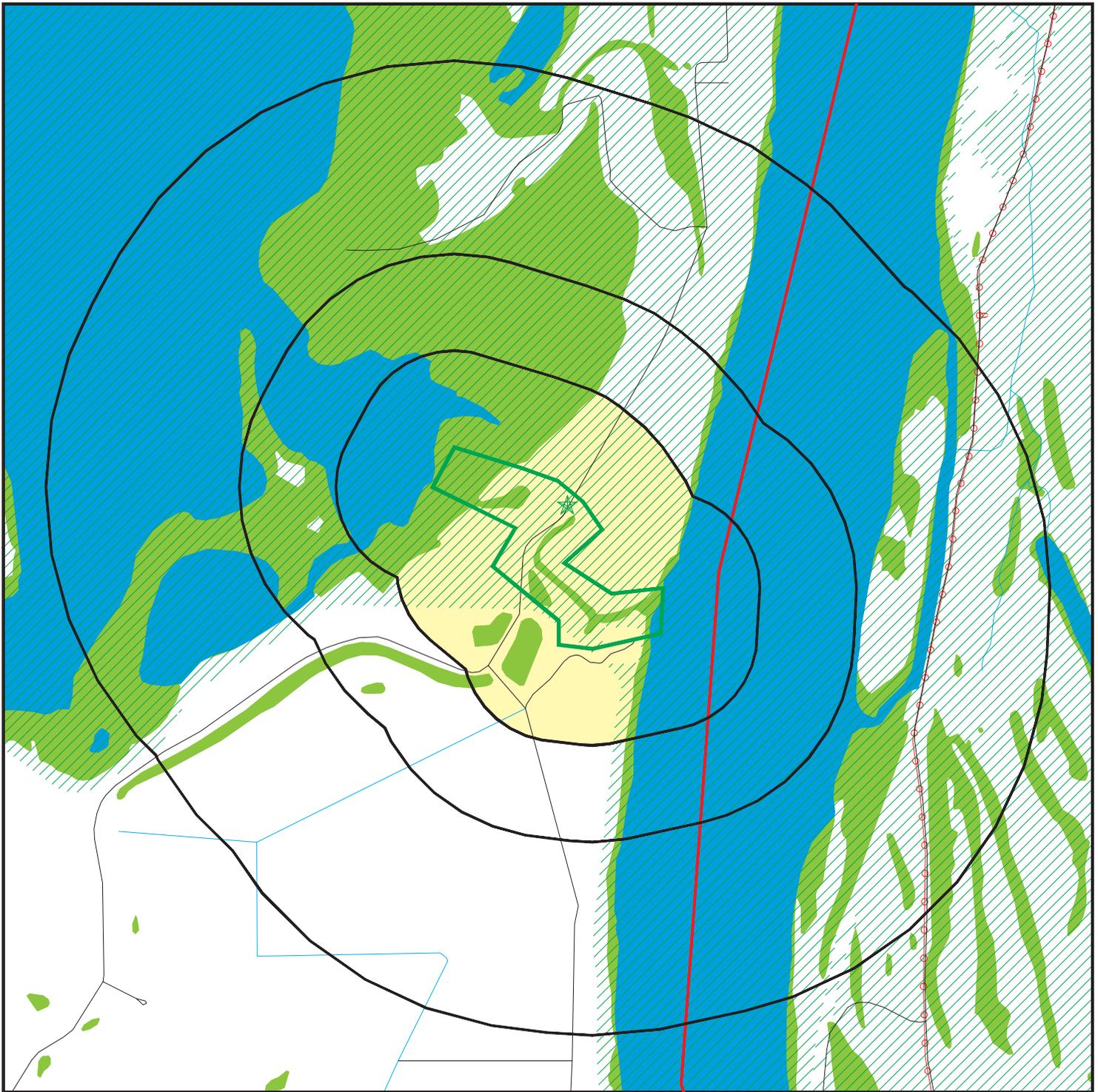
Unmappable (orphan) sites are not considered in the foregoing analysis.

EXECUTIVE SUMMARY

Due to poor or inadequate address information, the following sites were not mapped. Count: 22 records.

<u>Site Name</u>	<u>Database(s)</u>
ESCO LANDFILL - SAUVIE ISLAND	OR CRL, OR ENG CONTROLS, OR ECSI
ST. HELENS RD. - GASOLINE SPILL	OR ECSI
ODOT-US 30 BYPASS: NE 122ND AVE-NE	OR VCP, OR ECSI
ODOT - I-5, VICTORY TO LOMBARD	OR VCP, OR ECSI
PORTLAND WATER BUREAU WELL 14	OR VCP, OR ECSI
PACIFIC POWER & LIGHT - MASON SUBS	OR VCP, OR ECSI
TRI-MET SOUTH CORRIDOR EXTENSION	OR VCP, OR ECSI
JIFFY LUBE #1010	OR UIC, OR LUST, OR VCP, OR ECSI
ODOT - IOWA STREET VIADUCT	OR VCP, OR ECSI
UNION AVE. - PCB SITE	OR ECSI
COLUMBIA SLOUGH	OR CRL, OR ENG CONTROLS, OR ECSI
EAST SIDE CSO	OR VCP, OR ECSI
ODOT - PORTLAND HARBOR SOURCE CONT	OR VCP, OR ECSI
WILLAMETTE RIVER WESTSIDE CSO CONS	OR VCP, OR ECSI
ODOT-US 26: JEFFERSON ROCKFALL	OR VCP, OR ECSI
TRIMET WILLAMETTE RIVER BRIDGE	OR VCP, OR ECSI
DOWNTOWN PORTLAND SEDIMENT AREAWID	OR ECSI
SUNFLOWER RECYCLING	OR SWF/LF
PORTLAND COMPOST FACILITY	OR SWF/LF
BOB'S SANITARY SERVICE, INC. SLUDG	OR SWF/LF
JOHNSON CREEK DUPLEXES	OR UIC
STANDARD DAIRY PROPERTIES(OWNER:AL	OR UIC

OVERVIEW MAP - 3631905.2s



Target Property

Sites at elevations higher than or equal to the target property

Sites at elevations lower than the target property

Manufactured Gas Plants

National Priority List Sites

Dept. Defense Sites

Indian Reservations BIA

County Boundary

Power transmission lines

Oil & Gas pipelines from USGS

100-year flood zone

500-year flood zone

National Wetland Inventory

State Wetlands

Areas of Concern



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

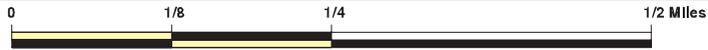
SITE NAME: Dairy Creek
 ADDRESS: 24508 NW REEDER RD
 Portland OR 97231
 LAT/LONG: 45.7021 / 122.7806

CLIENT: HDR
 CONTACT: Chad Wiseman
 INQUIRY #: 3631905.2s
 DATE: June 10, 2013 7:50 pm

DETAIL MAP - 3631905.2s



- | | | |
|---|---|--|
|  Target Property |  Indian Reservations BIA |  Areas of Concern |
|  Sites at elevations higher than or equal to the target property |  County Boundary | |
|  Sites at elevations lower than the target property |  Oil & Gas pipelines from USGS | |
|  Manufactured Gas Plants |  100-year flood zone | |
|  Sensitive Receptors |  500-year flood zone | |
|  National Priority List Sites |  National Wetland Inventory | |
|  Dept. Defense Sites |  State Wetlands | |



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

SITE NAME: Dairy Creek
 ADDRESS: 24508 NW REEDER RD
 Portland OR 97231
 LAT/LONG: 45.7021 / 122.7806

CLIENT: HDR
 CONTACT: Chad Wiseman
 INQUIRY #: 3631905.2s
 DATE: June 10, 2013 7:51 pm

MAP FINDINGS SUMMARY

Database	Search Distance (Miles)	Target Property	< 1/8	1/8 - 1/4	1/4 - 1/2	1/2 - 1	> 1	Total Plotted
STANDARD ENVIRONMENTAL RECORDS								
<i>Federal NPL site list</i>								
NPL	1.000		0	0	0	0	NR	0
Proposed NPL	1.000		0	0	0	0	NR	0
NPL LIENS	TP		NR	NR	NR	NR	NR	0
<i>Federal Delisted NPL site list</i>								
Delisted NPL	1.000		0	0	0	0	NR	0
<i>Federal CERCLIS list</i>								
CERCLIS	0.500		0	0	0	NR	NR	0
FEDERAL FACILITY	0.500		0	0	0	NR	NR	0
<i>Federal CERCLIS NFRAP site List</i>								
CERC-NFRAP	0.500		0	0	0	NR	NR	0
<i>Federal RCRA CORRACTS facilities list</i>								
CORRACTS	1.000		0	0	0	0	NR	0
<i>Federal RCRA non-CORRACTS TSD facilities list</i>								
RCRA-TSDF	0.500		0	0	0	NR	NR	0
<i>Federal RCRA generators list</i>								
RCRA-LQG	0.250		0	0	NR	NR	NR	0
RCRA-SQG	0.250		0	0	NR	NR	NR	0
RCRA-CESQG	0.250		0	0	NR	NR	NR	0
<i>Federal institutional controls / engineering controls registries</i>								
US ENG CONTROLS	0.500		0	0	0	NR	NR	0
US INST CONTROL	0.500		0	0	0	NR	NR	0
LUCIS	0.500		0	0	0	NR	NR	0
<i>Federal ERNS list</i>								
ERNS	TP		NR	NR	NR	NR	NR	0
<i>State- and tribal - equivalent CERCLIS</i>								
WA CSCSL	1.000		0	0	0	0	NR	0
OR CRL	1.000		0	0	0	0	NR	0
OR ECSI	1.000		0	0	0	0	NR	0
<i>State and tribal landfill and/or solid waste disposal site lists</i>								
OR SWF/LF	0.500		0	0	0	NR	NR	0
WA SWF/LF	0.500		0	0	0	NR	NR	0
<i>State and tribal leaking storage tank lists</i>								
OR LUST	0.500		0	0	0	NR	NR	0

MAP FINDINGS SUMMARY

Database	Search Distance (Miles)	Target Property	< 1/8	1/8 - 1/4	1/4 - 1/2	1/2 - 1	> 1	Total Plotted
WA LUST	0.500		0	0	0	NR	NR	0
INDIAN LUST	0.500		0	0	0	NR	NR	0
State and tribal registered storage tank lists								
OR UST	0.250		0	0	NR	NR	NR	0
WA UST	0.250		0	0	NR	NR	NR	0
OR AST	0.250		0	0	NR	NR	NR	0
WA AST	0.250		0	0	NR	NR	NR	0
INDIAN UST	0.250		0	0	NR	NR	NR	0
FEMA UST	0.250		0	0	NR	NR	NR	0
State and tribal institutional control / engineering control registries								
OR ENG CONTROLS	0.500		0	0	0	NR	NR	0
OR INST CONTROL	0.500		0	0	0	NR	NR	0
WA INST CONTROL	0.500		0	0	0	NR	NR	0
State and tribal voluntary cleanup sites								
OR VCP	0.500		0	0	0	NR	NR	0
WA VCP	0.500		0	0	0	NR	NR	0
INDIAN VCP	0.500		0	0	0	NR	NR	0
State and tribal Brownfields sites								
OR BROWNFIELDS	0.500		0	0	0	NR	NR	0
WA BROWNFIELDS	0.500		0	0	0	NR	NR	0
ADDITIONAL ENVIRONMENTAL RECORDS								
Local Brownfield lists								
US BROWNFIELDS	0.500		0	0	0	NR	NR	0
Local Lists of Landfill / Solid Waste Disposal Sites								
ODI	0.500		0	0	0	NR	NR	0
DEBRIS REGION 9	0.500		0	0	0	NR	NR	0
OR SWRCY	0.500		0	0	0	NR	NR	0
OR HIST LF	0.500		0	0	0	NR	NR	0
WA SWRCY	0.500		0	0	0	NR	NR	0
INDIAN ODI	0.500		0	0	0	NR	NR	0
Local Lists of Hazardous waste / Contaminated Sites								
US CDL	TP		NR	NR	NR	NR	NR	0
OR AOCONCERN	1.000		0	0	0	0	NR	0
OR CDL	TP		NR	NR	NR	NR	NR	0
WA CDL	TP		NR	NR	NR	NR	NR	0
US HIST CDL	TP		NR	NR	NR	NR	NR	0
Local Land Records								
LIENS 2	TP		NR	NR	NR	NR	NR	0

MAP FINDINGS SUMMARY

Database	Search Distance (Miles)	Target Property	< 1/8	1/8 - 1/4	1/4 - 1/2	1/2 - 1	> 1	Total Plotted
Records of Emergency Release Reports								
HMIRS	TP		NR	NR	NR	NR	NR	0
OR SPILLS	TP		NR	NR	NR	NR	NR	0
WA SPILLS	TP		NR	NR	NR	NR	NR	0
OR HAZMAT	TP		NR	NR	NR	NR	NR	0
OR SPILLS 90	TP		NR	NR	NR	NR	NR	0
WA SPILLS 90	TP		NR	NR	NR	NR	NR	0
Other Ascertainable Records								
RCRA NonGen / NLR	0.250		0	0	NR	NR	NR	0
DOT OPS	TP		NR	NR	NR	NR	NR	0
DOD	1.000		0	0	0	0	NR	0
FUDS	1.000		0	0	0	0	NR	0
CONSENT	1.000		0	0	0	0	NR	0
ROD	1.000		0	0	0	0	NR	0
UMTRA	0.500		0	0	0	NR	NR	0
US MINES	0.250		0	0	NR	NR	NR	0
TRIS	TP		NR	NR	NR	NR	NR	0
TSCA	TP		NR	NR	NR	NR	NR	0
FTTS	TP		NR	NR	NR	NR	NR	0
HIST FTTS	TP		NR	NR	NR	NR	NR	0
SSTS	TP		NR	NR	NR	NR	NR	0
ICIS	TP		NR	NR	NR	NR	NR	0
PADS	TP		NR	NR	NR	NR	NR	0
MLTS	TP		NR	NR	NR	NR	NR	0
RADINFO	TP		NR	NR	NR	NR	NR	0
FINDS	TP		NR	NR	NR	NR	NR	0
RAATS	TP		NR	NR	NR	NR	NR	0
RMP	TP		NR	NR	NR	NR	NR	0
OR UIC	TP		NR	NR	NR	NR	NR	0
WA UIC	TP		NR	NR	NR	NR	NR	0
OR MANIFEST	0.250		0	0	NR	NR	NR	0
WA MANIFEST	0.250		0	0	NR	NR	NR	0
OR DRYCLEANERS	0.250		0	0	NR	NR	NR	0
WA DRYCLEANERS	0.250		0	0	NR	NR	NR	0
OR NPDES	TP		NR	NR	NR	NR	NR	0
WA NPDES	TP		NR	NR	NR	NR	NR	0
OR AIRS	TP		NR	NR	NR	NR	NR	0
WA AIRS	TP		NR	NR	NR	NR	NR	0
OR HSIS	TP		NR	NR	NR	NR	NR	0
INDIAN RESERV	1.000		0	0	0	0	NR	0
SCRD DRYCLEANERS	0.500		0	0	0	NR	NR	0
OR Financial Assurance	TP		NR	NR	NR	NR	NR	0
OR COAL ASH	0.500		0	0	0	NR	NR	0
COAL ASH EPA	0.500		0	0	0	NR	NR	0
2020 COR ACTION	0.250		0	0	NR	NR	NR	0
EPA WATCH LIST	TP		NR	NR	NR	NR	NR	0
US FIN ASSUR	TP		NR	NR	NR	NR	NR	0
PCB TRANSFORMER	TP		NR	NR	NR	NR	NR	0
US AIRS	TP		NR	NR	NR	NR	NR	0

MAP FINDINGS SUMMARY

Database	Search Distance (Miles)	Target Property	< 1/8	1/8 - 1/4	1/4 - 1/2	1/2 - 1	> 1	Total Plotted
COAL ASH DOE	TP		NR	NR	NR	NR	NR	0
PRP	TP		NR	NR	NR	NR	NR	0
WA COAL ASH	0.500		0	0	0	NR	NR	0
WA Financial Assurance	TP		NR	NR	NR	NR	NR	0
LEAD SMELTERS	TP		NR	NR	NR	NR	NR	0

EDR HIGH RISK HISTORICAL RECORDS

EDR Exclusive Records

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

NOTES:

TP = Target Property

NR = Not Requested at this Search Distance

Sites may be listed in more than one database

Map ID
Direction
Distance
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number
EPA ID Number

NO SITES FOUND

Count: 22 records.

ORPHAN SUMMARY

City	EDR ID	Site Name	Site Address	Zip	Database(s)
BURLINGTON	S106980959	ESCO LANDFILL - SAUVIE ISLAND	14444 NW GILLIHAN RD	97231	OR CRL, OR ENG CONTROLS, OR E
BURLINGTON	S106780102	ST. HELENS RD. - GASOLINE SPILL	RD SE	97231	OR ECSI
MULTNOMAH COUNTY	S107134742	SUNFLOWER RECYCLING	SEC03,T01S,R01E		OR SWF/LF
MULTNOMAH COUNTY	S106918887	PORTLAND COMPOST FACILITY	SEC18,T1N,R2E		OR SWF/LF
MULTNOMAH COUNTY	S106918884	BOB'S SANITARY SERVICE, INC. SLUDG	SEC28,29,32,T02N,R1E		OR SWF/LF
PORTLAND	S111286604	ODOT-US 30 BYPASS- NE 122ND AVE-NE	NE 122ND TO 141ST DR NE		OR VCP, OR ECSI
PORTLAND	S109346132	ODOT - I-5, VICTORY TO LOMBARD	I 5 BETWEEN VICTORY AND LOMBARD S		OR VCP, OR ECSI
PORTLAND	S111242991	JOHNSON CREEK DUPLEXES	7820 AND 7830 SE JOHNSON CREEK		OR UIC
PORTLAND	S110280811	PORTLAND WATER BUREAU WELL 14	COLUMBIA RIV		OR VCP, OR ECSI
PORTLAND	S106497133	PACIFIC POWER & LIGHT - MASON SUBS	NE CORNER OF MASON ST N & N M		OR VCP, OR ECSI
PORTLAND	S110072106	TRI-MET SOUTH CORRIDOR EXTENSION	GLISAN ST		OR VCP, OR ECSI
PORTLAND	S110730164	JEFFY LUBE #1010	5545 SW HILLSDALE HWY		OR UIC, OR LUST, OR VCP, OR ECS
PORTLAND	S109051799	ODOT - IOWA STREET VIADUCT	SW IOWA ST		OR VCP, OR ECSI
PORTLAND	S110121457	STANDARD DAIRY PROPERTIES(OWNER:AL	2808 NE MARTIN LUTHER KING BLV		OR ECSI
PORTLAND	S109346054	UNION AVE. - PCB SITE	NE MARTIN LUTHER KING JR BLVD		OR CRL, OR ENG CONTROLS, OR E
PORTLAND	S107421141	COLUMBIA SLOUGH	315 MILES OF WATERWAY OVER AN		OR VCP, OR ECSI
PORTLAND	S107421141	EAST SIDE CSO	NEAR SE 18TH ST N PORT CENTER		OR VCP, OR ECSI
PORTLAND	S110764041	ODOT - PORTLAND HARBOR SOURCE CONT	ODOT FACILITIES WITHIN PORTLAN		OR VCP, OR ECSI
PORTLAND	S106778143	WILLAMETTE RIVER WESTSIDE CSO CONS	RD TAYLORS FERRY ALONG FRONT A		OR VCP, OR ECSI
PORTLAND	S112231356	ODOT-US 26: JEFFERSON ROCKFALL	USHY 26 NEAR JEFFERSON AVENUE		OR VCP, OR ECSI
PORTLAND	S111766413	TRIMET WILLAMETTE RIVER BRIDGE	S WATERFRONT DISTRICT		OR VCP, OR ECSI
PORTLAND	S110072091	DOWNTOWN PORTLAND SEDIMENT AREA WID	WILLAMETTE RIVER FROM ROSS IS		OR ECSI

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

To maintain currency of the following federal and state databases, EDR contacts the appropriate governmental agency on a monthly or quarterly basis, as required.

Number of Days to Update: Provides confirmation that EDR is reporting records that have been updated within 90 days from the date the government agency made the information available to the public.

STANDARD ENVIRONMENTAL RECORDS

Federal NPL site list

NPL: National Priority List

National Priorities List (Superfund). The NPL is a subset of CERCLIS and identifies over 1,200 sites for priority cleanup under the Superfund Program. NPL sites may encompass relatively large areas. As such, EDR provides polygon coverage for over 1,000 NPL site boundaries produced by EPA's Environmental Photographic Interpretation Center (EPIC) and regional EPA offices.

Date of Government Version: 02/01/2013	Source: EPA
Date Data Arrived at EDR: 03/01/2013	Telephone: N/A
Date Made Active in Reports: 03/13/2013	Last EDR Contact: 05/09/2013
Number of Days to Update: 12	Next Scheduled EDR Contact: 07/22/2013
	Data Release Frequency: Quarterly

NPL Site Boundaries

Sources:

EPA's Environmental Photographic Interpretation Center (EPIC)
Telephone: 202-564-7333

EPA Region 1
Telephone 617-918-1143

EPA Region 6
Telephone: 214-655-6659

EPA Region 3
Telephone 215-814-5418

EPA Region 7
Telephone: 913-551-7247

EPA Region 4
Telephone 404-562-8033

EPA Region 8
Telephone: 303-312-6774

EPA Region 5
Telephone 312-886-6686

EPA Region 9
Telephone: 415-947-4246

EPA Region 10
Telephone 206-553-8665

Proposed NPL: Proposed National Priority List Sites

A site that has been proposed for listing on the National Priorities List through the issuance of a proposed rule in the Federal Register. EPA then accepts public comments on the site, responds to the comments, and places on the NPL those sites that continue to meet the requirements for listing.

Date of Government Version: 02/01/2013	Source: EPA
Date Data Arrived at EDR: 03/01/2013	Telephone: N/A
Date Made Active in Reports: 03/13/2013	Last EDR Contact: 05/09/2013
Number of Days to Update: 12	Next Scheduled EDR Contact: 07/22/2013
	Data Release Frequency: Quarterly

NPL LIENS: Federal Superfund Liens

Federal Superfund Liens. Under the authority granted the USEPA by CERCLA of 1980, the USEPA has the authority to file liens against real property in order to recover remedial action expenditures or when the property owner received notification of potential liability. USEPA compiles a listing of filed notices of Superfund Liens.

Date of Government Version: 10/15/1991	Source: EPA
Date Data Arrived at EDR: 02/02/1994	Telephone: 202-564-4267
Date Made Active in Reports: 03/30/1994	Last EDR Contact: 08/15/2011
Number of Days to Update: 56	Next Scheduled EDR Contact: 11/28/2011
	Data Release Frequency: No Update Planned

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

Federal Delisted NPL site list

DELISTED NPL: National Priority List Deletions

The National Oil and Hazardous Substances Pollution Contingency Plan (NCP) establishes the criteria that the EPA uses to delete sites from the NPL. In accordance with 40 CFR 300.425.(e), sites may be deleted from the NPL where no further response is appropriate.

Date of Government Version: 02/01/2013	Source: EPA
Date Data Arrived at EDR: 03/01/2013	Telephone: N/A
Date Made Active in Reports: 03/13/2013	Last EDR Contact: 05/09/2013
Number of Days to Update: 12	Next Scheduled EDR Contact: 07/22/2013
	Data Release Frequency: Quarterly

Federal CERCLIS list

CERCLIS: Comprehensive Environmental Response, Compensation, and Liability Information System

CERCLIS contains data on potentially hazardous waste sites that have been reported to the USEPA by states, municipalities, private companies and private persons, pursuant to Section 103 of the Comprehensive Environmental Response, Compensation, and Liability Act (CERCLA). CERCLIS contains sites which are either proposed to or on the National Priorities List (NPL) and sites which are in the screening and assessment phase for possible inclusion on the NPL.

Date of Government Version: 02/04/2013	Source: EPA
Date Data Arrived at EDR: 03/01/2013	Telephone: 703-412-9810
Date Made Active in Reports: 03/13/2013	Last EDR Contact: 05/29/2013
Number of Days to Update: 12	Next Scheduled EDR Contact: 09/09/2013
	Data Release Frequency: Quarterly

FEDERAL FACILITY: Federal Facility Site Information listing

A listing of National Priority List (NPL) and Base Realignment and Closure (BRAC) sites found in the Comprehensive Environmental Response, Compensation and Liability Information System (CERCLIS) Database where EPA Federal Facilities Restoration and Reuse Office is involved in cleanup activities.

Date of Government Version: 07/31/2012	Source: Environmental Protection Agency
Date Data Arrived at EDR: 10/09/2012	Telephone: 703-603-8704
Date Made Active in Reports: 12/20/2012	Last EDR Contact: 04/10/2013
Number of Days to Update: 72	Next Scheduled EDR Contact: 07/22/2013
	Data Release Frequency: Varies

Federal CERCLIS NFRAP site List

CERCLIS-NFRAP: CERCLIS No Further Remedial Action Planned

Archived sites are sites that have been removed and archived from the inventory of CERCLIS sites. Archived status indicates that, to the best of EPA's knowledge, assessment at a site has been completed and that EPA has determined no further steps will be taken to list this site on the National Priorities List (NPL), unless information indicates this decision was not appropriate or other considerations require a recommendation for listing at a later time. This decision does not necessarily mean that there is no hazard associated with a given site; it only means that, based upon available information, the location is not judged to be a potential NPL site.

Date of Government Version: 02/05/2013	Source: EPA
Date Data Arrived at EDR: 03/01/2013	Telephone: 703-412-9810
Date Made Active in Reports: 03/13/2013	Last EDR Contact: 05/29/2013
Number of Days to Update: 12	Next Scheduled EDR Contact: 05/09/2013
	Data Release Frequency: Quarterly

Federal RCRA CORRACTS facilities list

CORRACTS: Corrective Action Report

CORRACTS identifies hazardous waste handlers with RCRA corrective action activity.

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

Date of Government Version: 02/12/2013
Date Data Arrived at EDR: 02/21/2013
Date Made Active in Reports: 02/27/2013
Number of Days to Update: 6

Source: EPA
Telephone: 800-424-9346
Last EDR Contact: 05/02/2013
Next Scheduled EDR Contact: 07/15/2013
Data Release Frequency: Quarterly

Federal RCRA non-CORRACTS TSD facilities list

RCRA-TSDF: RCRA - Treatment, Storage and Disposal

RCRAInfo is EPA's comprehensive information system, providing access to data supporting the Resource Conservation and Recovery Act (RCRA) of 1976 and the Hazardous and Solid Waste Amendments (HSWA) of 1984. The database includes selective information on sites which generate, transport, store, treat and/or dispose of hazardous waste as defined by the Resource Conservation and Recovery Act (RCRA). Transporters are individuals or entities that move hazardous waste from the generator offsite to a facility that can recycle, treat, store, or dispose of the waste. TSDFs treat, store, or dispose of the waste.

Date of Government Version: 02/12/2013
Date Data Arrived at EDR: 02/15/2013
Date Made Active in Reports: 02/27/2013
Number of Days to Update: 12

Source: Environmental Protection Agency
Telephone: (206) 553-1200
Last EDR Contact: 05/02/2013
Next Scheduled EDR Contact: 07/15/2013
Data Release Frequency: Quarterly

Federal RCRA generators list

RCRA-LQG: RCRA - Large Quantity Generators

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

Date of Government Version: 02/12/2013
Date Data Arrived at EDR: 02/15/2013
Date Made Active in Reports: 02/27/2013
Number of Days to Update: 12

Source: Environmental Protection Agency
Telephone: (206) 553-1200
Last EDR Contact: 05/02/2013
Next Scheduled EDR Contact: 07/15/2013
Data Release Frequency: Quarterly

RCRA-SQG: RCRA - Small Quantity Generators

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

Date of Government Version: 02/12/2013
Date Data Arrived at EDR: 02/15/2013
Date Made Active in Reports: 02/27/2013
Number of Days to Update: 12

Source: Environmental Protection Agency
Telephone: (206) 553-1200
Last EDR Contact: 05/02/2013
Next Scheduled EDR Contact: 07/15/2013
Data Release Frequency: Quarterly

RCRA-CESQG: RCRA - Conditionally Exempt Small Quantity Generators

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

Date of Government Version: 02/12/2013
Date Data Arrived at EDR: 02/15/2013
Date Made Active in Reports: 02/27/2013
Number of Days to Update: 12

Source: Environmental Protection Agency
Telephone: (206) 553-1200
Last EDR Contact: 05/02/2013
Next Scheduled EDR Contact: 07/15/2013
Data Release Frequency: Varies

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

Federal institutional controls / engineering controls registries

US ENG CONTROLS: Engineering Controls Sites List

A listing of sites with engineering controls in place. Engineering controls include various forms of caps, building foundations, liners, and treatment methods to create pathway elimination for regulated substances to enter environmental media or effect human health.

Date of Government Version: 03/14/2013	Source: Environmental Protection Agency
Date Data Arrived at EDR: 03/29/2013	Telephone: 703-603-0695
Date Made Active in Reports: 05/10/2013	Last EDR Contact: 06/10/2013
Number of Days to Update: 42	Next Scheduled EDR Contact: 09/23/2013
	Data Release Frequency: Varies

US INST CONTROL: Sites with Institutional Controls

A listing of sites with institutional controls in place. Institutional controls include administrative measures, such as groundwater use restrictions, construction restrictions, property use restrictions, and post remediation care requirements intended to prevent exposure to contaminants remaining on site. Deed restrictions are generally required as part of the institutional controls.

Date of Government Version: 03/14/2013	Source: Environmental Protection Agency
Date Data Arrived at EDR: 03/29/2013	Telephone: 703-603-0695
Date Made Active in Reports: 05/10/2013	Last EDR Contact: 06/10/2013
Number of Days to Update: 42	Next Scheduled EDR Contact: 09/23/2013
	Data Release Frequency: Varies

LUCIS: Land Use Control Information System

LUCIS contains records of land use control information pertaining to the former Navy Base Realignment and Closure properties.

Date of Government Version: 12/09/2005	Source: Department of the Navy
Date Data Arrived at EDR: 12/11/2006	Telephone: 843-820-7326
Date Made Active in Reports: 01/11/2007	Last EDR Contact: 05/20/2013
Number of Days to Update: 31	Next Scheduled EDR Contact: 09/02/2013
	Data Release Frequency: Varies

Federal ERNS list

ERNS: Emergency Response Notification System

Emergency Response Notification System. ERNS records and stores information on reported releases of oil and hazardous substances.

Date of Government Version: 12/31/2012	Source: National Response Center, United States Coast Guard
Date Data Arrived at EDR: 01/17/2013	Telephone: 202-267-2180
Date Made Active in Reports: 02/15/2013	Last EDR Contact: 04/02/2013
Number of Days to Update: 29	Next Scheduled EDR Contact: 07/15/2013
	Data Release Frequency: Annually

State- and tribal - equivalent CERCLIS

WA CSCSL: Confirmed and Suspected Contaminated Sites List

State Hazardous Waste Sites. State hazardous waste site records are the states' equivalent to CERCLIS. These sites may or may not already be listed on the federal CERCLIS list. Priority sites planned for cleanup using state funds (state equivalent of Superfund) are identified along with sites where cleanup will be paid for by potentially responsible parties. Available information varies by state.

Date of Government Version: 04/24/2013	Source: Department of Ecology
Date Data Arrived at EDR: 04/26/2013	Telephone: 360-407-7200
Date Made Active in Reports: 06/10/2013	Last EDR Contact: 04/26/2013
Number of Days to Update: 45	Next Scheduled EDR Contact: 08/05/2013
	Data Release Frequency: Semi-Annually

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

OR CRL: Confirmed Release List and Inventory
All facilities with a confirmed release.

Date of Government Version: 02/19/2013
Date Data Arrived at EDR: 02/20/2013
Date Made Active in Reports: 04/10/2013
Number of Days to Update: 49

Source: Department of Environmental Quality
Telephone: 503-229-6170
Last EDR Contact: 05/23/2013
Next Scheduled EDR Contact: 09/02/2013
Data Release Frequency: Quarterly

OR ECSI: Environmental Cleanup Site Information System
Sites that are or may be contaminated and may require cleanup.

Date of Government Version: 04/01/2013
Date Data Arrived at EDR: 04/26/2013
Date Made Active in Reports: 05/21/2013
Number of Days to Update: 25

Source: Department of Environmental Quality
Telephone: 503-229-6629
Last EDR Contact: 05/30/2013
Next Scheduled EDR Contact: 08/05/2013
Data Release Frequency: Quarterly

State and tribal landfill and/or solid waste disposal site lists

OR SWF/LF: Solid Waste Facilities List

Solid Waste Facilities/Landfill Sites. SWF/LF type records typically contain an inventory of solid waste disposal facilities or landfills in a particular state. Depending on the state, these may be active or inactive facilities or open dumps that failed to meet RCRA Subtitle D Section 4004 criteria for solid waste landfills or disposal sites.

Date of Government Version: 03/11/2013
Date Data Arrived at EDR: 03/13/2013
Date Made Active in Reports: 04/10/2013
Number of Days to Update: 28

Source: Department of Environmental Quality
Telephone: 503-229-6299
Last EDR Contact: 05/28/2013
Next Scheduled EDR Contact: 09/09/2013
Data Release Frequency: Semi-Annually

WA SWF/LF: Solid Waste Facility Database

Solid Waste Facilities/Landfill Sites. SWF/LF type records typically contain an inventory of solid waste disposal facilities or landfills in a particular state. Depending on the state, these may be active or inactive facilities or open dumps that failed to meet RCRA Subtitle D Section 4004 criteria for solid waste landfills or disposal sites.

Date of Government Version: 09/06/2012
Date Data Arrived at EDR: 09/13/2012
Date Made Active in Reports: 10/18/2012
Number of Days to Update: 35

Source: Department of Ecology
Telephone: 360-407-6132
Last EDR Contact: 03/11/2013
Next Scheduled EDR Contact: 09/23/2013
Data Release Frequency: Annually

State and tribal leaking storage tank lists

OR LUST: Leaking Underground Storage Tank Database

Leaking Underground Storage Tank Incident Reports. LUST records contain an inventory of reported leaking underground storage tank incidents. Not all states maintain these records, and the information stored varies by state.

Date of Government Version: 01/01/2013
Date Data Arrived at EDR: 02/20/2013
Date Made Active in Reports: 04/10/2013
Number of Days to Update: 49

Source: Department of Environmental Quality
Telephone: 503-229-5790
Last EDR Contact: 05/23/2013
Next Scheduled EDR Contact: 09/02/2013
Data Release Frequency: Quarterly

WA LUST: Leaking Underground Storage Tanks Site List

Leaking Underground Storage Tank Incident Reports. LUST records contain an inventory of reported leaking underground storage tank incidents. Not all states maintain these records, and the information stored varies by state.

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

Date of Government Version: 02/19/2013	Source: Department of Ecology
Date Data Arrived at EDR: 02/21/2013	Telephone: 360-407-7183
Date Made Active in Reports: 04/10/2013	Last EDR Contact: 05/24/2013
Number of Days to Update: 48	Next Scheduled EDR Contact: 09/02/2013
	Data Release Frequency: Quarterly

INDIAN LUST R8: Leaking Underground Storage Tanks on Indian Land
LUSTs on Indian land in Colorado, Montana, North Dakota, South Dakota, Utah and Wyoming.

Date of Government Version: 08/27/2012	Source: EPA Region 8
Date Data Arrived at EDR: 08/28/2012	Telephone: 303-312-6271
Date Made Active in Reports: 10/16/2012	Last EDR Contact: 04/29/2013
Number of Days to Update: 49	Next Scheduled EDR Contact: 08/12/2013
	Data Release Frequency: Quarterly

INDIAN LUST R6: Leaking Underground Storage Tanks on Indian Land
LUSTs on Indian land in New Mexico and Oklahoma.

Date of Government Version: 09/12/2011	Source: EPA Region 6
Date Data Arrived at EDR: 09/13/2011	Telephone: 214-665-6597
Date Made Active in Reports: 11/11/2011	Last EDR Contact: 04/29/2013
Number of Days to Update: 59	Next Scheduled EDR Contact: 08/12/2013
	Data Release Frequency: Varies

INDIAN LUST R4: Leaking Underground Storage Tanks on Indian Land
LUSTs on Indian land in Florida, Mississippi and North Carolina.

Date of Government Version: 02/06/2013	Source: EPA Region 4
Date Data Arrived at EDR: 02/08/2013	Telephone: 404-562-8677
Date Made Active in Reports: 04/12/2013	Last EDR Contact: 04/29/2013
Number of Days to Update: 63	Next Scheduled EDR Contact: 08/12/2013
	Data Release Frequency: Semi-Annually

INDIAN LUST R1: Leaking Underground Storage Tanks on Indian Land
A listing of leaking underground storage tank locations on Indian Land.

Date of Government Version: 09/28/2012	Source: EPA Region 1
Date Data Arrived at EDR: 11/01/2012	Telephone: 617-918-1313
Date Made Active in Reports: 04/12/2013	Last EDR Contact: 05/01/2013
Number of Days to Update: 162	Next Scheduled EDR Contact: 08/12/2013
	Data Release Frequency: Varies

INDIAN LUST R10: Leaking Underground Storage Tanks on Indian Land
LUSTs on Indian land in Alaska, Idaho, Oregon and Washington.

Date of Government Version: 02/05/2013	Source: EPA Region 10
Date Data Arrived at EDR: 02/06/2013	Telephone: 206-553-2857
Date Made Active in Reports: 04/12/2013	Last EDR Contact: 04/29/2013
Number of Days to Update: 65	Next Scheduled EDR Contact: 08/12/2013
	Data Release Frequency: Quarterly

INDIAN LUST R9: Leaking Underground Storage Tanks on Indian Land
LUSTs on Indian land in Arizona, California, New Mexico and Nevada

Date of Government Version: 03/01/2013	Source: Environmental Protection Agency
Date Data Arrived at EDR: 03/01/2013	Telephone: 415-972-3372
Date Made Active in Reports: 04/12/2013	Last EDR Contact: 04/29/2013
Number of Days to Update: 42	Next Scheduled EDR Contact: 08/12/2013
	Data Release Frequency: Quarterly

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

INDIAN LUST R7: Leaking Underground Storage Tanks on Indian Land
LUSTs on Indian land in Iowa, Kansas, and Nebraska

Date of Government Version: 12/31/2012	Source: EPA Region 7
Date Data Arrived at EDR: 02/28/2013	Telephone: 913-551-7003
Date Made Active in Reports: 04/12/2013	Last EDR Contact: 04/29/2013
Number of Days to Update: 43	Next Scheduled EDR Contact: 08/12/2013
	Data Release Frequency: Varies

State and tribal registered storage tank lists

OR UST: Underground Storage Tank Database
Registered Underground Storage Tanks. UST's are regulated under Subtitle I of the Resource Conservation and Recovery Act (RCRA) and must be registered with the state department responsible for administering the UST program. Available information varies by state program.

Date of Government Version: 01/01/2013	Source: Department of Environmental Quality
Date Data Arrived at EDR: 02/20/2013	Telephone: 503-229-5815
Date Made Active in Reports: 04/10/2013	Last EDR Contact: 05/23/2013
Number of Days to Update: 49	Next Scheduled EDR Contact: 09/02/2013
	Data Release Frequency: Quarterly

WA UST: Underground Storage Tank Database
Registered Underground Storage Tanks. UST's are regulated under Subtitle I of the Resource Conservation and Recovery Act (RCRA) and must be registered with the state department responsible for administering the UST program. Available information varies by state program.

Date of Government Version: 02/08/2013	Source: Department of Ecology
Date Data Arrived at EDR: 02/08/2013	Telephone: 360-407-7183
Date Made Active in Reports: 02/19/2013	Last EDR Contact: 06/10/2013
Number of Days to Update: 11	Next Scheduled EDR Contact: 09/02/2013
	Data Release Frequency: Quarterly

OR AST: Aboveground Storage Tanks
Aboveground storage tank locations reported to the Office of State Fire Marshal.

Date of Government Version: 03/01/2012	Source: Office of State Fire Marshal
Date Data Arrived at EDR: 04/23/2012	Telephone: 503-378-3473
Date Made Active in Reports: 05/30/2012	Last EDR Contact: 05/08/2013
Number of Days to Update: 37	Next Scheduled EDR Contact: 08/19/2013
	Data Release Frequency: Semi-Annually

WA AST: Aboveground Storage Tank Locations
A listing of aboveground storage tank locations regulated by the Department of Ecology's Spill Prevention, Preparedness and Response Program.

Date of Government Version: 05/14/2012	Source: Department of Ecology
Date Data Arrived at EDR: 05/15/2012	Telephone: 360-407-7562
Date Made Active in Reports: 06/05/2012	Last EDR Contact: 05/06/2013
Number of Days to Update: 21	Next Scheduled EDR Contact: 08/19/2013
	Data Release Frequency: Varies

INDIAN UST R1: Underground Storage Tanks on Indian Land
The Indian Underground Storage Tank (UST) database provides information about underground storage tanks on Indian land in EPA Region 1 (Connecticut, Maine, Massachusetts, New Hampshire, Rhode Island, Vermont and ten Tribal Nations).

Date of Government Version: 09/28/2012	Source: EPA, Region 1
Date Data Arrived at EDR: 11/07/2012	Telephone: 617-918-1313
Date Made Active in Reports: 04/12/2013	Last EDR Contact: 04/29/2013
Number of Days to Update: 156	Next Scheduled EDR Contact: 08/12/2013
	Data Release Frequency: Varies

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

INDIAN UST R4: Underground Storage Tanks on Indian Land

The Indian Underground Storage Tank (UST) database provides information about underground storage tanks on Indian land in EPA Region 4 (Alabama, Florida, Georgia, Kentucky, Mississippi, North Carolina, South Carolina, Tennessee and Tribal Nations)

Date of Government Version: 02/06/2013	Source: EPA Region 4
Date Data Arrived at EDR: 02/08/2013	Telephone: 404-562-9424
Date Made Active in Reports: 04/12/2013	Last EDR Contact: 04/29/2013
Number of Days to Update: 63	Next Scheduled EDR Contact: 08/12/2013
	Data Release Frequency: Semi-Annually

INDIAN UST R5: Underground Storage Tanks on Indian Land

The Indian Underground Storage Tank (UST) database provides information about underground storage tanks on Indian land in EPA Region 5 (Michigan, Minnesota and Wisconsin and Tribal Nations).

Date of Government Version: 08/02/2012	Source: EPA Region 5
Date Data Arrived at EDR: 08/03/2012	Telephone: 312-886-6136
Date Made Active in Reports: 11/05/2012	Last EDR Contact: 04/29/2013
Number of Days to Update: 94	Next Scheduled EDR Contact: 08/12/2013
	Data Release Frequency: Varies

INDIAN UST R6: Underground Storage Tanks on Indian Land

The Indian Underground Storage Tank (UST) database provides information about underground storage tanks on Indian land in EPA Region 6 (Louisiana, Arkansas, Oklahoma, New Mexico, Texas and 65 Tribes).

Date of Government Version: 05/10/2011	Source: EPA Region 6
Date Data Arrived at EDR: 05/11/2011	Telephone: 214-665-7591
Date Made Active in Reports: 06/14/2011	Last EDR Contact: 04/29/2013
Number of Days to Update: 34	Next Scheduled EDR Contact: 08/12/2013
	Data Release Frequency: Semi-Annually

INDIAN UST R7: Underground Storage Tanks on Indian Land

The Indian Underground Storage Tank (UST) database provides information about underground storage tanks on Indian land in EPA Region 7 (Iowa, Kansas, Missouri, Nebraska, and 9 Tribal Nations).

Date of Government Version: 12/31/2012	Source: EPA Region 7
Date Data Arrived at EDR: 02/28/2013	Telephone: 913-551-7003
Date Made Active in Reports: 04/12/2013	Last EDR Contact: 04/29/2013
Number of Days to Update: 43	Next Scheduled EDR Contact: 08/12/2013
	Data Release Frequency: Varies

INDIAN UST R8: Underground Storage Tanks on Indian Land

The Indian Underground Storage Tank (UST) database provides information about underground storage tanks on Indian land in EPA Region 8 (Colorado, Montana, North Dakota, South Dakota, Utah, Wyoming and 27 Tribal Nations).

Date of Government Version: 08/27/2012	Source: EPA Region 8
Date Data Arrived at EDR: 08/28/2012	Telephone: 303-312-6137
Date Made Active in Reports: 10/16/2012	Last EDR Contact: 04/29/2013
Number of Days to Update: 49	Next Scheduled EDR Contact: 08/12/2013
	Data Release Frequency: Quarterly

INDIAN UST R9: Underground Storage Tanks on Indian Land

The Indian Underground Storage Tank (UST) database provides information about underground storage tanks on Indian land in EPA Region 9 (Arizona, California, Hawaii, Nevada, the Pacific Islands, and Tribal Nations).

Date of Government Version: 02/21/2013	Source: EPA Region 9
Date Data Arrived at EDR: 02/26/2013	Telephone: 415-972-3368
Date Made Active in Reports: 04/12/2013	Last EDR Contact: 04/29/2013
Number of Days to Update: 45	Next Scheduled EDR Contact: 08/12/2013
	Data Release Frequency: Quarterly

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

INDIAN UST R10: Underground Storage Tanks on Indian Land

The Indian Underground Storage Tank (UST) database provides information about underground storage tanks on Indian land in EPA Region 10 (Alaska, Idaho, Oregon, Washington, and Tribal Nations).

Date of Government Version: 02/05/2013	Source: EPA Region 10
Date Data Arrived at EDR: 02/06/2013	Telephone: 206-553-2857
Date Made Active in Reports: 04/12/2013	Last EDR Contact: 04/29/2013
Number of Days to Update: 65	Next Scheduled EDR Contact: 08/12/2013
	Data Release Frequency: Quarterly

FEMA UST: Underground Storage Tank Listing

A listing of all FEMA owned underground storage tanks.

Date of Government Version: 01/01/2010	Source: FEMA
Date Data Arrived at EDR: 02/16/2010	Telephone: 202-646-5797
Date Made Active in Reports: 04/12/2010	Last EDR Contact: 04/18/2013
Number of Days to Update: 55	Next Scheduled EDR Contact: 07/29/2013
	Data Release Frequency: Varies

State and tribal institutional control / engineering control registries

OR ENG CONTROLS: Engineering Controls Recorded at ESCI Sites

Engineering controls are physical measures selected or approved by the Director for the purpose of preventing or minimizing exposure to hazardous substances. Engineering controls may include, but are not limited to, fencing, capping, horizontal or vertical barriers, hydraulic controls, and alternative water supplies.

Date of Government Version: 04/01/2013	Source: Department of Environmental Quality
Date Data Arrived at EDR: 04/26/2013	Telephone: 503-229-5193
Date Made Active in Reports: 05/21/2013	Last EDR Contact: 05/30/2013
Number of Days to Update: 25	Next Scheduled EDR Contact: 08/05/2013
	Data Release Frequency: Quarterly

OR INST CONTROL: Institutional Controls Recorded at ESCI Sites

An institutional control is a legal or administrative tool or action taken to reduce the potential for exposure to hazardous substances. Institutional controls may include, but are not limited to, use restrictions, environmental monitoring requirements, and site access and security measures.

Date of Government Version: 04/01/2013	Source: Department of Environmental Quality
Date Data Arrived at EDR: 04/26/2013	Telephone: 503-229-5193
Date Made Active in Reports: 05/21/2013	Last EDR Contact: 05/30/2013
Number of Days to Update: 25	Next Scheduled EDR Contact: 08/05/2013
	Data Release Frequency: Quarterly

WA INST CONTROL: Institutional Control Site List

Sites that have institutional controls.

Date of Government Version: 04/24/2013	Source: Department of Ecology
Date Data Arrived at EDR: 04/26/2013	Telephone: 360-407-7170
Date Made Active in Reports: 06/10/2013	Last EDR Contact: 04/26/2013
Number of Days to Update: 45	Next Scheduled EDR Contact: 08/05/2013
	Data Release Frequency: Varies

State and tribal voluntary cleanup sites

OR VCS: Voluntary Cleanup Program Sites

Responsible parties have entered into an agreement with DEQ to voluntarily address contamination associated with their property.

Date of Government Version: 04/22/2013	Source: DEQ
Date Data Arrived at EDR: 04/23/2013	Telephone: 503-229-5256
Date Made Active in Reports: 05/21/2013	Last EDR Contact: 04/08/2013
Number of Days to Update: 28	Next Scheduled EDR Contact: 07/22/2013
	Data Release Frequency: Quarterly

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

WA VCP: Voluntary Cleanup Program Sites

Sites that have entered either the Voluntary Cleanup Program or its predecessor Independent Remedial Action Program.

Date of Government Version: 04/19/2013	Source: Department of Ecology
Date Data Arrived at EDR: 04/26/2013	Telephone: 360-407-7200
Date Made Active in Reports: 06/10/2013	Last EDR Contact: 04/19/2013
Number of Days to Update: 45	Next Scheduled EDR Contact: 08/05/2013
	Data Release Frequency: Varies

INDIAN VCP R7: Voluntary Cleanup Priority Listing

A listing of voluntary cleanup priority sites located on Indian Land located in Region 7.

Date of Government Version: 03/20/2008	Source: EPA, Region 7
Date Data Arrived at EDR: 04/22/2008	Telephone: 913-551-7365
Date Made Active in Reports: 05/19/2008	Last EDR Contact: 04/20/2009
Number of Days to Update: 27	Next Scheduled EDR Contact: 07/20/2009
	Data Release Frequency: Varies

INDIAN VCP R1: Voluntary Cleanup Priority Listing

A listing of voluntary cleanup priority sites located on Indian Land located in Region 1.

Date of Government Version: 09/28/2012	Source: EPA, Region 1
Date Data Arrived at EDR: 10/02/2012	Telephone: 617-918-1102
Date Made Active in Reports: 10/16/2012	Last EDR Contact: 04/05/2013
Number of Days to Update: 14	Next Scheduled EDR Contact: 07/15/2013
	Data Release Frequency: Varies

State and tribal Brownfields sites

OR BROWNFIELDS: Brownfields Projects

Brownfields investigations and/or cleanups that have been conducted in Oregon.

Date of Government Version: 02/19/0013	Source: Department of Environmental Quality
Date Data Arrived at EDR: 02/20/2013	Telephone: 503-229-6801
Date Made Active in Reports: 04/10/2013	Last EDR Contact: 02/20/2013
Number of Days to Update: 49	Next Scheduled EDR Contact: 06/03/2013
	Data Release Frequency: Semi-Annually

WA BROWNFIELDS: Brownfields Sites Listing

A listing of brownfields sites included in the Confirmed & Suspected Sites Listing. Brownfields are abandoned, idle or underused commercial or industrial properties, where the expansion or redevelopment is hindered by real or perceived contamination. Brownfields vary in size, location, age, and past use -- they can be anything from a five-hundred acre automobile assembly plant to a small, abandoned corner gas station.

Date of Government Version: 04/24/2013	Source: Department of Ecology
Date Data Arrived at EDR: 04/26/2013	Telephone: 360-725-4030
Date Made Active in Reports: 06/07/2013	Last EDR Contact: 04/26/2013
Number of Days to Update: 42	Next Scheduled EDR Contact: 08/05/2013
	Data Release Frequency: Varies

ADDITIONAL ENVIRONMENTAL RECORDS

Local Brownfield lists

US BROWNFIELDS: A Listing of Brownfields Sites

Brownfields are 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. Cleaning up and reinvesting in these properties takes development pressures off of undeveloped, open land, and both improves and protects the environment. Assessment, Cleanup and Redevelopment Exchange System (ACRES) stores information reported by EPA Brownfields grant recipients on brownfields properties assessed or cleaned up with grant funding as well as information on Targeted Brownfields Assessments performed by EPA Regions. A listing of ACRES Brownfield sites is obtained from Cleanups in My Community. Cleanups in My Community provides information on Brownfields properties for which information is reported back to EPA, as well as areas served by Brownfields grant programs.

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

Date of Government Version: 12/10/2012
Date Data Arrived at EDR: 12/11/2012
Date Made Active in Reports: 12/20/2012
Number of Days to Update: 9

Source: Environmental Protection Agency
Telephone: 202-566-2777
Last EDR Contact: 03/26/2013
Next Scheduled EDR Contact: 07/08/2013
Data Release Frequency: Semi-Annually

Local Lists of Landfill / Solid Waste Disposal Sites

DEBRIS REGION 9: Torres Martinez Reservation Illegal Dump Site Locations

A listing of illegal dump sites location on the Torres Martinez Indian Reservation located in eastern Riverside County and northern Imperial County, California.

Date of Government Version: 01/12/2009
Date Data Arrived at EDR: 05/07/2009
Date Made Active in Reports: 09/21/2009
Number of Days to Update: 137

Source: EPA, Region 9
Telephone: 415-947-4219
Last EDR Contact: 04/29/2013
Next Scheduled EDR Contact: 08/12/2013
Data Release Frequency: No Update Planned

ODI: Open Dump Inventory

An open dump is defined as a disposal facility that does not comply with one or more of the Part 257 or Part 258 Subtitle D Criteria.

Date of Government Version: 06/30/1985
Date Data Arrived at EDR: 08/09/2004
Date Made Active in Reports: 09/17/2004
Number of Days to Update: 39

Source: Environmental Protection Agency
Telephone: 800-424-9346
Last EDR Contact: 06/09/2004
Next Scheduled EDR Contact: N/A
Data Release Frequency: No Update Planned

OR SWRCY: Recycling Facility Location Listing

A listing of recycling facility locations.

Date of Government Version: 03/05/2013
Date Data Arrived at EDR: 03/08/2013
Date Made Active in Reports: 04/10/2013
Number of Days to Update: 33

Source: Department of Environmental Quality
Telephone: 503-229-5353
Last EDR Contact: 06/05/2013
Next Scheduled EDR Contact: 09/16/2013
Data Release Frequency: Quarterly

OR HIST LF: Old Closed SW Disposal Sites

A list of solid waste disposal sites that have been closed for a long while.

Date of Government Version: 04/01/2000
Date Data Arrived at EDR: 07/08/2003
Date Made Active in Reports: 07/18/2003
Number of Days to Update: 10

Source: Department of Environmental Quality
Telephone: 503-229-5409
Last EDR Contact: 07/08/2003
Next Scheduled EDR Contact: N/A
Data Release Frequency: No Update Planned

WA SWRCY: Recycling Facility List

A listing of recycling center locations.

Date of Government Version: 01/29/2013
Date Data Arrived at EDR: 01/31/2013
Date Made Active in Reports: 04/08/2013
Number of Days to Update: 67

Source: Department of Ecology
Telephone: 360-407-6105
Last EDR Contact: 04/29/2013
Next Scheduled EDR Contact: 08/12/2013
Data Release Frequency: Varies

INDIAN ODI: Report on the Status of Open Dumps on Indian Lands

Location of open dumps on Indian land.

Date of Government Version: 12/31/1998
Date Data Arrived at EDR: 12/03/2007
Date Made Active in Reports: 01/24/2008
Number of Days to Update: 52

Source: Environmental Protection Agency
Telephone: 703-308-8245
Last EDR Contact: 05/03/2013
Next Scheduled EDR Contact: 08/19/2013
Data Release Frequency: Varies

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

Local Lists of Hazardous waste / Contaminated Sites

US CDL: Clandestine Drug Labs

A listing of clandestine drug lab locations. The U.S. Department of Justice ("the Department") provides this web site as a public service. It contains addresses of some locations where law enforcement agencies reported they found chemicals or other items that indicated the presence of either clandestine drug laboratories or dumpsites. In most cases, the source of the entries is not the Department, and the Department has not verified the entry and does not guarantee its accuracy. Members of the public must verify the accuracy of all entries by, for example, contacting local law enforcement and local health departments.

Date of Government Version: 03/04/2013	Source: Drug Enforcement Administration
Date Data Arrived at EDR: 03/12/2013	Telephone: 202-307-1000
Date Made Active in Reports: 05/10/2013	Last EDR Contact: 06/03/2013
Number of Days to Update: 59	Next Scheduled EDR Contact: 09/16/2013
	Data Release Frequency: Quarterly

OR AOC MU: East Multnomah County Area

Approximate extent of TSA VOC plume February , 2002

Date of Government Version: N/A	Source: City of Portland Environmental Services
Date Data Arrived at EDR: 10/07/2002	Telephone: 503-823-5310
Date Made Active in Reports: 10/22/2002	Last EDR Contact: 03/13/2007
Number of Days to Update: 15	Next Scheduled EDR Contact: N/A
	Data Release Frequency: No Update Planned

OR AOC COL: Columbia Slough

Columbia Slough waterway boundaries.

Date of Government Version: 08/10/2005	Source: City of Portland Environmental Services
Date Data Arrived at EDR: 05/17/2006	Telephone: 503-823-5310
Date Made Active in Reports: 06/16/2006	Last EDR Contact: 03/13/2007
Number of Days to Update: 30	Next Scheduled EDR Contact: N/A
	Data Release Frequency: No Update Planned

OR CDL 2: Clandestine Drug Lab Site Listing

A listing of clandestine drug lab site locations included in the Incident database.

Date of Government Version: 08/01/2012	Source: Oregon State Police
Date Data Arrived at EDR: 08/03/2012	Telephone: 503-373-1540
Date Made Active in Reports: 09/11/2012	Last EDR Contact: 05/08/2013
Number of Days to Update: 39	Next Scheduled EDR Contact: 08/19/2013
	Data Release Frequency: Varies

OR CDL: Uninhabitable Drug Lab Properties

The properties listed on these county pages have been declared by a law enforcement agency to be unfit for use due to meth lab and/or storage activities. The properties are considered uninhabitable until cleaned up by a state certified decontamination contractor and a certificate of fitness is issued by the Oregon Health Division.

Date of Government Version: 12/18/2012	Source: Department of Consumer & Business Services
Date Data Arrived at EDR: 02/18/2013	Telephone: 503-378-4133
Date Made Active in Reports: 03/04/2013	Last EDR Contact: 05/16/2013
Number of Days to Update: 14	Next Scheduled EDR Contact: 08/26/2013
	Data Release Frequency: Varies

WA CDL: Clandestine Drug Lab Contaminated Site List

Illegal methamphetamine labs use hazardous chemicals that create public health hazards. Chemicals and residues can cause burns, respiratory and neurological damage, and death. Biological hazards associated with intravenous needles, feces, and blood also pose health risks.

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

Date of Government Version: 02/09/2009
Date Data Arrived at EDR: 03/18/2009
Date Made Active in Reports: 03/24/2009
Number of Days to Update: 6

Source: Department of Health
Telephone: 360-236-3380
Last EDR Contact: 05/15/2013
Next Scheduled EDR Contact: 08/26/2013
Data Release Frequency: Varies

US HIST CDL: National Clandestine Laboratory Register

A listing of clandestine drug lab locations. The U.S. Department of Justice ("the Department") provides this web site as a public service. It contains addresses of some locations where law enforcement agencies reported they found chemicals or other items that indicated the presence of either clandestine drug laboratories or dumpsites. In most cases, the source of the entries is not the Department, and the Department has not verified the entry and does not guarantee its accuracy. Members of the public must verify the accuracy of all entries by, for example, contacting local law enforcement and local health departments.

Date of Government Version: 09/01/2007
Date Data Arrived at EDR: 11/19/2008
Date Made Active in Reports: 03/30/2009
Number of Days to Update: 131

Source: Drug Enforcement Administration
Telephone: 202-307-1000
Last EDR Contact: 03/23/2009
Next Scheduled EDR Contact: 06/22/2009
Data Release Frequency: No Update Planned

Local Land Records

LIENS 2: CERCLA Lien Information

A Federal CERCLA ("Superfund") lien can exist by operation of law at any site or property at which EPA has spent Superfund monies. These monies are spent to investigate and address releases and threatened releases of contamination. CERCLIS provides information as to the identity of these sites and properties.

Date of Government Version: 02/06/2013
Date Data Arrived at EDR: 04/25/2013
Date Made Active in Reports: 05/10/2013
Number of Days to Update: 15

Source: Environmental Protection Agency
Telephone: 202-564-6023
Last EDR Contact: 04/29/2013
Next Scheduled EDR Contact: 08/12/2013
Data Release Frequency: Varies

Records of Emergency Release Reports

HMIRS: Hazardous Materials Information Reporting System

Hazardous Materials Incident Report System. HMIRS contains hazardous material spill incidents reported to DOT.

Date of Government Version: 12/31/2012
Date Data Arrived at EDR: 01/03/2013
Date Made Active in Reports: 02/27/2013
Number of Days to Update: 55

Source: U.S. Department of Transportation
Telephone: 202-366-4555
Last EDR Contact: 04/02/2013
Next Scheduled EDR Contact: 07/15/2013
Data Release Frequency: Annually

OR SPILLS: Spill Data

Oil and hazardous material spills reported to the Environmental Response Program.

Date of Government Version: 04/01/2013
Date Data Arrived at EDR: 04/10/2013
Date Made Active in Reports: 05/20/2013
Number of Days to Update: 40

Source: Department of Environmental Quality
Telephone: 503-229-5815
Last EDR Contact: 04/08/2013
Next Scheduled EDR Contact: 07/22/2013
Data Release Frequency: Semi-Annually

WA SPILLS: Reported Spills

Spills reported to the Spill Prevention, Preparedness and Response Division.

Date of Government Version: 04/12/2013
Date Data Arrived at EDR: 04/12/2013
Date Made Active in Reports: 06/10/2013
Number of Days to Update: 59

Source: Department of Ecology
Telephone: 360-407-6950
Last EDR Contact: 06/10/2013
Next Scheduled EDR Contact: 09/23/2013
Data Release Frequency: Semi-Annually

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

OR HAZMAT: Hazmat/Incidents

Hazardous material incidents reported to the State Fire Marshal by emergency responders. The hazardous material may or may not have been released.

Date of Government Version: 08/01/2012	Source: State Fire Marshal's Office
Date Data Arrived at EDR: 08/03/2012	Telephone: 503-373-1540
Date Made Active in Reports: 09/11/2012	Last EDR Contact: 05/08/2013
Number of Days to Update: 39	Next Scheduled EDR Contact: 08/19/2013
	Data Release Frequency: Semi-Annually

OR SPILLS 90: SPILLS90 data from FirstSearch

Spills 90 includes those spill and release records available exclusively from FirstSearch databases. Typically, they may include chemical, oil and/or hazardous substance spills recorded after 1990. Duplicate records that are already included in EDR incident and release records are not included in Spills 90.

Date of Government Version: 05/01/2006	Source: FirstSearch
Date Data Arrived at EDR: 01/03/2013	Telephone: N/A
Date Made Active in Reports: 02/22/2013	Last EDR Contact: 01/03/2013
Number of Days to Update: 50	Next Scheduled EDR Contact: N/A
	Data Release Frequency: No Update Planned

WA SPILLS 90: SPILLS90 data from FirstSearch

Spills 90 includes those spill and release records available exclusively from FirstSearch databases. Typically, they may include chemical, oil and/or hazardous substance spills recorded after 1990. Duplicate records that are already included in EDR incident and release records are not included in Spills 90.

Date of Government Version: 05/23/2006	Source: FirstSearch
Date Data Arrived at EDR: 01/03/2013	Telephone: N/A
Date Made Active in Reports: 03/06/2013	Last EDR Contact: 01/03/2013
Number of Days to Update: 62	Next Scheduled EDR Contact: N/A
	Data Release Frequency: No Update Planned

Other Ascertainable Records

RCRA NonGen / NLR: RCRA - Non Generators

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

Date of Government Version: 02/12/2013	Source: Environmental Protection Agency
Date Data Arrived at EDR: 02/15/2013	Telephone: (206) 553-1200
Date Made Active in Reports: 02/27/2013	Last EDR Contact: 05/02/2013
Number of Days to Update: 12	Next Scheduled EDR Contact: 07/15/2013
	Data Release Frequency: Varies

DOT OPS: Incident and Accident Data

Department of Transportation, Office of Pipeline Safety Incident and Accident data.

Date of Government Version: 07/31/2012	Source: Department of Transportation, Office of Pipeline Safety
Date Data Arrived at EDR: 08/07/2012	Telephone: 202-366-4595
Date Made Active in Reports: 09/18/2012	Last EDR Contact: 05/07/2013
Number of Days to Update: 42	Next Scheduled EDR Contact: 08/19/2013
	Data Release Frequency: Varies

DOD: Department of Defense Sites

This data set consists of federally owned or administered lands, administered by the Department of Defense, that have any area equal to or greater than 640 acres of the United States, Puerto Rico, and the U.S. Virgin Islands.

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

Date of Government Version: 12/31/2005
Date Data Arrived at EDR: 11/10/2006
Date Made Active in Reports: 01/11/2007
Number of Days to Update: 62

Source: USGS
Telephone: 888-275-8747
Last EDR Contact: 04/19/2013
Next Scheduled EDR Contact: 07/29/2013
Data Release Frequency: Semi-Annually

FUDS: Formerly Used Defense Sites

The listing includes locations of Formerly Used Defense Sites properties where the US Army Corps of Engineers is actively working or will take necessary cleanup actions.

Date of Government Version: 12/31/2011
Date Data Arrived at EDR: 02/26/2013
Date Made Active in Reports: 03/13/2013
Number of Days to Update: 15

Source: U.S. Army Corps of Engineers
Telephone: 202-528-4285
Last EDR Contact: 06/10/2013
Next Scheduled EDR Contact: 09/23/2013
Data Release Frequency: Varies

CONSENT: Superfund (CERCLA) Consent Decrees

Major legal settlements that establish responsibility and standards for cleanup at NPL (Superfund) sites. Released periodically by United States District Courts after settlement by parties to litigation matters.

Date of Government Version: 12/31/2011
Date Data Arrived at EDR: 01/15/2013
Date Made Active in Reports: 03/13/2013
Number of Days to Update: 57

Source: Department of Justice, Consent Decree Library
Telephone: Varies
Last EDR Contact: 04/01/2013
Next Scheduled EDR Contact: 07/15/2013
Data Release Frequency: Varies

ROD: Records Of Decision

Record of Decision. ROD documents mandate a permanent remedy at an NPL (Superfund) site containing technical and health information to aid in the cleanup.

Date of Government Version: 12/18/2012
Date Data Arrived at EDR: 03/13/2013
Date Made Active in Reports: 04/12/2013
Number of Days to Update: 30

Source: EPA
Telephone: 703-416-0223
Last EDR Contact: 03/13/2013
Next Scheduled EDR Contact: 06/24/2013
Data Release Frequency: Annually

UMTRA: Uranium Mill Tailings Sites

Uranium ore was mined by private companies for federal government use in national defense programs. When the mills shut down, large piles of the sand-like material (mill tailings) remain after uranium has been extracted from the ore. Levels of human exposure to radioactive materials from the piles are low; however, in some cases tailings were used as construction materials before the potential health hazards of the tailings were recognized.

Date of Government Version: 09/14/2010
Date Data Arrived at EDR: 10/07/2011
Date Made Active in Reports: 03/01/2012
Number of Days to Update: 146

Source: Department of Energy
Telephone: 505-845-0011
Last EDR Contact: 05/28/2013
Next Scheduled EDR Contact: 09/09/2013
Data Release Frequency: Varies

US MINES: Mines Master Index File

Contains all mine identification numbers issued for mines active or opened since 1971. The data also includes violation information.

Date of Government Version: 02/05/2013
Date Data Arrived at EDR: 04/18/2013
Date Made Active in Reports: 05/10/2013
Number of Days to Update: 22

Source: Department of Labor, Mine Safety and Health Administration
Telephone: 303-231-5959
Last EDR Contact: 06/04/2013
Next Scheduled EDR Contact: 09/16/2013
Data Release Frequency: Semi-Annually

TRIS: Toxic Chemical Release Inventory System

Toxic Release Inventory System. TRIS identifies facilities which release toxic chemicals to the air, water and land in reportable quantities under SARA Title III Section 313.

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

Date of Government Version: 12/31/2009
Date Data Arrived at EDR: 09/01/2011
Date Made Active in Reports: 01/10/2012
Number of Days to Update: 131

Source: EPA
Telephone: 202-566-0250
Last EDR Contact: 05/29/2013
Next Scheduled EDR Contact: 09/09/2013
Data Release Frequency: Annually

TSCA: Toxic Substances Control Act

Toxic Substances Control Act. TSCA identifies manufacturers and importers of chemical substances included on the TSCA Chemical Substance Inventory list. It includes data on the production volume of these substances by plant site.

Date of Government Version: 12/31/2006
Date Data Arrived at EDR: 09/29/2010
Date Made Active in Reports: 12/02/2010
Number of Days to Update: 64

Source: EPA
Telephone: 202-260-5521
Last EDR Contact: 03/28/2013
Next Scheduled EDR Contact: 07/08/2013
Data Release Frequency: Every 4 Years

FTTS: FIFRA/ TSCA Tracking System - FIFRA (Federal Insecticide, Fungicide, & Rodenticide Act)/TSCA (Toxic Substances Control Act)
FTTS tracks administrative cases and pesticide enforcement actions and compliance activities related to FIFRA, TSCA and EPCRA (Emergency Planning and Community Right-to-Know Act). To maintain currency, EDR contacts the Agency on a quarterly basis.

Date of Government Version: 04/09/2009
Date Data Arrived at EDR: 04/16/2009
Date Made Active in Reports: 05/11/2009
Number of Days to Update: 25

Source: EPA/Office of Prevention, Pesticides and Toxic Substances
Telephone: 202-566-1667
Last EDR Contact: 05/28/2013
Next Scheduled EDR Contact: 09/09/2013
Data Release Frequency: Quarterly

FTTS INSP: FIFRA/ TSCA Tracking System - FIFRA (Federal Insecticide, Fungicide, & Rodenticide Act)/TSCA (Toxic Substances Control Act)
A listing of FIFRA/TSCA Tracking System (FTTS) inspections and enforcements.

Date of Government Version: 04/09/2009
Date Data Arrived at EDR: 04/16/2009
Date Made Active in Reports: 05/11/2009
Number of Days to Update: 25

Source: EPA
Telephone: 202-566-1667
Last EDR Contact: 05/28/2013
Next Scheduled EDR Contact: 09/09/2013
Data Release Frequency: Quarterly

HIST FTTS: FIFRA/TSCA Tracking System Administrative Case Listing

A complete administrative case listing from the FIFRA/TSCA Tracking System (FTTS) for all ten EPA regions. The information was obtained from the National Compliance Database (NCDB). NCDB supports the implementation of FIFRA (Federal Insecticide, Fungicide, and Rodenticide Act) and TSCA (Toxic Substances Control Act). Some EPA regions are now closing out records. Because of that, and the fact that some EPA regions are not providing EPA Headquarters with updated records, it was decided to create a HIST FTTS database. It included records that may not be included in the newer FTTS database updates. This database is no longer updated.

Date of Government Version: 10/19/2006
Date Data Arrived at EDR: 03/01/2007
Date Made Active in Reports: 04/10/2007
Number of Days to Update: 40

Source: Environmental Protection Agency
Telephone: 202-564-2501
Last EDR Contact: 12/17/2007
Next Scheduled EDR Contact: 03/17/2008
Data Release Frequency: No Update Planned

HIST FTTS INSP: FIFRA/TSCA Tracking System Inspection & Enforcement Case Listing

A complete inspection and enforcement case listing from the FIFRA/TSCA Tracking System (FTTS) for all ten EPA regions. The information was obtained from the National Compliance Database (NCDB). NCDB supports the implementation of FIFRA (Federal Insecticide, Fungicide, and Rodenticide Act) and TSCA (Toxic Substances Control Act). Some EPA regions are now closing out records. Because of that, and the fact that some EPA regions are not providing EPA Headquarters with updated records, it was decided to create a HIST FTTS database. It included records that may not be included in the newer FTTS database updates. This database is no longer updated.

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

Date of Government Version: 10/19/2006
Date Data Arrived at EDR: 03/01/2007
Date Made Active in Reports: 04/10/2007
Number of Days to Update: 40

Source: Environmental Protection Agency
Telephone: 202-564-2501
Last EDR Contact: 12/17/2008
Next Scheduled EDR Contact: 03/17/2008
Data Release Frequency: No Update Planned

SSTS: Section 7 Tracking Systems

Section 7 of the Federal Insecticide, Fungicide and Rodenticide Act, as amended (92 Stat. 829) requires all registered pesticide-producing establishments to submit a report to the Environmental Protection Agency by March 1st each year. Each establishment must report the types and amounts of pesticides, active ingredients and devices being produced, and those having been produced and sold or distributed in the past year.

Date of Government Version: 12/31/2009
Date Data Arrived at EDR: 12/10/2010
Date Made Active in Reports: 02/25/2011
Number of Days to Update: 77

Source: EPA
Telephone: 202-564-4203
Last EDR Contact: 04/29/2013
Next Scheduled EDR Contact: 08/12/2013
Data Release Frequency: Annually

ICIS: Integrated Compliance Information System

The Integrated Compliance Information System (ICIS) supports the information needs of the national enforcement and compliance program as well as the unique needs of the National Pollutant Discharge Elimination System (NPDES) program.

Date of Government Version: 07/20/2011
Date Data Arrived at EDR: 11/10/2011
Date Made Active in Reports: 01/10/2012
Number of Days to Update: 61

Source: Environmental Protection Agency
Telephone: 202-564-5088
Last EDR Contact: 04/15/2013
Next Scheduled EDR Contact: 07/29/2013
Data Release Frequency: Quarterly

PADS: PCB Activity Database System

PCB Activity Database. PADS Identifies generators, transporters, commercial storers and/or brokers and disposers of PCB's who are required to notify the EPA of such activities.

Date of Government Version: 11/01/2012
Date Data Arrived at EDR: 01/16/2013
Date Made Active in Reports: 05/10/2013
Number of Days to Update: 114

Source: EPA
Telephone: 202-566-0500
Last EDR Contact: 04/19/2013
Next Scheduled EDR Contact: 07/29/2013
Data Release Frequency: Annually

MLTS: Material Licensing Tracking System

MLTS is maintained by the Nuclear Regulatory Commission and contains a list of approximately 8,100 sites which possess or use radioactive materials and which are subject to NRC licensing requirements. To maintain currency, EDR contacts the Agency on a quarterly basis.

Date of Government Version: 06/21/2011
Date Data Arrived at EDR: 07/15/2011
Date Made Active in Reports: 09/13/2011
Number of Days to Update: 60

Source: Nuclear Regulatory Commission
Telephone: 301-415-7169
Last EDR Contact: 06/10/2013
Next Scheduled EDR Contact: 09/23/2013
Data Release Frequency: Quarterly

RADINFO: Radiation Information Database

The Radiation Information Database (RADINFO) contains information about facilities that are regulated by U.S. Environmental Protection Agency (EPA) regulations for radiation and radioactivity.

Date of Government Version: 04/09/2013
Date Data Arrived at EDR: 04/11/2013
Date Made Active in Reports: 05/10/2013
Number of Days to Update: 29

Source: Environmental Protection Agency
Telephone: 202-343-9775
Last EDR Contact: 04/11/2013
Next Scheduled EDR Contact: 07/22/2013
Data Release Frequency: Quarterly

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

FINDS: Facility Index System/Facility Registry System

Facility Index System. FINDS contains both facility information and 'pointers' to other sources that contain more detail. EDR includes the following FINDS databases in this report: PCS (Permit Compliance System), AIRS (Aerometric Information Retrieval System), DOCKET (Enforcement Docket used to manage and track information on civil judicial enforcement cases for all environmental statutes), FURS (Federal Underground Injection Control), C-DOCKET (Criminal Docket System used to track criminal enforcement actions for all environmental statutes), FFIS (Federal Facilities Information System), STATE (State Environmental Laws and Statutes), and PADS (PCB Activity Data System).

Date of Government Version: 10/23/2011	Source: EPA
Date Data Arrived at EDR: 12/13/2011	Telephone: (206) 553-1200
Date Made Active in Reports: 03/01/2012	Last EDR Contact: 03/12/2013
Number of Days to Update: 79	Next Scheduled EDR Contact: 06/24/2013
	Data Release Frequency: Quarterly

RAATS: RCRA Administrative Action Tracking System

RCRA Administration Action Tracking System. RAATS contains records based on enforcement actions issued under RCRA pertaining to major violators and includes administrative and civil actions brought by the EPA. For administration actions after September 30, 1995, data entry in the RAATS database was discontinued. EPA will retain a copy of the database for historical records. It was necessary to terminate RAATS because a decrease in agency resources made it impossible to continue to update the information contained in the database.

Date of Government Version: 04/17/1995	Source: EPA
Date Data Arrived at EDR: 07/03/1995	Telephone: 202-564-4104
Date Made Active in Reports: 08/07/1995	Last EDR Contact: 06/02/2008
Number of Days to Update: 35	Next Scheduled EDR Contact: 09/01/2008
	Data Release Frequency: No Update Planned

RMP: Risk Management Plans

When Congress passed the Clean Air Act Amendments of 1990, it required EPA to publish regulations and guidance for chemical accident prevention at facilities using extremely hazardous substances. The Risk Management Program Rule (RMP Rule) was written to implement Section 112(r) of these amendments. The rule, which built upon existing industry codes and standards, requires companies of all sizes that use certain flammable and toxic substances to develop a Risk Management Program, which includes a(n): Hazard assessment that details the potential effects of an accidental release, an accident history of the last five years, and an evaluation of worst-case and alternative accidental releases; Prevention program that includes safety precautions and maintenance, monitoring, and employee training measures; and Emergency response program that spells out emergency health care, employee training measures and procedures for informing the public and response agencies (e.g the fire department) should an accident occur.

Date of Government Version: 05/08/2012	Source: Environmental Protection Agency
Date Data Arrived at EDR: 05/25/2012	Telephone: 202-564-8600
Date Made Active in Reports: 07/10/2012	Last EDR Contact: 04/29/2013
Number of Days to Update: 46	Next Scheduled EDR Contact: 08/12/2013
	Data Release Frequency: Varies

BRS: Biennial Reporting System

The Biennial Reporting System is a national system administered by the EPA that collects data on the generation and management of hazardous waste. BRS captures detailed data from two groups: Large Quantity Generators (LQG) and Treatment, Storage, and Disposal Facilities.

Date of Government Version: 12/31/2011	Source: EPA/NTIS
Date Data Arrived at EDR: 02/26/2013	Telephone: 800-424-9346
Date Made Active in Reports: 04/19/2013	Last EDR Contact: 05/30/2013
Number of Days to Update: 52	Next Scheduled EDR Contact: 09/09/2013
	Data Release Frequency: Biennially

OR UIC: Underground Injection Control Program Database

DEQ's Underground Injection Control Program is authorized by the Environmental Protection Agency (EPA) to regulate all underground injection in Oregon to protect groundwater resources.

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

Date of Government Version: 04/01/2013
Date Data Arrived at EDR: 04/04/2013
Date Made Active in Reports: 05/20/2013
Number of Days to Update: 46

Source: Department of Environmental Quality
Telephone: 503-229-5945
Last EDR Contact: 04/01/2013
Next Scheduled EDR Contact: 07/15/2013
Data Release Frequency: Varies

WA UIC: Underground Injection Wells Listing
A listing of underground injection wells.

Date of Government Version: 02/19/2013
Date Data Arrived at EDR: 02/21/2013
Date Made Active in Reports: 04/08/2013
Number of Days to Update: 46

Source: Department of Ecology
Telephone: 360-407-6143
Last EDR Contact: 05/21/2013
Next Scheduled EDR Contact: 09/02/2013
Data Release Frequency: Varies

OR MANIFEST: Manifest Information
Hazardous waste manifest information.

Date of Government Version: 12/31/2011
Date Data Arrived at EDR: 11/30/2012
Date Made Active in Reports: 01/08/2013
Number of Days to Update: 39

Source: Department of Environmental Quality
Telephone: N/A
Last EDR Contact: 05/13/2013
Next Scheduled EDR Contact: 08/26/2013
Data Release Frequency: Annually

WA MANIFEST: Hazardous Waste Manifest Data
Hazardous waste manifest information.

Date of Government Version: 12/31/2012
Date Data Arrived at EDR: 04/29/2013
Date Made Active in Reports: 06/10/2013
Number of Days to Update: 42

Source: Department of Ecology
Telephone: N/A
Last EDR Contact: 04/23/2013
Next Scheduled EDR Contact: 08/05/2013
Data Release Frequency: Annually

OR DRYCLEANERS: Drycleaning Facilities
A listing of registered drycleaning facilities in Oregon.

Date of Government Version: 02/06/2012
Date Data Arrived at EDR: 02/09/2012
Date Made Active in Reports: 03/08/2012
Number of Days to Update: 28

Source: Department of Environmental Quality
Telephone: 503-229-6783
Last EDR Contact: 06/03/2013
Next Scheduled EDR Contact: 08/19/2013
Data Release Frequency: Varies

WA DRYCLEANERS: Drycleaner List
A listing of registered drycleaners who registered with the Department of Ecology (using the SIC code of 7215 and 7216) as hazardous waste generators.

Date of Government Version: 12/31/2012
Date Data Arrived at EDR: 04/29/2013
Date Made Active in Reports: 06/10/2013
Number of Days to Update: 42

Source: Department of Ecology
Telephone: 360-407-6732
Last EDR Contact: 04/23/2013
Next Scheduled EDR Contact: 08/05/2013
Data Release Frequency: Varies

OR NPDES: Wastewater Permits Database
A listing of permitted wastewater facilities.

Date of Government Version: 04/18/2013
Date Data Arrived at EDR: 04/18/2013
Date Made Active in Reports: 05/21/2013
Number of Days to Update: 33

Source: Department of Environmental Quality
Telephone: 503-229-5657
Last EDR Contact: 06/03/2013
Next Scheduled EDR Contact: 08/26/2013
Data Release Frequency: Quarterly

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

WA NPDES: Water Quality Permit System Data

A listing of permitted wastewater facilities.

Date of Government Version: 04/23/2013	Source: Department of Ecology
Date Data Arrived at EDR: 04/26/2013	Telephone: 360-407-6073
Date Made Active in Reports: 06/10/2013	Last EDR Contact: 04/23/2013
Number of Days to Update: 45	Next Scheduled EDR Contact: 08/05/2013
	Data Release Frequency: Quarterly

OR AIRS: Oregon Title V Facility Listing

A listing of Title V facility source and emissions information.

Date of Government Version: 12/31/2011	Source: Department of Environmental Quality
Date Data Arrived at EDR: 03/08/2013	Telephone: 503-229-6459
Date Made Active in Reports: 04/09/2013	Last EDR Contact: 06/03/2013
Number of Days to Update: 32	Next Scheduled EDR Contact: 09/16/2013
	Data Release Frequency: Varies

WA AIRS (EMI): Washington Emissions Data System

Emissions inventory data.

Date of Government Version: 12/31/2011	Source: Department of Ecology
Date Data Arrived at EDR: 01/11/2013	Telephone: 360-407-6040
Date Made Active in Reports: 02/22/2013	Last EDR Contact: 03/25/2013
Number of Days to Update: 42	Next Scheduled EDR Contact: 07/08/2013
	Data Release Frequency: Annually

OR HSIS: Hazardous Substance Information Survey

Companies in Oregon submitting the Hazardous Substance Information Survey and either reporting or not reporting hazardous substances.

Date of Government Version: 03/01/2012	Source: State Fire Marshal's Office
Date Data Arrived at EDR: 04/23/2012	Telephone: 503-373-1540
Date Made Active in Reports: 05/30/2012	Last EDR Contact: 05/08/2013
Number of Days to Update: 37	Next Scheduled EDR Contact: 08/19/2013
	Data Release Frequency: Semi-Annually

INDIAN RESERV: Indian Reservations

This map layer portrays Indian administered lands of the United States that have any area equal to or greater than 640 acres.

Date of Government Version: 12/31/2005	Source: USGS
Date Data Arrived at EDR: 12/08/2006	Telephone: 202-208-3710
Date Made Active in Reports: 01/11/2007	Last EDR Contact: 04/19/2013
Number of Days to Update: 34	Next Scheduled EDR Contact: 07/29/2013
	Data Release Frequency: Semi-Annually

SCRD DRYCLEANERS: State Coalition for Remediation of Drycleaners Listing

The State Coalition for Remediation of Drycleaners was established in 1998, with support from the U.S. EPA Office of Superfund Remediation and Technology Innovation. It is comprised of representatives of states with established drycleaner remediation programs. Currently the member states are Alabama, Connecticut, Florida, Illinois, Kansas, Minnesota, Missouri, North Carolina, Oregon, South Carolina, Tennessee, Texas, and Wisconsin.

Date of Government Version: 03/07/2011	Source: Environmental Protection Agency
Date Data Arrived at EDR: 03/09/2011	Telephone: 615-532-8599
Date Made Active in Reports: 05/02/2011	Last EDR Contact: 05/06/2013
Number of Days to Update: 54	Next Scheduled EDR Contact: 08/05/2013
	Data Release Frequency: Varies

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

OR Financial Assurance 1: Financial Assurance Information Listing

Financial assurance information for hazardous waste facilities.

Date of Government Version: 08/10/2012	Source: Department of Environmental Quality
Date Data Arrived at EDR: 08/29/2012	Telephone: 541-633-2011
Date Made Active in Reports: 09/11/2012	Last EDR Contact: 05/28/2013
Number of Days to Update: 13	Next Scheduled EDR Contact: 09/09/2013
	Data Release Frequency: Varies

OR COAL ASH: Coal Ash Disposal Sites Listing

A listing of coal ash disposal sites.

Date of Government Version: 06/01/2011	Source: Department of Environmental Quality
Date Data Arrived at EDR: 06/02/2011	Telephone: 541-298-7255
Date Made Active in Reports: 06/30/2011	Last EDR Contact: 06/10/2013
Number of Days to Update: 28	Next Scheduled EDR Contact: 09/23/2013
	Data Release Frequency: Varies

OR Financial Assurance 2: Financial Assurance Information Listing

Financial assurance information for solid waste facilities. Financial assurance is intended to ensure that resources are available to pay for the cost of closure, post-closure care, and corrective measures if the owner or operator of a regulated facility is unable or unwilling to pay.

Date of Government Version: 03/11/2013	Source: Department of Environmental Quality
Date Data Arrived at EDR: 03/13/2013	Telephone: 503-229-5521
Date Made Active in Reports: 04/10/2013	Last EDR Contact: 05/28/2013
Number of Days to Update: 28	Next Scheduled EDR Contact: 09/09/2013
	Data Release Frequency: Varies

US FIN ASSUR: Financial Assurance Information

All owners and operators of facilities that treat, store, or dispose of hazardous waste are required to provide proof that they will have sufficient funds to pay for the clean up, closure, and post-closure care of their facilities.

Date of Government Version: 03/04/2013	Source: Environmental Protection Agency
Date Data Arrived at EDR: 03/15/2013	Telephone: 202-566-1917
Date Made Active in Reports: 05/10/2013	Last EDR Contact: 05/20/2013
Number of Days to Update: 56	Next Scheduled EDR Contact: 09/02/2013
	Data Release Frequency: Quarterly

EPA WATCH LIST: EPA WATCH LIST

EPA maintains a "Watch List" to facilitate dialogue between EPA, state and local environmental agencies on enforcement matters relating to facilities with alleged violations identified as either significant or high priority. Being on the Watch List does not mean that the facility has actually violated the law only that an investigation by EPA or a state or local environmental agency has led those organizations to allege that an unproven violation has in fact occurred. Being on the Watch List does not represent a higher level of concern regarding the alleged violations that were detected, but instead indicates cases requiring additional dialogue between EPA, state and local agencies - primarily because of the length of time the alleged violation has gone unaddressed or unresolved.

Date of Government Version: 12/31/2012	Source: Environmental Protection Agency
Date Data Arrived at EDR: 02/18/2013	Telephone: 617-520-3000
Date Made Active in Reports: 05/10/2013	Last EDR Contact: 05/10/2013
Number of Days to Update: 81	Next Scheduled EDR Contact: 08/26/2013
	Data Release Frequency: Quarterly

US AIRS MINOR: Air Facility System Data

A listing of minor source facilities.

Date of Government Version: 01/23/2013	Source: EPA
Date Data Arrived at EDR: 01/30/2013	Telephone: 202-564-5962
Date Made Active in Reports: 05/10/2013	Last EDR Contact: 04/01/2013
Number of Days to Update: 100	Next Scheduled EDR Contact: 07/15/2013
	Data Release Frequency: Annually

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

US AIRS (AFS): Aerometric Information Retrieval System Facility Subsystem (AFS)

The database is a sub-system of Aerometric Information Retrieval System (AIRS). AFS contains compliance data on air pollution point sources regulated by the U.S. EPA and/or state and local air regulatory agencies. This information comes from source reports by various stationary sources of air pollution, such as electric power plants, steel mills, factories, and universities, and provides information about the air pollutants they produce. Action, air program, air program pollutant, and general level plant data. It is used to track emissions and compliance data from industrial plants.

Date of Government Version: 01/23/2013	Source: EPA
Date Data Arrived at EDR: 01/30/2013	Telephone: 202-564-5962
Date Made Active in Reports: 05/10/2013	Last EDR Contact: 04/01/2013
Number of Days to Update: 100	Next Scheduled EDR Contact: 07/15/2013
	Data Release Frequency: Annually

PRP: Potentially Responsible Parties

A listing of verified Potentially Responsible Parties

Date of Government Version: 12/02/2012	Source: EPA
Date Data Arrived at EDR: 01/03/2013	Telephone: 202-564-6023
Date Made Active in Reports: 03/13/2013	Last EDR Contact: 04/04/2013
Number of Days to Update: 69	Next Scheduled EDR Contact: 07/15/2013
	Data Release Frequency: Quarterly

FEDLAND: Federal and Indian Lands

Federally and Indian administrated lands of the United States. Lands included are administrated by: Army Corps of Engineers, Bureau of Reclamation, National Wild and Scenic River, National Wildlife Refuge, Public Domain Land, Wilderness, Wilderness Study Area, Wildlife Management Area, Bureau of Indian Affairs, Bureau of Land Management, Department of Justice, Forest Service, Fish and Wildlife Service, National Park Service.

Date of Government Version: 12/31/2005	Source: U.S. Geological Survey
Date Data Arrived at EDR: 02/06/2006	Telephone: 888-275-8747
Date Made Active in Reports: 01/11/2007	Last EDR Contact: 04/19/2013
Number of Days to Update: 339	Next Scheduled EDR Contact: 07/29/2013
	Data Release Frequency: N/A

2020 COR ACTION: 2020 Corrective Action Program List

The EPA has set ambitious goals for the RCRA Corrective Action program by creating the 2020 Corrective Action Universe. This RCRA cleanup baseline includes facilities expected to need corrective action. The 2020 universe contains a wide variety of sites. Some properties are heavily contaminated while others were contaminated but have since been cleaned up. Still others have not been fully investigated yet, and may require little or no remediation. Inclusion in the 2020 Universe does not necessarily imply failure on the part of a facility to meet its RCRA obligations.

Date of Government Version: 11/11/2011	Source: Environmental Protection Agency
Date Data Arrived at EDR: 05/18/2012	Telephone: 703-308-4044
Date Made Active in Reports: 05/25/2012	Last EDR Contact: 05/17/2013
Number of Days to Update: 7	Next Scheduled EDR Contact: 08/26/2013
	Data Release Frequency: Varies

LEAD SMELTER 2: Lead Smelter Sites

A list of several hundred sites in the U.S. where secondary lead smelting was done from 1931 and 1964. These sites may pose a threat to public health through ingestion or inhalation of contaminated soil or dust

Date of Government Version: 04/05/2001	Source: American Journal of Public Health
Date Data Arrived at EDR: 10/27/2010	Telephone: 703-305-6451
Date Made Active in Reports: 12/02/2010	Last EDR Contact: 12/02/2009
Number of Days to Update: 36	Next Scheduled EDR Contact: N/A
	Data Release Frequency: No Update Planned

LEAD SMELTER 1: Lead Smelter Sites

A listing of former lead smelter site locations.

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

Date of Government Version: 01/29/2013
Date Data Arrived at EDR: 02/14/2013
Date Made Active in Reports: 02/27/2013
Number of Days to Update: 13

Source: Environmental Protection Agency
Telephone: 703-603-8787
Last EDR Contact: 04/08/2013
Next Scheduled EDR Contact: 07/22/2013
Data Release Frequency: Varies

WA Financial Assurance 1: Financial Assurance Information Listing

A listing of financial assurance information for underground storage tank facilities. Financial assurance is intended to ensure that resources are available to pay for the cost of closure, post-closure care, and corrective measures if the owner or operator of a regulated facility is unable or unwilling to pay.

Date of Government Version: 02/24/2012
Date Data Arrived at EDR: 02/24/2012
Date Made Active in Reports: 03/27/2012
Number of Days to Update: 32

Source: Department of Ecology
Telephone: 360-586-1060
Last EDR Contact: 05/20/2013
Next Scheduled EDR Contact: 09/02/2013
Data Release Frequency: Varies

WA Financial Assurance 3: Financial Assurance Information Listing

A listing of financial assurance information for solid waste facilities. Financial assurance is intended to ensure that resources are available to pay for the cost of closure, post-closure care, and corrective measures if the owner or operator of a regulated facility is unable or unwilling to pay.

Date of Government Version: 02/01/2001
Date Data Arrived at EDR: 03/06/2007
Date Made Active in Reports: 04/19/2007
Number of Days to Update: 44

Source: Department of Ecology
Telephone: 360-407-6136
Last EDR Contact: 05/23/2013
Next Scheduled EDR Contact: 09/02/2013
Data Release Frequency: Varies

WA COAL ASH: Coal Ash Disposal Site Listing

A listing of coal ash disposal site locations.

Date of Government Version: 03/12/2013
Date Data Arrived at EDR: 03/13/2013
Date Made Active in Reports: 04/08/2013
Number of Days to Update: 26

Source: Department of Ecology
Telephone: 360-407-6933
Last EDR Contact: 06/10/2013
Next Scheduled EDR Contact: 09/23/2013
Data Release Frequency: Varies

WA Financial Assurance 2: Financial Assurance Information Listing

A listing of financial assurance information for hazardous waste facilities. Financial assurance is intended to ensure that resources are available to pay for the cost of closure, post-closure care, and corrective measures if the owner or operator of a regulated facility is unable or unwilling to pay.

Date of Government Version: 05/23/2011
Date Data Arrived at EDR: 05/26/2011
Date Made Active in Reports: 06/27/2011
Number of Days to Update: 32

Source: Department of Ecology
Telephone: 360-407-6754
Last EDR Contact: 05/20/2013
Next Scheduled EDR Contact: 09/02/2013
Data Release Frequency: Varies

COAL ASH EPA: Coal Combustion Residues Surface Impoundments List

A listing of coal combustion residues surface impoundments with high hazard potential ratings.

Date of Government Version: 08/17/2010
Date Data Arrived at EDR: 01/03/2011
Date Made Active in Reports: 03/21/2011
Number of Days to Update: 77

Source: Environmental Protection Agency
Telephone: N/A
Last EDR Contact: 03/15/2013
Next Scheduled EDR Contact: 06/24/2013
Data Release Frequency: Varies

PCB TRANSFORMER: PCB Transformer Registration Database

The database of PCB transformer registrations that includes all PCB registration submittals.

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

Date of Government Version: 02/01/2011
Date Data Arrived at EDR: 10/19/2011
Date Made Active in Reports: 01/10/2012
Number of Days to Update: 83

Source: Environmental Protection Agency
Telephone: 202-566-0517
Last EDR Contact: 05/03/2013
Next Scheduled EDR Contact: 08/12/2013
Data Release Frequency: Varies

COAL ASH DOE: Sleam-Electric Plan Operation Data

A listing of power plants that store ash in surface ponds.

Date of Government Version: 12/31/2005
Date Data Arrived at EDR: 08/07/2009
Date Made Active in Reports: 10/22/2009
Number of Days to Update: 76

Source: Department of Energy
Telephone: 202-586-8719
Last EDR Contact: 04/18/2013
Next Scheduled EDR Contact: 07/29/2013
Data Release Frequency: Varies

EDR HIGH RISK HISTORICAL RECORDS

EDR Exclusive Records

EDR MGP: EDR Proprietary Manufactured Gas Plants

The EDR Proprietary Manufactured Gas Plant Database includes records of coal gas plants (manufactured gas plants) compiled by EDR's researchers. Manufactured gas sites were used in the United States from the 1800's to 1950's to produce a gas that could be distributed and used as fuel. These plants used whale oil, rosin, coal, or a mixture of coal, oil, and water that also produced a significant amount of waste. Many of the byproducts of the gas production, such as coal tar (oily waste containing volatile and non-volatile chemicals), sludges, oils and other compounds are potentially hazardous to human health and the environment. The byproduct from this process was frequently disposed of directly at the plant site and can remain or spread slowly, serving as a continuous source of soil and groundwater contamination.

Date of Government Version: N/A
Date Data Arrived at EDR: N/A
Date Made Active in Reports: N/A
Number of Days to Update: N/A

Source: EDR, Inc.
Telephone: N/A
Last EDR Contact: N/A
Next Scheduled EDR Contact: N/A
Data Release Frequency: No Update Planned

EDR US Hist Auto Stat: EDR Exclusive Historic Gas Stations

EDR has searched selected national collections of business directories and has collected listings of potential gas station/filling station/service station sites that were available to EDR researchers. EDR's review was limited to those categories of sources that might, in EDR's opinion, include gas station/filling station/service station establishments. The categories reviewed included, but were not limited to gas, gas station, gasoline station, filling station, auto, automobile repair, auto service station, service station, etc. This database falls within a category of information EDR classifies as "High Risk Historical Records", or HRHR. EDR's HRHR effort presents unique and sometimes proprietary data about past sites and operations that typically create environmental concerns, but may not show up in current government records searches.

Date of Government Version: N/A
Date Data Arrived at EDR: N/A
Date Made Active in Reports: N/A
Number of Days to Update: N/A

Source: EDR, Inc.
Telephone: N/A
Last EDR Contact: N/A
Next Scheduled EDR Contact: N/A
Data Release Frequency: Varies

EDR US Hist Cleaners: EDR Exclusive Historic Dry Cleaners

EDR has searched selected national collections of business directories and has collected listings of potential dry cleaner sites that were available to EDR researchers. EDR's review was limited to those categories of sources that might, in EDR's opinion, include dry cleaning establishments. The categories reviewed included, but were not limited to dry cleaners, cleaners, laundry, laundromat, cleaning/laundry, wash & dry etc. This database falls within a category of information EDR classifies as "High Risk Historical Records", or HRHR. EDR's HRHR effort presents unique and sometimes proprietary data about past sites and operations that typically create environmental concerns, but may not show up in current government records searches.

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

Date of Government Version: N/A
Date Data Arrived at EDR: N/A
Date Made Active in Reports: N/A
Number of Days to Update: N/A

Source: EDR, Inc.
Telephone: N/A
Last EDR Contact: N/A
Next Scheduled EDR Contact: N/A
Data Release Frequency: Varies

EDR US Hist Cleaners: EDR Proprietary Historic Dry Cleaners - Cole

Date of Government Version: N/A
Date Data Arrived at EDR: N/A
Date Made Active in Reports: N/A
Number of Days to Update: N/A

Source: N/A
Telephone: N/A
Last EDR Contact: N/A
Next Scheduled EDR Contact: N/A
Data Release Frequency: Varies

EDR US Hist Auto Stat: EDR Proprietary Historic Gas Stations - Cole

Date of Government Version: N/A
Date Data Arrived at EDR: N/A
Date Made Active in Reports: N/A
Number of Days to Update: N/A

Source: N/A
Telephone: N/A
Last EDR Contact: N/A
Next Scheduled EDR Contact: N/A
Data Release Frequency: Varies

OTHER DATABASE(S)

Depending on the geographic area covered by this report, the data provided in these specialty databases may or may not be complete. For example, the existence of wetlands information data in a specific report does not mean that all wetlands in the area covered by the report are included. Moreover, the absence of any reported wetlands information does not necessarily mean that wetlands do not exist in the area covered by the report.

NY MANIFEST: Facility and Manifest Data

Manifest is a document that lists and tracks hazardous waste from the generator through transporters to a TSD facility.

Date of Government Version: 02/01/2013
Date Data Arrived at EDR: 02/07/2013
Date Made Active in Reports: 03/15/2013
Number of Days to Update: 36

Source: Department of Environmental Conservation
Telephone: 518-402-8651
Last EDR Contact: 05/09/2013
Next Scheduled EDR Contact: 08/19/2013
Data Release Frequency: Annually

WI MANIFEST: Manifest Information

Hazardous waste manifest information.

Date of Government Version: 12/31/2011
Date Data Arrived at EDR: 07/19/2012
Date Made Active in Reports: 09/27/2012
Number of Days to Update: 70

Source: Department of Natural Resources
Telephone: N/A
Last EDR Contact: 03/18/2013
Next Scheduled EDR Contact: 07/01/2013
Data Release Frequency: Annually

Oil/Gas Pipelines: This data was obtained by EDR from the USGS in 1994. It is referred to by USGS as GeoData Digital Line Graphs from 1:100,000-Scale Maps. It was extracted from the transportation category including some oil, but primarily gas pipelines.

Electric Power Transmission Line Data

Source: Rextag Strategies Corp.
Telephone: (281) 769-2247

U.S. Electric Transmission and Power Plants Systems Digital GIS Data

Sensitive Receptors: There are individuals deemed sensitive receptors due to their fragile immune systems and special sensitivity to environmental discharges. These sensitive receptors typically include the elderly, the sick, and children. While the location of all sensitive receptors cannot be determined, EDR indicates those buildings and facilities - schools, daycares, hospitals, medical centers, and nursing homes - where individuals who are sensitive receptors are likely to be located.

AHA Hospitals:

Source: American Hospital Association, Inc.
Telephone: 312-280-5991

The database includes a listing of hospitals based on the American Hospital Association's annual survey of hospitals.

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

Medical Centers: Provider of Services Listing

Source: Centers for Medicare & Medicaid Services

Telephone: 410-786-3000

A listing of hospitals with Medicare provider number, produced by Centers of Medicare & Medicaid Services, a federal agency within the U.S. Department of Health and Human Services.

Nursing Homes

Source: National Institutes of Health

Telephone: 301-594-6248

Information on Medicare and Medicaid certified nursing homes in the United States.

Public Schools

Source: National Center for Education Statistics

Telephone: 202-502-7300

The National Center for Education Statistics' primary database on elementary and secondary public education in the United States. It is a comprehensive, annual, national statistical database of all public elementary and secondary schools and school districts, which contains data that are comparable across all states.

Private Schools

Source: National Center for Education Statistics

Telephone: 202-502-7300

The National Center for Education Statistics' primary database on private school locations in the United States.

Daycare Centers: Child Care Listings

Source: Employment Department

Telephone: 503-947-1420

Flood Zone Data: This data, available in select counties across the country, was obtained by EDR in 2003 & 2011 from the Federal Emergency Management Agency (FEMA). Data depicts 100-year and 500-year flood zones as defined by FEMA.

NWI: National Wetlands Inventory. This data, available in select counties across the country, was obtained by EDR in 2002 and 2005 from the U.S. Fish and Wildlife Service.

State Wetlands Data: Wetlands Inventory Data

Source: Oregon Geospatial Enterprise Office

Telephone: 503-378-2166

Scanned Digital USGS 7.5' Topographic Map (DRG)

Source: United States Geologic Survey

A digital raster graphic (DRG) is a scanned image of a U.S. Geological Survey topographic map. The map images are made by scanning published paper maps on high-resolution scanners. The raster image is georeferenced and fit to the Universal Transverse Mercator (UTM) projection.

STREET AND ADDRESS INFORMATION

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GEOCHECK[®] - PHYSICAL SETTING SOURCE ADDENDUM

TARGET PROPERTY ADDRESS

DAIRY CREEK
24508 NW REEDER RD
PORTLAND, OR 97231

TARGET PROPERTY COORDINATES

Latitude (North):	45.7021 - 45° 42' 7.56"
Longitude (West):	122.7806 - 122° 46' 50.16"
Universal Tranverse Mercator:	Zone 10
UTM X (Meters):	517080.1
UTM Y (Meters):	5060755.5
Elevation:	25 ft. above sea level

USGS TOPOGRAPHIC MAP

Target Property Map:	45122-F7 SAUVIE ISLAND, OR WA
Most Recent Revision:	1990

EDR's GeoCheck Physical Setting Source Addendum is provided to assist the environmental professional in forming an opinion about the impact of potential contaminant migration.

Assessment of the impact of contaminant migration generally has two principal investigative components:

1. Groundwater flow direction, and
2. Groundwater flow velocity.

Groundwater flow direction may be impacted by surface topography, hydrology, hydrogeology, characteristics of the soil, and nearby wells. Groundwater flow velocity is generally impacted by the nature of the geologic strata.

GEOCHECK® - PHYSICAL SETTING SOURCE SUMMARY

GROUNDWATER FLOW DIRECTION INFORMATION

Groundwater flow direction for a particular site is best determined by a qualified environmental professional using site-specific well data. If such data is not reasonably ascertainable, it may be necessary to rely on other sources of information, such as surface topographic information, hydrologic information, hydrogeologic data collected on nearby properties, and regional groundwater flow information (from deep aquifers).

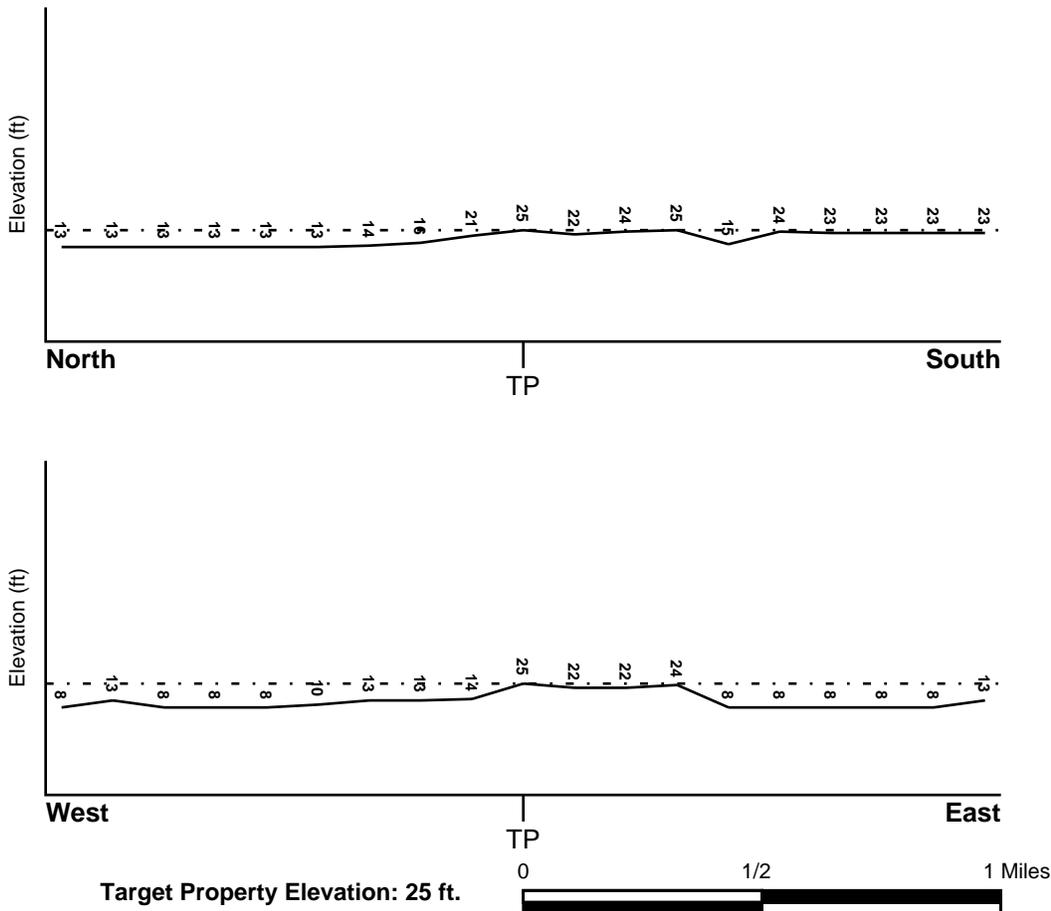
TOPOGRAPHIC INFORMATION

Surface topography may be indicative of the direction of surficial groundwater flow. This information can be used to assist the environmental professional in forming an opinion about the impact of nearby contaminated properties or, should contamination exist on the target property, what downgradient sites might be impacted.

TARGET PROPERTY TOPOGRAPHY

General Topographic Gradient: General West

SURROUNDING TOPOGRAPHY: ELEVATION PROFILES



Source: Topography has been determined from the USGS 7.5' Digital Elevation Model and should be evaluated on a relative (not an absolute) basis. Relative elevation information between sites of close proximity should be field verified.

GEOCHECK® - PHYSICAL SETTING SOURCE SUMMARY

HYDROLOGIC INFORMATION

Surface water can act as a hydrologic barrier to groundwater flow. Such hydrologic information can be used to assist the environmental professional in forming an opinion about the impact of nearby contaminated properties or, should contamination exist on the target property, what downgradient sites might be impacted.

Refer to the Physical Setting Source Map following this summary for hydrologic information (major waterways and bodies of water).

FEMA FLOOD ZONE

<u>Target Property County</u> MULTNOMAH, OR	<u>FEMA Flood Electronic Data</u> YES - refer to the Overview Map and Detail Map
Flood Plain Panel at Target Property:	41051C - FEMA DFIRM Flood data
Additional Panels in search area:	5300240260C - FEMA Q3 Flood data

NATIONAL WETLAND INVENTORY

<u>NWI Quad at Target Property</u> SAUVIE ISLAND	<u>NWI Electronic Data Coverage</u> YES - refer to the Overview Map and Detail Map
---	---

HYDROGEOLOGIC INFORMATION

Hydrogeologic information obtained by installation of wells on a specific site can often be an indicator of groundwater flow direction in the immediate area. Such hydrogeologic information can be used to assist the environmental professional in forming an opinion about the impact of nearby contaminated properties or, should contamination exist on the target property, what downgradient sites might be impacted.

AQUIFLOW®

Search Radius: 1.000 Mile.

EDR has developed the AQUIFLOW Information System to provide data on the general direction of groundwater flow at specific points. EDR has reviewed reports submitted by environmental professionals to regulatory authorities at select sites and has extracted the date of the report, groundwater flow direction as determined hydrogeologically, and the depth to water table.

<u>MAP ID</u>	<u>LOCATION FROM TP</u>	<u>GENERAL DIRECTION GROUNDWATER FLOW</u>
Not Reported		

GEOCHECK® - PHYSICAL SETTING SOURCE SUMMARY

GROUNDWATER FLOW VELOCITY INFORMATION

Groundwater flow velocity information for a particular site is best determined by a qualified environmental professional using site specific geologic and soil strata data. If such data are not reasonably ascertainable, it may be necessary to rely on other sources of information, including geologic age identification, rock stratigraphic unit and soil characteristics data collected on nearby properties and regional soil information. In general, contaminant plumes move more quickly through sandy-gravelly types of soils than silty-clayey types of soils.

GEOLOGIC INFORMATION IN GENERAL AREA OF TARGET PROPERTY

Geologic information can be used by the environmental professional in forming an opinion about the relative speed at which contaminant migration may be occurring.

ROCK STRATIGRAPHIC UNIT

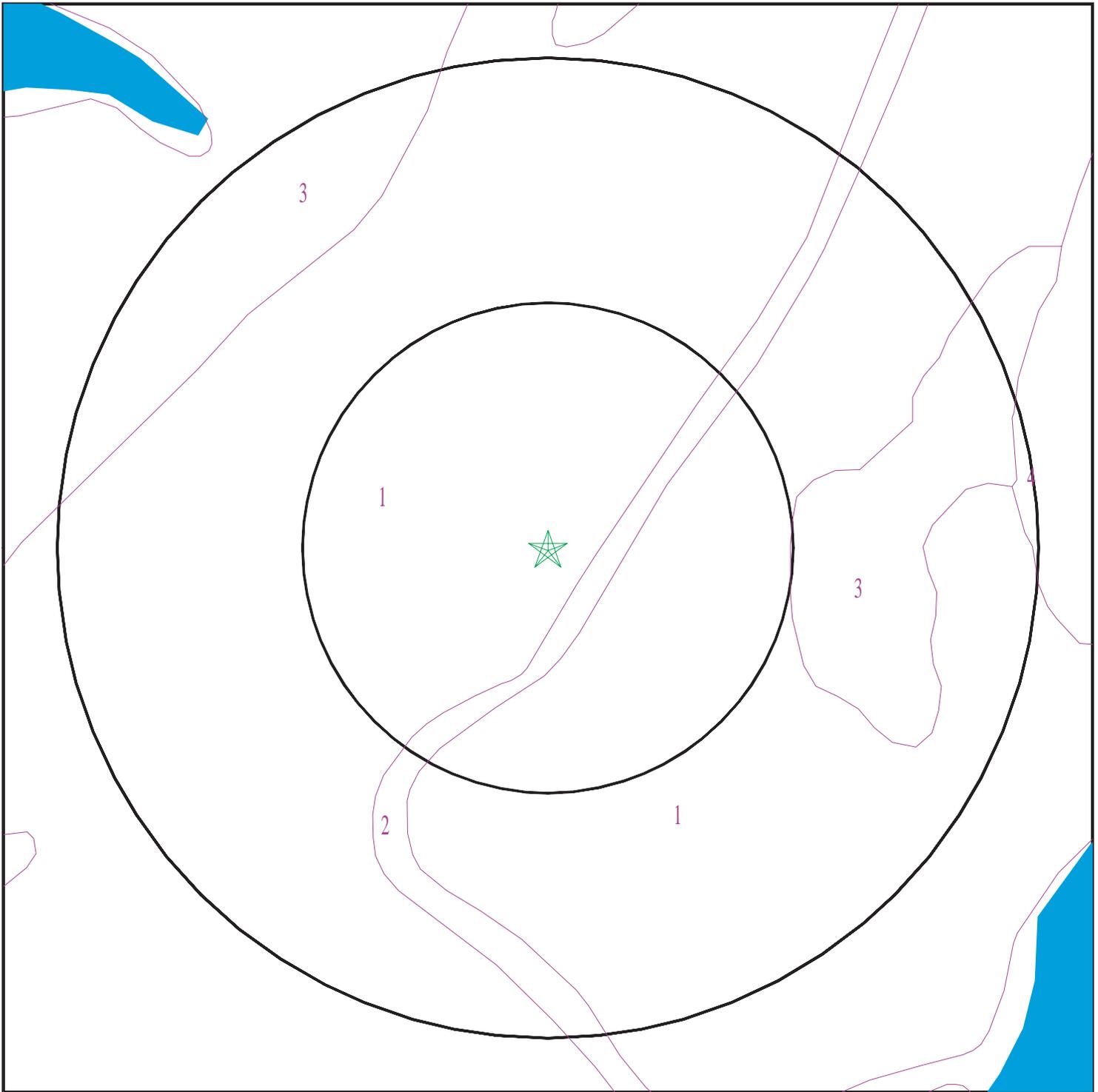
Era:	Cenozoic
System:	Quaternary
Series:	Quaternary
Code:	Q (<i>decoded above as Era, System & Series</i>)

GEOLOGIC AGE IDENTIFICATION

Category: Stratified Sequence

Geologic Age and Rock Stratigraphic Unit Source: P.G. Schruben, R.E. Arndt and W.J. Bawiec, Geology of the Conterminous U.S. at 1:2,500,000 Scale - a digital representation of the 1974 P.B. King and H.M. Beikman Map, USGS Digital Data Series DDS - 11 (1994).

SSURGO SOIL MAP - 3631905.2s



- ★ Target Property
- SSURGO Soil
- Water



SITE NAME: Dairy Creek
ADDRESS: 24508 NW REEDER RD
Portland OR 97231
LAT/LONG: 45.7021 / 122.7806

CLIENT: HDR
CONTACT: Chad Wiseman
INQUIRY #: 3631905.2s
DATE: June 10, 2013 7:51 pm

GEOCHECK® - PHYSICAL SETTING SOURCE SUMMARY

DOMINANT SOIL COMPOSITION IN GENERAL AREA OF TARGET PROPERTY

The U.S. Department of Agriculture's (USDA) Soil Conservation Service (SCS) leads the National Cooperative Soil Survey (NCSS) and is responsible for collecting, storing, maintaining and distributing soil survey information for privately owned lands in the United States. A soil map in a soil survey is a representation of soil patterns in a landscape. The following information is based on Soil Conservation Service SSURGO data.

Soil Map ID: 1

Soil Component Name: Sauvie

Soil Surface Texture: silt loam

Hydrologic Group: Class D - Very slow infiltration rates. Soils are clayey, have a high water table, or are shallow to an impervious layer.

Soil Drainage Class: Poorly drained

Hydric Status: All hydric

Corrosion Potential - Uncoated Steel: Moderate

Depth to Bedrock Min: > 0 inches

Depth to Watertable Min: > 15 inches

Soil Layer Information							
Layer	Boundary		Soil Texture Class	Classification		Saturated hydraulic conductivity micro m/sec	Soil Reaction (pH)
	Upper	Lower		AASHTO Group	Unified Soil		
1	0 inches	14 inches	silt loam	Silt-Clay Materials (more than 35 pct. passing No. 200), Silty Soils.	FINE-GRAINED SOILS, Silts and Clays (liquid limit less than 50%), silt.	Max: 42 Min: 14	Max: 6.5 Min: 5.6
2	14 inches	38 inches	silty clay loam	Silt-Clay Materials (more than 35 pct. passing No. 200), Silty Soils.	FINE-GRAINED SOILS, Silts and Clays (liquid limit less than 50%), silt.	Max: 42 Min: 14	Max: 6.5 Min: 5.6
3	38 inches	59 inches	very fine sandy loam	Silt-Clay Materials (more than 35 pct. passing No. 200), Silty Soils.	FINE-GRAINED SOILS, Silts and Clays (liquid limit less than 50%), silt.	Max: 42 Min: 14	Max: 6.5 Min: 5.6

GEOCHECK® - PHYSICAL SETTING SOURCE SUMMARY

Soil Map ID: 2

Soil Component Name: Water

Soil Surface Texture: silt loam

Hydrologic Group: Class D - Very slow infiltration rates. Soils are clayey, have a high water table, or are shallow to an impervious layer.

Soil Drainage Class: Unknown
Hydric Status: Unknown

Corrosion Potential - Uncoated Steel: Not Reported

Depth to Bedrock Min: > 0 inches

Depth to Watertable Min: > 0 inches

No Layer Information available.

Soil Map ID: 3

Soil Component Name: Rafton

Soil Surface Texture: silt loam

Hydrologic Group: Class D - Very slow infiltration rates. Soils are clayey, have a high water table, or are shallow to an impervious layer.

Soil Drainage Class: Very poorly drained

Hydric Status: All hydric

Corrosion Potential - Uncoated Steel: Moderate

Depth to Bedrock Min: > 0 inches

Depth to Watertable Min: > 15 inches

Soil Layer Information							
Layer	Boundary		Soil Texture Class	Classification		Saturated hydraulic conductivity micro m/sec	Soil Reaction (pH)
	Upper	Lower		AASHTO Group	Unified Soil		
1	0 inches	9 inches	silt loam	Silt-Clay Materials (more than 35 pct. passing No. 200), Silty Soils.	FINE-GRAINED SOILS, Silts and Clays (liquid limit less than 50%), silt.	Max: 14 Min: 4	Max: 6.5 Min: 5.6

GEOCHECK® - PHYSICAL SETTING SOURCE SUMMARY

Soil Layer Information							
Layer	Boundary		Soil Texture Class	Classification		Saturated hydraulic conductivity micro m/sec	Soil Reaction (pH)
	Upper	Lower		AASHTO Group	Unified Soil		
2	9 inches	40 inches	silt loam	Silt-Clay Materials (more than 35 pct. passing No. 200), Silty Soils.	FINE-GRAINED SOILS, Silts and Clays (liquid limit less than 50%), silt.	Max: 14 Min: 4	Max: 6.5 Min: 5.6
3	40 inches	59 inches	silt loam	Silt-Clay Materials (more than 35 pct. passing No. 200), Silty Soils.	FINE-GRAINED SOILS, Silts and Clays (liquid limit less than 50%), silt.	Max: 14 Min: 4	Max: 6.5 Min: 5.6

Soil Map ID: 4

Soil Component Name: Pilchuck

Soil Surface Texture: sand

Hydrologic Group: Class C - Slow infiltration rates. Soils with layers impeding downward movement of water, or soils with moderately fine or fine textures.

Soil Drainage Class: Somewhat excessively drained

Hydric Status: Not hydric

Corrosion Potential - Uncoated Steel: Moderate

Depth to Bedrock Min: > 0 inches

Depth to Watertable Min: > 92 inches

Soil Layer Information							
Layer	Boundary		Soil Texture Class	Classification		Saturated hydraulic conductivity micro m/sec	Soil Reaction (pH)
	Upper	Lower		AASHTO Group	Unified Soil		
1	0 inches	11 inches	sand	Granular materials (35 pct. or less passing No. 200), Silty, or Clayey Gravel and Sand.	COARSE-GRAINED SOILS, Sands, Clean Sands, Poorly graded sand. COARSE-GRAINED SOILS, Sands, Sands with fines, Silty Sand.	Max: 141 Min: 42	Max: 7.3 Min: 5.6

GEOCHECK® - PHYSICAL SETTING SOURCE SUMMARY

Soil Layer Information							
Layer	Boundary		Soil Texture Class	Classification		Saturated hydraulic conductivity micro m/sec	Soil Reaction (pH)
	Upper	Lower		AASHTO Group	Unified Soil		
2	11 inches	59 inches	sand	Granular materials (35 pct. or less passing No. 200), Silty, or Clayey Gravel and Sand.	COARSE-GRAINED SOILS, Sands, Clean Sands, Poorly graded sand. COARSE-GRAINED SOILS, Sands, Sands with fines, Silty Sand.	Max: 141 Min: 42	Max: 7.3 Min: 5.6

LOCAL / REGIONAL WATER AGENCY RECORDS

EDR Local/Regional Water Agency records provide water well information to assist the environmental professional in assessing sources that may impact ground water flow direction, and in forming an opinion about the impact of contaminant migration on nearby drinking water wells.

WELL SEARCH DISTANCE INFORMATION

<u>DATABASE</u>	<u>SEARCH DISTANCE (miles)</u>
Federal USGS	1.000
Federal FRDS PWS	Nearest PWS within 1 mile
State Database	1.000

FEDERAL USGS WELL INFORMATION

<u>MAP ID</u>	<u>WELL ID</u>	<u>LOCATION FROM TP</u>
No Wells Found		

FEDERAL FRDS PUBLIC WATER SUPPLY SYSTEM INFORMATION

<u>MAP ID</u>	<u>WELL ID</u>	<u>LOCATION FROM TP</u>
No PWS System Found		

Note: PWS System location is not always the same as well location.

STATE DATABASE WELL INFORMATION

<u>MAP ID</u>	<u>WELL ID</u>	<u>LOCATION FROM TP</u>
No Wells Found		

PHYSICAL SETTING SOURCE MAP - 3631905.2s



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

- Groundwater Flow Direction
- Indeterminate Groundwater Flow at Location
- Groundwater Flow Varies at Location

SITE NAME: Dairy Creek
 ADDRESS: 24508 NW REEDER RD
 Portland OR 97231
 LAT/LONG: 45.7021 / 122.7806

CLIENT: HDR
 CONTACT: Chad Wiseman
 INQUIRY #: 3631905.2s
 DATE: June 10, 2013 7:51 pm

GEOCHECK® - PHYSICAL SETTING SOURCE MAP FINDINGS RADON

AREA RADON INFORMATION

State Database: OR Radon

Radon Test Results

Zipcode	Num Tests	Maximum	Minimum	Average	# > 4 pCi/L
97231	4	5.9	1	3.4	2

Federal EPA Radon Zone for MULTNOMAH County: 2

- Note: Zone 1 indoor average level > 4 pCi/L.
 : Zone 2 indoor average level \geq 2 pCi/L and \leq 4 pCi/L.
 : Zone 3 indoor average level < 2 pCi/L.

Federal Area Radon Information for MULTNOMAH COUNTY, OR

Number of sites tested: 33

Area	Average Activity	% <4 pCi/L	% 4-20 pCi/L	% >20 pCi/L
Living Area	1.530 pCi/L	91%	9%	0%
Basement	2.630 pCi/L	57%	43%	0%

PHYSICAL SETTING SOURCE RECORDS SEARCHED

TOPOGRAPHIC INFORMATION

USGS 7.5' Digital Elevation Model (DEM)

Source: United States Geologic Survey

EDR acquired the USGS 7.5' Digital Elevation Model in 2002 and updated it in 2006. The 7.5 minute DEM corresponds to the USGS 1:24,000- and 1:25,000-scale topographic quadrangle maps. The DEM provides elevation data with consistent elevation units and projection.

Scanned Digital USGS 7.5' Topographic Map (DRG)

Source: United States Geologic Survey

A digital raster graphic (DRG) is a scanned image of a U.S. Geological Survey topographic map. The map images are made by scanning published paper maps on high-resolution scanners. The raster image is georeferenced and fit to the Universal Transverse Mercator (UTM) projection.

HYDROLOGIC INFORMATION

Flood Zone Data: This data, available in select counties across the country, was obtained by EDR in 2003 & 2011 from the Federal Emergency Management Agency (FEMA). Data depicts 100-year and 500-year flood zones as defined by FEMA.

NWI: National Wetlands Inventory. This data, available in select counties across the country, was obtained by EDR in 2002 and 2005 from the U.S. Fish and Wildlife Service.

State Wetlands Data: Wetlands Inventory Data

Source: Oregon Geospatial Enterprise Office

Telephone: 503-378-2166

HYDROGEOLOGIC INFORMATION

AQUIFLOW^R Information System

Source: EDR proprietary database of groundwater flow information

EDR has developed the AQUIFLOW Information System (AIS) to provide data on the general direction of groundwater flow at specific points. EDR has reviewed reports submitted to regulatory authorities at select sites and has extracted the date of the report, hydrogeologically determined groundwater flow direction and depth to water table information.

GEOLOGIC INFORMATION

Geologic Age and Rock Stratigraphic Unit

Source: P.G. Schruben, R.E. Arndt and W.J. Bawiec, Geology of the Conterminous U.S. at 1:2,500,000 Scale - A digital representation of the 1974 P.B. King and H.M. Beikman Map, USGS Digital Data Series DDS - 11 (1994).

STATSGO: State Soil Geographic Database

Source: Department of Agriculture, Natural Resources Conservation Services

The U.S. Department of Agriculture's (USDA) Natural Resources Conservation Service (NRCS) leads the national Conservation Soil Survey (NCSS) and is responsible for collecting, storing, maintaining and distributing soil survey information for privately owned lands in the United States. A soil map in a soil survey is a representation of soil patterns in a landscape. Soil maps for STATSGO are compiled by generalizing more detailed (SSURGO) soil survey maps.

SSURGO: Soil Survey Geographic Database

Source: Department of Agriculture, Natural Resources Conservation Services (NRCS)

Telephone: 800-672-5559

SSURGO is the most detailed level of mapping done by the Natural Resources Conservation Services, mapping scales generally range from 1:12,000 to 1:63,360. Field mapping methods using national standards are used to construct the soil maps in the Soil Survey Geographic (SSURGO) database. SSURGO digitizing duplicates the original soil survey maps. This level of mapping is designed for use by landowners, townships and county natural resource planning and management.

PHYSICAL SETTING SOURCE RECORDS SEARCHED

LOCAL / REGIONAL WATER AGENCY RECORDS

FEDERAL WATER WELLS

PWS: Public Water Systems

Source: EPA/Office of Drinking Water

Telephone: 202-564-3750

Public Water System data from the Federal Reporting Data System. A PWS is any water system which provides water to at least 25 people for at least 60 days annually. PWSs provide water from wells, rivers and other sources.

PWS ENF: Public Water Systems Violation and Enforcement Data

Source: EPA/Office of Drinking Water

Telephone: 202-564-3750

Violation and Enforcement data for Public Water Systems from the Safe Drinking Water Information System (SDWIS) after August 1995. Prior to August 1995, the data came from the Federal Reporting Data System (FRDS).

USGS Water Wells: USGS National Water Inventory System (NWIS)

This database contains descriptive information on sites where the USGS collects or has collected data on surface water and/or groundwater. The groundwater data includes information on wells, springs, and other sources of groundwater.

STATE RECORDS

Water Well Data

Source: Department of Water Resources

Telephone: 503-986-0843

OTHER STATE DATABASE INFORMATION

Oil and Gas Well Locations

Source: Department of Geology and Mineral Industries

Telephone: 971-673-1540

A listing of oil and gas well locations in the state.

RADON

State Database: OR Radon

Source: Oregon Health Services

Telephone: 503-731-4272

Radon Levels in Oregon

Area Radon Information

Source: USGS

Telephone: 703-356-4020

The National Radon Database has been developed by the U.S. Environmental Protection Agency (USEPA) and is a compilation of the EPA/State Residential Radon Survey and the National Residential Radon Survey. The study covers the years 1986 - 1992. Where necessary data has been supplemented by information collected at private sources such as universities and research institutions.

EPA Radon Zones

Source: EPA

Telephone: 703-356-4020

Sections 307 & 309 of IRAA directed EPA to list and identify areas of U.S. with the potential for elevated indoor radon levels.

OTHER

Airport Landing Facilities: Private and public use landing facilities

Source: Federal Aviation Administration, 800-457-6656

Epicenters: World earthquake epicenters, Richter 5 or greater

Source: Department of Commerce, National Oceanic and Atmospheric Administration

PHYSICAL SETTING SOURCE RECORDS SEARCHED

STREET AND ADDRESS INFORMATION

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Appendix B – Fire Insurance Map





Dairy Creek

24508 NW REEDER RD

Portland, OR 97231

Inquiry Number: 3631905.3

June 10, 2013

Certified Sanborn® Map Report

Certified Sanborn® Map Report

6/10/13

Site Name:

Dairy Creek
24508 NW REEDER RD
Portland, OR 97231

Client Name:

HDR
606 Columbia Street NW ,Suite
Olympia, WA 98501



EDR Inquiry # 3631905.3

Contact: Chad Wiseman

The complete Sanborn Library collection has been searched by EDR, and fire insurance maps covering the target property location provided by HDR were identified for the years listed below. The certified Sanborn Library search results in this report can be authenticated by visiting www.edrnet.com/sanborn and entering the certification number. Only Environmental Data Resources Inc. (EDR) is authorized to grant rights for commercial reproduction of maps by Sanborn Library LLC, the copyright holder for the collection.

Certified Sanborn Results:

Site Name: Dairy Creek
Address: 24508 NW REEDER RD
City, State, Zip: Portland, OR 97231
Cross Street:
P.O. # 102 147808 028
Project: Dairy Creek
Certification # 6CFF-49BE-B4F2



Sanborn® Library search results
Certification # 6CFF-49BE-B4F2

UNMAPPED PROPERTY

This report certifies that the complete holdings of the Sanborn Library, LLC collection have been searched based on client supplied target property information, and fire insurance maps covering the target property were not found.

The Sanborn Library includes more than 1.2 million Sanborn fire insurance maps, which track historical property usage in approximately 12,000 American cities and towns. Collections searched:

- Library of Congress
- University Publications of America
- EDR Private Collection

The Sanborn Library LLC Since 1866™

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Appendix C – City Directory

Dairy Creek

24508 NW REEDER RD
Portland, OR 97231

Inquiry Number: 3631905.6
June 24, 2013

The EDR-City Directory Abstract

TABLE OF CONTENTS

SECTION

Executive Summary

Findings

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

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This Report contains certain information obtained from a variety of public and other sources reasonably available to Environmental Data Resources, Inc. It cannot be concluded from this Report that coverage information for the target and surrounding properties does not exist from other sources. **NO WARRANTY EXPRESSED OR IMPLIED, IS MADE WHATSOEVER IN CONNECTION WITH THIS REPORT. ENVIRONMENTAL DATA RESOURCES, INC. SPECIFICALLY DISCLAIMS THE MAKING OF ANY SUCH WARRANTIES, INCLUDING WITHOUT LIMITATION, MERCHANTABILITY OR FITNESS FOR A PARTICULAR USE OR PURPOSE. ALL RISK IS ASSUMED BY THE USER. IN NO EVENT SHALL ENVIRONMENTAL DATA RESOURCES, INC. BE LIABLE TO ANYONE, WHETHER ARISING OUT OF ERRORS OR OMISSIONS, NEGLIGENCE, ACCIDENT OR ANY OTHER CAUSE, FOR ANY LOSS OR DAMAGE, INCLUDING, WITHOUT LIMITATION, SPECIAL, INCIDENTAL, CONSEQUENTIAL, OR EXEMPLARY DAMAGES. ANY LIABILITY ON THE PART OF ENVIRONMENTAL DATA RESOURCES, INC. IS STRICTLY LIMITED TO A REFUND OF THE AMOUNT PAID FOR THIS REPORT.** Purchaser accepts this Report "AS IS". Any analyses, estimates, ratings, environmental risk levels or risk codes provided in this Report are provided for illustrative purposes only, and are not intended to provide, nor should they be interpreted as providing any facts regarding, or prediction or forecast of, any environmental risk for any property. Only a Phase I Environmental Site Assessment performed by an environmental professional can provide information regarding the environmental risk for any property. Additionally, the information provided in this Report is not to be construed as legal advice.

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EXECUTIVE SUMMARY

DESCRIPTION

Environmental Data Resources, Inc.'s (EDR) City Directory Abstract is a screening tool designed to assist environmental professionals in evaluating potential liability on a target property resulting from past activities. EDR's City Directory Abstract includes a search and abstract of available city directory data. For each address, the directory lists the name of the corresponding occupant at five year intervals.

Business directories including city, cross reference and telephone directories were reviewed, if available, at approximately five year intervals for the years spanning 1924 through 2012. This report compiles information gathered in this review by geocoding the latitude and longitude of properties identified and gathering information about properties within 660 feet of the target property.

A summary of the information obtained is provided in the text of this report.

RECORD SOURCES

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Data by

infoUSA[®]

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RESEARCH SUMMARY

The following research sources were consulted in the preparation of this report. An "X" indicates where information was identified in the source and provided in this report.

<u>Year</u>	<u>Source</u>	<u>TP</u>	<u>Adjoining</u>	<u>Text Abstract</u>	<u>Source Image</u>
2012	Cole Information Services	-	-	-	-
2007	Cole Information Services	-	-	-	-
2005	Cole Information Services	-	X	X	X
1992	US WEST DIRECT	-	X	X	-
1985	R. L. Polk and Co. Publishers	-	-	-	-
1981	R.L. Polk Co. Publishers	-	-	-	-
1980	R.L. Polk Co. Publishers	-	-	-	-
1977	R.L. Polk Co. Publishers	-	-	-	-
1975	R. L. Polk and Co. Publishers	-	-	-	-
1970	R. L. Polk Co. Publishers	-	-	-	-
1967	R.L.Polk Co.	-	-	-	-
1965	R.L.Polk Co.	-	-	-	-
1960	R. L. Polk Co. Publishers	-	-	-	-
1955	R. L. Polk Co. Publishers	-	-	-	-
1950	R. L. Polk Co. Publisher	-	-	-	-

EXECUTIVE SUMMARY

<u>Year</u>	<u>Source</u>	<u>TP</u>	<u>Adjoining</u>	<u>Text Abstract</u>	<u>Source Image</u>
1946	The Pacific Telephone and Telegraph Company	-	-	-	-
1940	R.L. Polk Co., Inc.	-	-	-	-
1935	R.L. Polk Co., Inc.	-	-	-	-
1930	R.L. Polk Co., Inc.	-	-	-	-
1924	R.L. Polk Co., Inc.	-	-	-	-

EXECUTIVE SUMMARY

MAP INFORMATION

The Overview Map provides information on nearby property parcel boundaries. Properties on this map that were selected for research are listed below the map.



SELECTED ADDRESSES

The following addresses were selected by the client. Detailed findings are contained in the findings section. An "X" indicates where information was identified.

<u>Address</u>	<u>Type</u>	<u>Findings</u>
24508 NW REEDER RD	Map ID: 1	
24512 NW REEDER RD	Map ID: 2	X
NW REEDER RD	Map ID: 3	
24512 NW REEDER RD	Map ID: 7	
24500 NW Reeder Rd	Client Entered	X
23820 NW Gillihan Rd	Client Entered	
23814 NW Gillihan Rd	Client Entered	

EXECUTIVE SUMMARY

<u>Address</u>	<u>Type</u>	<u>Findings</u>
23000 NW Gillihan Rd	Client Entered	
24325 NW Reeder Rd	Client Entered	X

FINDINGS

TARGET PROPERTY INFORMATION

ADDRESS

24508 NW REEDER RD
Portland, OR 97231

FINDINGS DETAIL

Target Property research detail.

FINDINGS

ADJOINING PROPERTY DETAIL

The following Adjoining Property addresses were researched for this report. Detailed findings are provided for each address.

NW REEDER RD

24241 NW REEDER RD

<u>Year</u>	<u>Uses</u>	<u>Source</u>	
2005	Scott Anderson Walker	Cole Information Services	Image pg. A1

24325 NW REEDER RD

<u>Year</u>	<u>Uses</u>	<u>Source</u>	
2005	Charles Henry Atkinson	Cole Information Services	Image pg. A1
	Amy June Atkinson	Cole Information Services	Image pg. A1

NW Reeder Rd

24325 NW Reeder Rd

Client Entered

<u>Year</u>	<u>Uses</u>	<u>Source</u>	
2005	Amy June Atkinson	Cole Information Services	Image pg. A1
	Charles Henry Atkinson	Cole Information Services	Image pg. A1

NW REEDER RD

24347 NW REEDER RD

<u>Year</u>	<u>Uses</u>	<u>Source</u>	
2005	Richard THoyen	Cole Information Services	Image pg. A1
1992	BABICKY T David	US WEST DIRECT	

24421 NW REEDER RD

<u>Year</u>	<u>Uses</u>	<u>Source</u>	
2005	NW GILUHAN RD INTS	Cole Information Services	Image pg. A1
	Mike J Cereghino	Cole Information Services	Image pg. A1
1992	CEREGHINO Mike	US WEST DIRECT	
	TORVIK S	US WEST DIRECT	

24500 NW REEDER RD

<u>Year</u>	<u>Uses</u>	<u>Source</u>	
2005	Jack Wilkins	Cole Information Services	Image pg. A1

FINDINGS

NW Reeder Rd

24500 NW Reeder Rd

Client Entered

<u>Year</u>	<u>Uses</u>	<u>Source</u>	
2005	Jack Wilkins	Cole Information Services	Image pg. A1

NW REEDER RD

24512 NW REEDER RD

<u>Year</u>	<u>Uses</u>	<u>Source</u>	
2005	Valarie Davis	Cole Information Services	Image pg. A1
	Valarie Davis	Cole Information Services	Image pg. A1
	Valarie Davis	Cole Information Services	Image pg. A1
1992	REEDER Del T & Elenore	US WEST DIRECT	
	REEDER Del T & Elenore	US WEST DIRECT	
	REEDER Del T & Elenore	US WEST DIRECT	

24530 NW REEDER RD

<u>Year</u>	<u>Uses</u>	<u>Source</u>	
2005	Laura Rust	Cole Information Services	Image pg. A1
	Randy J Rust	Cole Information Services	Image pg. A1
1992	SKURJA Jim & Katie	US WEST DIRECT	

24546 NW REEDER RD

<u>Year</u>	<u>Uses</u>	<u>Source</u>	
2005	No Occupant	Cole Information Services	Image pg. A1

24552 NW REEDER RD

<u>Year</u>	<u>Uses</u>	<u>Source</u>	
2005	Robert DHjelm	Cole Information Services	Image pg. A1
1992	HJELM Robert	US WEST DIRECT	

FINDINGS

TARGET PROPERTY: ADDRESS NOT IDENTIFIED IN RESEARCH SOURCE

The following Target Property addresses were researched for this report, and the addresses were not identified in the research source.

Address Researched

24508 NW REEDER RD

Address Not Identified in Research Source

2012, 2007, 2005, 1992, 1985, 1981, 1980, 1977, 1975, 1970, 1967, 1965, 1960, 1955, 1950, 1946, 1940, 1935, 1930, 1924

ADJOINING PROPERTY: ADDRESSES NOT IDENTIFIED IN RESEARCH SOURCE

The following Adjoining Property addresses were researched for this report, and the addresses were not identified in research source.

Address Researched

NW REEDER RD

Address Not Identified in Research Source

2012, 2007, 2005, 1992, 1985, 1981, 1980, 1977, 1975, 1970, 1967, 1965, 1960, 1955, 1950, 1946, 1940, 1935, 1930, 1924

23000 NW Gillihan Rd

2012, 2007, 2005, 1992, 1985, 1981, 1980, 1977, 1975, 1970, 1967, 1965, 1960, 1955, 1950, 1946, 1940, 1935, 1930, 1924

23814 NW Gillihan Rd

2012, 2007, 2005, 1992, 1985, 1981, 1980, 1977, 1975, 1970, 1967, 1965, 1960, 1955, 1950, 1946, 1940, 1935, 1930, 1924

23820 NW Gillihan Rd

2012, 2007, 2005, 1992, 1985, 1981, 1980, 1977, 1975, 1970, 1967, 1965, 1960, 1955, 1950, 1946, 1940, 1935, 1930, 1924

24241 NW REEDER RD

2012, 2007, 1992, 1985, 1981, 1980, 1977, 1975, 1970, 1967, 1965, 1960, 1955, 1950, 1946, 1940, 1935, 1930, 1924

24325 NW REEDER RD

2012, 2007, 1992, 1985, 1981, 1980, 1977, 1975, 1970, 1967, 1965, 1960, 1955, 1950, 1946, 1940, 1935, 1930, 1924

24325 NW Reeder Rd

2012, 2007, 1992, 1985, 1981, 1980, 1977, 1975, 1970, 1967, 1965, 1960, 1955, 1950, 1946, 1940, 1935, 1930, 1924

24347 NW REEDER RD

2012, 2007, 1985, 1981, 1980, 1977, 1975, 1970, 1967, 1965, 1960, 1955, 1950, 1946, 1940, 1935, 1930, 1924

24421 NW REEDER RD

2012, 2007, 1985, 1981, 1980, 1977, 1975, 1970, 1967, 1965, 1960, 1955, 1950, 1946, 1940, 1935, 1930, 1924

24500 NW REEDER RD

2012, 2007, 1992, 1985, 1981, 1980, 1977, 1975, 1970, 1967, 1965, 1960, 1955, 1950, 1946, 1940, 1935, 1930, 1924

24500 NW Reeder Rd

2012, 2007, 1992, 1985, 1981, 1980, 1977, 1975, 1970, 1967, 1965, 1960, 1955, 1950, 1946, 1940, 1935, 1930, 1924

24512 NW REEDER RD

2012, 2007, 1985, 1981, 1980, 1977, 1975, 1970, 1967, 1965, 1960, 1955, 1950, 1946, 1940, 1935, 1930, 1924

24512 NW REEDER RD

2012, 2007, 2005, 1992, 1985, 1981, 1980, 1977, 1975, 1970, 1967, 1965, 1960, 1955, 1950, 1946, 1940, 1935, 1930, 1924

24512 NW REEDER RD

2012, 2007, 1985, 1981, 1980, 1977, 1975, 1970, 1967, 1965, 1960, 1955, 1950, 1946, 1940, 1935, 1930, 1924

24530 NW REEDER RD

2012, 2007, 1985, 1981, 1980, 1977, 1975, 1970, 1967, 1965, 1960, 1955, 1950, 1946, 1940, 1935, 1930, 1924

24546 NW REEDER RD

2012, 2007, 1992, 1985, 1981, 1980, 1977, 1975, 1970, 1967, 1965, 1960, 1955, 1950, 1946, 1940, 1935, 1930, 1924

24552 NW REEDER RD

2012, 2007, 1985, 1981, 1980, 1977, 1975, 1970, 1967, 1965, 1960, 1955, 1950, 1946, 1940, 1935, 1930, 1924

Source Page Images Appendix

NW REEDER RD 2005

NW REED RD table with columns for address, owner, and value.

REED RD table with columns for address, owner, and value.

NW REED ST table with columns for address, owner, and value.

SE REED COLLEGE PL table with columns for address, owner, and value.

SE WOODSTOCK BLVD INTS table with columns for address, owner, and value.

SE CLAYBORNE ST INTS table with columns for address, owner, and value.

NW REEDER RD table with columns for address, owner, and value.

COLE table with columns for address, owner, and value.

SE KNAPP ST INTS table with columns for address, owner, and value.

SE REX ST INTS table with columns for address, owner, and value.

NW CHANTON RD INTS table with columns for address, owner, and value.

NW REEDER RD table with columns for address, owner, and value.

ISLAND RD INTS table with columns for address, owner, and value.

SE REEDWAY PL table with columns for address, owner, and value.

SE REEDWAY PL table with columns for address, owner, and value.

SE REEDWAY PL table with columns for address, owner, and value.

SE REEDWAY PL table with columns for address, owner, and value.

2005 PORTLAND table with columns for address, owner, and value.

2005 PORTLAND table with columns for address, owner, and value.

2005 PORTLAND table with columns for address, owner, and value.

2005 PORTLAND table with columns for address, owner, and value.

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2005 PORTLAND table with columns for address, owner, and value.

2005 PORTLAND table with columns for address, owner, and value.

2005 PORTLAND table with columns for address, owner, and value.

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Appendix D – Historical Aerial Photographs





Dairy Creek

24508 NW REEDER RD

Portland, OR 97231

Inquiry Number: 3631905.5

June 14, 2013

The EDR Aerial Photo Decade Package

EDR Aerial Photo Decade Package

Environmental Data Resources, Inc. (EDR) Aerial Photo Decade Package is a screening tool designed to assist environmental professionals in evaluating potential liability on a target property resulting from past activities. EDR's professional researchers provide digitally reproduced historical aerial photographs, and when available, provide one photo per decade.

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

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Date EDR Searched Historical Sources:

Aerial Photography June 14, 2013

Target Property:

24508 NW REEDER RD

Portland, OR 97231

<u>Year</u>	<u>Scale</u>	<u>Details</u>	<u>Source</u>
1952	Aerial Photograph. Scale: 1"=500'	Panel #: 45122-F7, Sauvie Island, OR;/Flight Date: July 02, 1952	EDR
1955	Aerial Photograph. Scale: 1"=500'	Panel #: 45122-F7, Sauvie Island, OR;/Flight Date: August 31, 1955	EDR
1960	Aerial Photograph. Scale: 1"=750'	Panel #: 45122-F7, Sauvie Island, OR;/Flight Date: July 17, 1960	EDR
1963	Aerial Photograph. Scale: 1"=750'	Panel #: 45122-F7, Sauvie Island, OR;/Flight Date: June 14, 1963	EDR
1970	Aerial Photograph. Scale: 1"=500'	Panel #: 45122-F7, Sauvie Island, OR;/Flight Date: July 05, 1970	EDR
1981	Aerial Photograph. Scale: 1"=1000'	Panel #: 45122-F7, Sauvie Island, OR;/Flight Date: July 26, 1981	EDR
1986	Aerial Photograph. Scale: 1"=750'	Panel #: 45122-F7, Sauvie Island, OR;/Flight Date: June 25, 1986	EDR
1990	Aerial Photograph. Scale: 1"=750'	Panel #: 45122-F7, Sauvie Island, OR;/Flight Date: June 21, 1990	EDR
1994	Aerial Photograph. Scale: 1"=750'	Panel #: 45122-F7, Sauvie Island, OR;/Flight Date: June 20, 1994	EDR
2000	Aerial Photograph. Scale: 1"=500'	Panel #: 45122-F7, Sauvie Island, OR;/Composite DOQQ - acquisition dates: July 24, 2000,August 05, 2000	EDR
2005	Aerial Photograph. Scale: 1"=500'	Panel #: 45122-F7, Sauvie Island, OR;/Flight Year: 2005	EDR
2006	Aerial Photograph. Scale: 1"=500'	Panel #: 45122-F7, Sauvie Island, OR;/Flight Year: 2006	EDR
2009	Aerial Photograph. Scale: 1"=500'	Panel #: 45122-F7, Sauvie Island, OR;/Flight Year: 2009	EDR
2011	Aerial Photograph. Scale: 1"=500'	Panel #: 45122-F7, Sauvie Island, OR;/Flight Year: 2011	EDR
2012	Aerial Photograph. Scale: 1"=500'	Panel #: 45122-F7, Sauvie Island, OR;/Flight Year: 2012	EDR



INQUIRY #: 3631905.5

YEAR: 1952

| = 500'



EDR Environmental Data Resources Inc.



INQUIRY #: 3631905.5

YEAR: 1955

 = 500'





INQUIRY #: 3631905.5

YEAR: 1960

| = 750'





INQUIRY #: 3631905.5

YEAR: 1963

| = 750'





INQUIRY #: 3631905.5

YEAR: 1970

| = 500'





INQUIRY #: 3631905.5

YEAR: 1981

 = 1000'





INQUIRY #: 3631905.5

YEAR: 1986

| = 750'





INQUIRY #: 3631905.5

YEAR: 1990

 = 750'





INQUIRY #: 3631905.5

YEAR: 1994

| = 750'





INQUIRY #: 3631905.5

YEAR: 2000

| = 500'





INQUIRY #: 3631905.5

YEAR: 2005

 = 500'





INQUIRY #: 3631905.5

YEAR: 2006

 = 500'





INQUIRY #: 3631905.5

YEAR: 2009

— = 500'



EDR Environmental Data Resources Inc.



INQUIRY #: 3631905.5

YEAR: 2011

| = 500'



EDR Environmental Data Resources Inc.



INQUIRY #: 3631905.5

YEAR: 2012

 = 500'



Appendix E – Historical Topographic Maps



Dairy Creek

24508 NW REEDER RD

Portland, OR 97231

Inquiry Number: 3631905.4

June 11, 2013

EDR Historical Topographic Map Report

EDR Historical Topographic Map Report

Environmental Data Resources, Inc.s (EDR) Historical Topographic Map Report is designed to assist professionals in evaluating potential liability on a target property resulting from past activities. EDRs Historical Topographic Map Report includes a search of a collection of public and private color historical topographic maps, dating back to the early 1900s.

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

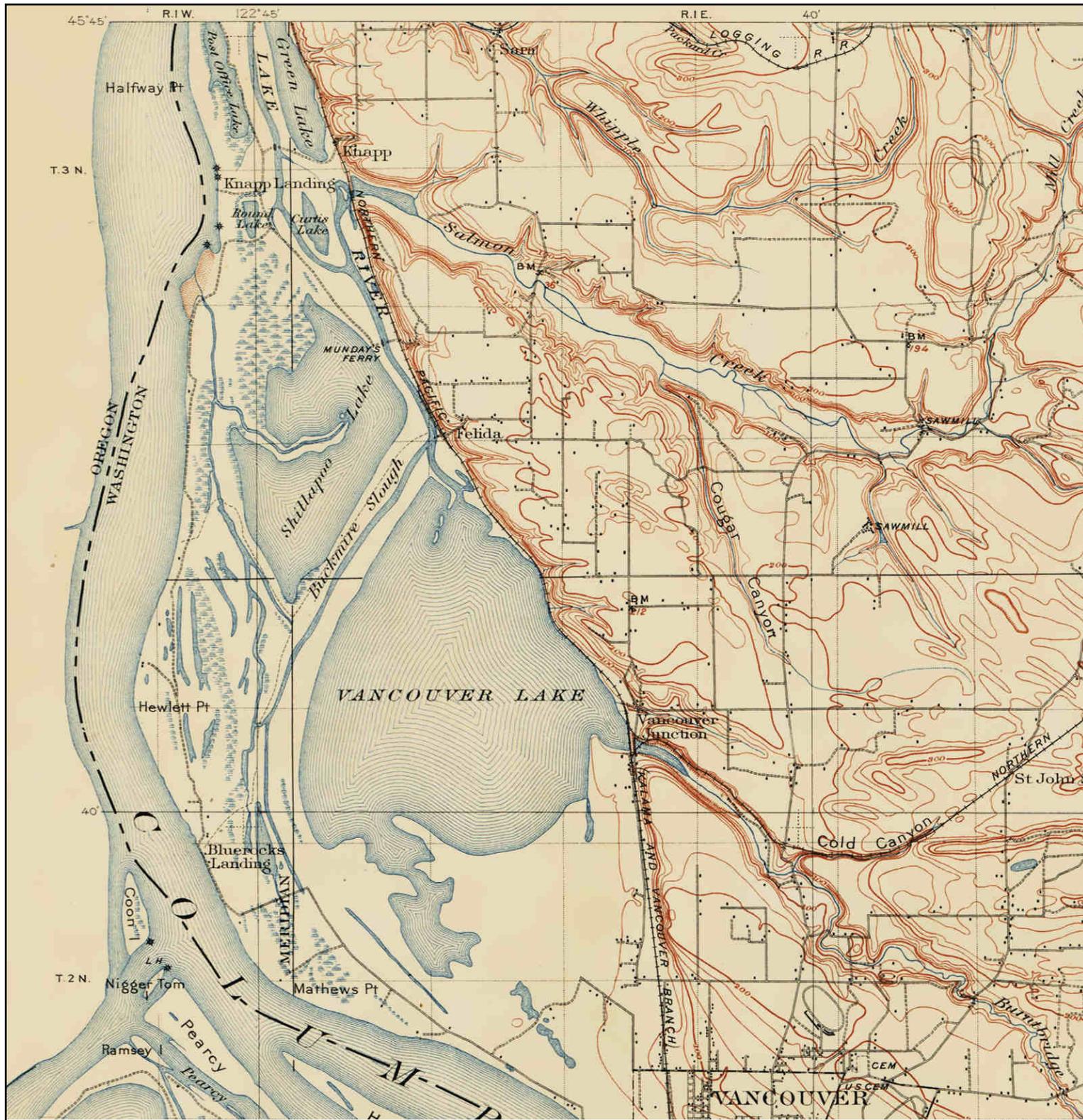
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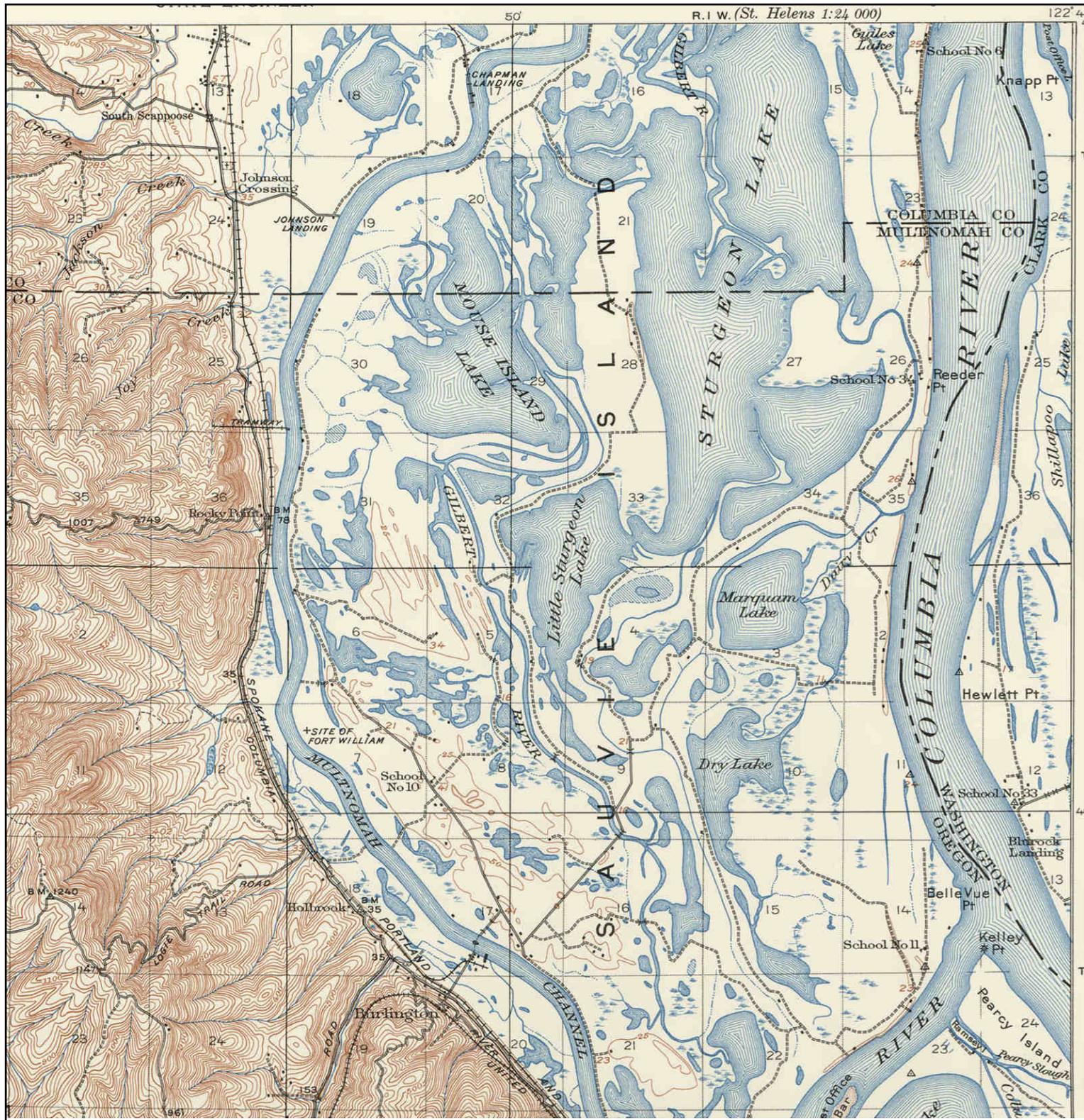
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Historical Topographic Map



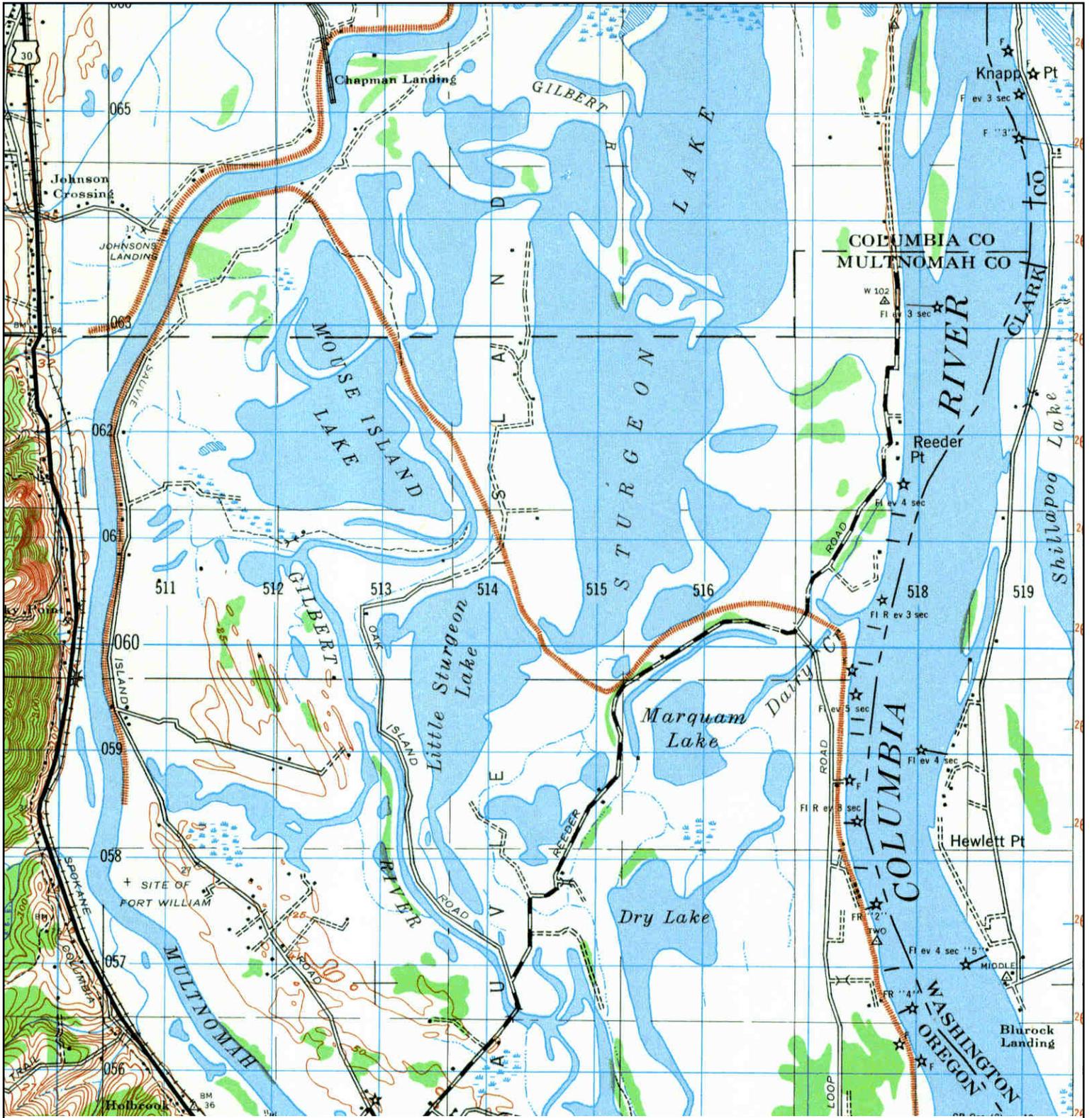
	TARGET QUAD	SITE NAME: Dairy Creek	CLIENT: HDR
	NAME: PORTLAND	ADDRESS: 24508 NW REEDER RD	CONTACT: Chad Wiseman
	MAP YEAR: 1905	Portland, OR 97231	INQUIRY#: 3631905.4
	SERIES: 15	LAT/LONG: 45.7021 / -122.7806	RESEARCH DATE: 06/11/2013
	SCALE: 1:62500		

Historical Topographic Map



	TARGET QUAD	SITE NAME: Dairy Creek	CLIENT: HDR
	NAME: HILLSBORO	ADDRESS: 24508 NW REEDER RD	CONTACT: Chad Wiseman
	MAP YEAR: 1915	PORTLAND, OR 97231	INQUIRY#: 3631905.4
	SERIES: 15	LAT/LONG: 45.7021 / -122.7806	RESEARCH DATE: 06/11/2013
	SCALE: 1:62500		

Historical Topographic Map



<p>N ↑</p>	<p>TARGET QUAD NAME: HILLSBORO MAP YEAR: 1940</p>	<p>SITE NAME: Dairy Creek ADDRESS: 24508 NW REEDER RD Portland, OR 97231 LAT/LONG: 45.7021 / -122.7806</p>	<p>CLIENT: HDR CONTACT: Chad Wiseman INQUIRY#: 3631905.4 RESEARCH DATE: 06/11/2013</p>
	<p>SERIES: 15 SCALE: 1:50000</p>		

Historical Topographic Map



<p>N ↑</p>	<p>TARGET QUAD NAME: SAUVIE ISLAND MAP YEAR: 1954</p>	<p>SITE NAME: Dairy Creek ADDRESS: 24508 NW REEDER RD Portland, OR 97231 LAT/LONG: 45.7021 / -122.7806</p>	<p>CLIENT: HDR CONTACT: Chad Wiseman INQUIRY#: 3631905.4 RESEARCH DATE: 06/11/2013</p>
	<p>SERIES: 7.5 SCALE: 1:24000</p>		

Historical Topographic Map



<p>N ↑</p>	<p>TARGET QUAD NAME: SAUVIE ISLAND MAP YEAR: 1961</p>	<p>SITE NAME: Dairy Creek ADDRESS: 24508 NW REEDER RD Portland, OR 97231 LAT/LONG: 45.7021 / -122.7806</p>	<p>CLIENT: HDR CONTACT: Chad Wiseman INQUIRY#: 3631905.4 RESEARCH DATE: 06/11/2013</p>
	<p>SERIES: 7.5 SCALE: 1:24000</p>		

Historical Topographic Map



	TARGET QUAD	SITE NAME: Dairy Creek	CLIENT: HDR
	NAME: HILLSBORO	ADDRESS: 24508 NW REEDER RD	CONTACT: Chad Wiseman
	MAP YEAR: 1961	LAT/LONG: 45.7021 / -122.7806	INQUIRY#: 3631905.4
	SERIES: 15		RESEARCH DATE: 06/11/2013
	SCALE: 1:62500		

Historical Topographic Map



<p>N ↑</p>	TARGET QUAD	SITE NAME: Dairy Creek	CLIENT: HDR
	NAME: SAUVIE ISLAND	ADDRESS: 24508 NW REEDER RD	CONTACT: Chad Wiseman
	MAP YEAR: 1970	Portland, OR 97231	INQUIRY#: 3631905.4
	PHOTOREVISED FROM :1961	LAT/LONG: 45.7021 / -122.7806	RESEARCH DATE: 06/11/2013
	SERIES: 7.5		
	SCALE: 1:24000		

Historical Topographic Map



<p>N ↑</p>	TARGET QUAD	SITE NAME: Dairy Creek	CLIENT: HDR
	NAME: SAUVIE ISLAND	ADDRESS: 24508 NW REEDER RD	CONTACT: Chad Wiseman
	MAP YEAR: 1975	Portland, OR 97231	INQUIRY#: 3631905.4
	PHOTOINSPECTED FROM : 1961	LAT/LONG: 45.7021 / -122.7806	RESEARCH DATE: 06/11/2013
	SERIES: 7.5		
	SCALE: 1:24000		

Historical Topographic Map



<p>N</p> 	<p>TARGET QUAD</p> <p>NAME: SAUVIE ISLAND</p> <p>MAP YEAR: 1990</p>	<p>SITE NAME: Dairy Creek</p> <p>ADDRESS: 24508 NW REEDER RD Portland, OR 97231</p> <p>LAT/LONG: 45.7021 / -122.7806</p>	<p>CLIENT: HDR</p> <p>CONTACT: Chad Wiseman</p> <p>INQUIRY#: 3631905.4</p> <p>RESEARCH DATE: 06/11/2013</p>
	<p>SERIES: 7.5</p> <p>SCALE: 1:24000</p>		

Appendix F – Site Photographs





Photograph 1. Dairy Creek.
View is to the northwest.



Photograph 2. Dairy Creek debris accumulation near the mouth.
View is to the south.



**Photograph 3. Transformer on a residential property, to the north of Dairy Creek.
View is to the east.**



**Photograph 4. Old water tank on a residential property, to the north of Dairy Creek.
View is to the south.**



REPLY TO THE
ATTENTION OF

DEPARTMENT OF THE ARMY
CORPS OF ENGINEERS, PORTLAND DISTRICT
PO BOX 2946
PORTLAND OR 97208-2946

SEP 06 2013

Planning, Programs and Project
Management Division

Dennis Griffin, Ph.D., RPA
State Archaeologist
Oregon Parks and Recreation Department
725 Summer St. NE, Ste C
Salem, Oregon 97301

Dear Dr. Griffin:

The U.S. Army Corps of Engineers, Portland District (Corps) is initiating consultation with the Oregon State Historic Preservation Office (SHPO) regarding the Dairy Creek Restoration Project (the "undertaking"). This project is proposed at the existing Dairy Creek Channel on Sauvie Island, Multnomah County, Oregon.

The Corps is consulting with you in accordance with 36 CFR Part 800 (as amended August 5, 2004), regulations implementing Section 106 of the National Historic Preservation Act (NHPA). We are seeking your concurrence on the adequacy of the Area of Potential Effects (APE), identification efforts, and the finding of effect associated with the undertaking.

Enclosed you will find the following materials in support of our present consultation effort:

1. Enclosure 1: maps depicting the current APE.
2. Enclosure 2: The 2013 cultural resources technical report documenting the identification efforts.

The Corps is evaluating the potential environmental impacts of improving the Dairy Creek channel on Sauvie Island. The authorized project will entail dredging of the Dairy Creek channel and replacement of the culvert where Dairy Creek passes beneath Reeder Road. The current project is designed to restore the hydrology of Sturgeon Lake by increasing the flow of fresh water into the lake through improvements to the channel and the installation of a wider culvert. The current culvert is insufficient in width and a wider culvert will be installed to increase water flow into and out of Sturgeon Lake.

The APE for this project is located in Sections 34 and 35, Township 3N, Range 1W, Willamette Meridian. For detail, please see Enclosure 1a and 1b, and Enclosure 2, the technical cultural resources report investigating the APE for this project. The APE is the corridor surveyed for archeological resources, which includes the width and length of Dairy Creek and all temporary construction lay down areas. The APE is generally divisible into two segments. The

westernmost portion of the APE (approximately 1.7 acres) abutting Sturgeon Lake belongs to the Oregon Department of Fish and Wildlife (ODFW). The remainder of the APE (roughly 32.3 acres) lies on private parcels. In total, the APE covers approximately 34 acres.

Identification efforts for historic properties within the APE were completed by Willamette Cultural Resources Associates, Ltd (WCRA). A detailed technical report was produced as a result of this investigation and a copy is provided as Enclosure 2. The SHPO records search completed by WCRA indicated one previous cultural resources survey has occurred in the immediate vicinity of the project area. In addition, WCRA conducted additional ethnohistoric research and an archeological survey of the APE. The archeological survey identified two previously unrecorded resources (Isolate 13-13-1 and 13-13-2), both identified as precontact lithic isolates. For additional details please see Enclosure 2.

Isolate 13-13-1 is a precontact isolate observed on the surface. WCRA field crews could not excavate isolate confirmation probes for this resource as it lies on land managed by the ODFW and shovel probing was not authorized. As such, there are currently insufficient data to determine National Register of Historic Places (NRHP) eligibility for this resource. This isolate will be avoided by project activities. As the isolate lies in the proposed route of a construction access road, the access space will be offset away from the resource by 20 m to the north in order to avoid resource 13-13-1. Also, isolate 13-13-1 will be fenced or flagged to ensure accidental impacts do not occur. The Corps is not making, nor seeking concurrence on, a determination of eligibility to the NRHP for Isolate 13-13-1 at this time.

A series of shovel-probes demonstrated the resource 13-13-2 to be an isolate. In the technical report WCRA recommended resource 13-13-2 as not eligible for the NRHP. Based on this recommendation and the lack of additional cultural materials in vicinity of 13-13-2, the Corps has made a determination of not eligible to the NRHP for this isolate. The Corps is seeking concurrence on the determination of eligibility to the NRHP for Isolate 13-13-1.

In accordance with 36CFR800.4 (d)(1), we have determined that this project's proposed undertakings will result in a finding of No Historic Properties Affected. In compliance with Section 106 of the NHPA of 1966 as amended, please provide us with your concurrence or comments on our determination of No Historic Properties Affected. We request your concurrence on the following items:

1. the appropriateness of the APE for the proposed undertaking (pursuant to §800.4[a][1]);
2. the adequacy of historic property identification efforts (pursuant to §800.4[b]); and
3. the finding of "No Historic Properties Affected" for the proposed undertaking (pursuant to §800.4[d][1]).

Copies of this letter are being sent to Eirik Thorsgard, Confederated Tribes of the Grand Ronde Community of Oregon, 9615 Grand Ronde Road, Grande Ronde, Oregon 97347; Robert Kentta, Confederated Tribe of Siletz Indians, P.O. Box 549, Siletz, Oregon 97380;

dAVe Burlingame, Cowlitz Indian Tribe, P.O. Box 2547, Longview, Washington 98632-8594;
and Sally Bird, Warm Springs Tribe, P.O. Box 460, Warm Springs, Oregon 97761.

Questions regarding this evaluation and consultation may be directed to Michael Flowers,
Portland District Archeologist at (503) 808-4762, or by email at
Michael.A.Flowers@usace.army.mil. The Corps looks forward to consulting with your office on
any future work at Dairy Creek. Finally, thank you for your assistance with this undertaking.

Sincerely,



Handwritten signature of Joyce E. Casey in cursive script.

JEC
Joyce E. Casey
Chief, Environmental Resources Branch

Enclosures



REPLY TO THE
ATTENTION OF

DEPARTMENT OF THE ARMY
CORPS OF ENGINEERS, PORTLAND DISTRICT
PO BOX 2946
PORTLAND OR 97208-2946
SEP 06 2013

Planning, Programs and Project
Management Division

Mr. dAVe Burlingame
Director, Cultural Resources Department
Cowlitz Indian Tribe
P.O. Box 2547
Longview, Washington 98632-8594

Dear Mr. Burlingame:

The U.S. Army Corps of Engineers, Portland District (Corps) is initiating consultation with the Cowlitz Indian Tribe regarding the Dairy Creek Restoration Project (the "undertaking"). This project is proposed at the existing Dairy Creek Channel on Sauvie Island, Multnomah County, Oregon.

The Corps is consulting with you in accordance with 36 CFR Part 800 (as amended August 5, 2004), regulations implementing Section 106 of the National Historic Preservation Act (NHPA). We are seeking your concurrence on the adequacy of the Area of Potential Effects (APE), identification efforts, and the finding of effect associated with the undertaking.

Enclosed you will find the following materials in support of our present consultation effort:

1. Enclosure 1: maps depicting the current APE.
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The APE for this project is located in Sections 34 and 35, Township 3N, Range 1W, Willamette Meridian. For detail, please see Enclosure 1a and 1b, and Enclosure 2, the technical cultural resources report investigating the APE for this project. The APE is the corridor surveyed for archeological resources, which includes the width and length of Dairy Creek and all temporary construction lay down areas. The APE is generally divisible into two segments. The

westernmost portion of the APE (approximately 1.7 acres) abutting Sturgeon Lake belongs to the Oregon Department of Fish and Wildlife (ODFW). The remainder of the APE (roughly 32.3 acres) lies on private parcels. In total, the APE covers approximately 34 acres.

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In accordance with 36CFR800.4 (d)(1), we have determined that this project's proposed undertakings will result in a finding of No Historic Properties Affected. In compliance with Section 106 of the NHPA of 1966 as amended, please provide us with your concurrence or comments on our determination of No Historic Properties Affected. We request your concurrence on the following items:

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Oregon 97380; and Sally Bird, Warm Springs Tribe, P.O. Box 460, Warm Springs, Oregon 97761.

Questions regarding this evaluation and consultation may be directed to Michael Flowers, Portland District Archeologist at (503) 808-4762, or by email at Michael.A.Flowers@usace.army.mil. The Corps looks forward to consulting with your office on any future work at Dairy Creek. Finally, thank you for your assistance with this undertaking.

Sincerely,



for Joyce E. Casey

Chief, Environmental Resources Branch

Enclosures



REPLY TO THE
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DEPARTMENT OF THE ARMY
CORPS OF ENGINEERS, PORTLAND DISTRICT
PO BOX 2946
PORTLAND OR 97208-2946

SEP 06 2013

Planning, Programs and Project
Management Division

Mr. Eirik Thorsgard
Cultural Protection Coordinator
Confederated Tribes of Grand Ronde
9615 Grand Ronde Road
Grand Ronde, Oregon 97347-9712

Dear Mr. Thorsgard:

The U.S. Army Corps of Engineers, Portland District (Corps) is initiating consultation with the Confederated Tribes of Grand Ronde regarding the Dairy Creek Restoration Project (the "undertaking"). This project is proposed at the existing Dairy Creek Channel on Sauvie Island, Multnomah County, Oregon.

The Corps is consulting with you in accordance with 36 CFR Part 800 (as amended August 5, 2004), regulations implementing Section 106 of the National Historic Preservation Act (NHPA). We are seeking your concurrence on the adequacy of the Area of Potential Effects (APE), identification efforts, and the finding of effect associated with the undertaking.

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westernmost portion of the APE (approximately 1.7 acres) abutting Sturgeon Lake belongs to the Oregon Department of Fish and Wildlife (ODFW). The remainder of the APE (roughly 32.3 acres) lies on private parcels. In total, the APE covers approximately 34 acres.

Identification efforts for historic properties within the APE were completed by Willamette Cultural Resources Associates, Ltd (WCRA). A detailed technical report was produced as a result of this investigation and a copy is provided as Enclosure 2. The SHPO records search completed by WCRA indicated one previous cultural resources survey has occurred in the immediate vicinity of the project area. In addition, WCRA conducted additional ethnohistoric research and an archeological survey of the APE. The archeological survey identified two previously unrecorded resources (Isolate 13-13-1 and 13-13-2), both identified as precontact lithic isolates. For additional details please see Enclosure 2.

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In accordance with 36CFR800.4 (d)(1), we have determined that this project's proposed undertakings will result in a finding of No Historic Properties Affected. In compliance with Section 106 of the NHPA of 1966 as amended, please provide us with your concurrence or comments on our determination of No Historic Properties Affected. We request your concurrence on the following items:

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Tribe, P.O. Box 2547, Longview, Washington 98632-8594; and Sally Bird, Warm Springs Tribe, P.O. Box 460, Warm Springs, Oregon 97761.

Questions regarding this evaluation and consultation may be directed to Michael Flowers, Portland District Archeologist at (503) 808-4762, or by email at Michael.A.Flowers@usace.army.mil. The Corps looks forward to consulting with your office on any future work at Dairy Creek. Finally, thank you for your assistance with this undertaking.

Sincerely,



for
Joyce E. Casey
Chief, Environmental Resources Branch

Enclosures



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PO BOX 2946
PORTLAND OR 97208-2946

SEP 06 2013

Planning, Programs and Project
Management Division

Mr. Robert Kentta
Cultural Resources Director
Confederated Tribes of Siletz
P.O. Box 549
Siletz, Oregon 97380

Dear Mr. Kentta:

The U.S. Army Corps of Engineers, Portland District (Corps) is initiating consultation with the Confederated Tribes of Siletz regarding the Dairy Creek Restoration Project (the "undertaking"). This project is proposed at the existing Dairy Creek Channel on Sauvie Island, Multnomah County, Oregon.

The Corps is consulting with you in accordance with 36 CFR Part 800 (as amended August 5, 2004), regulations implementing Section 106 of the National Historic Preservation Act (NHPA). We are seeking your concurrence on the adequacy of the Area of Potential Effects (APE), identification efforts, and the finding of effect associated with the undertaking.

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Oregon 97347; dAVE Burlingame, Cowlitz Indian Tribe, P.O. Box 2547, Longview, Washington 98632-8594; and Sally Bird, Warm Springs Tribe, P.O. Box 460, Warm Springs, Oregon 97761.

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Sincerely,

A handwritten signature in black ink, appearing to read "Joyce E. Casey". The signature is written in a cursive style with a large initial "J" and "C".

Joyce E. Casey
Chief, Environmental Resources Branch

Enclosures



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PO BOX 2946
PORTLAND OR 97208-2946

SEP 06 2013

Planning, Programs and Project
Management Division

Ms. Sally Bird
Cultural Resources Manager
Confederated Tribes of Warm Springs
P.O. Box C
Warm Springs, Oregon 97761

Dear Ms. Bird:

The U.S. Army Corps of Engineers, Portland District (Corps) is initiating consultation with the Confederated Tribes of Warm Springs regarding the Dairy Creek Restoration Project (the "undertaking"). This project is proposed at the existing Dairy Creek Channel on Sauvie Island, Multnomah County, Oregon.

The Corps is consulting with you in accordance with 36 CFR Part 800 (as amended August 5, 2004), regulations implementing Section 106 of the National Historic Preservation Act (NHPA). We are seeking your concurrence on the adequacy of the Area of Potential Effects (APE), identification efforts, and the finding of effect associated with the undertaking.

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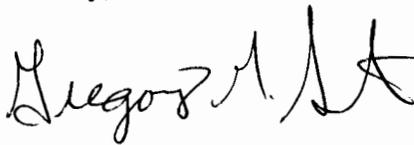
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Sincerely,

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JEC
Joyce E. Casey
Chief, Environmental Resources Branch

Enclosures

Appendix G. Reeder Road Fish Passage Evaluation



Technical Memorandum

To:	Jim Adams, USACE Alison Burcham, USACE		
From:	Amy Dammarell	Project:	USACE TO 29 Dairy Creek
Copy:	File		
Date:	September 2013	Job No:	147808
Re:	Dairy Creek Restoration Feasibility Study		

Introduction

The U.S. Army Corps of Engineers (USACE) is currently undertaking a feasibility study under Section 1135 of the Water Resources Development Act (WRDA) for the Dairy Creek Restoration Project (Project). The West Multnomah Soil & Water Conservation District (WMSWCD) is the local sponsor, and the Oregon Department of Fish and Wildlife (ODFW) is a Project proponent and one of the property owners. The purpose of the project is to restore a hydraulic connection to the Columbia River and improve function of Sturgeon Lake within the Lower Columbia River estuary, thereby improving fish and wildlife habitat.

The tentatively recommended plan includes replacing the existing undersized culverts conveying Dairy Creek under Reeder Road with a new crossing, along with channel modifications and sand control structures. Selection of the crossing structure will influence the success of the project in meeting the objectives, as well as cost. The purpose of this memorandum is to evaluate the requirements and options for installing larger diameter culverts or a bridge under Reeder Road.

Regulatory Requirements and Guidance

Endangered Species Act / NMFS Fish Passage

The project is expected to affect fish listed under the Endangered Species Act (ESA). During construction, the project may adversely affect these species due to dewatering and temporary increases of turbidity. Long term, the project is intended to benefit these species by providing additional habitat and access. There are two methods to meeting ESA consultation: use of an existing programmatic consultation or via individual consultation.

The National Marine Fisheries Service (NMFS) will require that the crossing be designed to meet fish passage guidelines, regardless of the consultation method. However, if the project can meet the programmatic provisions, there is benefit to the project related to cost, certainty, and perhaps schedule. The crossing requirements for both consultation methods are outline below.

The NMFS Programmatic Biological Opinion (BiOp) entitled, *Revisions to Standard Local Operating Procedures for Endangered Species to Administer Actions Authorized or Carried Out by the U.S. Army Corps of Engineers in Oregon (SLOPES IV)* provides programmatic ESA coverage for certain projects. A permanent stream crossing replacement must meet the following criteria to obtain coverage under SLOPES IV:

- A. Demonstrate that a permanent stream crossing replacement that passes over a floodplain will not impair the physical and biological processes associated with a fully functional floodplain, and will restore any physical or biological process that was degraded by the previous crossing.
- B. A crossing will be presumed to maintain or restore floodplain function if it:
 - i. maintains the general scour prism, as a clear, unobstructed opening (i.e., free of any fill, embankment, scour countermeasure, or structural material);
 - ii. is a single span structure that maintains a clear, unobstructed opening above the general scour elevation that is at least as wide as 1.5 times the active channel width, and otherwise meets NMFS' fish passage criteria (NMFS 2008, or latest version); or
 - iii. is a multiple span structure that maintains a clear, unobstructed opening above the general scour elevation, except for piers or interior bents, that is at least as wide as 2.2 times the active channel width. This presumption will not apply to a crossing replacement in a tidally-influenced area, large river delta, or other area with a wide, expansive floodplain that is significantly larger than 2.2 times the active channel width – crossing replacements in those areas require individual consultation.
- C. Scour and stream stability countermeasures may be applied below the general scour elevation, however, except as described above in (B)(ii) and (iii), no scour countermeasure may be applied above the general scour elevation, including but not limited to: bendways, channelization, grout, grout bags, rip rap, sheet piling, and sills – maintain clear, unobstructed openings in all stream crossings by using longer spans; altered pier shape and orientation; placing foundations at bents and piers into erosion resistant materials below the general scour elevation; or other integral design features to reduce or avoid problems due to contraction scour or stream instability.
- D. Ensure that all stream crossings are designed and placed to:
 - i. avoid causing local scour of streambanks and reasonably likely spawning areas;
 - ii. allow the fluvial transport of large wood, up to a site potential tree height in size, through the project area without becoming stranded on the bridge structure;
 - iii. allow for likely channel migration patterns within the functional floodplain for the design life of the bridge; and
 - iv. otherwise align with well-defined, stable channels.
- E. Remove all other artificial constrictions within the functional floodplain of the project area as follows:
 - i. remove existing roadway fill, embankment fill, approach fill, or other fills;
 - ii. install relief conduits through existing fill;
 - iii. remove vacant bridge supports below total scour depth, unless the vacant support is part of the rehabilitated or replacement stream crossing; and
 - iv. reshape exposed floodplains and streambanks to match upstream and downstream conditions.

If the project does not meet the criteria above, an individual ESA consultation will be required. NMFS has prepared a guidance document (NMFS 20011) that provides criteria, rationale, guidelines, and definitions for the purpose of designing proper fish passage facilities for the safe, timely, and efficient upstream and downstream passage of anadromous salmonids at impediments created by artificial structures, natural barriers (where provision of fish passage is consistent with management objectives), or altered instream hydraulic conditions. Criteria in this document would affect the design of the Reeder Road crossing to facilitate the ESA consultation. When a non-salmonid-spawning stream needs to be crossed, the preferred NMFS crossing method is a bridge or stream simulation spanning the stream floodplain, providing long-term dynamic channel stability, and maintenance of food (benthic invertebrate) production.

The 2011 guidance document lists NMFS crossing preferences and design expectations. In order of preference:

1. A bridge or culvert which fully spans the bankfull width. This allows for the best imitation of upstream and downstream processes. Culverts that meet this are typically open bottom culverts.

2. An embedded pipe that allows for normal bedload transport, but fully spans the bankfull width. This can be a round or squashed pipe that is buried (typically 20 percent) and allows for channel development within the culvert bottom.
3. A culvert that meets hydraulic criteria, if less than 1 percent slope. At a 50 percent exceedence flow, the maximum average velocity should be less than 5 feet per second to pass adult Chinook, coho, steelhead, and sockeye salmon. For juvenile salmon, the criterion is 1 foot per second. Typically if the channel velocity is higher than the stated velocities, then the culvert should maintain the same velocity in the channel.

Oregon Fish Passage Law

The Oregon Fish Passage Law (ORS 509.580 through 910 and OAR 635, Division 412) requires owners or operators of an artificial obstruction, located in waters in which native migratory fish are currently or were historically present, address fish passage requirements prior to installation, major replacement, or a fundamental change in permit status. Fish passage designs should be prepared based on ODFW Guidelines and Criteria for Stream-Road Crossings.

ODFW Fish Passage Law requires a crossing that is as wide as the active channel (stream width at the Ordinary High Water line, or bankfull, OAR 635-412-0005 (2)) or, if that cannot be accomplished, an assessment of stream velocity and depth during the high and low fish design flows should be performed. Velocities are evaluated for the flows at 5 and 95% exceedence probabilities, or low and high flows.

The Project is intended to provide passage for juvenile salmon, specifically coho. ODFW requirements for passage are that the water depth should exceed 6 inches at the 95 percent exceedence (i.e., low flow) and the velocities should be less than 2 feet per second at the 5 percent exceedence (i.e., high flow). If the depth or velocities in the channel exceed the thresholds, then the culvert and downstream should match the upstream channel velocities (ODFW, 2013).

Hydraulic Analysis

Methods

In fluvial systems, the high and low fish design flows are determined from the basin hydrology. Hydrology in tidal channels is different than in fluvial channels. The stages of the surrounding water bodies were used to set the discharges used as the high and low fish design flows. Their determination is described below.

For this analysis, the following procedure was used:

1. Stages for the 5 and 95% stage-duration relationships were determined for both the Columbia River near Dairy Creek and for Sturgeon Lake using results from the existing condition study of the system, modeled in HEC-RAS 4.1.0 with unsteady flow to include tidal influences (see Table 1). The 5 and 95 percent flows were chosen as they are most conservative established design flows for the system. The 5 and 95 percent flows were calculated for the period of record from November through July as that is the time of year when fish are expected to be in the creek.
2. Using a HEC-RAS model for the Dairy Creek channel (data acquired from 2008 USACE LiDAR), the downstream boundary condition (Sturgeon Lake) was set to the lake elevation. The discharge was adjusted to meet the upstream stage determined by the stage-duration curve. This was performed for both the high and low fish design flows. This model is for a fully open channel so stages are not affected by the culverts' channel constrictions.
3. The low flow water surface elevations (8.1 ft) are only slightly higher than the proposed invert of the Dairy Creek channel (8.0 ft). In addition, there is little difference in water surface elevation between

Sturgeon Lake and the Columbia River, so there is a lack of driving force to initiate velocity in the channel. For these reasons, no further evaluations were performed for the low flow conditions.

4. The model was run for each model geometry, including existing culverts, proposed culverts, and bridge at the high and low fish design flows.

Table 1: Stages for the 5% and 95% Exceedence Flows

Percent Exceedence (November – July)	Columbia River at Dairy Creek ft (NAVD88)	Sturgeon Lake ft (NAVD88)
5%	18.12	17.12
95%	8.14	8.12

Results

Table 2 shows the results of the analysis. The culvert sizes and shapes were selected based on standard sizing, and the structure costs were obtained directly from vendors. The structure cost does not include the cost of installation, as all options were assumed to have the same installation costs consisting of earthwork, foundation, traffic control management, detour or temporary structures, utility management, paving, striping and concrete work.

Table 2: Culvert and Bridge Hydraulic Details and Costs

Crossing Type	95% Stage Duration		Change in Velocity	Effective for fish passage?	Structure Cost
	Up Velocity (fps)	Down Velocity (fps)			
Two 12- foot CMP (existing)	3.9	5.2	1.3	No	\$155,000
Two 24-ft ConSpan Arch	2.8	3.3	0.5	No	*
Two 30-ft ConSpan Arch	3.1	3.3	0.2	Possibly	\$330,000
Two 42-ft Precast Concrete Arch	3.1	3.3	0.1	Likely	\$506,000
One 84-ft Precast Concrete Arch	3.1	3.3	0.1	Yes	\$716,000
Bridge (fully spanned)	3.1	3.3	0.1	Yes	\$540,000

Note: 1. Estimate assumes cost of installation would be the same for all structures.

2. O & M costs were assumed to be similar. The bridge would require bi-annual inspections; culvert would require periodic debris removal and cleaning

* quote was not requested because the culvert size did not meet fish passage criteria

Analysis

A larger culvert or series of culverts would be an improvement over current conditions. As the opening size increases, so does the ability to increase water exchange between Sturgeon Lake and Columbia River, which is a project objective.

Consultation and discussion with the regulatory agencies, NMFS and ODFW, is underway. At this time the USACE does not have a definitive answer as to what would be the minimum crossing size which would be acceptable to the regulatory agencies. However, initial conversations with agency representatives indicate that a fully spanning bridge is preferred because it most closely mimics natural ecosystem processes and provides a greater long-term benefit to terrestrial and aquatic species, as compared to a culvert. Second to that is a fully spanning culvert, and lastly would be the double culvert system.

A double culvert system would have a structure in the active channel, which can affect local channel morphology, collect debris, which can hinder passage. These benefits of a bridge or fully spanning culvert include:

- Ability to convey larger debris, minimizing maintenance and supporting natural processes.
- A large opening which supports terrestrial wildlife passage and minimizes traffic conflicts and mortality.
- Less potential for bank and channel scour.
- Greater floodplain connectivity and connection with the floodplain on either side for fish refugia.
- Greater conveyance capacity at high flows, providing a greater amount of volume into the Lake, which is a project objective.
- Allows the use of SLOPES for ESA compliance, a cost and time savings to the project.

If a full span structure is selected, a bridge is a lower cost than a culvert. The difference between a bridge and a culvert that *might* meet passage criteria (i.e., two 30-foot ConSpan Arches) is \$210,00. The difference in cost from a culvert that would likely meet fish passage standards (i.e., two 42-foot precast arch) is at \$34,000. Depending on the structure selected, the cost of a new crossing (installed) would range from 1 to 1.2 million dollars.

Conclusion

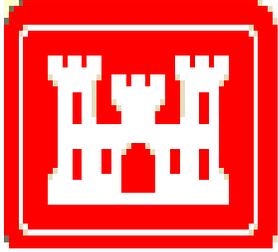
The bridge or culvert which fully spans the creek bankfull width would meet regulatory requirements and provide better long-term ecosystem function, the project goal, as compared to a double culvert system. A double culvert system might meet regulatory requirements and would provide a better functioning system than what exists today. The USACE will be meeting with the regulatory agency staff to further review the project and specifically discuss crossing options.

At this time, the USACE proposes to replace the existing culverts with a doubled barreled culvert (two 42-foot spans). The culvert will be an improvement to the system compared to the current situation. These culverts might meet fish passage standards and would allow the flows at 5 percent exceedence to pass through the culverts generally unimpeded.

Literature Cited

NMFS (National Marine Fisheries Service). 2011. Anadromous salmonid passage facility design. NMFS, Northwest Region, Portland, Oregon.

ODFW. 2013. Personal Communication between Greg APke, ODFW and Amy Dammarell, HDR.



PORTLAND DISTRICT

APPENDIX H

DAIRY CREEK SECTION 1135
ECOSYSTEM RESTORATION PROJECT
Portland District

Doris L. Cope

8/16/2013

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Table of Contents

1.	Introduction	1
1.1.	Real Estate Plan Purpose.....	1
1.2.	General Project Description	2
1.3	Previous Studies	4
1.4	Federal Projects, Federal Lands and other Projects in or near the Study Area	4
2.0	Location	5
3.0	Access to Project Site.....	5
4.0	Description of Lands, Easements, Rights-of-Way (LER)	5
5.0	Estates	8
5.1	Standard Estates	8
5.2	Non Standard Ecosystem Restoration Easement Estate.....	9
6.0	Existing Federal Projects within the LER requested for the project:.....	9
7.0	Navigational Servitude.....	9
8.0	Real Estate Maps.....	10
9.0	Induced Flooding	10
10.0	Public Law 91-646 and LER Acquisition.....	10
11.0	Relocation Assistance Benefits.....	10
12.0	Minerals	10
13.0	Zoning	11
14.0	Facility and Utility Relocations	11
15.0	Hazardous, Toxic and Radioactive Waste (HTRW).....	11
16.0	Landowner’s Views and Public Opposition	11
17.0	Outstanding Third Party Interests	11
18.0	Risks Associated with Securing Lands Prior to PPA.....	12
19.0	Baseline Cost Estimate for Real Estate (BCERE)	13
20.0	Real Estate Tasks: Next Project Phase.....	14
21.0	Real Estate Schedule and Acquisition Milestones.....	14

1. Introduction

1.1. *Real Estate Plan Purpose*

The U.S. Army Corps of Engineers (USACE) and the Non-Federal Sponsor, West Multnomah Soil and Water Conservation District (WMSWCD), are evaluating restoration opportunities for Sauvie Island's Dairy Creek to improve aquatic habitat conditions in Sturgeon Lake.

This Real Estate Plan (REP) is presented in support of the 2013 Dairy Creek Ecosystem Restoration Project Feasibility Report and Environmental Assessment. The REP describes the minimum real property interests required to implement the project. This REP was prepared in accordance with ER 405-1-12, Chapter 12, Section 12-16, "Real Estate Plan," dated 1 May 1998.

The purpose of the REP is (1) to identify the lands, easements, rights-of-way, relocations, and disposal sites (LERRD) necessary to support construction, operation, and maintenance of the proposed project elements described in the feasibility report (FR) and environmental assessment (EA); (2) to outline the costs and real estate considerations associated with project implementation; and (3) to assess the Non-Federal Sponsor's capability for LERRD acquisition.

This REP is tentative in nature; it is for planning purposes only and both the final real property acquisitions are subject to change even after approval of the Final Feasibility Design Report and the EA. No previous REP has been written in support of the proposed project.

The proposed project is authorized under Section 1135 of the Water Resources Development Act of 1986 (WRDA 1986), as amended. Section 1135 of the Water Resources Development Act of 2000, Public Laws 99-662 (WRDA 1986) provides the authority to modify existing Corps projects to restore the environment and construct new projects to restore areas degraded by Corps projects with the objective of restoring degraded ecosystem structure, function, and dynamic processes to a less degraded, more natural condition considering the ecosystem's natural integrity, productivity, stability and biological diversity. This authority is primarily used for manipulation of the hydrology in and along bodies of water, including wetlands and riparian areas. It is a Continuing Authorities Program (CAP) which focuses on water resource-related projects of relatively smaller scope, cost, and complexity. Traditional Corps civil works projects are of wider scope and complexity and are specifically authorized by Congress. The CAP is a delegated authority to plan, design, and construct certain types of water resource and environmental restoration projects without specific congressional authorization.

The justification for the use of Section 1135 to evaluate potential remedies for the problems at Sturgeon Lake through modifications at Dairy Creek was related to impacts associated with the aftermath of USACE Flood Control and Navigation activities. Before construction of the Federally authorized levee surrounding the southern half of Sauvie Island, the Gilbert River

flowed north through the lake into the Multnomah Channel. Since the truncation of the watershed, the Gilbert River no longer flows through the lake, resulting in an altered lake hydrology. One result of this altered hydrology is a trend of lake infilling with silts, sands, and debris. Because of the placement of dredge spoils from the USACE Columbia River dredging project immediately downstream of the Dairy Creek confluence with the Columbia River sediments moved upstream and deposited into Dairy Creek. This sediment movement has cut off the connectivity with the tidal prism of the Columbia River estuary.

1.2. General Project Description

The 2,400-acre Sturgeon Lake is located approximately 12 miles northwest of Portland, Oregon on Sauvie Island. Sauvie Island is bordered by the Columbia River, Willamette River, and Multnomah Channel.

Sturgeon Lake is a large water body located within the Sauvie Island Wildlife Area (SIWA), which is managed by the Oregon Department of Fish and Wildlife (ODFW). Sturgeon Lake is connected to the Columbia River at river mile (RM) 98.5 through the modified Dairy Creek channel. Dairy Creek is hydrologically connected to the Columbia River at higher stages, typically in the spring and early summer. Sturgeon Lake is hydrologically connected to the Multnomah Channel, a Columbia River tributary, through the Gilbert River.

The Project Study Area is defined as Sturgeon Lake and the surrounding area between the Multnomah Channel and Columbia River and between the Sauvie Island Federal levee and the mouth of the North Gilbert River. In all, the Study Area encompasses approximately 10,580 acres. A majority of the Study Area consists of open water and wetland habitats. A smaller component of the Study Area includes croplands and very low density residences.

Changes to the hydrologic regime of Sauvie Island and adjacent rivers have caused Sturgeon Lake to decrease in area and depth. Increased sedimentation along portions of the shoreline has reduced the area of open water in Sturgeon Lake, thus, reducing habitat value and area for wintering waterfowl and juvenile salmonids. A debris and sand plug in Dairy Creek has reduced rearing opportunities for juvenile salmonids in Sturgeon Lake.

The adjoining lands are zoned Multiple Use Agriculture District (MUA-20). MUA-20 zoning is to conserve those agricultural lands not suited to full-time commercial farming for diversified or part-time agricultural uses; to encourage the use of non-agricultural lands for other purposes, such as forestry, outdoor recreation, open space, and low density residential development (1DU/20ac). The subject properties are located in a floodway in a FEMA High Risk Special Flood Zone AE designation. The surrounding current land uses are: mostly rural residential, commercial agricultural land uses e.g. non-irrigated row cropland and pastures; and/or Sauvie Island Wildlife Area natural resource lands, due to the: flood hazards; soil types; geography (elevation, slope, etc.); neighborhood uses; and zoning.

The drainage area of lower Dairy Creek is currently quite small. It has been truncated by the construction of the Sauvie Island levees around the lower half of the island. Prior to construction of the levees in 1941, Dairy Creek drained the eastern portion of the island, and another fork drained an area south of Sturgeon Lake to the Columbia River. When the levees were constructed, the southern drainage was included in the levee area with a tide gate. The tide gate is no longer used and little flow is generated from the land immediately surrounding the former “south fork” Dairy Creek Channel.

In 1989, the channel was widened and shortened to approximately 1 mile with the intent to convey more water to Sturgeon Lake to improve sediment outflow and water quality. The channel appeared to function well for the first several years. However, subsequent sediment shoaling in the mouth of Dairy Creek caused 3-6 foot deep aggradations. The February 1996 flood transported hundreds of logs and other debris into the channel. Much of the material was never removed due to lack of funds.

The purpose of the proposed project is to restore hydrologic connection to the Columbia River and improve function of Sturgeon Lake within the Lower Columbia River estuary, thereby improving fish and wildlife habitat. The Project is anticipated to be successful in restoring hydrologic connectivity, revitalizing fish access between Sturgeon Lake and the Columbia River, and increasing lake depth and area as opposed to a no-action scenario.

Project Measure 14a includes:

- a. The excavation of the Dairy Creek by-pass channel with a configuration that keeps it clear of sediment infilling and maximizes water volume within the existing channel limits in order to increase fish ingress/egress and the hydrologic exchange between Sturgeon Lake and the Columbia River
- b. Work within the existing modified Dairy Creek from the mouth at the Columbia River to where the Creek meets Reeder Road to create a two stage channel
- c. Removal of sediment and debris at the mouth
- d. Add bank protection in the upper banks near the mouth
- e. Clear sediment from the mouth of the creek, upstream 1000 feet once every 25 years
- f. Install riparian and wetland plantings in and adjacent to the channel, and restore disturbed areas post construction
- g. Placement of one habitat structure (consisting of 3 large logs with root wads) every 300 LF along the channel

Project Measure 14b includes:

- a. Work within the existing modified Dairy Creek channel from the crossing of Reeder Road to where the channel enters Sturgeon Lake
- b. Create a two-stage channel continuing from the plan for Measure 14a within the existing channel's footprint

- c. Replace the undersized culverts at Reeder Road with two 42" culverts to meet State fish passage requirements
- d. Install riparian and wetland plantings in and adjacent to the channel and restore disturbed areas post construction
- e. Place one habitat structure (consisting of 3 large logs with root wads) every 300 LF along the channel

1.3 Previous Studies

Dairy Creek, Sturgeon Lake, and related hydrologic systems have been studied over the last 30 years. These studies were conducted as part of past restoration projects, monitoring, and baseline fisheries studies. The following summarizes historic documentation related to the Study Area:

- Technical Reports 1 and 2, Sturgeon Lake Restoration, Phase I Diagnostic/Feasibility Study (Klingeman and Jarvis, 1982a; 1982b)
- Occurrence of Juvenile Salmonids and Potential Predators in Sturgeon Lake, 1986, Progress Report (Elliott and Ward, 1986)
- Sturgeon Lake Restoration Project, (Section 319 funding application; WMSWCD, 1987)
- Tidally Influenced Discharge Characteristics for the Shortened Dairy Creek Connecting Sturgeon Lake and the Columbia River (Cronin, 1992)
- Dairy Creek Status Report as part of Sturgeon Lake Sedimentation Monitoring Program (Klingeman and Jarvis, 1992)
- Relative Abundance of Juvenile Salmonids in Sturgeon Lake Before and After Completion of the Dairy Creek Bypass Channel (Ward and Rein, 1992)
- Predesign Analysis for the Restoration of Dairy Creek (Hendron and Klingeman, 1994)
- Sturgeon Lake Sedimentation Monitoring Program Final Report, 1991-1993 (Klingeman and Jarvis, 1994)
- Sturgeon Lake Clean Lakes Study Sampling Report and Data Summary (Oregon Department of Environmental Quality [ODEQ], 1994)
- ODFW 2010 SIWA Management Plan (ODFW, 2010a)
- Draft Study Report Sturgeon Lake Aquatic Ecosystem Restoration Report, USACE August 2012

No Real Estate Plan has been written for the proposed project.

1.4 Federal Projects, Federal Lands and other Projects in or near the Study Area

USACE constructed a federal levee in 1942 around the southern portion of Sauvie Island. Construction of this levee system resulted in the Gilbert River being diverted from Sturgeon Lake into the interior drainage canal and pumped into the Multnomah Channel. Construction of this levee reduced the influence that Willamette and Columbia Rivers and island interior wetland drainage had on Sturgeon Lake. These former hydrologic inputs were key factors in maintaining Sturgeon Lake's size and depth. The northern portion of the Gilbert River was left to convey

Multnomah Channel flows into and out of Sturgeon Lake as a result of tidal action and changes in river discharge.

In the 1960s and 1970s dredge material from the Federal Navigation channel was placed in Dairy Creek. In 1986, USACE removed dredge material at the mouth of Dairy Creek. The USACE's work was as part of a local, state, and combined federal effort to restore Sturgeon Lake. In 1989, the channel was shortened to approximately one(1) mile and widened to convey more water to Sturgeon Lake and improve sediment outflow and water quality. Other funding agencies included Environmental Protection Agency (Clean Lakes Program and Section 319), ODFW, Oregon Department of Environmental Quality and Multnomah County. The entire effort included placing large rock along banks at the entrance of Dairy Creek; constructing about a ½ mile of new channel from Reeder Road to Sturgeon Lake including installation of the culverts at Reeder Road.

The proposed project design will be completely compatible with previous projects.

2.0 Location

The proposed Dairy Creek project is located on the Oregon side of the Columbia River near river mile (RM) 98.5 in Sections 34 and 35, Township 3N, Range 1W on Sauvie Island. GPS coordinates for the major construction areas within the study area are shown as Exhibit B attached hereto. The project site is located .43 miles north of the intersection between NW Reeder RD and NW Gilligan Loop Road.

3.0 Access to Project Site

Access to the project can be gained via NW Reeder Road. NW Reeder Road is a Multnomah County Road which bisects Project Measures 14a and 14b.

4.0 Description of Lands, Easements, Rights-of-Way (LER)

12.77 acres of the proposed project lands are privately owned in fee. The Oregon Fish & Wildlife Commission owns 2.83 acres of lands needed to support the project. The Non-Federal Sponsor owns none of the proposed project lands in fee. The Non Federal Sponsor must secure the minimum perpetual real property interests required to support the project in compliance with provisions found at ER 405-1-12. Non-buildable natural resource lands will not interfere with the proposed ecosystem restoration project or run contrary to the proposed Non Standard Estate language.

Map Key(s)	Parcel(s)	Ecosystem Restoration Easement	Pipeline or Utility Easement	Temp. Work Area (3 yrs)	Acres	Owner	Current and Future Land Use
1,12,15	R649766040 R649766030 R981350180			\$10,116	2.81	Michael J and Phyllis Cereghino	Non-buildable natural resource lands adjoining commercial agriculture lands
1,12,15	R649766040 R649766030 R981350180	Zero -Nominal Dollar value			1.56	Michael J and Phyllis Cereghino	Non-buildable natural resource lands adjoining commercial agriculture lands
16	R981350120			\$5,796	1.61	Michael P. Wilkins	Surplus, non-buildable natural resource land of a rural wft residence w/ag lands
16	R981350120 Staging			\$1,764	.49	Michael P. Wilkins	Surplus, non-buildable natural resource land of a rural wft residence w/ag lands
16	R981350120	Zero-Nominal Dollar value			1.10	Michael P. Wilkins	Surplus, non-buildable natural resource land of a rural wft residence w/ag lands
17	R981350070			\$2376	.66	Charles H and Amy Atkinson	Surplus, non-buildable natural resource land & access road/bridge on a farm
17	R981350070	Zero-Nominal Dollar value			.42	Charles H and Amy Atkinson	Surplus, non-buildable natural resource land & access road/bridge on a farm
9,13,14	R961350040 R981350160 R981350100			\$509	2.83	Oregon Fish and Wildlife	
9,13,14	R961350040 R981350160 R981350100 Temp Staging Area (3 yrs)			\$144	.80	Oregon Fish and Wildlife	Same as above

Map Key(s)	Parcel(s)	Ecosystem Restoration Easement	Pipeline or Utility Easement	Temp. Work Area (3 yrs)	Acres	Owner	Current and Future Land Use
9,13,14	R961350040 R981350160 R981350100 Temp Staging Area (3 yrs)				1.87	Oregon Fish and Wildlife	Same as above
	ROW		\$0			Public	Public ROW
18	R981350050			\$7,524	2.09	Donald G. Young	Surplus, non-buildable natural resource land of a rural wft residence
18 & 25	R981350050	Zero-Nominal Dollar Value			2.30	Donald G. Young	Surplus, non-buildable natural resource land of a rural wft residence
Subtotal				\$28,229			

5.0 Estates

It is the policy of USACE to require the Non-Federal Sponsor to provide the minimum interest in the real property necessary to support a project. Generally, fee title is required for ecosystem restoration project purposes. However, a lesser interest may be appropriate depending on project circumstances and project purpose (Paragraph 12-9 ER 405 1-12). As of this writing, The Non-Federal Sponsor owns none of the proposed project lands in fee. The Non-Federal Sponsor must certify the following estates are available for the proposed project lands prior to advertising for construction contracts:

5.1 Standard Estates

Temporary Work Area Easement:

A temporary easement and right-of-way in, on, over and across (the land described in Schedule A) (Tracts Nos. _____, _____ and _____), for a period not to exceed three(3) years, beginning with date possession of the land is granted to the United States, for use by the United States, its representatives, agents, and contractors as a (borrow area) (work area), including the right to (borrow and/or deposit fill, spoil and waste material thereon) (move, store and remove equipment and supplies, and erect and remove temporary structures on the land and to perform any other work necessary and incident to the construction of the Dairy Creek Section 1135Ecosystem Restoration Project, together with the right to trim, cut, fell and remove therefrom all trees, underbrush, obstructions, and any other vegetation, structures, or obstacles within the limits of the right-of-way; reserving, however, to the landowners, their heirs and assigns, all such rights and privileges as may be used without interfering with or abridging the rights and easement hereby acquired; subject, however, to existing easements for public roads and highways, public utilities, railroads and pipelines.

Utility Pipeline/ Culvert Easement:

A perpetual and assignable easement and right-of-way in, on, over and across (the land described in Exhibit A) (Tracts Nos. _____, _____ and _____), for the location, construction, operation, maintenance, alteration; repair and patrol of (overhead) (underground) (specifically name type of utility or pipeline); together with the right to trim, cut, fell and remove therefrom all trees, underbrush, obstructions and other vegetation, structures, or obstacles within the limits of the right-of-way; reserving, however, to the landowners, their heirs and assigns, all such rights and privileges as may be used without interfering with or abridging the rights and easement hereby acquired; subject, however, to existing easements for public roads and highways, public utilities, railroads and pipelines.

Perpetual Road Easement:

A perpetual non-exclusive easement and right-of-way in, on, over and across (the land described in Exhibit A) for the location, construction, operation, maintenance, alteration replacement of (a) road(s) and appurtenances thereto; together with the right to trim, cut, fell and remove therefrom all trees, underbrush, obstructions and other vegetation, structures, or obstacles within the limits of the right-of-way; (reserving, however, to the owners, their heirs and assigns, the right to cross over or under the right-of-way as access to their adjoining land at the locations indicated in Schedule B); subject, however, to existing easements for public roads and highways, public utilities, railroads and pipelines.

5.2 *Non Standard Ecosystem Restoration Easement Estate*

Permission to use a previously approved non-standard eco-system restoration easement language from another project must be secured from HQ USACE for the proposed project because of the risk of having the ecosystem restoration features removed by unauthorized parties. The subject language follows:

"A perpetual and assignable right and easement in, on, over and across the lands of the Grantors described in Exhibit A attached hereto to construct, operate, maintain, repair, alter, rehabilitate, remove, replace and monitor features of the Dairy Creek Section 1135 Ecosystem Restoration Project including: channel features, vegetative plantings; modifications and improvements within and adjacent to the channel or shore for grade control, or bank stabilization purposes; fish and wildlife habitat or other ecosystem restoration improvements; placement of materials or structures in the bed, banks, or shorelines that influence stream velocity or channel form; removal or placement of gravels, cobbles, boulders, woody debris, and other structures or conveyances to recharge or maintain flow to existing wetlands; together with the right to remove structures or obstructions including levees; reserving, however, to the owners, their heirs and assigns, all other rights and privileges that may be used without interfering with or abridging the enumerated rights and easement hereby conveyed and acquired; all subject to existing easements for public roads and highways, public utilities, railroads and pipelines."

6.0 Existing Federal Projects within the LER requested for the project:

There are no existing federal projects within the LER requested for the proposed project.

7.0 Navigational Servitude

The rights of the Federal government by Navigational Servitude apply to any project lands located below Ordinary High Water within the Columbia River.

8.0 Real Estate Maps

A map that clearly delineates the real estate requirements to support the selected plan for the proposed project was developed by NWS-RE from engineering design maps supplied by HDR, a NWP A&E contractor. The real estate map depicts the project area, the outlines of the various interests and estates required for the project, the configuration and acreages of the tracts that comprise the lands to be acquired or provided. Non Standard Estate language is required to cover habitat structures and riparian plantings depicted in themeasures 14a and 14 b mapping.

9.0 Induced Flooding

The Corps has studied the possibility of induced flooding that may be caused by the Project. Areas of induced flooding will be limited to the project footprint. Induced flooding of lands outside the proposed project footprint is not anticipated.

10.0 Public Law 91-646 and LER Acquisition

The Non-Federal Sponsor has been advised of Public Law 91-646, as amended. The Non-Federal Sponsor has land acquisition experience and is fully capable of acquiring the minimum real estate interests required to support the proposed project. Exhibit C provides an assessment of the Non-Federal Sponsor's real estate acquisition capability. Exhibit D is a Legal Memorandum which must be drafted by the Non-Federal Sponsor's attorney to provide a determination that the NFS has full authority to execute and perform the requirements of a Local Cooperation Agreement (i.e., Project Partnership Agreement) Exhibit E is a draft Certification of Lands and Authorization for Entry, Attorney's Certificate, and Outstanding Third Party Risk Analysis document package. The Non-Federal Sponsor will be expected to complete, sign and submit the completed exhibits and Certification of Lands documents along with copies of vesting deeds and title reports not more than 90 days-old which show the USFW owns or controls the minimum property interests required for construction, operation and maintenance of the proposed project.

11.0 Relocation Assistance Benefits

No relocation assistance benefits are anticipated for the proposed project. There are no families or businesses that will be temporarily or permanently displaced by the proposed project.

12.0 Minerals

There is no known outstanding mineral interest or active mining operations in the project area that may affect implementation of the project.

13.0 Zoning

No zoning changes are anticipated as the result of the proposed project.

14.0 Facility and Utility Relocations

The Oregon Utility Notification Center performed a field inspection on 6/25/13 and found evidence of Century 21 Link utilities within the footprint. Title reports will be secured prior to September 30, 2013 to determine whether there are utilities that may have to be relocated as a result of the project. Title Reports have not been secured as of this writing due to funding issues. Any utility relocation costs will be added to the Base Line Cost Estimate as appropriate. Meanwhile, a \$100,000 contingency has been placed in the BCERE portion of this report as a “placeholder” until further research can be accomplished in the next phase of the proposed project. We would suggest an additional inspection once the proposed project design has been 100% completed.

ANY CONCLUSION OR CATEGORIZATION CONTAINED IN THIS REAL ESTATE PLAN, OR ELSEWHERE IN THIS PROJECT REPORT, THAT AN ITEM IS A UTILITY OR FACILITY RELOCATION TO BE PERFORMED BY THE NON-FEDERAL SPONSOR AS PART OF ITS LERRD RESPONSIBILITIES IS PRELIMINARY ONLY. THE GOVERNMENT WILL MAKE A FINAL DETERMINATION OF THE RELOCATIONS NECESSARY FOR THE CONSTRUCTION, OPERATION AND MAINTENANCE OF THE PROJECT AFTER FURTHER ANALYSIS, AND COMPLETION AND APPROVAL OF A FINAL ATTORNEY’S OPINION OF COMPENSABILITY FOR EACH OF THE IMPACTED UTILITIES AND FACILITIES.

15.0 Hazardous, Toxic and Radioactive Waste (HTRW)

A Level 1 Contaminant Survey (Environment Site Assessment) of the proposed project footprint and a site visit was conducted. No hazardous materials were found on the sites.

16.0 Landowner’s Views and Public Opposition

There have been several meetings with agencies and private landowners. We are aware of no public objections to the proposed project as of this writing.

17.0 Outstanding Third Party Interests

All property interests acquired in support of the proposed project must take priority over any third party interests that could defeat or impair the NFS’ title to the property or interfere with construction, operation and maintenance of the project.

While we were not able to secure title reports because of funding issues, it was determined that the State of Oregon through the Sturgeon Lake Management Council (West Multnomah Soil and Water Conservation District, Oregon Department of Fish and Wildlife and the Oregon Department of Environmental Quality) secured two construction, reconstruction, and maintenance easements whose sole purpose was to provide the State access to Dairy Creek to complete and maintain the 1989 Sturgeon Lake Project – a project that was designed to enable water to move freely from the Columbia River to Sturgeon Lake. The easements run with the land and remain in effect for as long as necessary or desirable to clear and maintain the Dairy Creek flow from the Columbia River to and through Sturgeon Lake. While the purpose of the 1989 Sturgeon Lake project was very similar to the proposed project, the easements cannot be used for the Dairy Creek project because the easements were not issued for the currently proposed projects and the easements were issued to the State via the Council. No single member of the Council can independently exercise the 1989 easement rights. It is strongly recommended that the State subordinate its realty interest to support the needs of the project.

18.0 Risks Associated with Securing Lands Prior to PPA

The Non Federal Sponsor has been notified in writing about the risks associated with securing real estate interests prior to a fully executed Project Partnership Agreement. Those risks include but are not limited to:

- (1) Congress may not appropriate funds to construct the proposed project;
- (2) The proposed project may otherwise not be funded or approved for construction;
- (3) A PPA mutually agreeable to The NFS and the Government may not be executed and implemented;
- (4) The NFS may incur liability and expense by virtue of its acquisition of contaminated lands, or interests therein, whether such liability should arise out of local, state or Federal laws or regulations including liability arising out of CERCLA, as amended;
- (5) The NFS may acquire interest or estates that are later determined by the Government to be inappropriate, insufficient, or otherwise not required for the project;
- (6) The NFS may initially acquire insufficient or excessive real property acreage which may result in additional negotiations and or benefit payments under Public Law 91-646 (covering relocations of families, farms and or businesses) as well as the payment of additional fair market value to affected landowners which could have been avoided by delaying acquisition until after PPA execution and the Government's notice to commence acquisition and performance of Land Easements Right-of-Way or Relocation (LERRD); and
- (7) The NFS may incur costs or expenses in connection with its decision to acquire or perform LERRD in advance of the executed PPA and the Government's notice to proceed which may not be creditable under the provisions of the PCA or Public Law 99-662.

19.0 Baseline Cost Estimate for Real Estate (BCERE)

A Land Cost Estimate was performed by NWS Appraiser, Karen Peterson in lieu of a gross appraisal in accordance with the provisions found at ER 405-1-4-20(b) which allows for a cost estimate level of appraisal effort on CAP projects. The date of value for all proposed realty interest was 5/16/13. The total values are well within Ms. Peterson's review and approval authority as granted via a 20 July 2011 Memorandum from NWD's Chief Appraiser, Steve Herzog. Note: A Land Cost Estimate is NOT an appraisal.

Temporary Work Areas and Staging Areas were valued for a three year period. Parcels to be used for these purposes were grouped by owners. As an example parcels depicted by Map Keys 1, 12, and 15 belong to the same owner. The value estimate covers all three parcels. NWS will request separate values for each parcel during the formal appraisal effort.

The baseline cost estimate for real estate (BCERE) presented below provides a breakdown of the estimated costs for the proposed project as well as estimated NFS administrative costs and Federal review and assistance costs associated with LERR Certification. The Non-Federal Sponsor does not own any of the proposed project lands in fee.

The Land Cost Estimate referenced above placed zero dollar value on the perpetual non standard ecosystem restoration easements covering the project's use of the lands within Dairy Creek's creek bed, shorelands, wetlands, and or uplands. Justification was based on the fact that current private landowners will have no O&M responsibilities within the improved creek and that post-project conditions will be superior to present conditions. Further, the private road which leads to private lands associated with Map Key 16 will be better than the existing private road. Per advice from the NWS Review Appraiser, the contributory value of the subject ecosystem restoration easements will be nominal and those costs are well absorbed by the Lands and Damages contingency factor. The acreages and parcels that will require a perpetual non-standard ecosystem restoration easement are included in the table for reference purposes. No special benefits were assessed to any of the proposed project lands. The Land Cost Estimate will be revisited to include the nominal values of the ecosystem restoration non standard estates during the next study phase.

Lands And Damages	Total Acreage	Value
NSE Ecosystem Restoration Estate	7.33	Nominal
Temp Work Area Easements	11.84	28,229
20% LER Contingency		\$5,645
Utility Relocation Contingency	n/a	\$100,000
Subtotal LER	19.17	\$133,874
Non Federal Sponsor Admin Costs		\$27,500
Federal Assistance and Admin s		\$22,000
Total LERRD (rounded)	19.17	\$184,000

20.0 Real Estate Tasks: Next Project Phase

- Request HQUSACE approval of non-standard ecosystem restoration language for the proposed project.
- Further investigate utility relocation needs and costs. Accomplish Final legal Opinions of Compensable Interest for utilities and public facilities that will require relocation if needed).

21.0 Real Estate Schedule and Acquisition Milestones

Construction Request for Proposal is currently scheduled for January 2015. Contract award for construction is planned for April 2015 and construction is expected to begin during the summer of 2015. That said, all real estate acquisition matters must be completed by September 30, 2014. Real estate acquisitions required to support the proposed project have been coordinated with the PM & the NFS and they agree with our assessment. All real estate acquisitions must be complete prior to solicitation of construction contract request for proposals are issued.

Dairy Creek Project Risk Register									
Uncertainty	Possible Effects	Project Cost			Project Schedule			PDT Discussion/Recommendation	Impact on proposed restoration plan
		Likelihood*	Impact*	Risk Level*	Likelihood*	Impact*	Risk Level*		
After construction, excavated channel may fill with sand.	May reduce hydraulic connection with Sturgeon Lake, minimizing project benefits (i.e., fish access and open water).	Med	Med	Med	Low	Low	Low	Consider sand mobilization in the project design using 2-D model and incorporate sand removal into the O&M plan.	None, assuming that 2-D model shows reasonable ability to keep channel clear. Channel geometry will be refined using 2D hydraulic modeling results.
Regulatory agency approval for Reeder Road Crossing.	Opening size may change, either bigger or smaller.	Med	Med	Med	Low	Low	Low	Continued discussion with ODFW and NMFS to refine regulatory requirements.	Minor adjustments to cost may be necessary in response to final structure size. Cost of bigger crossing is within the cost contingency allowances.
Structure sizes are estimated.	If larger structures are necessary, cost and geometry constraints increase significantly.	High	Med	High	Low	Low	Low	Eddy control structures, sand collection basins, and the channel geometry must be sized during the design and implementation phase.	Features may change in size based on the results of survey and 2-D modeling.
A variance to the in water work window may need to be requested depending on river stage and exact construction sequence.	May increase costs or delay the schedule if a variance is not granted.	Med	High	High	Med	High	High	Devote higher level of effort to construction timing, schedule excavations and prep work for high water periods, and focus on essential in-water work during the winter fish window.	No changes to the current proposed restoration plans are anticipated.
Quantities for channel work are rough estimates.	Material quantities may vary from estimate.	Med	Med	Med	Low	Low	Low	Survey existing elevations, etc. and develop quantities from design.	Minimal impact to proposed plan; channel will be sized based on two-dimensional model.
Scope, schedule and budget has not been established for subsequent phases.	The project could be delayed significantly in future phases which could affect construction estimate.	Med	Low	Med	Med	High	High	The preliminary plan suggests that parts of this project are complex and not well understood at this point.	Extensive analysis and effort is required to ensure a successful project. The limited reconnaissance done to this point means that more thorough investigations are required.
Impacts of coordination with interested federal agencies and real estate interests.	Coordination effort may increase costs or delay schedule.	Med	High	High	Med	Med	Med	Coordinate early with real estate interests. Bring regulatory agencies into the design early for concurrence.	If local interest changes or does not provide permission to complete the project, the project will be terminated.
Possible non-standard project partnering agreement with small sponsoring agency.	May increase costs or delay the schedule.	Low	Low	Low	Med	High	High	Execute PPA early and establish the cost share funding sources.	If local interest changes or funds are not available to complete the project, the project will be terminated.
Unmapped archaeological sites may occur in the study area.	Presence of sites requiring data recovery will increase costs and delay the schedule.	Low	High	Med	Low	High	Med	Conduct field surveys in coordination with SHPO and design the restoration project to avoid known sites. Also have cultural staff on site for monitoring during construction.	Should cultural sites be discovered, the proposed plan may need to be modified in order not to impact the sites.
Utility relocation needs.	Unidentified utilities can cause a delay in construction schedule and increase costs.	Low	Med	Med	Med	Med	Med	Conduct Title Report search and potholing during survey to determine utilities relocation needs.	Will be able to replace utilities in same locations.
Action may have the unintended consequence of inducing deposition or erosion at adjacent properties.	Induced erosion or deposition on adjacent properties increasing cost to restore or purchase lands.	Low	Med	Med	Low	Low	Low	A geomorphic analysis and potentially two-dimensional hydraulic analysis of the project site for before and after project implementation conditions should take place in the Design and Implementation phase.	Potential need for additional bank stabilization or modification of plan features.