

SOUTHERN CALIFORNIA  
AIR POLLUTION CONTROL DISTRICT

LOS ANGELES ZONE

434 SOUTH SAN PEDRO STREET / LOS ANGELES, CALIFORNIA 90013 ~~(90013)~~

1/13  
ck #  
14570

December 8, 1975

C-01972; A-85998

A.A.A. Paper Stock Co., Inc.  
4611 Cecelia Street  
Cudahy, California 90201

REQUEST FOR FEE DUE

Attention: Mr. D. A. Hanson  
General Manager

Gentlemen:

<u>Appl. No.</u>	<u>Fee Schedule</u>	<u>Rating</u>	<u>Total Fee</u>	<u>Fee Paid</u>	<u>Fee Due</u>
C-01972	1	295 H.P.	\$1048.00	\$52.00	\$996.00
A-85998	1	225 H.P.	800.00	40.00	760.00

TOTAL FEE DUE:

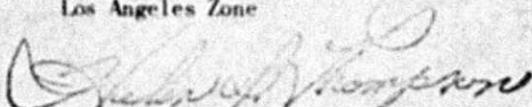
\$1,756.00

Please refer to your application for permit to operate the equipment described on the attached page(s). This equipment has been inspected and found to be operating satisfactorily. If it has been determined that a conditional permit is necessary (under Rule 21), the conditions are so listed with the description. If not so listed, conditions are not required.

Pursuant to Rule 40 of the Rules and Regulations of the Air Pollution Control District, every applicant for authorization to construct or for permit to operate shall pay a fee based on the energy, power, or capacity associated with the equipment. The fee schedules are listed within Rule 40. The filing fee required at the time of filing each application is deducted from the total fee requirements of the permits to be issued under the one application. The fee due is listed in the last column. Upon receipt of this amount, permit(s) will be issued for the operation of the equipment. NON-PAYMENT OF THE FEE BY January 8, 1976 WILL RESULT IN THE AUTOMATIC CANCELLATION OF THIS APPLICATION AND THE LOSS OF THE FILING FEE. For further information, please call 974-7424.

Very truly yours,

Robert G. Lunche  
Air Pollution Control Officer  
Los Angeles Zone

  
Helen Thompson, Permit Section

RGL:HT:fb  
Enclosures

INSTRUCTIONS TO PERMIT SECTION

A/C  
 P/O  
 CANCEL

APPLICATION NO. A-85998

DISPOSITION:

- APPROVED
- DENIED
- CANCELED - DON'T REFUND FILING FEE
- CANCELED - REFUND FILING FEE, SEE COMMENTS

PERMIT UNIT WORDING:

- BELOW
- ON FIELD REPORT DATED 11/7/75
- ON PAGE \_\_\_\_\_ OF PROCESS SHEETS
- ON \_\_\_\_\_

CONDITIONS:

- NONE
- NUMBERS LISTED \_\_\_\_\_
- SPECIAL (SEE PERMIT UNIT WORDING & CONDITIONS)
- AS ON \_\_\_\_\_

PREVIOUS PERMIT NO(S) none

PERMIT UNIT WORDING & CONDITIONS:

\_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_

SCHEDULE	① H.P.*	② 1000s BTU*	③ KVA*	④ SQ. FT.*	⑤ GALLONS*	⑥ MISC.	
RATING	<u>225</u>						<input type="checkbox"/> CHANGE OF OWNERSHIP
FEE	<u>800</u>						<input type="checkbox"/> CHANGE OF LOCATION
							<input type="checkbox"/> CHANGE OF CONDITION
							<input type="checkbox"/> ALT. NO RATING INCREASE
							<input type="checkbox"/> ALT. INCREASE IN RATING
							<input type="checkbox"/> GOVERNMENT APPLICATION

\*FOR ALTERATIONS SHOW ONLY INCREASES

FEES	
APPLICABLE FEE SCHEDULE	<u>1</u>
TOTAL FEE	\$ <u>800</u>
FILING FEE	\$ <u>40</u>
REFUND	\$ <u>0</u>
FEE BALANCE	\$ <u>760</u>

By Rule 40,  
 Shredder = 150 H.P.  
 Baler = 60 H.P.  
 Belt Conv. = 10 H.P.  
 Paddle Wheel = 5  
225 H.P.

COMMENTS:  
 \_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_

RECOMMENDED BY MMM DATE 11/17/75 REVIEWING ENGINEER J. Tremme DATE 12-5-75

## GENERAL STANDARD CONDITIONS

60D135-R6 68-10

3. This equipment must not be operated unless (it) (the) \_\_\_\_\_ (is) (are) vented only to air pollution control equipment which is in full use and which has been issued an (operating permit) (authority to construct) by the Air Pollution Control Officer.
4. a. Fuel oil supplied at the burner must be (ps-) \_\_\_\_\_ or lighter grade.  
b. (ps-) \_\_\_\_\_ fuel oil supplied at the burner must be at a temperature of \_\_\_\_\_°F or greater.
5. A temperature of not less than \_\_\_\_\_°F must be maintained in the (afterburner) (combustion chamber) when the equipment it serves is in operation.
6. Not less than \_\_\_\_\_ gallons per minute of water ( \_\_\_\_\_ ) at a pressure of \_\_\_\_\_ to \_\_\_\_\_ psig must be supplied to this scrubber when the equipment it serves is in operation.
7. This oven must not be operated at temperatures above \_\_\_\_\_°F.
8. Steam atomization only must be employed during the entire period of fuel oil burning.
9. This equipment must not discharge to the atmosphere radioactive materials in excess of the permissible limits established by existing authorities.
10. Whenever air contaminants are vented to the boiler firebox, all burners must be continuously operated either with natural gas at a burner pressure of not less than \_\_\_\_\_ (psig) (inches water column) or with fuel oil at an equivalent heat input.

## INCINERATION UNIT

60D636-R-2

27. The (incinerator) (equipment) must be operated by personnel properly trained in its operation.
28. The ignition chamber burner(s) must be used when burning refuse of high moisture content.
29. The mixing chamber burner(s) must be used throughout the burning period.
32. All chute doors must be locked (and chimney damper closed) throughout the burning period.
58. This furnace may be used only to process (automotive brakeshoes) (armatures).
60. This equipment must not be operated in a manner which results in the discharge into the atmosphere in any one day of more than (15 pounds of organic materials) (40 pounds of organic materials from the use of photochemically reactive organic solvents) unless such discharge is controlled so as to comply with Rule 66.
71. Plastics or materials containing plastics must not be charged into this incinerator.
85. This incinerator may be used only to cremate human or animal parts.

## APPLICATION PROCESSING SUMMARY

A/C P/O

Company Name: AAA Paper Stock Co. Appl. No.: A-85998

Proc Engr		MNH
Date		11/7/75
Rev Engr		JMT
Date		12-5-75

## A. Emission Summary -

Contaminants		Organics		NO <sub>x</sub>	SO <sub>x</sub>	CO	Part.
		React.	Total				
Max. expected rate, lbs/hr	A/C						
	P/O						0.5
Max. expected rate, tons/yr	A/C						
	P/O						0.52
Net increase tons/year	A/C						
	P/O						0.52
Net decrease, tons/year	A/C						
	P/O						
Type monitor instr.							

Rule 20.1 Applies YES  NO 

## B. Prohibitory Rules - Circle Applicable Rule(s)

Applicable Rule(s)		Evaluation Summary		
No.	Limitation	A/C	P/O	Remarks
50	RINGELMANN CHART-Visual emissions limited to 3 minutes of No. 1 Ringelmann or 10% opacity per hour.		NONE	
51	NUISANCE-Prohibits nuisance or endangers health to a considerable number of persons or damage to business or property.		NONE	
52	PARTICULATE MATTER-CONCENTRATION-Allowable concentration <u>0.2</u> gr/standard cu. ft. of dry discharge gas.		0-1	
53	SULFUR COMPOUNDS-CONCENTRATION-Limits discharge of liquid or gaseous sulfur compounds to 0.2% by volume calculated as SO <sub>2</sub> .			
53.2	SULFUR RECOVERY UNITS-Limits discharge from sulfur recovery units producing sulfur to 500 ppm SO <sub>2</sub> , 10 ppm H <sub>2</sub> S and 200 lbs/hr SO <sub>2</sub> .			
53.3	SULFURIC ACID UNITS-Limits discharge from sulfuric acid units to 500 ppm SO <sub>2</sub> and 200 lbs/hr SO <sub>2</sub> .			
54	SOLID PARTICULATE MATTER-WEIGHT-Limits source to <u>0.7</u> lbs/hr of solid particulate matter.		0.5	
56	STORAGE OF PETROLEUM PRODUCTS-Req. floating roof tank or vap. rec. sys. or equiv., for >40,000 gals., 1.5 mm per cent. dist.			
58	DISPOSAL OF SOLID AND LIQUID WASTES-100 lbs/hr or less--0.3 gr/cf, larger units 0.1 gr/cf at 12% CO <sub>2</sub> .			
59	EFFLUENT OIL WATER SEPARATORS-Req. solid cover or floating roof or vap. rec. sys. or equiv. recovering 200 g/d oil @ 0.5 %hd.			
60	CIRCUMVENTION-Prevents circumvention except where only violation involved is Rule 51.			
61	ORGANIC LIQUID LOADING-Requires absorber or condenser system or vapor handling or other equally effective equipment.			
62	SULFUR CONTENT OF FUELS-Limits fuel to: 62.1 Gas-50 gr/100 cu.ft. H <sub>2</sub> S, liquid or solid- 62.2 0.2% sulfur.			
64	REDUCTION OF ANIMAL MATTER-Requires incineration of all gases at 1200°F for 0.5 sec. or equivalent.			
65	GASOLINE TRANSFER INTO STATIONARY STORAGE CONTAINERS-Vapor displacement system with 90% collection or equally effective equip.			
65.1	GASOLINE TRANSFER INTO VEHICLE FUEL TANKS-Vapor displacement system with 90% collection or equally effective equipment.			



## ENGINEERING DIVISION...FIELD REPORT

NAME OF APPLICANT <b>PAPER STOCK CO., INC.</b>		DATE OF INSPECTION <b>11/7/75</b>
MAILING ADDRESS <b>4611 Cecelia Street, Cudahy, CA 90201</b>		PERMIT APPL. NO. <b>A-85998</b>
EQUIPMENT LOCATION (ADDRESS) <b>Same</b>		A.P.C.D. ZONE NO. <b>BK</b>
REASON PERMIT IS REQUIRED:	NEW CONSTRUCTION (X)	CHANGE OF OWNERSHIP ( )
	CHANGE OF LESSEE ( )	CHANGE OF LOCATION ( )
		EQUIPMENT ALTERATION ( )
DATE CONSTRUCTION AUTHORIZED: --- BY ---	TIME SPENT MAKING INSPECTION: FROM <b>2:00 p.m.</b> TO <b>3:00 p.m.</b>	
USUAL OPERATING SCHEDULE FOR THIS EQUIPMENT: <b>8 hrs/day; 5 days/wk.</b>		
WEATHER <b>Clear</b>	WIND <b>---</b>	ESTIMATED BASIC EQUIPMENT: \$ <b>60,000</b> A.P.C. EQUIPMENT: \$
NAMES & TITLES OF PERSONS CONTACTED BY ENGINEER: <b>Mr. Hanson, Manager</b>		
FOR DUST & FUME PROBLEMS ONLY: WEIGHT (S) <b>2250</b>	LBS./HR. ALLOWED LOSSES: <b>3.94</b>	LBS./HR. ESTIMATED LOSSES: <b>0.5</b>
OFFICIAL EQUIPMENT DESCRIPTION, *CALCULATION OF PROCESS WEIGHT(S), PROCESS DESCRIPTION AND FINDINGS:		

EQUIPMENT DESCRIPTION:

APPLICATION NO. A-85998 (BASIC COST: \$ 60,000)

PAPER-SHREDDING AND BALING SYSTEM CONSISTING OF:

1. SHREDDER, ENTERPRISE CO., 150 H.P.
2. BALER, ENTERPRISE CO., 60 H.P.
3. BELT CONVEYOR, ENTERPRISE CO., 10 H.P.  
FEEDER
4. PADDLE WHEEL, 5 H.P.

APPLICATION NO. C-01972 (BASIC COST: \$ 60,000)

PAPER-SHREDDING AND BALING SYSTEM CONSISTING OF:

1. SHREDDER, ENTERPRISE CO., 200 H.P.
2. BALER, ENTERPRISE CO., 75 H.P.
3. BELT CONVEYOR, ENTERPRISE CO., 15 H.P.
4. PADDLE WHEEL, 5 H.P.

HISTORY:

These applications were submitted as Class III for a P/O, the shredding and baling

RECOMMENDED DISPOSITION:	<input checked="" type="checkbox"/> APPROVE FOR PERMIT.	<input type="checkbox"/> APPROVE FOR PERMIT SUBJECT TO CONDITIONS LISTED BELOW.	<input type="checkbox"/> HOLD. SEE EXPLANATION BELOW.	<input type="checkbox"/> DENY PERMIT.
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REVIEWING ENGINEER:  
 I CONCUR WITH RECOMMENDATIONS *JWT*  
 I DO NOT CONCUR WITH RECOMMENDATIONS  
 SEE COMMENTS ON ATTACHED PAGE

SIGNATURE: *Mansour Mansour*  
**Mansour Mansour, Sr. A.P. Engr.**  
 PAGE 1 OF 3 PAGES

## ENGINEERING DIVISION...FIELD REPORT

NAME OF APPLICANT AAA PAPER STOCK CO., INC.	APPL. NO. See p. 1	DATE OF INSPECTION 11/7/75
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systems described above. The equipment was constructed without an authority to construct and has no previous permit history.

### PROCESS DESCRIPTION:

This company is engaged in the shredding and baling of waste paper. The paper is placed onto a belt conveyor and then fed by paddle wheel to a shredder. The paddle wheel acts as an air-lock device to prevent the discharge of dust from the shredder to the atmosphere. The shredded paper is discharged directly into a baler where it is baled into (2,000-22,000) pound bales. The shredder is equipped with water sprays to minimize dust emission. The wetting of the paper also improved the baling process and increased the baled paper's density.

### OBSERVATION:

During today's inspection both systems were observed during normal operation. No visible emission of any kind was noted from the systems. Cardboard paper was processed in the system during the observation. Mr. Hanson indicated that cardboard represents 50% of their business. Other types of paper such as newspaper, computer cards and print outs, etc., are also handled by the company.

It was estimated that 8-10 tons of paper is processed in each system per day. The systems are operated 8 hours per day, 5 days per week. During the evaluation of the system, covered by Application No. C-01972, it was noted that bales were arranged to surround the stored piles of newspaper to act as a wind-breaker. The plant is located in the open where wind velocity is relatively high. Due to this high wind velocity, it appeared that wind entrainment of newspaper could result in public complaints. The company, however, is taking all the precautionary measures to avoid the occurrence of such an incident.

### EVALUATIONS AND CONCLUSIONS:

The subject-system was observed during normal operation and found to perform in compliance with the following applicable rules:

- Rule 50 - No visible emission of any kind was noted from the systems.
- Rule 51 - The plants have been in operation at the same location for more than a year with no complaints in the I/R files. No public complaints are, therefore, expected in the future.
- Rule 52, 54 - The emission of air contaminants from the system is well within that allowed by the rule (See APS computations).

### RECOMMENDATION:

Issue a P/O.

SIGNATURE  
  
Mansour Mansour, Sr. A.P. Engr.

AIR POLLUTION CONTROL DISTRICT - COUNTY OF LOS ANGELES  
ENGINEERING DIVISION...FIELD REPORT

NAME OF APPLICANT AAA PAPER STOCK CO., INC.	APPL. NO. See p. 1	INSPECTION DATE 11/7/75
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APS COMPUTATIONS:

The following analysis applies to both systems:

1. CFM from the shredder = 500 CFM (est.)
2. Particulate matter emission = 0.5 lb/hr (est.)
3. Grain loading =  $\frac{0.5 \times 7000}{500 \times 60}$   
= 0.1 gr/SCF  
Allowed by Rule 52 = 0.2 gr/SCF
4. Rate of material processing =  $\frac{9 \times 2000}{8}$  = 2250 lbs/hr  
Allowed losses by Rule 54 = 3.94 lbs/hr.
5. Yearly emissions =  $\frac{0.5 \times 8 \times 5 \times 365}{7 \times 2000}$   
= 0.52 ton/yr.

kc:11/10/75

SIGNATURE

  
Hansour Mansour, Sr. A.P. Engr.

ENGINEERING DIVISION...MEMORANDUM

TO	File	FROM	MNM	DATE	3-13-75
REFERENCE	AAA Paper Stock Co. Inc.			PERMIT APPL. NO.	A-85998
SUBJECT	Received of Appl.				
TIC To Mr. Hanson <span style="float: right;">925</span> told him I received his appl. and will call again to arrange for FIE. asked him if the paper and local exhaust system is presently being used. He said they are not using it at <del>the</del> presently because they do not seem able to control the dust generated economically.					
TIC TO Mr Hanson. 11/3/75 11" OK. to file today at 12 <sup>15</sup> .					

## A.P.C.D. ENFORCEMENT DIVISION INSPECTORS REPORT

NAME	AAA PAPER STOCK CO			ATTN:	5-44	
ADDRESS (premises)	1611 CECILIA ST		CITY	CUDAHY	SECTOR	EX
MAILING ADDRESS	SAME Follow-up		CITY		ZIP	90022
REASON FOR REPORT:	C-3035	B-	VAR.-	DENIAL-	OTHER-	
TYPE of contaminant:	DUST <input type="checkbox"/>	ODOR <input type="checkbox"/>	FUMES <input type="checkbox"/>	SHOKE <input type="checkbox"/>	OTHER <input checked="" type="checkbox"/> BROWN LINT	
NAME OF REPORTING INSPECTOR (print)	ANDERSON WILLIAM					

## Conclusions and recommendations:

NO FURTHER INVESTIGATION NEEDED, NO LETTER REQUIRED.

TIME	FINDINGS IN CHRONOLOGICAL ORDER:
10-16-74	RECEIVED A COMPLAINT IN THE CUDAHY AREA FROM MRS LONG AT 3119 ATLANTIC AVE. THE COMPLAINT WAS RECEIVED LATE IN THE DAY AND I WASN'T ABLE TO FULLY COMPLETE THE INVESTIGATION.
10-17-74 1:00 pm	CONTACTED MRS LONG TO DETERMINE EXACTLY WHAT THE PROBLEM WAS. SHE STATED THAT A BROWN TUBE LINT WAS FALLING TO THE GROUND BUT DIDN'T KNOW WHERE IT WAS COMING FROM.  ENTERED THE ABOVE COMPANY AND TALKED WITH MR HANSON, SUPERINTENDENT. AS SOON AS I MENTIONED THE PROBLEM HE KNEW WHERE IT WAS COMING FROM. THERE WAS A SAW WHICH CUTS UP PAPER ROLLS, VENTED TO A LOCAL EXHAUST SYSTEM. THE DRAIN IN WHICH IT WAS VENTED WAS LEAKING. MR. HANSON ADVISED ME THAT THEY WOULD NOT USE THE SAW UNTIL THE PROBLEM WAS CORRECTED.  WENT BACK AND EXPLAINED THE SITUATION TO MRS LONG. AND SHE WAS RELEASED AND HAPPY THE PROBLEM WOULD BE TAKEN CARE OF.
	Only copy on file as of 3/12/75



**PAPER STOCK COMPANY**

BROKERS AND PACKERS

4611 CECILIA STREET - CUDAHY, CALIFORNIA (HEAD OFFICE) 213-582-5293  
5487 SAN FERNANDO ROAD WEST - LOS ANGELES, CALIFORNIA 213-245-5133

OF WASTE PAPER

March 6, 1975

Mr. Albert P. Fudurich  
Supervising A.P. Engineer I  
Air Pollution Control District  
County of Los Angeles  
434 S. San Pedro Street  
Los Angeles, CA 90013

Dear Mr. Fudurich:

Attached are the necessary drawings, application and check. You had also requested some other information as follows.

**Item 2 Description on Equipment**

Make--Enterprise Hogger Baler  
Type--Sidewinder  
S/N--E 1788  
Model--30/40 HWWS  
Drive Motor--150 HP Electric  
Hydraulic Pump--60 HP Electric  
Infeed Conveyor--10 HP Electric  
Picture is included

**Item 3 Description of process**

Scrap paper is pushed on the infeed conveyor with a tractor and travels to the hogger then falls into enclosed baler.

**Item 4 Operating Schedule**

8 hours per day -- 5 days per week

**Item 5 Process weight**

The machine is capable of processing 8 to 10 tons per hour. But actual tonnage will depend on the number of tons of paper available and the type of paper being processed.

Sincerely,

D. A. Hanson

DAH:pab

February 19, 1975

A. A. A. Paper Stock Co., Inc.  
4611 Cecelia Street  
Cudahy, CA 90201

Attention: Mr. D. A. Hanson, General Manager

Gentlemen:

On February 18, 1975, your application for authority to construct and permit to operate a hogger baler at the above address was received at this office with insufficient plans, drawings or information.

Your application is incomplete and is being returned to you for completion.

In order to assist you in completing the application, we are enclosing Form 400C, indicating the required items of information, circled in red. We are also returning your Check No. 11603 in the amount of \$40.

When completed, the application with all the necessary information and plans, together with the appropriate filing fee must be resubmitted to this office at your earliest convenience. Should you have any questions, please telephone 974-7493.

Very truly yours,

Robert G. Luncho  
Air Pollution Control Officer

Albert P. Feharich  
Supervising A. P. Engineer I  
Engineering Division

APF:cm

Enclosures

cc: Enforcement  
Records Section

# NOTICE TO APPLY FOR APCD PERMIT

FIRM NAME (DBA): <b>AAA PAPER STOCK COMPANY</b>		PHONE: <b>582-5293</b>
OWNERSHIP: <b>CORP.</b>	INSTALLING CONTRACTOR:	
MAILING ADDRESS: <b>SAME</b>	ZIP: <b>90201</b>	MAILING ADDRESS:
EQUIPMENT ADDRESS: <b>4611 CECILIA ST. CUDAHY</b>	PHONE:	

YOU ARE HEREBY NOTIFIED THAT PURSUANT TO SECTION 24279 OF THE HEALTH AND SAFETY CODE OF THE STATE OF CALIFORNIA A MISDEMEANOR HAS BEEN COMMITTED THROUGH THE BUILDING, ERECTING, ALTERATION, REPLACING, USING, OR OPERATION OF \_\_\_\_\_

**150 HP HAGGER MIC**

*2-18-75 applied w/o info provided*

WITHOUT AN AIR POLLUTION CONTROL DISTRICT PERMIT SO TO DO. IF AN APPLICATION FOR THE ABOVE EQUIPMENT HAS NOT BEEN ACCEPTED BY THE AIR POLLUTION CONTROL DISTRICT WITHIN 14 CALENDAR DAYS OF THE DATE OF SERVICE OF THIS NOTICE, A MISDEMEANOR COMPLAINT MAY BE FILED IN A MUNICIPAL COURT IN THE COUNTY OF LOS ANGELES.

SERVED TO: **DUANE HANSON**, TITLE: **G. MANAGER**

**RALPH E. GEORGE**  
DIRECTOR OF ENFORCEMENT

SERVED BY: **M. ELSHERIE**, DATE SERVED: **02-10-75**

THE FOLLOWING FORMS ARE LEFT HEREWITH:

APPLICATION FORMS 400A       PERMIT INFORMATION, 400B       PERMIT INSTRUCTION, 400C       400

REASON PERMIT REQUIRED:  NO PRIOR PERMIT       ALTERATION       OWNER CHANGE       PREMISES CHANGE

APCD - I.D. NO.  
**4228040**  
FORMER PERMIT NO.

NAME OF PRIOR PERMITEE: \_\_\_\_\_

SECTION 1: COMPLETE THIS SECTION EACH TIME A NOTICE IS SERVED.      DATE OF INSPECTION: **02-11-75**

ESTIMATED % COMPLETE: \_\_\_\_\_      HAS EQUIPMENT IN OPERATION:  NO  YES      ANY VISIBLE EMISSIONS:  NO  YES - % OPAC. \_\_\_\_\_

COMPLETION DATE: \_\_\_\_\_      EQUIP. IS:  BASIC  CONTROL      EST. COST: \_\_\_\_\_ BASIC EQUIP. \$ \_\_\_\_\_ A.P.C. EQUIP. \$ \_\_\_\_\_

IF FOR CONTROL EQUIP. PERMIT STATUS OF BASIC: \_\_\_\_\_

IF ALTERATION, BRIEFLY DESCRIBE CHANGE: \_\_\_\_\_

PROCESS DESCRIPTION & FINDINGS (N. 100' MINUTE EVALUATION, POSSIBLE EMISSIONS, ODORS, ETC.):  
**150 HP HAGGER MIC, CUTTING WASTE PAPER**

EQUIPMENT MAY VIOLATE SECTION 24243:  NO  YES      RECOMMENDED FOR PERMIT:  NO  YES  OTHER

ENGINEERING FINAL ACCOMPLISHED:  NO-?       YES - SEE SECTION 2

SECTION 2. TO BE COMPLETED ONLY IF ENGINEERING FINAL ACCOMPLISHED. IN ADDITION, COMPLETE APPROPRIATE SECTION A, B OR C ON REVERSE. USE SEPARATE FORM FOR EACH FINAL.

WIND:  N  E  S  W      WEATHER:  CLEAR  OVERCAST  RAIN  OTHER, EXPLAIN:

**A - BAKE OVEN**

OVEN MANUFACTURER, MODEL NO. & SERIAL NO.			OUTSIDE DIMENSIONS OF OVEN WIDE X LGTH X HGT		
FAN DATA:		MAKE	MODEL	SIZE	CFM HP
1. EXHAUST FAN		_____			
2. CIRCULATING FAN		_____			
3. BURNER BLOWER		_____			
4. OTHER		_____			
NORMAL FUEL (DESIGN RATING):					
<input type="checkbox"/> NATURAL GAS		CFM:	<input type="checkbox"/> DIRECT FIRED,		<input type="checkbox"/> INDIRECT FIRED:
<input type="checkbox"/> ELECTRIC		<input type="checkbox"/> ELEMENTS,	<input type="checkbox"/> INFRA-RED - NO. _____	WATTS _____	TOTAL RATED KVA OR KW _____
<input type="checkbox"/> OTHER-TYPE: _____		RATE _____	STANDBY FUEL: <input type="checkbox"/> NO <input type="checkbox"/> YES-TYPE _____		
NORMAL OP. SCHEDULE:		HRS/DAY	DAYS/WK		- LIST ALL CONTENTS PROCESSED IN OVEN:
ARTICLES NORMALLY PROCESSED:		_____			
OP. TEMP: NORMAL _____ °F		MAXIMUM _____ °F		COATING GAL/DAY	
OP. 15: <input type="checkbox"/> CONT. <input type="checkbox"/> BATCH		MINS/BATCH _____		ADDED THINNER GAL/DAY	
AVG. TIME BETWEEN COATING & BAKING: _____ MINS.		MAX. COMBINED USE/DAY _____		ENAMEL _____	
OBSERVED TEMP: _____ °F & MATERIAL IN OVEN: _____		TIME MATERIAL IN OVEN _____ MIN.		LACQUER _____	

**B - SPRAY BOOTH**

BOOTH MANUFACTURER, MODEL NO. & SERIAL NO.			DIMENSIONS OF BOOTH WIDE X LGT X HGT		
BOOTH TYPE:		USUAL OPERATING SCHEDULE:		PARTS SPRAYED ARE OVEN DRIED:	
<input type="checkbox"/> FLOOR <input type="checkbox"/> BENCH <input type="checkbox"/> AUTOMOTIVE		HRS/DAY _____ DAYS/WK _____		<input type="checkbox"/> NO <input type="checkbox"/> YES	
ARTICLES NORMALLY SPRAYED:			OBSVD. MATERIAL SPRAYED:		
ARTICLES OBSVD. SPRAYED			- LIST ALL TYPES OF MATERIAL SPRAYED		
EXHAUST CONTROL: <input type="checkbox"/> NONE <input type="checkbox"/> WATERWASH <input type="checkbox"/> FILTERS		NO. & SIZE OF EXHAUST FILTERS:		COATING GAL/DAY	
EXHAUST FAN HORSEPOWER:		FAN MODEL NO. _____		ADDED THINNER GAL/DAY	
WATER PUMP HORSEPOWER:		MAX. COMBINED USE/DAY _____		ENAMEL _____	
				LACQUER _____	

**C - DEGREASER**

DEGREASER MANUFACTURER, MODEL NO. & SERIAL NO.			OUTSIDE DIMENSIONS OF TANK WIDE X LGT X HGT		
HEATING SOURCE & RATING:			DESCRIBE APC DEVICE:		
<input type="checkbox"/> NONE <input type="checkbox"/> ELECTRIC _____ KILOWATTS <input type="checkbox"/> GAS _____ BTU/HR <input type="checkbox"/> OTHER _____			USUAL OPERATING SCHEDULE:		
LIST ALL TYPES AND QUANTITY OF DEGREASER SOLVENT USED:			H.P. OF PUMP USED IN SPRAY DEGREASING:		
TRICHLOROETHYLENE _____ 55 GAL. DRUMS PER MONTH			_____		
PERCHLOROETHYLENE _____ 55 GAL. DRUMS PER MONTH			_____		
111 TRICHLOROETHANE _____ 55 GAL. DRUMS PER MONTH			_____		
OTHER (DESCRIBE) _____ (ANY OTHER CONVENIENT MEASURE MAY BE USED)			_____		

**ENGINEERING DIVISION ACTION**

RECOMMENDED DISPOSITION:			
<input type="checkbox"/> APPROVE FOR PERMIT	<input type="checkbox"/> APPROVE FOR PERMIT SUBJECT TO CONDITIONS LISTED BELOW	<input type="checkbox"/> HOLD, SEE EXPLANATION BELOW	<input type="checkbox"/> DENY PERMIT
ACTION BY (SIGNATURE): _____			
DATE: _____			
REVIEWING ENGINEER: _____			
<input type="checkbox"/> I CONCUR WITH RECOMMENDATION	<input type="checkbox"/> I DO NOT CONCUR WITH RECOMMENDATION	<input type="checkbox"/> SEE COMMENTS ON ATTACHED PAGE	

NAME A.A.A. PAPER STOCK CO. ATTN:  
 ADDRESS (premises) 4611 CECEHA ST. CITY CUAHY DATE 7-15-83  
 MAILING ADDRESS SAME CITY ? SECTOR WJ  
 REASON FOR REPORT: C-292 B- VAR.- DENIAL- OTHER-  
 TYPE of contaminant: DUST  ODOR  FUMES  SMOKE  OTHER  ZIP 90207  
 NAME OF REPORTING INSPECTOR (print) LEOBERT J. MENDOZA

Conclusions and recommendations: AT THE TIME OF INVESTIGATION AAA PAPER STOCK CO. WAS DNV. INSPECTOR RECOMMENDS SURVEILLANCE OF THE COMPANY, IT BEING A POTENTIAL SOURCE OF THE DUST BEING COMPLAINED OF.

TIME	FINDINGS IN CHRONOLOGICAL ORDER:
	<p>RECEIVED C-292. CLARENCE BELL OF 8127 ATLANTIC, CUAHY COMPLAINED OF DUST. ALLEGED SOURCE WAS ALEXANDER BOX COMPANY LOCATED AT 4610 CECEHA, CUAHY.</p>
<p>2:50 PM 7-15-83</p>	<p>ARRIVED AT 8127 ATLANTIC AND CONTACTED CLARENCE BELL. ACCORDING TO MR. BELL HE WAS BEING BOTHERED BY PAPER FIBER DUST. DUST SETTLES ON HIS CARS AND HE HAS TO CLEAN HIS CAR EVERYDAY AND SWEEP HIS WORKING PLACE. HE POINTED TO ALEXANDER BOX CO. AS THE SOURCE. INSPECTOR EXPLAINED R-402 TO MR. BELL. LEFT LOCATION. INSPECTOR WALKED TO ALEXANDER BOX CO. COMPANY WAS CLOSED. LEFT LOCATION.</p>
<p>7-18-83</p>	<p>ARRIVED AT ALEXANDER BOX COMPANY LOCATED AT 4610 SANTA ANA CUAHY. CONTACTED MR. HARKER, MANAGER AND INFORMED HIM OF THE COMPLAINT. MR. HARKER POINTED OUT THAT THE PAPER SAVEDDER (THE ALLEGED SOURCE) BELONGS TO A.A.A. PAPER STOCK. INSPECTOR WENT TO A.A.A. PAPER STOCK CO. LOCATED IN 4611 CECEHA ST. CUAHY. INSPECTOR CONTACTED CARL ABAJIAN</p>

(findings continued)

PRESIDENT AND INFORMED HIM OF THE COMPLAINT.

INSPECTOR INSPECTED THE PAPER SHREDDER. INSPECTOR OBSERVED PUFFS OF PAPER DUST AT 4.5% OPACITY IN 2-3 SECONDS DURATION. INSPECTOR INSPECTED THE WATER SPRAY CONTROLLING THE DUST EMISSION.

INSPECTOR EXPLAINED TO THE FOREMAN R-402 AND ADVISED HIM TO IMPROVE IN HOUSE MAINTENANCE TO PREVENT DUST FROM BEING BLOWN FROM THE COMPANY TO THE COMPLAINANTS' PROPERTIES.

AT THE END OF INVESTIGATION, THE DUST EMISSION FROM THE PAPER SHREDDER CEASED.

12:15 P.M.

LEFT LOCATION.

PERSONS CONTACTED:

NAME	TITLE	ADDRESS
CLARENCE BELL	COMPLAINANT	8127 ATLANTIC CUDAHY
MR. HARKEN	MANAGER	ALEXANDER BOX CO. 4610 GECHEHA CUDAHY
CARL ABADIAN	PRESIDENT	AAA PAPER STOCK CO. 4611 SANTA ANA CUDAHY

INSPECTOR'S SIGNATURE

REVIEWED BY

*Inspector's Signature*  
*Supervisor's Signature*

TITLE

*Supervisor I*

DATE

7-19-83

DATE

7/27/83



# South Coast Air Quality Management District

NOV P50847

Run Date : 6/19/2015 16:19:45

## Company

Facility: CUDAHY COLLISION CENTER (ID: 159524)  
Location Address: 8135 ATLANTIC, AVE CUDAHY, CA 90201-5803  
Mailing Address: 8135 ATLANTIC, AVE CUDAHY, CA 90201-5803  
AIRS ID

## Violation

Notice Issued Date: 5/29/2009  
Violation Date: 5/29/2009  
Serve To: BOGAR SANDOVAL  
Title: MANAGER  
Issue By: JEFFREY LLOYD (Team: I)  
Assignment No.: 1111001  
Equipment  
Description:

Violation: Installation of a paint spray booth without a Permit to Construct.

## Disposition

Final Action Code: CAN 10/23/2009 00:00:00  
Achieved Date: 05/29/2009  
Due Date:  
Violation Days: 0

## Rule/Comment

201

## Emittent

## Follow-Up

Status: INCOMP      Inspector ID: JL06      Inspection Date: 05/29/09 00:00      Number:

## Lap Sample Numbers

## Device IDs.

## Inspector Comment

Reviewed by Supv Stimson on 6/5/09

The facility submitted AN 498077 on 04/21/2009 and it is under review.

INSPECTOR: \_\_\_\_\_  
signature

DATE: \_\_\_\_\_

SUPERVISOR: \_\_\_\_\_  
signature

DATE: \_\_\_\_\_

User ID: lramos

# SCAQMD Facility Equipment List Report

Facility: 62633 WESTERN DIESEL ELECTRIC      Status: Out of Business      MR: 1505      SIC: 3714      Team: I  
 Last Inspection: 08/09/2011      On Hold:      Suspended:      TS: TS-12 Industrial Sources - Out of Business and CQuarter: none - do not inspect  
 Contact:      RECLAIM: N      TITLE V: N      AIRS ID:      Assignment: 1251814  
 Location Address: 8135 ATLANTIC AVE, CUDAHY 90201-5894      Sector: WL      Inspector: WW02 WILSON WONG  
 Mailing Address: 8135 ATLANTIC AVE, CUDAHY 90201-5894      Sector: WL      Inspection Date: 08/09/2011  
 Instruction:      Disposition: Out of Business

Application No.	Permit No.	Permit Issue Date	Permit Status	Equipment Category	BCAT/CCAT Description	Application Date	Application Status
-----------------	------------	-------------------	---------------	--------------------	-----------------------	------------------	--------------------

# SCAQMD Facility Equipment List Report

Facility: 159524 PLATINUM AUTO BODY      Status: Active      MR:      SIC: 9999      Team: I  
 Last Inspection: 05/15/2015      On Hold: N      Suspended: N      TS: TS-11 Industrial: Sector-based Inspections      Quarter: 0100 - inspect in 2nd quarter, every year  
 Contact: BOGAR SANDOVAL (323) 5630235      RECLAIM: N      TITLE V: N      AIRS ID:      Assignment: 1494327  
 Location Address: 8135 ATLANTIC AVE, CUDAHY 90201-5803      Sector: WL      Inspector: CC12 CHWEN-JY CHANG  
 Mailing Address: 8135 ATLANTIC AVE, CUDAHY 90201-5803      Sector: WL      Inspection Date: 05/15/2015  
 Instruction:      Disposition: Operating in Compliance at time of inspection

Application No.	Permit No.	Permit Issue Date	Permit Status	Equipment Category	BCAT/CCAT Description	Application Date	Application Status
498077	G6237	01/01/2010	ACTIVE	65 CCAT	SPRAY BOOTH, AUTOMOTIVE	04/21/2009	PERMIT TO OPERATE GRANTED



## PERMIT TO OPERATE

This initial permit must be renewed ANNUALLY unless the equipment is moved, or changes ownership  
If the billing for the annual renewal fee (Rule 301 f) is not received by the expiration date, contact the District

Legal Owner  
or Operator

PLATINUM AUTO BODY  
8135 ATLANTIC AVE  
CUDAHY CA 90201-5803

ID 159524

**Equipment Location** 8135 ATLANTIC AVE, CUDAHY, CA 90201-5803

### Equipment Description

SPRAY BOOTH, J&M, MODEL NO CF2691 A, AUTOMOTIVE TYPE, 14'-4" W X 26'-2" L X 14'-4" H ,  
WITH SIXTEEN 20" X 20" EXHAUST FILTERS, AND ONE 2-H P EXHAUST FAN

### Conditions

- 1 OPERATION OF THIS EQUIPMENT SHALL BE CONDUCTED IN ACCORDANCE WITH ALL DATA AND SPECIFICATIONS SUBMITTED WITH THE APPLICATION UNDER WHICH THIS PERMIT IS ISSUED UNLESS OTHERWISE NOTED BELOW
- 2 THIS EQUIPMENT SHALL BE PROPERLY MAINTAINED AND KEPT IN GOOD OPERATING CONDITION AT ALL TIMES
- 3 A GAUGE SHALL BE INSTALLED AND MAINTAINED TO INDICATE, IN INCHES OF WATER, THE STATIC PRESSURE DIFFERENTIAL ACROSS THE EXHAUST FILTERS IN OPERATION, THE PRESSURE DIFFERENTIAL SHALL NOT EXCEED 0.25 INCH OF WATER
- 4 THIS SPRAY BOOTH SHALL NOT BE OPERATED UNLESS ALL EXHAUST AIR PASSES THROUGH FILTER MEDIA AT LEAST 2 INCHES THICK
- 5 THIS EQUIPMENT SHALL BE OPERATED IN COMPLIANCE WITH RULES 1151 AND 1171
- 6 THE TOTAL QUANTITY OF VOLATILE ORGANIC COMPOUND (VOC) EMISSIONS FROM THE USE OF COATINGS AND SOLVENTS FROM ALL PERMITTED EQUIPMENT AND ASSOCIATED OPERATIONS AT THIS FACILITY SHALL BE LESS THAN 667 POUNDS IN ANY ONE CALENDAR MONTH ASSOCIATED OPERATIONS INCLUDE, BUT ARE NOT LIMITED TO SURFACE PREPARATION, EQUIPMENT CLEAN-UP AND THE APPLICATION OF ANY OTHER MATERIAL TO PARTS THAT ARE PREVIOUSLY OR SUBSEQUENTLY PROCESSED IN THE PERMITTED EQUIPMENT
- 7 THE OPERATOR SHALL COMPLY WITH RULE 109 (RECORDKEEPING FOR VOLATILE ORGANIC COMPOUND EMISSIONS)

**FILE COPY**



**PERMIT TO OPERATE**

- 8 WITHIN 14 CALENDAR DAYS AFTER THE END OF EACH MONTH, THE OPERATOR SHALL TOTAL AND RECORD VOC EMISSIONS FOR THE MONTH FOR ALL EQUIPMENT COVERED BY THE MONTHLY LIMIT THE RECORDS SHALL INCLUDE ANY PROCEDURES USED TO ACCOUNT FOR CONTROL DEVICE EFFICIENCIES AND/OR WASTE DISPOSAL IT SHALL BE SIGNED AND CERTIFIED FOR ACCURACY BY THE HIGHEST RANKING INDIVIDUAL RESPONSIBLE FOR COMPLIANCE WITH DISTRICT RULES
- 9 IN ADDITION TO THE RECORD KEEPING REQUIREMENTS OF RULE 109, THE OPERATOR SHALL KEEP ADEQUATE RECORDS FOR THIS EQUIPMENT AND FACILITY TO VERIFY THE CALENDAR MONTHLY VOC EMISSIONS IN POUNDS AND THE VOC CONTENT OF EACH MATERIAL AS APPLIED (INCLUDING WATER AND EXEMPT COMPOUNDS) THESE RECORDS SHALL BE PREPARED IN A FORMAT WHICH IS ACCEPTABLE TO THE DISTRICT
- 10 THE OPERATOR SHALL MAINTAIN A SINGLE LIST WHICH INCLUDES ONLY THE NAME AND ADDRESS OF EACH PERSON FROM WHOM THE FACILITY ACQUIRED VOC-CONTAINING MATERIAL REGULATED BY THE DISTRICT THAT WAS USED OR STORED AT THE FACILITY DURING THE PRECEDING 12 MONTHS
- 11 THE OPERATOR SHALL RETAIN ALL PURCHASE INVOICES FOR ALL VOC-CONTAINING MATERIAL USED OR STORED AT THE FACILITY, AND ALL WASTE MANIFESTS FOR ALL WASTE VOC-CONTAINING MATERIAL REMOVED FROM THE FACILITY FOR 24 MONTHS
- 12 ALL RECORDS REQUIRED BY THIS PERMIT SHALL BE RETAINED AT THE FACILITY FOR 24 MONTHS, AND SHALL BE MADE AVAILABLE TO ANY DISTRICT REPRESENTATIVE UPON REQUEST
- 13 MATERIAL SAFETY DATA SHEETS FOR ALL MATERIALS USED AT THIS FACILITY AND SUBJECT TO DISTRICT RULES SHALL BE KEPT CURRENT AND MADE AVAILABLE TO DISTRICT PERSONNEL UPON REQUEST
- 14 MATERIAL USED BY THIS EQUIPMENT SHALL NOT CONTAIN ANY CARCINOGENIC AIR CONTAMINANTS IDENTIFIED IN RULE 1401, TABLE I, WITH AN EFFECTIVE DATE OF MARCH 7, 2008 OR EARLIER

**FILE COPY**



SOUTH COAST AIR QUALITY MANAGEMENT DISTRICT  
21865 Cerritos Drive, Diamond Bar, CA 91765

Page 3  
Permit No  
G6237  
A/N 498077

## PERMIT TO OPERATE

### NOTICE

IN ACCORDANCE WITH RULE 206, THIS PERMIT TO OPERATE OR COPY SHALL BE POSTED ON OR WITHIN 8 METERS OF THE EQUIPMENT

THIS PERMIT DOES NOT AUTHORIZE THE EMISSION OF AIR CONTAMINANTS IN EXCESS OF THOSE ALLOWED BY DIVISION 26 OF THE HEALTH AND SAFETY CODE OF THE STATE OF CALIFORNIA OR THE RULES OF THE AIR QUALITY MANAGEMENT DISTRICT THIS PERMIT CANNOT BE CONSIDERED AS PERMISSION TO VIOLATE EXISTING LAWS, ORDINANCES, REGULATIONS OR STATUTES OF OTHER GOVERNMENT AGENCIES

EXECUTIVE OFFICER

A handwritten signature in black ink that reads "Dorris M Bailey".

By Dorris M Bailey/AD03

1/1/2010

FILE COPY



South Coast Air Quality Management District

Form 400-A

Application For Permit To Construct and Permit To Operate

Mail Application To: P.O. Box 4944 Diamond Bar, CA 91765

Tel: (909) 396-3385 www.aqmd.gov

Platinum Auto Body A.D.

Section A: Operator Information

1. Business Name of Operator To Appear On The Permit: CUDAHY COLLISION CENTER  
2. Valid AQMD Facility ID (Available on Permit or Invoice issued by AQMD): 147651 159524  
3. Owner's Business Name (only if different from Business Name of Operator):

Section B: Equipment Location

4. Equipment Location Address:  
For equipment operated at various locations in AQMD's jurisdiction, provide address of initial site  
8135 Atlantic Ave  
Street Address  
CUDAHY CA 90201  
City State Zip Code  
County:  Los Angeles  Orange  San Bernardino  Riverside  
Contact Name: Bo Sandoval & Ruben Ramirez  
Contact Title: Co-owner Phone: (323) 563-9235  
Fax: (323) 563-7524 E-Mail:

Section C: Permit Mailing Address

5. Permit and Correspondence Information:  
 Check here if same as equipment location address  
Same  
Street Address  
City State Zip Code  
Contact Name: Contact Title: Phone: Fax: E-Mail:

Section D: Application Type The facility is in  RECLAIM  Title V  RECLAIM & Title V Program (please check if applicable)

6. Reason for Submitting Application (Select only ONE):  
 New Construction (Permit to Construct) 10  
 Equipment Operating Without A Permit or Expired Permit\*  
 Administrative Change  
 Equipment On-Site But Not Constructed or Operational  
 Title V Application (Initial, Revisions, Modifications, etc.)  
 Compliance Plan  
 Facility Permit Amendment  
 Registration/Certification  
 Streamlined Standard Permit  
 Permitted Equipment Altered/ Modified Without Permit Approval\*  
 Proposed Alteration/Modification to Permitted Equipment  
 Change of Condition For Permit To Operate  
 Change of Condition For Permit To Construct  
 Change of Location—Moving to New Site  
Existing Or Previous Permit/Application Number:  
(If you checked any of the items in this column, you MUST provide a existing Permit/ Application Number)

7. Estimated Start Date of Operation/Construction (MM/DD/YYYY):  
Upon Receiving P/C  
8. Description of Equipment:  
Spray Booth  
9. Is this equipment portable AND will it be operated at different locations within AQMD's jurisdiction?  No  Yes  
10. For identical equipment, how many additional applications are being submitted with this application? (Form 400-A required for each)  
11. Are you a Small Business as per AQMD's Rule 102 definition? (10 employees or less and total gross receipts are \$500,000 or less, or a not-for-profit training center?)  No  Yes  
12. Has a Notice of Violation (NOV) or a Notice To Comply (NC) been issued for this equipment?  
 No  Yes If yes, provide NOV/NC #:

Section E: Facility Business Information

13. What type of business is being conducted at this equipment location?  
Auto Body  
14. What is your businesses primary NAICS Code (North American Industrial Classification System)?  
Auto Bodyshop  
15. Are there other facilities in the SCAQMD jurisdiction operated by the same operator? West Coast Auto Body  No  Yes  
16. Are there any schools (K-12) within a 1000-ft. radius of the equipment physical location?  No  Yes

Section F: Authorization/Signature I hereby certify that all information contained herein and information submitted with this application is true and correct.

17. Signature of Responsible Official: [Signature]  
18. Title: Co-owner  
19. Print Name: Bosgar Sandoval  
20. Date: 04-16-09  
Check List:  
 Form(s) signed and dated by authorized official  
 Supplemental Equipment Form (400-E-XX or 400-E-GEN)  
 CEQA Form (400-CEQA) attached  
 Payment for permit processing fee attached  
Your application will be rejected if any of the above items are missing.

AQMD USE ONLY	APPLICATION/TRACKING # <u>498077</u>	TYPE B C D	EQUIPMENT CATEGORY CODE:	FEE SCHEDULE: <u>10</u>	VALIDATION: <u>04/21/09</u>
ENG. A R DATE	ENG. A R DATE	CLASS I III IV	ASSIGNMENT Unit <u>B7</u> Engineer	CHECK/MONEY ORDER # <u>1930</u>	AMOUNT <u>102576</u> Tracking #

CT 90526

Ph: (323) 777-6498

S.C. J. Q. M. D.  
ENGINEERING

'09 APR 21 A10:10

REVENUE RECEIVING

9. APR 17 A11:27



This form must be accompanied by a completed Application for a Permit to Construct/Operate -Form 400A, Form CEQA, Plot Plan and Stack Form

Permit to be issued to (Business name of operator to appear on permit):  
**CUDAHY COLLISION CENTER**

Address where the equipment will be operated (for equipment which will be moved to various location in AQMD's jurisdiction, please list the initial location site):  
**8135 ATLANTIC BLVD., CUDAHY 90201**  Fixed Location  Various Locations

**SECTION A: EQUIPMENT INFORMATION**

Equipment Type	<input type="radio"/> Open Spray <input checked="" type="radio"/> Spray Booth				
Spray Booth	Type: <input type="radio"/> Automotive <input type="radio"/> Bench Type <input checked="" type="radio"/> Floor Type				
	Width: <b>14</b> ft. <b>4</b> in.	Length: <b>26</b> ft. <b>2</b> in.	Height: <b>14</b> ft. <b>4</b> in.		
	Manufacturer: <b>J &amp; M SPRAY BOOTH</b>			Model No.: <b>CF 26914</b>	
Exhaust Fan	Number: <b>1</b>	Rating: <b>2</b> H.P.	Fan Diameter: <b>30</b> in.		
Exhaust Control	Manometer or Draft Gauge Installed? <input checked="" type="radio"/> Yes <input type="radio"/> No				
Filters	Type of Material	No. of Filters	Width/Dia.	Length	Thickness
		<b>16</b>	<b>20"</b>	<b>20"</b>	<b>1 1/2"</b>

**SECTION B: OPERATION INFORMATION**

Articles Sprayed	<input type="checkbox"/> Aerospace <input type="checkbox"/> Metal <input type="checkbox"/> Motor Vehicle Group II <input type="checkbox"/> Plastic <input type="checkbox"/> Wood <input type="checkbox"/> Architectural <input checked="" type="checkbox"/> Motor Vehicle Group I <input type="checkbox"/> Other (specify)				
Article Size (open spray)	Width: ft. in.	Length: ft. in.	Height: ft. in.		
Method of Application	<input type="radio"/> Air Atomization <input type="radio"/> Electrostatic <input type="radio"/> Pressure Atomization (Airless) <input checked="" type="radio"/> HVLP (High Volume Low Pressure) <input type="radio"/> Combined Air and Airless <input type="radio"/> Other (specify)				
Gun Cleaning Method	<input checked="" type="radio"/> Enclosed Gun Cleaning System <input checked="" type="radio"/> Manual Wipe <input type="radio"/> Open Flush <input type="radio"/> Other (specify)				
Drying method	<input checked="" type="radio"/> Air Dried	Oven Heating Method:	Oven Rating:		
	<input type="radio"/> Oven Dried or Baked	<input type="radio"/> Built-in to Spray Booth	<input type="radio"/> Electric	kW	
		<input type="radio"/> Separate Enclosure*	<input type="radio"/> Gas-Fired	BTU/hr	
*A separate permit is required if dryer or oven is external; if already permitted, provide:					
Permit No.			or Device No.		

Identify All Materials Applied	Type of Materials	VOC	Vapor Pressure	Ave. Amt. Used	Max. Amt. Used		
		lb/gal	MmHg @ 20 °C	Gal/day	Gal/day		
	Enamel	See MSDS			*		
	Topcoat	See MSDS			*		
	Primer	See MSDS			*		
	Sealer						
	Stain						
	Added Thinner						
	Clean-up Solvent	See MSDS	Acetone		*		
	Surface Prep. Solution						
	Resin, Gelcoat, or Lacquer						
	Varnish or Adhesive						
Operating Schedule	Normal:	8	hours/day	6	days/week	50	weeks/yr
	Maximum:	8	hours/day	6	days/week	50	weeks/yr

Material Safety Data Sheets (MSDS) for all coatings and solvents must be included. MSDS must include percentages of all components of coating(s) and VOC content.

**SECTION C: APPLICANT CERTIFICATION STATEMENT**  
 I hereby certify that all information contained herein and information submitted with this application is true and correct.

SIGNATURE OF PREPARER: <i>Same</i>	TITLE OF PREPARER: <i>OWNER</i>	PREPARER'S TELEPHONE NUMBER:  
CONTACT PERSON FOR INFORMATION ON THIS EQUIPMENT: <i>Bo Sandoval</i>		PREPARER'S E-MAIL ADDRESS:  
E-MAIL ADDRESS:  	CONTACT PERSON'S TELEPHONE NUMBER: <i>(213) 563-7504</i>	DATE SIGNED: <i>04-16-09</i>
CONTACT PERSON'S FAX NUMBER:  		

\* We are moving our business from South Gate to Cudahy with I.D. # 147661 and previous permits # F82450 with its conditions of using 300 lbs of Voc/month!!

This a new construction we understand the legal problem for having some emissions, please have the max. limit at this time and hopefully we will get more emissions later.

**CONFIDENTIAL INFORMATION**  
 Under the California Public Records Act, all information in your permit application will be considered a matter of public record and may be disclosed to a third party. If you wish to keep certain items as confidential, please complete the following steps:  
 (a) Make a copy of any page containing confidential information blanked out. Label this page "public copy."  
 (b) Label the original page "confidential." Circle all confidential items on the page.  
 (c) Prepare a written justification for the confidentiality of each confidential item. Append this to the confidential copy.

\* called applicant, confirmed max. daily 15 lbs/month  
 05/08/09 A.D.



South Coast Air Quality  
Management District  
21865 Copley Drive  
Diamond Bar, CA 91765  
(909) 396- 2000

## CALIFORNIA ENVIRONMENTAL QUALITY ACT (CEQA) APPLICABILITY FORM 400 - CEQA

The SCAQMD is required by state law, the California Environmental Quality Act (CEQA), to review discretionary permit project applications for potential air quality and other environmental impacts. This form is a screening tool to assist the SCAQMD in clarifying whether or not the project<sup>1</sup> has the potential to generate significant adverse environmental impacts that might require preparation of a CEQA document [CEQA Guidelines §15060(a)]<sup>2</sup>. Refer to the attached instructions for guidance in completing this form<sup>3</sup>. For each Form 400-A application, also complete and submit one Form 400-CEQA. If submitting multiple Form 400-A applications for the same project at the same time, only one 400-CEQA form is necessary for the entire project. If you need assistance completing this form, contact Permit Services at (909) 396-3385 (or 2668).

FACILITY INFORMATION	
Facility Name: <u>CUDAHY COLLISION CENTER</u>	Facility ID (6-Digit) <u>147661</u>
Project Description: <u>Auto Body, will use the same quantity of VOC, 300 lbs/month under the previous permit # F82450.</u>	

REVIEW FOR EXEMPTION FROM FURTHER CEQA ACTION			
Check "Yes" or "No" as applicable			
	Yes	No	Is this application for:
A.	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<b>A CEQA and/or NEPA document previously or currently prepared that specifically evaluates this project?</b> If yes, a permit cannot be issued until a Final CEQA document and Notice of Determination is submitted
B.	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<b>A request for a change of permittee only (without equipment modifications)?</b>
C.	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<b>A functionally identical permit unit replacement with no increase in rating or emissions?</b>
D.	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<b>A change of daily VOC permit limit to a monthly VOC permit limit?</b>
E.	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<b>Equipment damaged as a result of a disaster during state of emergency?</b>
F.	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<b>A Title V (i.e., Regulation XXX) permit renewal (without equipment modifications)?</b>
G.	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<b>A Title V administrative permit revision?</b>
H.	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<b>The conversion of an existing permit into an initial Title V permit?</b>
If "Yes" is checked for any question above, your application does not require additional evaluation for CEQA applicability. Skip to page 2, "SIGNATURES" and sign and date this form.			

REVIEW OF IMPACTS WHICH MAY TRIGGER CEQA			
Complete Sections I-VI by checking "Yes" or "No" as applicable. To avoid delays in processing your application(s), explain all "Yes" responses on a separate sheet and attach it to this form.			
	Yes	No	Section I - General
1.	<input type="checkbox"/>	<input type="checkbox"/>	<b>Has this project generated any known public controversy regarding potential adverse impacts that may be generated by the project?</b> Controversy may be construed as concerns raised by local groups at public meetings, adverse media attention such as negative articles in newspapers or other periodical publications, local news programs, environmental justice issues, etc.
2.	<input type="checkbox"/>	<input type="checkbox"/>	<b>Is this project part of a larger project?</b>
<b>Section II - Air Quality</b>			
3.	<input type="checkbox"/>	<input type="checkbox"/>	<b>Will there be any demolition, excavating, and/or grading construction activities that encompass an area exceeding 20,000 square feet?</b>
4.	<input type="checkbox"/>	<input type="checkbox"/>	<b>Does this project include the open outdoor storage of dry bulk solid materials that could generate dust?</b> If Yes, include a plot plan with the application package.

<sup>1</sup> A "project" means the whole of an action which has a potential for resulting in physical change to the environment, including construction activities, clearing or grading of land, improvements to existing structures, and activities or equipment involving the issuance of a permit. For example, a project might include installation of a new, or modification of an existing internal combustion engine, dry-cleaning facility, boiler, gas turbine, spray coating booth, solvent cleaning tank, etc.

<sup>2</sup> To download the CEQA guidelines, visit [http://ceres.ca.gov/env\\_law/state.html](http://ceres.ca.gov/env_law/state.html)

<sup>3</sup> To download this form and the instructions, visit <http://www.scaqmd.gov/ceqa> or <http://www.scaqmd.gov/permit>

		Yes	No	
5.	<input type="checkbox"/>	<input type="checkbox"/>		<b>Would this project result in noticeable off-site odors from activities that may not be subject to SCAQMD permit requirements?</b> For example, compost materials or other types of greenwaste (i.e., lawn clippings, tree trimmings, etc.) have the potential to generate odor complaints subject to Rule 402 - Nuisance
6.	<input type="checkbox"/>	<input type="checkbox"/>		<b>Does this project cause an increase of emissions from marine vessels, trains and/or airplanes?</b>
7.	<input type="checkbox"/>	<input type="checkbox"/>		<b>Will the proposed project increase the QUANTITY of hazardous materials stored aboveground onsite or transported by mobile vehicle to or from the site by greater than or equal to the amounts associated with each compound on the attached Table 1?*</b>
<b>Section III - Water Resources</b>				
8.	<input type="checkbox"/>	<input type="checkbox"/>		<b>Will the project increase demand for water at the facility by more than 5,000,000 gallons per day?</b> The following examples identify some, but not all, types of projects that may result in a "yes" answer to this question: 1) projects that generate steam, 2) projects that use water as part of the air pollution control equipment, 3) projects that require water as part of the production process, 4) projects that require new or expansion of existing sewage treatment facilities, 5) projects where water demand exceeds the capacity of the local water purveyor to supply sufficient water for the project, and 6) projects that require new or expansion of existing water supply facilities
9.	<input type="checkbox"/>	<input type="checkbox"/>		<b>Will the project require construction of new water conveyance infrastructure?</b> Examples of such projects are when water demands exceed the capacity of the local water purveyor to supply sufficient water for the project, or require new or modified sewage treatment facilities such that the project requires new water lines, sewage lines, sewage hook-ups, etc.
<b>Section IV - Transportation / Circulation</b>				
10.				<b>Will the project result in (Check all that apply):</b>
	<input type="checkbox"/>	<input type="checkbox"/>		<b>a. the need for more than 350 new employees?</b>
	<input type="checkbox"/>	<input type="checkbox"/>		<b>b. an increase in heavy-duty transport truck traffic to and/or from the facility by more than 350 truck round-trips per day?</b>
	<input type="checkbox"/>	<input type="checkbox"/>		<b>c. increase customer traffic by more than 700 visits per day?</b>
<b>Section V - Noise</b>				
11.	<input type="checkbox"/>	<input type="checkbox"/>		<b>Will the project include equipment that will generate noise GREATER THAN 90 decibels (dB) at the property line?</b>
<b>Section VI - Public Services</b>				
12.				<b>Will the project create a permanent need for new or additional public services in any of the following areas (Check all that apply).</b>
	<input type="checkbox"/>	<input type="checkbox"/>		<b>a. Solid waste disposal?</b> Check "No" if the projected potential amount of wastes generated by the project is less than five tons per day
	<input type="checkbox"/>	<input type="checkbox"/>		<b>b. Hazardous waste disposal?</b> Check "No" if the projected potential amount of hazardous wastes generated by the project is less than 42 cubic yards per day (or equivalent in pounds)
<b>**REMINDER For each "yes" checked in the sections above attach all pertinent information including but not limited to estimated quantities, volumes, weights, etc **</b>				

<b>SIGNATURES</b>			
<b>I HEREBY CERTIFY THAT ALL INFORMATION CONTAINED HEREIN AND INFORMATION SUBMITTED WITH THIS APPLICATION IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE. I UNDERSTAND THAT THIS FORM IS A SCREENING TOOL AND THAT THE SCAQMD RESERVES THE RIGHT TO CONSIDER OTHER PERTINENT INFORMATION IN DETERMINING CEQA APPLICABILITY.</b>			
SIGNATURE OF RESPONSIBLE OFFICIAL OF FIRM: <i>Bogart Sandoval</i>		TITLE OF RESPONSIBLE OFFICIAL OF FIRM: <i>CO-OWNER</i>	
TYPE OR PRINT NAME OF RESPONSIBLE OFFICIAL OF FIRM:	RESPONSIBLE OFFICIAL'S TELEPHONE NUMBER:	DATE Signed:	
SIGNATURE OF PREPARER, IF PREPARED BY PERSON OTHER THAN RESPONSIBLE OFFICIAL OF FIRM:		TITLE OF PREPARER:	
TYPE OR PRINT NAME OF PREPARER:	PREPARER'S TELEPHONE NUMBER:	DATE Signed:	

**THIS CONCLUDES FORM 400-CEQA. INCLUDE THIS FORM AND THE ATTACHMENTS WITH FORM 400-A.**

\* Table 1 - Regulated Substances List and Threshold Quantities for Accidental Release Prevention can be found in the Instructions for Form 400-CEQA.

SCAG ( ) PERMIT PROCESSING SYSTEM (PPS)

**FEE DATA - SUMMARY SHEET**

Application No 498077

IRS/SS No

Previous Application No

Previous Permit No

Company Name **PLATINUM AUTO BODY** Facility ID **159524**  
 Equipment Street **8135 ATLANTICAVE , CUDAHY CA 90201**  
 Equipment Desc **SPRAY BOOTH, AUTOMOTIVE**

Equipment Type **CONTROL** Fee Charged by **C-CAT**  
 B-CAT NO **000000** C-CAT NO **65** Fee Schedule **B**  
 Facility Zone **05** Deemed Compl Date **5/12/2009** Public Notice **NO**

Evaluation Type **PERMIT TO OPERATE (PO NO PC)** Small Business   
 Disposition **Approve PO, Recommended by Engineer** Higher Fees for Failing to Obtain a Permit   
 Lead Appl No Identical Permit Unit

Air quality Analysis		\$0 00	Filing Fee Paid	\$0 00
E I R		\$0 00	Permit Processing Fee Paid	\$1,025 76
Health Risk Assessment		\$0 00	Permit Processing Fee Calculated*	\$1,538 64
Significant Project		\$0 00	Permit Processing Fee Adjustment.	\$512 88
Expedited Processing	Hours	0 00		
Source Test Review	Hours	0 00		
Time & Material	Hours	0 00		
			Total Additional Fee	\$0 00
			Additional Charge	\$512 88

COMMENTS THE EQUIPMENT WAS INSTALLED ACCORDING TO INSPECTOR FIELD EVALUATION ON 06/29/09

RECOMMENDED BY **AZAR DABIRI**

DATE **12/12/2009**

REVIEWED BY VHN

DATE 12/12/09

ADJUSTED FOR SMALL BUSINESS IDENTICAL EQUIPMENT AND P/O NO P/C PENALTY

SCAQMD PERMIT PROCESSING SYSTEM (PPS)

**AEIS DATA SHEET**

Company Name PLATINUM AUTO BODY  
 Equipment Address 8135 ATLANTIC AVE  
 CUDAHY CA 90201

Facility ID 159524

Application Number 498077  
 Estimated Completion Date 12/12/09  
 Equipment Type Control  
 Equipment Description SPRAY BOOTH AUTOMOTIVE

Equipment B-Cat  
 Equipment C-Cat 65

Emittants	Emissions	
	R1 LB/HR	R2 LB/HR
ROG	3 75	3 75
TOG	3 75	3 75

**Applicable Rules**

1151	12/02/2005	MOTOR VEHICLE AND MOBILE EQUIPMENT NON-ASSEMBLY LINE COATING O
1171	02/01/2008	Solvent Cleaning Operations
1401	03/07/2008	New Source Review of Toxic Air Contaminants
401	11/09/2001	Visible Emissions
402	05/07/1976	Nuisance

	Mon	Tue	Wed	Thu	Fri	Sat	Sun
Daily Start Times	08 00	08 00	08 00	08 00	08 00	00 00	00 00
Daily Stop Times	13 00	13 00	13 00	13 00	13 00	00 00	00 00

User's Initials AD03 Date 12/12/09 Supervisor's Name VFN Review Date 12/12/09

PREVIEW TRANSACTIONS FROM WORKSPACE  
Fac 159524 Appl 498077 Dev 0 Type 10 Disp 31

	A	B	C	D	E	F	G
1	498077	0	159524	ROG	INSTALL	22	Current emission from FacID#159524 Appl#498077 Dev#0
2	498077	0	159524	ROG	EXMTTHRES	-22	Emissions Exempt from threshold
3	498077	0	159524	TOG	INSTALL	22	Current emission from FacID#159524 Appl#498077 Dev#0
4	498077	0	159524	TOG	EXMTEMIT	-22	Exemption Increase into EXMTEMIT Acct Based on 30 day Average

## NSR DATA SUMMARY SHEET

Application No 498077  
Application Type Permit to Construct  
Application Status PENDAPPRV  
Previous Apps,Dev,Permit # NONE

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Company Name PLATINUM AUTO BODY  
Company ID 159524  
Address 8135 ATLANTIC AVE,CUDAHY, CA 90201-5803  
RECLAIM NO  
RECLAIM Zone 01  
Air Basin SC  
Zone 05  
Title V NO

---

Device ID 0 - SPRAY-BOOTH  
Estimated Completion Date 06-15-2009  
Heat Input Capacity 0 Million BTU/hr  
Priority Reserve NONE - No Priority Access Requested  
Recommended Disposition 31 - PERMIT TO OPERATE GRANTED  
PR Expiration  
School Within 1000 Feet NO  
Operating Weeks Per Year 50  
Operating Days Per Week 5  
Monday Operating Hours 08 00 to 13 00  
Tuesday Operating Hours 08 00 to 13 00  
Wednesday Operating Hours 08 00 to 13 00  
Thursday Operating Hours 08 00 to 13 00  
Friday Operating Hours 08 00 to 13 00  
Saturday Operating Hours 00 00 to 00 00  
Sunday Operating Hours 00 00 to 00 00

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Emittant                    ROG  
 BACT  
 Cost Effectiveness        NO  
 Source Type                MINOR  
 Emis Increase             22  
 Modeling                    N/A  
 Public Notice              N/A  
**CONTROLLED EMISSION**  
   Max Hourly              3 75 lbs/hr  
   Max Daily                18 75 lbs/day  
**UNCONTROLLED EMISSION**  
   Max Hourly              3 75 lbs/hr  
   Max Daily                18 75 lbs/day  
**CURRENT EMISSION**  
   BACT 30 days Avg       22 lbs/day  
   Annual Emission        4687 5 lbs/yr  
 District Exemption        None

Emittant                    TOG  
 PACT  
 Effectiveness              NO  
 Source Type                MINOR  
 Emis Increase             22  
 Modeling                    N/A  
 Public Notice              N/A  
**CONTROLLED EMISSION**  
   Max Hourly              3 75 lbs/hr  
   Max Daily                18 75 lbs/day  
**UNCONTROLLED EMISSION**  
   Max Hourly              3 75 lbs/hr  
   Max Daily                18 75 lbs/day  
**CURRENT EMISSION**  
   BACT 30 days Avg       22 lbs/day  
   Annual Emission        4687 5 lbs/yr  
 District Exemption        None

SUPERVISOR'S APPROVAL   JHN   SUPERVISOR'S REVIEW DATE   12/12/09  

Processed By adabin 12/12/2009 10 22 23 AM

## Permit Moratorium Application

**Enter Application Number :**

498077

**Successfully updated records for application number: 498077**

**Update Application**

## PERMIT TO OPERATE

This initial permit must be renewed ANNUALLY unless the equipment is moved, or changes ownership  
If the billing for the annual renewal fee (Rule 301 f) is not received by the expiration date, contact the District

Legal Owner  
or Operator

PLATINUM AUTO BODY  
8135 ATLANTIC AVE  
CUDAHY, CA 90201-5803

ID 159524

Equipment Location 8135 ATLANTIC AVE, CUDAHY, CA 90201-5803

### Equipment Description

SPRAY BOOTH, J&M, MODEL NO CF2691 A, AUTOMOTIVE TYPE, 14'-4" W X 26'-2" L X 14'-4" H,  
WITH SIXTEEN 20" X 20" EXHAUST FILTERS, AND ONE 2-H P EXHAUST FAN

### Conditions

- 1 OPERATION OF THIS EQUIPMENT SHALL BE CONDUCTED IN ACCORDANCE WITH ALL DATA AND SPECIFICATIONS SUBMITTED WITH THE APPLICATION UNDER WHICH THIS PERMIT IS ISSUED UNLESS OTHERWISE NOTED BELOW
- 2 THIS EQUIPMENT SHALL BE PROPERLY MAINTAINED AND KEPT IN GOOD OPERATING CONDITION AT ALL TIMES
- 3 A GAUGE SHALL BE INSTALLED AND MAINTAINED TO INDICATE, IN INCHES OF WATER, THE STATIC PRESSURE DIFFERENTIAL ACROSS THE EXHAUST FILTERS IN OPERATION, THE PRESSURE DIFFERENTIAL SHALL NOT EXCEED 0 25 INCH OF WATER
- 4 THIS SPRAY BOOTH SHALL NOT BE OPERATED UNLESS ALL EXHAUST AIR PASSES THROUGH FILTER MEDIA AT LEAST 2 INCHES THICK
- 5 THIS EQUIPMENT SHALL BE OPERATED IN COMPLIANCE WITH RULES 1151 AND 1171
- 6 THE TOTAL QUANTITY OF VOLATILE ORGANIC COMPOUND (VOC) EMISSIONS FROM THE USE OF COATINGS AND SOLVENTS FROM ALL PERMITTED EQUIPMENT AND ASSOCIATED OPERATIONS AT THIS FACILITY SHALL BE LESS THAN 667 POUNDS IN ANY ONE CALENDAR MONTH ASSOCIATED OPERATIONS INCLUDE, BUT ARE NOT LIMITED TO SURFACE PREPARATION, EQUIPMENT CLEAN-UP, AND THE APPLICATION OF ANY OTHER MATERIAL TO PARTS THAT ARE PREVIOUSLY OR SUBSEQUENTLY PROCESSED IN THE PERMITTED EQUIPMENT
- 7 THE OPERATOR SHALL COMPLY WITH RULE 109 (RECORDKEEPING FOR VOLATILE ORGANIC COMPOUND EMISSIONS)

**SAMPLE**

## PERMIT TO OPERATE

- 8      **WITHIN 14 CALENDAR DAYS AFTER THE END OF EACH MONTH, THE OPERATOR SHALL TOTAL AND RECORD VOC EMISSIONS FOR THE MONTH FOR ALL EQUIPMENT COVERED BY THE MONTHLY LIMIT THE RECORDS SHALL INCLUDE ANY PROCEDURES USED TO ACCOUNT FOR CONTROL DEVICE EFFICIENCIES AND/OR WASTE DISPOSAL IT SHALL BE SIGNED AND CERTIFIED FOR ACCURACY BY THE HIGHEST RANKING INDIVIDUAL RESPONSIBLE FOR COMPLIANCE WITH DISTRICT RULES**
  
- 9      **IN ADDITION TO THE RECORD KEEPING REQUIREMENTS OF RULE 109, THE OPERATOR SHALL KEEP ADEQUATE RECORDS FOR THIS EQUIPMENT AND FACILITY TO VERIFY THE CALENDAR MONTHLY VOC EMISSIONS IN POUNDS AND THE VOC CONTENT OF EACH MATERIAL AS APPLIED (INCLUDING WATER AND EXEMPT COMPOUNDS) THESE RECORDS SHALL BE PREPARED IN A FORMAT WHICH IS ACCEPTABLE TO THE DISTRICT**
  
- 10     **THE OPERATOR SHALL MAINTAIN A SINGLE LIST WHICH INCLUDES ONLY THE NAME AND ADDRESS OF EACH PERSON FROM WHOM THE FACILITY ACQUIRED VOC-CONTAINING MATERIAL REGULATED BY THE DISTRICT THAT WAS USED OR STORED AT THE FACILITY DURING THE PRECEDING 12 MONTHS**
  
- 11     **THE OPERATOR SHALL RETAIN ALL PURCHASE INVOICES FOR ALL VOC-CONTAINING MATERIAL USED OR STORED AT THE FACILITY, AND ALL WASTE MANIFESTS FOR ALL WASTE VOC-CONTAINING MATERIAL REMOVED FROM THE FACILITY FOR 24 MONTHS**
  
- 12     **ALL RECORDS REQUIRED BY THIS PERMIT SHALL BE RETAINED AT THE FACILITY FOR 24 MONTHS, AND SHALL BE MADE AVAILABLE TO ANY DISTRICT REPRESENTATIVE UPON REQUEST**
  
- 13     **MATERIAL SAFETY DATA SHEETS FOR ALL MATERIALS USED AT THIS FACILITY AND SUBJECT TO DISTRICT RULES SHALL BE KEPT CURRENT AND MADE AVAILABLE TO DISTRICT PERSONNEL UPON REQUEST**
  
- 14     **MATERIAL USED BY THIS EQUIPMENT SHALL NOT CONTAIN ANY CARCINOGENIC AIR CONTAMINANTS IDENTIFIED IN RULE 1401, TABLE I, WITH AN EFFECTIVE DATE OF MARCH 7, 2008 OR EARLIER**

**SAMPLE**

## PERMIT TO OPERATE

### NOTICE

IN ACCORDANCE WITH RULE 206, THIS PERMIT TO OPERATE OR COPY SHALL BE POSTED ON OR WITHIN 8 METERS OF THE EQUIPMENT

THIS PERMIT DOES NOT AUTHORIZE THE EMISSION OF AIR CONTAMINANTS IN EXCESS OF THOSE ALLOWED BY DIVISION 26 OF THE HEALTH AND SAFETY CODE OF THE STATE OF CALIFORNIA OR THE RULES OF THE AIR QUALITY MANAGEMENT DISTRICT THIS PERMIT CANNOT BE CONSIDERED AS PERMISSION TO VIOLATE EXISTING LAWS, ORDINANCES, REGULATIONS OR STATUTES OF OTHER GOVERNMENT AGENCIES

EXECUTIVE OFFICER

By Dorris M Bailey/AD03

SAMPLE

<b>SOUTH COAST AIR QUALITY MANAGEMENT DISTRICT</b>	<b>Page</b>	<b>1</b>
<b>STATIONARY SOURCE AND COMPLIANCE DIVISION</b>	<b>Application No</b>	<b>498077</b>
<b>APPLICATION PROCESSING AND CALCULATION</b>	<b>Processed by</b>	<b>AED</b>
	<b>Checked by</b>	
	<b>Date</b>	<b>Dec 12, 2009</b>

**PO EVALUATION  
AUTOMOTIVE SPRAY BOOTH**

**APPLICANT'S NAME:** PLATINUM AUTO BODY

**COMPANY ID.** 159524

**MAILING ADDRESS:** 8135 ATLANTIC AVE , CUDAHY, CA 90201

**EQUIPMENT ADDRESS** SAME AS ABOVE

**EQUIPMENT DESCRIPTION.**

**Application No 498077**

SPRAY BOOTH, J&M, MODEL NO CF2691 A, AUTOMOTIVE, 14'-4" W X 26'-2" L X 14'-4" H , WITH SIXTEEN 20" X 20" EXHAUST FILTERS, AND ONE 2-H P EXHAUST FAN

**BACKGROUND:**

Platinum Autobody repairs and refinishes automobiles and their components The above application was received on 04/21/09 for new construction The company qualifies as a small business under Rule 102, and will receive a 50% discount on processing fees During a field investigation on 05/29/09, it was confirmed by the inspector that equipment has already installed NOV # P50847 was issued on 05/29/09 per Rule 201 for installation of the spray booth without a Permit to Construct, the facility will be charged for 50% penalty The company before operated in another location under West Cost Autobody of South Gate (ID# 147661) with P/O#F82450 (A/N 455586)

There has been no equipment located at this address At the request of the applicant, the maximum facility-wide VOC emission rate will be 667 lbs/month The District has no records of complaints on the company, and no records of notices

**PROCESS DESCRIPTION.**

Automobiles and their components are coated inside the spray booth The company will be using Sherwin-Williams coatings to coat the vehicles Applicant will only use compliant materials The coatings will be applied with a HVLP spray gun and will be air dried Paint overspray during the coating process is collected through the filtered exhaust system The application equipment will be cleaned in an enclosed system with compliant solvent

**OPERATING HOURS**

**Average** 5 hrs/day, 5 days/week, 50 weeks/year  
**Maximum** 8 hrs/day, 5 days/week, 50 weeks/year

**EMISSIONS**

A facility emission cap of 667 lb-VOC/month will be placed on the permit

**ROG**

Estimated average usage is ¼ primer, ¼ basecoat, and ¼ clearcoat

**Average** 2.5 lb-ROG/day (0.50 lb/hr, 625 lb/yr)  
**Maximum** 30 lb-ROG/day (3.75 lb/hr, 7500 lb/yr)

**ROG=TOG**

**PM**

PM10 emissions from the coatings will remain negligible with the filters installed correctly (65% transfer eff, 90% filter eff)

**TOXIC EVALUATION**

The company will also be using coatings containing compounds with acute and chronic risk. Coatings from different manufacturers used in the automotive refinishing industry contain compounds with HI risk (isopropyl alcohol, ethylene glycol monobutyl ether, methanol, methyl ethyl ketone, toluene, and xylene). Based on previous analysis, the coatings comply with HI risk even at worst case scenario (emissions of 22 lb-VOC/day) and the risk levels are sometimes four times less than the allowed limit. Since HI risk is sometimes four times less than the allowed limit, specific condition limiting the toxic compound concentration is not necessary. ~~The facility cap of 15 lb-VOC/month, equivalent to 0.5 lb-VOC/day, which is well below 22 lb-VOC/day will become the limiting factor.~~

**RULES EVALUATION**

- RULE 212** (c)(1) The Thomas Guide, Los Angeles County, 2007 Edition, Page 705-D2, shows no school within 1000 feet of the facility
- (c)(2) Daily emission is less than 30 lb-VOC/day

(c)(3) No MICR risk, and HIC & HIA are less than one

Therefore, public notice is not required

**RULE 401** Visible emissions are not expected with proper maintenance and operation of this equipment

**RULE 402** Operation of this equipment is not expected to create a nuisance Compliance with this rule is expected

**RULE 481** HVLP gun will be used to apply the coatings See submitted Form 400-E-17 Compliance with this rule is expected

**RULE 1151** Material information submitted with application state material is in compliance Also, only compliant coatings can be sold within the District In addition, a condition will be placed on the permit to comply with this rule Also, Rule 1151 prohibits the sale of coating containing hexavalent chrome and cadmium Compliance with this rule is expected

<b>Coating Category</b>	<b>Rule Limit (VOC)</b>	<b>Submitted (VOC)</b>
Primer	2 1 lb/gal	2 1 lb/gal
Color Coat	3 5 lb/gal	3 01 lb/gal
Clear Coat	2 1 lb/gal	2 1 lb/gal

**RULE 1171** Information submitted with the application show that the material is in compliance Compliance with this rule is expected

<b>Category</b>	<b>Rule Limit (VOC)</b>	<b>Submitted (VOC)</b>
Clean-Up Solvent	25 gpl	0gpl

**REG XIII** Rule 1303(a) VOC Facility emission is less than 667 lb-VOC/month, add-on control as BACT is not required Compliance with Regulation XI Rules is considered BACT  
 Rule 1303(b)(1) Modeling is not required for ROG PM<sub>10</sub> emission is less than 0 41 lb/hr in Table A-1 in Rule 1303 )  
 Rule 1303(b)(2) Off-set Exempt as per Rule 1304(d)(1)(A)  
 Rule 1303(b)(4) This facility will comply with all applicable rules and regulations of the District

**RULE 1401** See toxic risk evaluation Compliance with this rule is expected

<b>SOUTH COAST AIR QUALITY MANAGEMENT DISTRICT</b>	<b>Page</b>	<b>4</b>
<b>STATIONARY SOURCE AND COMPLIANCE DIVISION</b>	<b>Application No</b>	<b>498077</b>
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	<b>Checked by</b>	
	<b>Date</b>	<b>Dec 12, 2009</b>

**RULE 1401 1** There is no schools and no proposed schools according to the list of schools under the construction updated on May 8, 2009, so the rule doesn't apply

### **CONCLUSIONS/RECOMMENDATIONS**

This equipment will comply with all District Rules and Regulations Permit to Operate is recommended with the following conditions

### **CONDITIONS**

- 1 OPERATION OF THIS EQUIPMENT SHALL BE CONDUCTED IN COMPLIANCE WITH ALL DATA AND SPECIFICATIONS SUBMITTED WITH THE APPLICATION UNDER WHICH THIS PERMIT IS ISSUED UNLESS OTHERWISE NOTED BELOW
- 2 THIS EQUIPMENT SHALL BE PROPERLY MAINTAINED AND KEPT IN GOOD OPERATING CONDITION AT ALL TIMES
- 3 THIS SPRAY BOOTH SHALL NOT BE OPERATED UNLESS ALL EXHAUST AIR PASSES THROUGH FILTER MEDIA AT LEAST TWO INCHES THICK
- 4 A GAUGE SHALL BE INSTALLED AND MAINTAINED TO INDICATE, IN INCHES OF WATER, THE STATIC PRESSURE DIFFERENTIAL ACROSS THE EXHAUST FILTERS IN OPERATION, THE PRESSURE DIFFERENTIAL SHALL NOT EXCEED 0.25 INCH OF WATER
- 5 THIS EQUIPMENT SHALL BE OPERATED IN COMPLIANCE WITH RULES 1151 AND 1171
- 6 THE TOTAL QUANTITY OF VOLATILE ORGANIC COMPOUND (VOC) EMISSIONS FROM ALL PERMITTED EQUIPMENT AND ASSOCIATED OPERATIONS AT THIS FACILITY SHALL BE LESS THAN 15 POUNDS IN ANY ONE CALENDAR MONTH ASSOCIATED OPERATIONS INCLUDE, BUT ARE NOT LIMITED TO, SURFACE PREPARATION, EQUIPMENT CLEAN-UP, AND THE APPLICATION OF ANY OTHER MATERIALS TO PARTS THAT ARE PREVIOUSLY OR SUBSEQUENTLY PROCESSED IN THE PERMITTED EQUIPMENT
- 7 MATERIAL SAFETY DATA SHEETS FOR ALL MATERIALS USED AT THIS FACILITY AND SUBJECT TO DISTRICT RULES SHALL BE KEPT CURRENT AND BE MADE AVAILABLE TO DISTRICT PERSONNEL UPON REQUEST
- 8 MATERIALS USED IN THIS EQUIPMENT SHALL NOT CONTAIN ANY CARCINOGENIC COMPOUNDS IDENTIFIED IN RULE 1401, TABLE I WITH AN EFFECTIVE DATE OF MARCH 7, 2008 OR EARLIER

<b>SOUTH COAST AIR QUALITY MANAGEMENT DISTRICT</b>	<b>Page</b>	<b>5</b>
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	<b>Checked by</b>	
	<b>Date</b>	<b>Dec 12, 2009</b>

- 9 THE OPERATOR SHALL COMPLY WITH RULE 109 (RECORDKEEPING FOR VOLATILE ORGANIC COMPOUND EMISSIONS)
- 10 IN ADDITION TO THE RECORD KEEPING REQUIREMENTS OF RULE 109, THE OPERATOR SHALL KEEP ADEQUATE RECORDS FOR THIS EQUIPMENT AND FACILITY TO VERIFY THE CALENDAR MONTHLY VOC EMISSIONS IN POUNDS AND THE VOC CONTENT OF EACH MATERIAL AS APPLIED (INCLUDING WATER AND EXEMPT COMPOUNDS) IN ADDITION, MONTHLY AND YEARLY RECORDS SHALL BE KEPT TO VERIFY COMPLIANCE WITH CONDITION NO 9 ALL RECORDS SHALL BE PREPARED IN A FORMAT WHICH IS ACCEPTABLE TO THE DISTRICT
- 11 WITHIN 14 CALENDAR DAYS AFTER THE END OF EACH MONTH, THE OPERATOR SHALL TOTAL AND RECORD VOC EMISSIONS FOR THE MONTH FOR ALL EQUIPMENT COVERED BY THE MONTHLY LIMIT THE RECORD SHALL INCLUDE ANY PROCEDURES USED TO ACCOUNT FOR CONTROL DEVICE EFFICIENCIES AND/OR WASTE DISPOSAL IT SHALL BE SIGNED AND CERTIFIED FOR ACCURACY BY THE HIGHEST RANKING INDIVIDUAL RESPONSIBLE FOR COMPLIANCE WITH DISTRICT RULES
- 12 THE OPERATOR SHALL MAINTAIN A SINGLE LIST WHICH INCLUDES ONLY THE NAME AND ADDRESS OF EACH PERSON FROM WHOM THE FACILITY ACQUIRED VOC-CONTAINING MATERIAL REGULATED BY THE DISTRICT THAT WAS USED OR STORED AT THE FACILITY DURING THE PRECEDING 12 MONTHS
- 13 THE OPERATOR SHALL RETAIN ALL PURCHASE INVOICES FOR ALL VOC-CONTAINING MATERIAL USED OR STORED AT THE FACILITY, AND ALL WASTE MANIFESTS FOR ALL WASTE VOC-CONTAINING MATERIAL REMOVED FROM THE FACILITY FOR 24 MONTHS
- 14 ALL RECORDS REQUIRED BY THIS PERMIT SHALL BE RETAINED AT THE FACILITY FOR 24 MONTHS, AND SHALL BE MADE AVAILABLE TO ANY DISTRICT REPRESENTATIVE UPON REQUEST

# South Coast Air Quality Management District

## Facility Equipment List Report

Run Date 12/12/2009 10 03 AM

Facility 159524 PLATINUM AUTO BODY	MR	Contact BOGAR SANDOVAL (323) 5630235
Last Inspection 05/29/2009	TS TS-11 Industrial Sector-based In	Quarter 0100 - inspect in 2nd quarter every year
SIC 9999	Facility Status Active	On Hold N
Inspector JL06 JEFFREY LLOYD	Assignment No 1111155	Facility Team B1
Inspection Date 05/29/2009	Disposition Notice Of Violation	Suspended N
Location Address 8135 ATLANTIC AVE CUDAHY 90201-5803 Sector PK		
Mailing Address 8135 ATLANTIC AVE CUDAHY 90201-5803 Sector PK		
Instruction		

RECLAIM N	TITLE V N	SIP	AIR	Application Date	Application Status		
Application No	Permit No	Permit Issue Date	Permit Status	Equipment Category	BCAT/CCAT Description		
498077			65	CCAT	SPRAY BOOTH AUTOMOTIVE	04/21/2009	ASSIGNED TO ENGINEER CLASS III

**Report** On 05/29/2009 at 0935 hours I arrived at Cudahy Collision Center in response to a complaint posted under Permit Moratorium on the AQMD website and was sent an e-mail to investigate the construction of a new paint spray booth. The facility is an auto body repair shop that operates with one paint spray booth (AN 498077). The facility was still undergoing a remodel into an auto body shop at the time of the investigation. I met with Mr. Bogar Sandoval (323 855 2732) Manager who escorted me through the facility. I observed a paint spray booth (outside of main building and on the south side of the property) that was not in operation but had been installed on site. The unit was not electrically connected and the intake and exhaust filters had not been installed. I did not see any evidence of operation but the vent pipe had been connected. Mr. Sandoval stated that the unit had been installed about 3 weeks prior and the paperwork had been submitted to AQMD but he did not have a copy. Mr. Mustafa El Sherif (562 862 1093) Consultant apparently submitted the applications. Mr. Sandoval stated the spray booth had not been used.

Mr. Sandoval stated painting was not occurring at this facility and still taking place at another facility down the street. I observed Sherwin Williams AWX (waterbased) on site and several SATA HVLP spray guns. He stated that cleaning of the guns will occur with water and then a little acetone which was not on site yet. Mr. Sandoval stated he was familiar with VOC recordkeeping and I advised him to maintain records of any open spraying.

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At 1100 hours I arrived at the Complainant's location (Bellwood Auto Body-4625 Gage Ave Bell) and met with Mr. Michael Hollstrom, I reviewed the results of the investigation with him and business partner, Mr. Warden. I departed this location at 1120 hours.

After two further discussions of the results of the investigation with Steve Jones, AQAC Supervisor, at approx 1330 hours and 1457 hours it was decided a Rule 201 violation would be issued. I returned to Cudahy Collision Center and again met with Mr. Sandoval. Mr. Sandoval stated the paint spray booth was currently installed where it will be operated. This time he stated that the booth was installed one to two weeks prior to the date of this investigation. I informed him that installation of the spray booth without issuance of a Permit to Construct from the AQMD was a violation of Rule 201. I provided a NOV/NC pamphlet and discussed the District's settlement process. I issued NOV #P50847 to Cudahy Collision Center and served the NOV personally to Mr. Bogar Sandoval for installation of a paint spray booth without a Permit to Construct. I informed him the permit application was now designated Class III and he could operate the unit. I departed at 1605 hours. The facility was not operating yet at the time of the investigation but applicable rules will be 1151, 1171, 109, 201, 203(a) and eventually 203(b).

Reviewed by Supv Stimson on 6/5/09

# South Coast Air Quality Management District

NOV P50847

## Company

Facility CUDAHY COLLISION CENTER (ID 159524)  
Location Address 8135 ATLANTIC AVE CUDAHY CA 90201-5803  
Mailing Address 8135 ATLANTIC AVE CUDAHY CA 90201-5803  
Representative MANAGER

## Violation

Notice Issued Date 5/29/2009  
Violation Date 5/29/2009  
Serve To BOGAR SANDOVAL  
Issue By JEFFREY LLOYD (Team 1)  
Assignment No 1111001  
Equipment Description  
Violation Installation of a paint spray booth without a Permit to Construct

## Disposition

Final Action Code CAN 10/23/2009 00 00 00  
Achieved Date 5/29/2009  
Due Date  
Violation Days 0

## File/Comment

zu1

## Emittent

## Follow-Up

Status INCOMP Inspector ID JL06 Inspection Date 05/29/09 00 00 Number

## Lab Sample Numbers

## Device IDs.

## Inspector Comment

Reviewed by Supv Stimson on 6/5/09

The facility submitted AN 498077 on 04/21/2009 and it is under review

INSPECTOR \_\_\_\_\_  
signature

DATE \_\_\_\_\_

SUPERVISOR \_\_\_\_\_  
signature

DATE \_\_\_\_\_

## Schools Under Construction

### Rule 1401.1 – Requirements for New and Re/ORated Facilities Near Schools

Entry Date	Initial Date District Notified	Proposed School	Cross Streets or Street Address	City	Method of Notification	School District	County	Status
06-14-06	06-14-06	Mesa View School Project-Access Road and Conversion to High School	<ul style="list-style-type: none"> <li>▪ Avenue L</li> <li>▪ 7<sup>th</sup> Street</li> </ul>	Calimesa	DEIR	Yucarpa-Calimesa Joint USD	RV	<ul style="list-style-type: none"> <li>▪ Received CEQA Notice (06-14-06)</li> </ul>
12-05-06	12-01-06	Don Lugo High School Athletic Facilities	<ul style="list-style-type: none"> <li>▪ 13400 Pipeline Avenue</li> </ul>	Chino	NOP	Chino Valley Unified School District	SB	<ul style="list-style-type: none"> <li>▪ Received CEQA Notice (12-01-06)</li> </ul>
03-21-06	11-08-05	Colton High School Modernization & Improvement	<ul style="list-style-type: none"> <li>▪ 777 Valley Blvd</li> </ul>	Colton	ND	Colton Joint USD	SB	<ul style="list-style-type: none"> <li>▪ Received CEQA Notice (11-08-05)</li> </ul>
3/6/09	3/6/09	Frank Vessels Elementary School Modernization	<ul style="list-style-type: none"> <li>▪ 5900 Cathy Avenue</li> </ul>	Cypress	ND	Cypress School District	OR	<ul style="list-style-type: none"> <li>▪ Received CEQA notice (3/6/09)</li> </ul>
06-16-06	06-16-06	Elementary School #16	<ul style="list-style-type: none"> <li>▪ Desert View Ave</li> <li>▪ Verbena Drive</li> </ul>	Desert Hot Springs	ND	Palm Springs USD	RV	<ul style="list-style-type: none"> <li>▪ Received CEQA Notice (06-16-06)</li> </ul>
06-22-06	06-22-06	Proposed Elementary School #17	<ul style="list-style-type: none"> <li>▪ Karen Ave</li> <li>▪ Avenue 11</li> </ul>	Desert Hot Springs	ND	Palm Springs USD	RV	<ul style="list-style-type: none"> <li>▪ Received CEQA Notice (06-22-06)</li> </ul>
03-21-06	09-14-05	East Los Angeles High School No 2/Central Region Elementary School No 19	<ul style="list-style-type: none"> <li>▪ Brannick Ave</li> <li>▪ Hammel St</li> </ul>	East Los Angeles	FEIR	Los Angeles USD	LA	<ul style="list-style-type: none"> <li>▪ Received CEQA Notice (09-14-05)</li> </ul>
06-27-06	06-27-06	Miller Elementary School	<ul style="list-style-type: none"> <li>▪ 13051 Miller Ave</li> </ul>	Etiwanda	Email	Etiwanda School District		<ul style="list-style-type: none"> <li>▪ Received email Notice (06-27-06)</li> </ul>
03-21-06	11-29-05	South Region Elementary School No 2	<ul style="list-style-type: none"> <li>▪ Central Ave</li> <li>▪ Florence Ave</li> <li>▪ 74<sup>th</sup> St</li> </ul>	Florence	DEIR	Los Angeles USD	LA	<ul style="list-style-type: none"> <li>▪ Received CEQA Notice (11-29-05)</li> </ul>
03-01-06	02-08-06	Proposed South Region High School #2	<ul style="list-style-type: none"> <li>▪ Gage Ave</li> <li>▪ Naomi Ave</li> <li>▪ Hooper Ave</li> </ul>	Florence-Firestone	DEIR	Los Angeles USD	LA	<ul style="list-style-type: none"> <li>▪ Received CEQA Notice (02-08-06)</li> </ul>
03-21-06	09-06-05	Elementary School No 33	<ul style="list-style-type: none"> <li>▪ Curtis Ave</li> <li>▪ Catawba Ave</li> </ul>	Fontana	ND	Fontana USD	SB	<ul style="list-style-type: none"> <li>▪ Received CEQA Notice (09-06-05)</li> </ul>
03-21-06	10-18-05	Middle School No 9	<ul style="list-style-type: none"> <li>▪ 9820 Citrus Ave</li> </ul>	Fontana	ND	Fontana USD	SB	<ul style="list-style-type: none"> <li>▪ Received CEQA Notice (10-18-05)</li> </ul>
03-01-06	02-10-06	Middle School No 10	<ul style="list-style-type: none"> <li>▪ Citrus Ave</li> </ul>	Fontana	ND	Fontana USD	SB	<ul style="list-style-type: none"> <li>▪ Received CEQA Notice</li> </ul>

# South Coast Air Quality Management District

NOV P50847

## Company

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INSPECTOR \_\_\_\_\_  
signature

DATE \_\_\_\_\_

SUPERVISOR \_\_\_\_\_  
signature

DATE \_\_\_\_\_

# South Coast Air Quality Management District

## Facility Equipment List Report

Facility 159524 CUDAHY COLLISION CENTER Last Inspection 05/29/2009 SIC 9999 Inspector JL06 JEFFREY LLOYD Inspection Date 05/29/2009 Location Address 8135 ATLANTIC AVE CUDAHY 90201-5803 Sector:PK Mailing Address Instruction	MR TS TS-11 Industrial Sector-based In Facility Status Active Assignment No 1111155 Disposition Notice Of Violation	Contact BOGAR SANDOVAL (323) 5630235 Quarter 0100 - inspect in 2nd quarter, every year On Hold N Suspended N Facility Team B1
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RECLAIM N	TITLE V N	SIP	AIR	Application No	Permit No	Permit Issue Date	Permit Status	Equipment Category	BCAT/CCAT Description	Application Date	Application Status
		65	CCAT	498077				SPRAY BOOTH AUTOMOTIVE		04/21/2009	ASSIGNED TO ENGINEER - CLASS I

**Report** On 05/29/2009 at 0935 hours, I arrived at Cudahy Collision Center in response to a complaint posted under Permit Moratorium on the AQMD website and was sent an e-mail to investigate the construction of a new paint spray booth. The facility is an auto body repair shop that operates with one paint spray booth (AN 498077). The facility was still undergoing a remodel into an auto body shop at the time of the investigation. I met with Mr. Bogar Sandoval (323 855 2732) Manager who escorted me through the facility. I observed a paint spray booth (outside of main building and on the south side of the property) that was not in operation but had been installed on site. The unit was not electrically connected and the intake and exhaust filters had not been installed. I did not see any evidence of operation but the vent pipe had been connected. Mr. Sandoval stated that the unit had been installed about 3 weeks prior and the paperwork had been submitted to AQMD but he did not have a copy. Mr. Mustafa El Sherif (562 862 1093) Consultant apparently submitted the applications. Mr. Sandoval stated the spray booth had not been used.

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## Azar Dabiri

---

**From** Yolanda Roberts  
**Sent** Wednesday, June 24, 2009 2:06 PM  
**To** Azar Dabiri  
**Subject** RE: Name change

*done*

-----Original Message-----

*From:* Azar Dabiri  
*Sent:* Tuesday, June 23, 2009 5:02 PM  
*To:* Yolanda Roberts  
*Subject:* Name change

*Hi Yolanda,*

*Please change the facility name for A/N 498077 per applicant request.*

*Thank you,*

*Azar Dabiri  
Air Quality Engineer II  
Coating, Printing, Aerospace & Metal Finishing Operations  
South Coast AQMD  
21865 Copley Drive, Diamond Bar, California 91765  
Tel. (909) 396-2367  
Fax: (909) 396-3350*

-----Original Message-----

*From:* Bo Sandoval [mailto:bosandoval@yahoo.com]  
*Sent:* Tuesday, June 23, 2009 4:59 PM  
*To:* Azar Dabiri  
*Subject:*

*My name is Bo Sandoval and we currently have an application for a permit in process. The permit application was submitted under business name Cudahy Collision Center. The business was recently incorporated. The name of Cudahy Collision Center could not be used for the corporation, therefore we changed the business name to Platinum Auto Body. Platinum Auto Body is the business name for the 8135 Atlantic ave Cudahy, Ca 90201 location. The California corporation name is also under Platinum Auto Body. Our Id# is 159524. Thank You.*

**Azar Dabiri**

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**From** Azar Dabiri  
**Sent** Tuesday, June 02, 2009 11:15 AM  
**To** Fred Lettice  
**Subject** Cudahy Collision Center

Fred,

Based on a field evaluation conducted by the inspector on 05/29/09 from Cudahy Collision Center, A/N 498077 (ID# 159524), the equipment was installed. The inspector was instructed by Steve Jones to issue R-201 violation. The status of application will be updated to Class III.

Thank you

Azar Dabiri  
Air Quality Engineer  
Coating, Printing, Aerospace & Metal Finishing Operations  
South Coast AQMD  
21865 Copley Drive, Diamond Bar, California 91765  
Tel (909) 396-2367  
Fax (909) 396-3350

Fred Lettice called and asked to request the records of paint usage at facility after 1 month, and after reviewing the records, make the final decision on issuing permit based on 15 lbs-voc/month

05/20/09

AQMD  
21865 Copley Dr  
Diamond Bar, CA 91765

Dear Ms Azar Dabiri.

This is to confirm our acceptance to have a permit to construct and to operate our spray booth with 0.5 lb/ day of VOC in according to your current legal moratorium. In view of our current economic situation this stricter limit will be sufficient for our operation.

Once the economic situation improves and your legal restriction is lifted, we are hoping to get the maximum allowable VOC emissions in the future. Thank you for all your help. If you have any question please call me at (323) 855-2732.

Ruben Ramirez



Cudahy Collision Center

Results sorted by distance from 8135 atlantic, Bell, CA 90201

---

**All Listings**

**1** Elizabeth Street Learning Center  
0.3 mi ☆☆☆☆☆ Not Rated | Write a Review  
4811 Elizabeth Street, Bell, CA zip code  
▶ Phone | Map it

---

**2** Academy Lamps  
0.7 mi ☆☆☆☆☆ Not Rated | Write a Review  
4947 Firestone Boulevard, South Gate, CA zip code  
▶ Phone | Map it

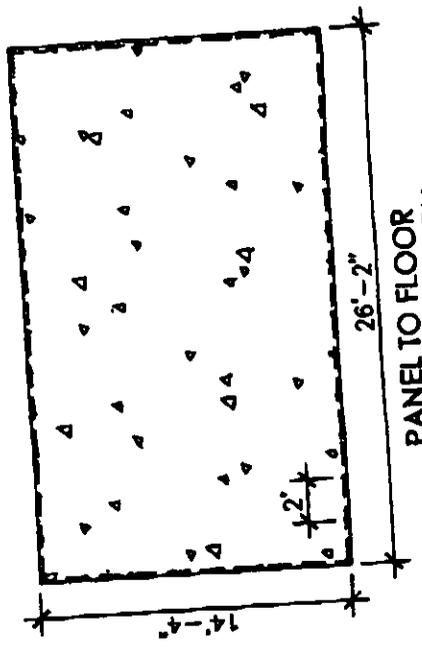
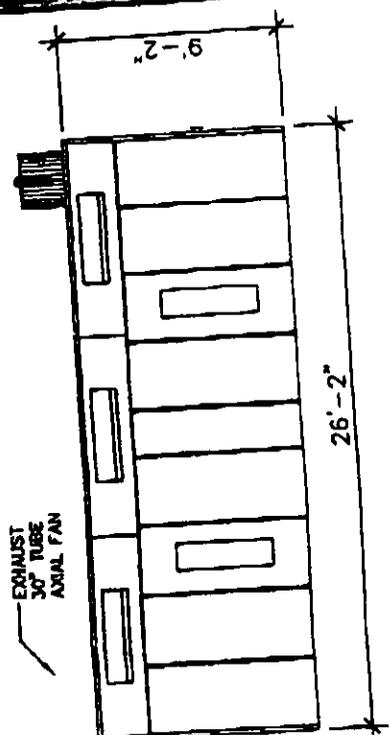
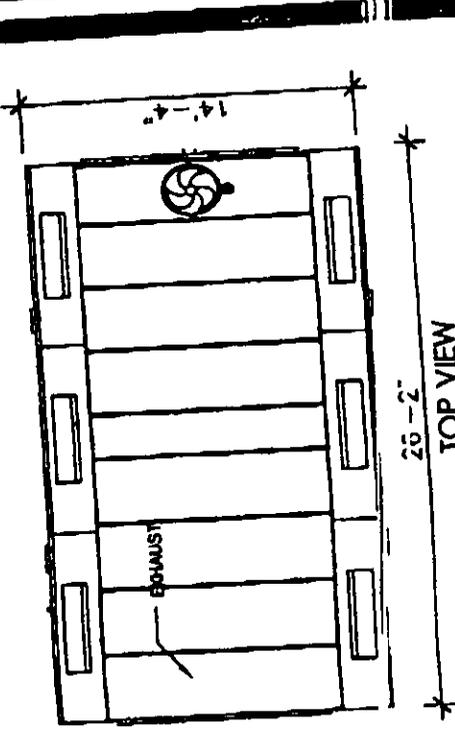
---

**3** Park Avenue School  
0.7 mi ☆☆☆☆☆ Not Rated | Write a Review  
5027 Live Oak Street, Bell, CA zip code  
▶ Phone | Map it

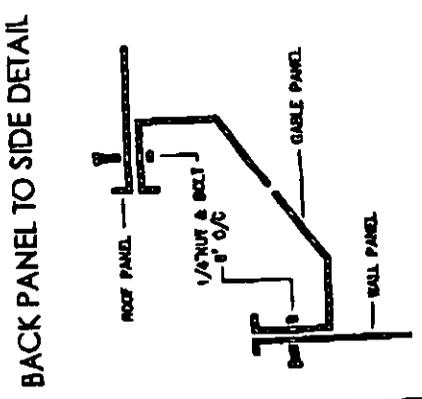
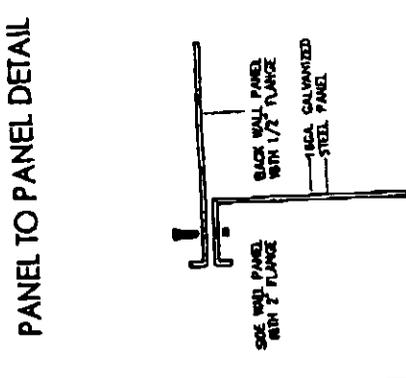
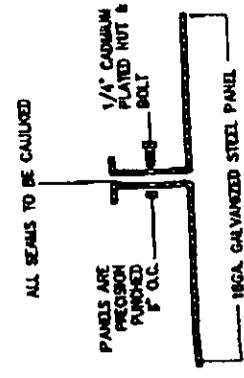
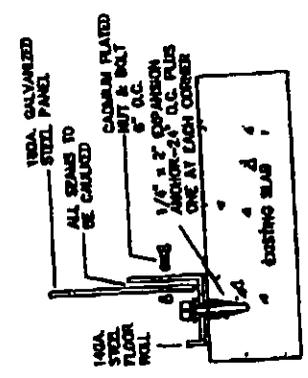
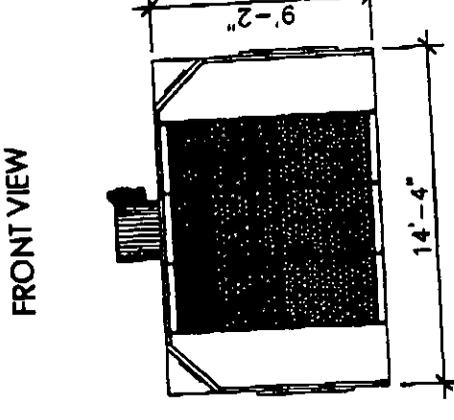
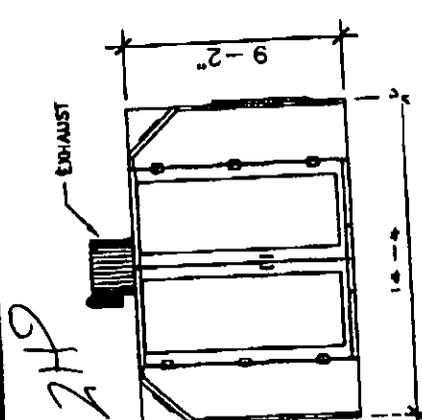
---

**4** Teresa Hughes Elementary School  
0.7 mi ☆☆☆☆☆ Not Rated | Write a Review  
4242 Clara Street, Bell, CA zip code  
▶ Phone | Map it

16 = 20" x 20" Filter Fan 30" with 2HP motor



26' CROSS DRAFT SPRAY BOOTH



J + M Spray Booth

# MATERIAL SAFETY DATA SHEET

DR633  
06 00

DATE OF PREPARATION  
Sep 9 2008

## SECTION 1 — PRODUCT AND COMPANY IDENTIFICATION

**PRODUCT NUMBER**

DR633

**PRODUCT NAME**

DIMENSION® Reducer Medium

**MANUFACTURER'S NAME**

WESTERN AUTOMOTIVE FINISHES

101 Prospect Avenue N W

Cleveland OH 44115

**Telephone Numbers and Websites**

<b>Regulatory Information</b>	(216) 566 2902
<b>Medical Emergency</b>	(216) 566 2917
<b>Transportation Emergency</b>	(800) 424 9300
<i>for Chemical Emergency ONLY (spill leak fire exposure or accident)</i>	

## SECTION 2 — COMPOSITION/INFORMATION ON INGREDIENTS

% by Weight	CAS Number	Ingredient	Units	Vapor Pressure
0 2	100-41-4	<b>Ethylbenzene</b>		
		ACGIH TLV	100 PPM	7 1 mm
		ACGIH TLV	125 PPM STEL	
		OSHA PEL	100 PPM	
		OSHA PEL	125 PPM STEL	
29	67-64 1	<b>Acetone</b>		
		ACGIH TLV	500 PPM	180 mm
		ACGIH TLV	750 PPM STEL	
		OSHA PEL	1000 PPM	
10	78-93-3	<b>Methyl Ethyl Ketone</b>		
		ACGIH TLV	200 PPM	70 mm
		ACGIH TLV	300 PPM STEL	
		OSHA PEL	200 PPM	
		OSHA PEL	300 PPM STEL	
24	110-43-0	<b>Methyl n Amyl Ketone</b>		
		ACGIH TLV	50 PPM	3 855 mm
		OSHA PEL	100 PPM	
6	783-69-9	<b>Ethyl 3-Ethoxypropionate</b>		
		ACGIH TLV	Not Available	1 11 mm
		OSHA PEL	Not Available	
31	123-86-4	<b>n-Butyl Acetate</b>		
		ACGIH TLV	150 PPM	10 mm
		ACGIH TLV	200 PPM STEL	
		OSHA PEL	150 PPM	
		OSHA PEL	200 PPM STEL	

## SECTION 3 — HAZARDS IDENTIFICATION

**ROUTES OF EXPOSURE**

INHALATION of vapor or spray mist

EYE or SKIN contact with the product vapor or spray mist

**EFFECTS OF OVEREXPOSURE**

**EYES** Irritation

**SKIN** Prolonged or repeated exposure may cause irritation

**INHALATION** Irritation of the upper respiratory system

**HMIS Codes**

<b>Health</b>	2*
<b>Flammability</b>	3
<b>Reactivity</b>	0

May cause nervous system depression Extreme overexposure may result in unconsciousness and possibly death

Prolonged overexposure to solvent ingredients in Section 2 may cause adverse effects to the liver urinary blood forming and reproductive systems

**SIGNS AND SYMPTOMS OF OVEREXPOSURE**

Headache dizziness nausea and loss of coordination are indications of excessive exposure to vapors or spray mists  
Redness and itching or burning sensation may indicate eye or excessive skin exposure

**MEDICAL CONDITIONS AGGRAVATED BY EXPOSURE**

None generally recognized

**CANCER INFORMATION**

For complete discussion of toxicology data refer to Section 11

**SECTION 4 — FIRST AID MEASURES**

<b>EYES</b>	Flush eyes with large amounts of water for 15 minutes Get medical attention
<b>SKIN</b>	Wash affected area thoroughly with soap and water Remove contaminated clothing and launder before re use
<b>INHALATION</b>	If affected remove from exposure Restore breathing Keep warm and quiet
<b>INGESTION</b>	Do not induce vomiting Get medical attention immediately

**SECTION 5 — FIRE FIGHTING MEASURES**

<b>FLASH POINT</b>	<b>LEL</b>	<b>UEL</b>	<b>FLAMMABILITY CLASSIFICATION</b>
20 F PMCC	10	12.8	RED LABEL Extremely Flammable Flash below 21° F (-6 °C)

**EXTINGUISHING MEDIA**

Carbon Dioxide Dry Chemical Foam

**UNUSUAL FIRE AND EXPLOSION HAZARDS**

Closed containers may explode when exposed to extreme heat  
Application to hot surfaces requires special precautions  
During emergency conditions overexposure to decomposition products may cause a health hazard Symptoms may not be immediately apparent Obtain medical attention

**SPECIAL FIRE FIGHTING PROCEDURES**

Full protective equipment including self contained breathing apparatus should be used  
Water spray may be ineffective If water is used fog nozzles are preferable Water may be used to cool closed containers to prevent pressure build up and possible autoignition or explosion when exposed to extreme heat

**SECTION 6 — ACCIDENTAL RELEASE MEASURES****STEPS TO BE TAKEN IN CASE MATERIAL IS RELEASED OR SPILLED**

- Remove all sources of ignition Ventilate the area
- Remove with inert absorbent

**SECTION 7 — HANDLING AND STORAGE****STORAGE CATEGORY**

DOL Storage Class IB

**PRECAUTIONS TO BE TAKEN IN HANDLING AND STORAGE**

Contents are **EXTREMELY FLAMMABLE** Keep away from heat sparks and open flame Vapors will accumulate readily and may ignite explosively  
During use and until all vapors are gone Keep area ventilated Do not smoke Extinguish all flames pilot lights and heaters Turn off stoves electric tools and appliances and any other sources of ignition  
Consult NFPA Code Use approved Bonding and Grounding procedures  
Keep container closed when not in use Transfer only to approved containers with complete and appropriate labeling Do not take internally Keep out of the reach of children

**SECTION 8 — EXPOSURE CONTROLS/PERSONAL PROTECTION****PRECAUTIONS TO BE TAKEN IN USE**

Use only with adequate ventilation  
Avoid contact with skin and eyes Avoid breathing vapor and spray mist  
Wash hands after using

**VENTILATION**

Local exhaust preferable General exhaust acceptable if the exposure to materials in Section 2 is maintained below applicable exposure limits  
Refer to OSHA Standards 1910.94 1910.107 1910.108

**RESPIRATORY PROTECTION**

If personal exposure cannot be controlled below applicable limits by ventilation wear a properly fitted organic vapor/particulate respirator approved by NIOSH/MSHA for protection against materials in Section 2

**PROTECTIVE GLOVES**

Wear gloves which are recommended by glove supplier for protection against materials in Section 2

**EYE PROTECTION**

Wear safety spectacles with unperforated sideshields

**OTHER PRECAUTIONS**

Intentional misuse by deliberately concentrating and inhaling the contents can be harmful or fatal

**SECTION 9 — PHYSICAL AND CHEMICAL PROPERTIES**

<b>PRODUCT WEIGHT</b>	6.92 lb/gal	829 g/l
<b>SPECIFIC GRAVITY</b>	0.83	
<b>BOILING POINT</b>	132-342 F	55-172° C
<b>MELTING POINT</b>	Not Available	
<b>VOLATILE VOLUME</b>	99%	
<b>EVAPORATION RATE</b>	Slower than ether	
<b>VAPOR DENSITY</b>	Heavier than air	
<b>SOLUBILITY IN WATER</b>	N/A	
<b>VOLATILE ORGANIC COMPOUNDS (VOC Theoretical As Packaged)</b>		
	7.06 lb/gal	846 g/l
	4.94 lb/gal	592 g/l
	Less Water and Federally Exempt Solvents Emitted VOC	

**SECTION 10 — STABILITY AND REACTIVITY**

**STABILITY** — Stable

**CONDITIONS TO AVOID**

None known

**INCOMPATIBILITY**

None known

**HAZARDOUS DECOMPOSITION PRODUCTS**

By fire: Carbon Dioxide, Carbon Monoxide

**HAZARDOUS POLYMERIZATION**

Will not occur

**SECTION 11 — TOXICOLOGICAL INFORMATION****CHRONIC HEALTH HAZARDS**

Methyl Ethyl Ketone may increase the nervous system effects of other solvents.

Reports have associated repeated and prolonged overexposure to solvents with permanent brain and nervous system damage.

Ethylbenzene is classified by IARC as possibly carcinogenic to humans (2B) based on inadequate evidence in humans and sufficient evidence in laboratory animals. Lifetime inhalation exposure of rats and mice to high ethylbenzene concentrations resulted in increases in certain types of cancer including kidney tumors in rats and lung and liver tumors in mice. These effects were not observed in animals exposed to lower concentrations. There is no evidence that ethylbenzene causes cancer in humans.

**TOXICOLOGY DATA**

CAS No	Ingredient Name			
100-41-4	Ethylbenzene	LC50 RAT	4HR	Not Available
		LD50 RAT		3500 mg/kg
67-64-1	Acetone	LC50 RAT	4HR	Not Available
		LD50 RAT		5800 mg/kg
78-93-3	Methyl Ethyl Ketone	LC50 RAT	4HR	Not Available
		LD50 RAT		2740 mg/kg
110-43-0	Methyl n-Amyl Ketone	LC50 RAT	4HR	Not Available
		LD50 RAT		1670 mg/kg
763-69-9	Ethyl 3-Ethoxypropionate	LC50 RAT	4HR	Not Available
		LD50 RAT		5000 mg/kg
123-86-4	n-Butyl Acetate	LC50 RAT	4HR	2000 ppm
		LD50 RAT		13100 mg/kg

**SECTION 12 — ECOLOGICAL INFORMATION****ECOTOXICOLOGICAL INFORMATION**

No data available

## SECTION 13 — DISPOSAL CONSIDERATIONS

### WASTE DISPOSAL METHOD

Waste from this product may be hazardous as defined under the Resource Conservation and Recovery Act (RCRA) 40 CFR 261  
 Waste must be tested for ignitability to determine the applicable EPA hazardous waste numbers  
 Incinerate in approved facility Do not incinerate closed container Dispose of in accordance with Federal State/Provincial and Local regulations regarding pollution

## SECTION 14 — TRANSPORT INFORMATION

### US Ground (DOT)

1 Gallon and Less may be Classed as CONSUMER COMMODITY ORM D  
 Larger Containers are Regulated as  
 UN1263 PAINT RELATED MATERIAL 3 PG II (ERG#128)

### DOT (Dept of Transportation) Hazardous Substances & Reportable Quantities

Acetone 5000 lb RQ  
 n Butyl acetate 5000 lb RQ  
 Xylenes (isomers and mixture) 100 lb RQ

### Bulk Containers may be Shipped as (check reportable quantities)

UN1263 PAINT RELATED MATERIAL 3 PG II (ERG#128)

### Canada (TDG)

UN1263 PAINT RELATED MATERIAL CLASS 3 PG II (ERG#128)

### IMO

UN1263 PAINT RELATED MATERIAL CLASS 3 PG II (7 C c c) EmS  
 F E S E

## SECTION 15 — REGULATORY INFORMATION

### SARA 313 (40 CFR 372 65C) SUPPLIER NOTIFICATION

CAS No	CHEMICAL/COMPOUND	% by WT	% Element
100-41-4	Ethylbenzene	0.1	

### CALIFORNIA PROPOSITION 65

WARNING This product contains chemicals known to the State of California to cause cancer and birth defects or other reproductive harm

### TSCA CERTIFICATION

All chemicals in this product are listed or are exempt from listing on the TSCA Inventory

## SECTION 16 — OTHER INFORMATION

This product has been classified in accordance with the hazard criteria of the Canadian Controlled Products Regulations (CPR) and the MSDS contains all of the information required by the CPR

The above information pertains to this product as currently formulated and is based on the information available at this time. Addition of reducers or other additives to this product may substantially alter the composition and hazards of the product. Since conditions of use are outside our control, we make no warranties, express or implied, and assume no liability in connection with any use of this information.

# MATERIAL SAFETY DATA SHEET

DH655  
03 00

DATE OF PREPARATION  
Mar 3 2009

<b>SECTION 1 — PRODUCT AND COMPANY IDENTIFICATION</b>
---

**PRODUCT NUMBER**

DH655

**PRODUCT NAME**

DIMENSION® Speed Hardener (Part B)

**MANUFACTURER'S NAME**

WESTERN AUTOMOTIVE FINISHES

101 Prospect Avenue N W

Cleveland, OH 44115

**Telephone Numbers and Websites**

<b>Regulatory Information</b>	(216) 566 2902
<b>Medical Emergency</b>	(216) 566-2917
<b>Transportation Emergency</b>	(800) 424 9300
<i>for Chemical Emergency ONLY (spill leak fire exposure or accident)</i>	

<b>SECTION 2 — COMPOSITION/INFORMATION ON INGREDIENTS</b>
---

% by Weight	CAS Number	Ingredient	Units	Vapor Pressure
1	108-67-8	1,3,5-Trimethylbenzene		
		ACGIH TLV	25 PPM	2 mm
		OSHA PEL	25 PPM	
2	95-63-6	1,2,4-Trimethylbenzene		
		ACGIH TLV	25 PPM	2.03 mm
		OSHA PEL	25 PPM	
2	123-86-4	n-Butyl Acetate		
		ACGIH TLV	150 PPM	10 mm
		ACGIH TLV	200 PPM STEL	
		OSHA PEL	150 PPM	
		OSHA PEL	200 PPM STEL	
0.2	822-06-0	Hexamethylene Diisocyanate (max)		
		ACGIH TLV	0.005 PPM	0.05 mm
		OSHA PEL	Not Available	
13	Proprietary	Isophorone Diisocyanate Polymer		
		ACGIH TLV	Not Available	
		OSHA PEL	Not Available	
81	3779-63-3	Hexamethylene Diisocyanate Polymer		
		ACGIH TLV	Not Available	
		OSHA PEL	Not Available	

<b>SECTION 3 — HAZARDS IDENTIFICATION</b>
---

**ROUTES OF EXPOSURE**

INHALATION of vapor or spray mist  
EYE or SKIN contact with the product vapor or spray mist

**EFFECTS OF OVEREXPOSURE**

**EYES** Irritation  
**SKIN** Prolonged or repeated exposure may cause irritation  
**INHALATION** Irritation of the upper respiratory system

May cause nervous system depression. Extreme overexposure may result in unconsciousness and possibly death.  
Prolonged overexposure to solvent ingredients in Section 2 may cause adverse effects to the liver, urinary, blood forming and reproductive systems.

**SIGNS AND SYMPTOMS OF OVEREXPOSURE**

Headache, dizziness, nausea, and loss of coordination are indications of excessive exposure to vapors or spray mists.  
Redness and itching or burning sensation may indicate eye or excessive skin exposure.

**HMIS Codes**

<b>Health</b>	3*
<b>Flammability</b>	2
<b>Reactivity</b>	1

**MEDICAL CONDITIONS AGGRAVATED BY EXPOSURE**

May cause allergic respiratory and/or skin reaction in susceptible persons or sensitization. This effect may be delayed several hours after exposure.

Persons sensitive to isocyanates will experience increased allergic reaction on repeated exposure.

**CANCER INFORMATION**

For complete discussion of toxicology data refer to Section 11.

**SECTION 4 — FIRST AID MEASURES**

<b>EYES</b>	Flush eyes with large amounts of water for 15 minutes. Get medical attention.
<b>SKIN</b>	Wash affected area thoroughly with soap and water. Remove contaminated clothing and launder before re use.
<b>INHALATION</b>	If any breathing problems occur during use, <b>LEAVE THE AREA</b> and get fresh air. If problems remain or occur later, <b>IMMEDIATELY</b> get medical attention.
<b>INGESTION</b>	Do not induce vomiting. Get medical attention immediately.

**SECTION 5 — FIRE FIGHTING MEASURES**

<b>FLASH POINT</b>	<b>LEL</b>	<b>UEL</b>	<b>FLAMMABILITY CLASSIFICATION</b>
135° F SETA	0.9	7.6	Combustible. Flash above 99 and below 200° F

**EXTINGUISHING MEDIA**

Carbon Dioxide, Dry Chemical, Foam

**UNUSUAL FIRE AND EXPLOSION HAZARDS**

Closed containers may explode when exposed to extreme heat.

Application to hot surfaces requires special precautions.

During emergency conditions, overexposure to decomposition products may cause a health hazard. Symptoms may not be immediately apparent. Obtain medical attention.

**SPECIAL FIRE FIGHTING PROCEDURES**

Full protective equipment including self-contained breathing apparatus should be used.

Water spray may be ineffective. If water is used, fog nozzles are preferable. Water may be used to cool closed containers to prevent pressure build up and possible autoignition or explosion when exposed to extreme heat.

**SECTION 6 — ACCIDENTAL RELEASE MEASURES****STEPS TO BE TAKEN IN CASE MATERIAL IS RELEASED OR SPILLED**

- Remove all sources of ignition. Ventilate the area.
- All personnel in the area should be protected as in Section 8.
- Cover spill with absorbent material. Deactivate spilled material with a 10% ammonium hydroxide solution (household ammonia). After 10 minutes, collect in open containers and add more ammonia. Cover loosely. Wash spill area with soap and water.

**SECTION 7 — HANDLING AND STORAGE****STORAGE CATEGORY**

DOL Storage Class II

**PRECAUTIONS TO BE TAKEN IN HANDLING AND STORAGE**

Contents are COMBUSTIBLE. Keep away from heat and open flame.

Consult NFPA Code. Use approved Bonding and Grounding procedures.

Keep container closed when not in use. Transfer only to approved containers with complete and appropriate labeling. Do not take internally. Keep out of the reach of children.

**SECTION 8 — EXPOSURE CONTROLS/PERSONAL PROTECTION****PRECAUTIONS TO BE TAKEN IN USE**

**NO PERSON SHOULD USE THIS PRODUCT, OR BE IN THE AREA WHERE IT IS BEING USED, IF THEY HAVE CHRONIC (LONG TERM) LUNG OR BREATHING PROBLEMS OR IF THEY EVER HAD A REACTION TO ISOCYANATES**

Use only with adequate ventilation.

Avoid contact with skin and eyes. Avoid breathing vapor and spray mist.

Wash hands after using.

This coating may contain materials classified as nuisance particulates (listed as Dust\* in Section 2) which may be present at hazardous levels only during sanding or abrading of the dried film. If no specific dusts are listed in Section 2, the applicable limits for nuisance dusts are: ACGIH TLV 10 mg/m<sup>3</sup> (total dust), 3 mg/m<sup>3</sup> (respirable fraction), OSHA PEL 15 mg/m<sup>3</sup> (total dust), 5 mg/m<sup>3</sup> (respirable fraction).

**VENTILATION**

Local exhaust preferable. General exhaust acceptable if the exposure to materials in Section 2 is maintained below applicable exposure limits.

Refer to OSHA Standards 1910.94, 1910.107, 1910.108.

**RESPIRATORY PROTECTION**

Where overspray is present a positive pressure air supplied respirator (TC19C NIOSH/MSHA approved) should be worn. If unavailable a properly fitted organic vapor/particulate respirator approved by NIOSH/MSHA for protection against materials in Section 2 may be effective. Follow respirator manufacturers directions for use. Wear the respirator for the whole time of spraying and until all vapors and mists are gone. **NO PERSONS SHOULD BE ALLOWED IN THE AREA WHERE THIS PRODUCT IS BEING USED UNLESS EQUIPPED WITH THE SAME RESPIRATOR PROTECTION RECOMMENDED FOR THE PAINTERS**

When sanding or abrading the dried film wear a dust/mist respirator approved by NIOSH/MSHA for dust which may be generated from this product, underlying paint, or the abrasive.

**PROTECTIVE GLOVES**

To prevent skin contact wear gloves which are recommended by glove supplier for protection against materials in Section 2.

**EYE PROTECTION**

Wear safety spectacles with unperforated sideshields.

**OTHER PROTECTIVE EQUIPMENT**

Use barrier cream on exposed skin.

**OTHER PRECAUTIONS**

This product must be mixed with other components before use. Before opening the packages READ AND FOLLOW WARNING LABELS ON ALL COMPONENTS.

Intentional misuse by deliberately concentrating and inhaling the contents can be harmful or fatal.

<b>SECTION 9 — PHYSICAL AND CHEMICAL PROPERTIES</b>
---

<b>PRODUCT WEIGHT</b>	9.44 lb/gal	1131 g/l
<b>SPECIFIC GRAVITY</b>	1.14	
<b>BOILING POINT</b>	255-337° F	123-169 C
<b>MELTING POINT</b>	Not Available	
<b>VOLATILE VOLUME</b>	7%	
<b>EVAPORATION RATE</b>	Slower than ether	
<b>VAPOR DENSITY</b>	Heavier than air	
<b>SOLUBILITY IN WATER</b>	N/A	
<b>VOLATILE ORGANIC COMPOUNDS (VOC Theoretical - As Packaged)</b>		
0.52lb/gal	63g/l	Less Water and Federally Exempt Solvents
0.52lb/gal	63g/l	Emitted VOC

<b>SECTION 10 — STABILITY AND REACTIVITY</b>
--

**STABILITY** — Stable

**CONDITIONS TO AVOID**

None known

**INCOMPATIBILITY**

Contamination with Water, Alcohols, Amines and other compounds which react with isocyanates may result in dangerous pressure in and possible bursting of closed containers.

**HAZARDOUS DECOMPOSITION PRODUCTS**

By fire: Carbon Dioxide, Carbon Monoxide, Oxides of Nitrogen, possibility of Hydrogen Cyanide.

**HAZARDOUS POLYMERIZATION**

Will not occur.

<b>SECTION 11 — TOXICOLOGICAL INFORMATION</b>
---

**CHRONIC HEALTH HAZARDS**

No ingredient in this product is an IARC, NTP or OSHA listed carcinogen.

Reports have associated repeated and prolonged overexposure to solvents with permanent brain and nervous system damage.

**TOXICOLOGY DATA**

CAS No	Ingredient Name			
108-67-8	1,3,5-Trimethylbenzene	LC50 RAT LD50 RAT	4HR	Not Available Not Available
95-63-6	1,2,4 Trimethylbenzene	LC50 RAT LD50 RAT	4HR	Not Available Not Available
123-86-4	n-Butyl Acetate	LC50 RAT LD50 RAT	4HR	2000 ppm 13100 mg/kg
822-06-0	Hexamethylene Diisocyanate (max )	LC50 RAT LD50 RAT	4HR	Not Available 738 mg/kg
Proprietary	Isophorone Diisocyanate Polymer	LC50 RAT LD50 RAT	4HR	Not Available 4825 mg/kg
3779-63-3	Hexamethylene Diisocyanate Polymer	LC50 RAT LD50 RAT	4HR	Not Available Not Available

**SECTION 12 — ECOLOGICAL INFORMATION****ECOTOXICOLOGICAL INFORMATION**

No data available

**SECTION 13 — DISPOSAL CONSIDERATIONS****WASTE DISPOSAL METHOD**

Waste from this product may be hazardous as defined under the Resource Conservation and Recovery Act (RCRA) 40 CFR 261. Waste must be tested for ignitability to determine the applicable EPA hazardous waste numbers. Incinerate in approved facility. Do not incinerate closed container. Dispose of in accordance with Federal, State/Provincial, and Local regulations regarding pollution.

**SECTION 14 — TRANSPORT INFORMATION****US Ground (DOT)**

May be Classed as a Combustible Liquid for U.S. Ground  
UN1263 PAINT RELATED MATERIAL 3 PG III (ERG#128)

**Bulk Containers may be Shipped as**

UN1263 PAINT RELATED MATERIAL COMBUSTIBLE LIQUID PG III  
(ERG#128)

**Canada (TDG)**

May be Classed as a Combustible Liquid for Canadian Ground  
UN1263 PAINT RELATED MATERIAL CLASS 3 PG III (ERG#128)

**IMO**

UN1263 PAINT RELATED MATERIAL CLASS 3 PG III (57 C c c) EmS  
F E S E

**SECTION 15 — REGULATORY INFORMATION****SARA 313 (40 CFR 372.65C) SUPPLIER NOTIFICATION**

CAS No	CHEMICAL/COMPOUND	% by WT	% Element
95-63-6	1,2,4 Trimethylbenzene	2	

**CALIFORNIA PROPOSITION 65**

WARNING: This product contains chemicals known to the State of California to cause cancer and birth defects or other reproductive harm.

**TSCA CERTIFICATION**

All chemicals in this product are listed or are exempt from listing on the TSCA Inventory.

**SECTION 16 — OTHER INFORMATION**

This product has been classified in accordance with the hazard criteria of the Canadian Controlled Products Regulations (CPR) and the MSDS contains all of the information required by the CPR

The above information pertains to this product as currently formulated and is based on the information available at this time. Addition of reducers or other additives to this product may substantially alter the composition and hazards of the product. Since conditions of use are outside our control, we make no warranties, express or implied, and assume no liability in connection with any use of this information.

# MATERIAL SAFETY DATA SHEET

DH653  
05 00

DATE OF PREPARATION  
Sep 9 2008

<b>SECTION 1 — PRODUCT AND COMPANY IDENTIFICATION</b>
---

**PRODUCT NUMBER**

DH653

**PRODUCT NAME**

DIMENSION® High Solid Hardener

**MANUFACTURER'S NAME**

WESTERN AUTOMOTIVE FINISHES  
101 Prospect Avenue N W  
Cleveland, OH 44115

**Telephone Numbers and Websites**

<b>Regulatory Information</b>	(216) 566 2902
<b>Medical Emergency</b>	(216) 566 2917
<b>Transportation Emergency</b>	(800) 424 9300
<i>for Chemical Emergency ONLY (spill leak fire exposure or accident)</i>	

<b>SECTION 2 — COMPOSITION/INFORMATION ON INGREDIENTS</b>
---

% by Weight	CAS Number	Ingredient	Units	Vapor Pressure
5	98-56-6	p-Chlorobenzotrifluoride		
		ACGIH TLV	Not Available	5.3 mm
		OSHA PEL	Not Available	
0.2	822-06-0	Hexamethylene Diisocyanate (max)		
		ACGIH TLV	0.005 PPM	0.05 mm
		OSHA PEL	Not Available	
95	3779-63-3	Hexamethylene Diisocyanate Polymer		
		ACGIH TLV	Not Available	
		OSHA PEL	Not Available	

<b>SECTION 3 — HAZARDS IDENTIFICATION</b>
---

**ROUTES OF EXPOSURE**

INHALATION of vapor or spray mist  
EYE or SKIN contact with the product vapor or spray mist

**EFFECTS OF OVEREXPOSURE**

**EYES** Irritation  
**SKIN** Prolonged or repeated exposure may cause irritation  
**INHALATION** Irritation of the upper respiratory system

May cause nervous system depression. Extreme overexposure may result in unconsciousness and possibly death.  
Prolonged overexposure to solvent ingredients in Section 2 may cause adverse effects to the liver and urinary systems.

**SIGNS AND SYMPTOMS OF OVEREXPOSURE**

Headache, dizziness, nausea, and loss of coordination are indications of excessive exposure to vapors or spray mists.  
Redness and itching or burning sensation may indicate eye or excessive skin exposure.

**MEDICAL CONDITIONS AGGRAVATED BY EXPOSURE**

May cause allergic respiratory and/or skin reaction in susceptible persons or sensitization. This effect may be delayed several hours after exposure.

Persons sensitive to isocyanates will experience increased allergic reaction on repeated exposure.

**CANCER INFORMATION**

For complete discussion of toxicology data refer to Section 11.

**HMIS Codes**

<b>Health</b>	3*
<b>Flammability</b>	2
<b>Reactivity</b>	1

## SECTION 4 — FIRST AID MEASURES

<b>EYES</b>	Flush eyes with large amounts of water for 15 minutes Get medical attention
<b>SKIN</b>	Wash affected area thoroughly with soap and water Remove contaminated clothing and launder before re use
<b>INHALATION</b>	If any breathing problems occur during use <b>LEAVE THE AREA</b> and get fresh air If problems remain or occur later <b>IMMEDIATELY</b> get medical attention
<b>INGESTION</b>	Do not induce vomiting Get medical attention immediately

## SECTION 5 — FIRE FIGHTING MEASURES

<b>FLASH POINT</b>	<b>LEL</b>	<b>UEL</b>	<b>FLAMMABILITY CLASSIFICATION</b>
135° F SETA	0.9	10.5	Combustible Flash above 99 and below 200° F

### EXTINGUISHING MEDIA

Carbon Dioxide Dry Chemical Foam

### UNUSUAL FIRE AND EXPLOSION HAZARDS

Closed containers may explode when exposed to extreme heat

Application to hot surfaces requires special precautions

During emergency conditions overexposure to decomposition products may cause a health hazard Symptoms may not be immediately apparent Obtain medical attention

### SPECIAL FIRE FIGHTING PROCEDURES

Full protective equipment including self contained breathing apparatus should be used

Water spray may be ineffective If water is used fog nozzles are preferable Water may be used to cool closed containers to prevent pressure build up and possible autoignition or explosion when exposed to extreme heat

## SECTION 6 — ACCIDENTAL RELEASE MEASURES

### STEPS TO BE TAKEN IN CASE MATERIAL IS RELEASED OR SPILLED

- Remove all sources of ignition Ventilate the area
- All personnel in the area should be protected as in Section 8
- Cover spill with absorbent material Deactivate spilled material with a 10% ammonium hydroxide solution (household ammonia) After 10 minutes collect in open containers and add more ammonia Cover loosely Wash spill area with soap and water

## SECTION 7 — HANDLING AND STORAGE

### STORAGE CATEGORY

DOL Storage Class II

### PRECAUTIONS TO BE TAKEN IN HANDLING AND STORAGE

Contents are COMBUSTIBLE Keep away from heat and open flame

Consult NFPA Code Use approved Bonding and Grounding procedures

Keep container closed when not in use Transfer only to approved containers with complete and appropriate labeling Do not take internally Keep out of the reach of children

## SECTION 8 — EXPOSURE CONTROLS/PERSONAL PROTECTION

### PRECAUTIONS TO BE TAKEN IN USE

**NO PERSON SHOULD USE THIS PRODUCT OR BE IN THE AREA WHERE IT IS BEING USED IF THEY HAVE CHRONIC (LONG TERM) LUNG OR BREATHING PROBLEMS OR IF THEY EVER HAD A REACTION TO ISOCYANATES**

Use only with adequate ventilation

Avoid contact with skin and eyes Avoid breathing vapor and spray mist

Wash hands after using

This coating may contain materials classified as nuisance particulates (listed as Dust in Section 2) which may be present at hazardous levels only during sanding or abrading of the dried film If no specific dusts are listed in Section 2 the applicable limits for nuisance dusts are ACGIH TLV 10 mg/m<sup>3</sup> (total dust) 3 mg/m<sup>3</sup> (respirable fraction) OSHA PEL 15 mg/m<sup>3</sup> (total dust) 5 mg/m<sup>3</sup> (respirable fraction)

### VENTILATION

Local exhaust preferable General exhaust acceptable if the exposure to materials in Section 2 is maintained below applicable exposure limits Refer to OSHA Standards 1910.94 1910.107 1910.108

### RESPIRATORY PROTECTION

Where overspray is present a positive pressure air supplied respirator (TC19C NIOSH/MSHA approved) should be worn If unavailable a properly fitted organic vapor/particulate respirator approved by NIOSH/MSHA for protection against materials in Section 2 may be effective Follow respirator manufacturers directions for use Wear the respirator for the whole time of spraying and until all vapors and mists are gone **NO PERSONS SHOULD BE ALLOWED IN THE AREA WHERE THIS PRODUCT IS BEING USED UNLESS EQUIPPED WITH THE SAME RESPIRATOR PROTECTION RECOMMENDED FOR THE PAINTERS**

When sanding or abrading the dried film wear a dust/mist respirator approved by NIOSH/MSHA for dust which may be generated from this product underlying paint or the abrasive

### PROTECTIVE GLOVES

To prevent skin contact wear gloves which are recommended by glove supplier for protection against materials in Section 2

**EYE PROTECTION**

Wear safety spectacles with unperforated sideshields

**OTHER PROTECTIVE EQUIPMENT**

Use barrier cream on exposed skin

**OTHER PRECAUTIONS**

This product must be mixed with other components before use Before opening the packages **READ AND FOLLOW WARNING LABELS ON ALL COMPONENTS**

Intentional misuse by deliberately concentrating and inhaling the contents can be harmful or fatal

**SECTION 9 — PHYSICAL AND CHEMICAL PROPERTIES**

<b>PRODUCT WEIGHT</b>	9.67 lb/gal	1158 g/l
<b>SPECIFIC GRAVITY</b>	1.16	
<b>BOILING POINT</b>	282-283° F	138-139° C
<b>MELTING POINT</b>	Not Available	
<b>VOLATILE VOLUME</b>	4%	
<b>EVAPORATION RATE</b>	Slower than ether	
<b>VAPOR DENSITY</b>	Heavier than air	
<b>SOLUBILITY IN WATER</b>	N/A	
<b>VOLATILE ORGANIC COMPOUNDS (VOC Theoretical - As Packaged)</b>		
0.00 lb/gal	0g/l	Less Water and Federally Exempt Solvents
0.00 lb/gal	0g/l	Emitted VOC

**SECTION 10 — STABILITY AND REACTIVITY****STABILITY — Stable****CONDITIONS TO AVOID**

None known

**INCOMPATIBILITY**

Contamination with Water, Alcohols, Amines and other compounds which react with isocyanates may result in dangerous pressure in and possible bursting of closed containers

**HAZARDOUS DECOMPOSITION PRODUCTS**

By fire: Carbon Dioxide, Carbon Monoxide

**HAZARDOUS POLYMERIZATION**

Will not occur

**SECTION 11 — TOXICOLOGICAL INFORMATION****CHRONIC HEALTH HAZARDS**

No ingredient in this product is an IARC, NTP or OSHA listed carcinogen

Reports have associated repeated and prolonged overexposure to solvents with permanent brain and nervous system damage

**TOXICOLOGY DATA**

CAS No	Ingredient Name			
98-56-6	p-Chlorobenzotrifluoride	LC50 RAT	4HR	Not Available
		LD50 RAT		Not Available
822-06-0	Hexamethylene Diisocyanate (max)	LC50 RAT	4HR	Not Available
		LD50 RAT		738 mg/kg
3779-63-3	Hexamethylene Diisocyanate Polymer	LC50 RAT	4HR	Not Available
		LD50 RAT		Not Available

**SECTION 12 — ECOLOGICAL INFORMATION****ECOTOXICOLOGICAL INFORMATION**

No data available

**SECTION 13 — DISPOSAL CONSIDERATIONS****WASTE DISPOSAL METHOD**

Waste from this product may be hazardous as defined under the Resource Conservation and Recovery Act (RCRA) 40 CFR 261

Waste must be tested for ignitability to determine the applicable EPA hazardous waste numbers

Incinerate in approved facility. Do not incinerate closed container. Dispose of in accordance with Federal, State/Provincial, and Local regulations regarding pollution.

<b>SECTION 14 — TRANSPORT INFORMATION</b>
---

**US Ground (DOT)**

May be Classed as a Combustible Liquid for U S Ground  
 UN1263 PAINT RELATED MATERIAL 3 PG III (ERG#128)

**Bulk Containers may be Shipped as**

UN1263 PAINT RELATED MATERIAL COMBUSTIBLE LIQUID PG III  
 (ERG#128)

**Canada (TDG)**

May be Classed as a Combustible Liquid for Canadian Ground  
 UN1263 PAINT RELATED MATERIAL CLASS 3 PG III (ERG#128)

**IMO**

UN1263 PAINT RELATED MATERIAL CLASS 3 PG III (57 C c c) EmS  
 F E S E

<b>SECTION 15 — REGULATORY INFORMATION</b>
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**SARA 313 (40 CFR 372 65C) SUPPLIER NOTIFICATION**

CAS No	CHEMICAL/COMPOUND	% by WT	% Element
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No ingredients in this product are subject to SARA 313 (40 CFR 372 65C) Supplier Notification

**TSCA CERTIFICATION**

All chemicals in this product are listed or are exempt from listing on the TSCA Inventory

<b>SECTION 16 — OTHER INFORMATION</b>
---------------------------------------

This product has been classified in accordance with the hazard criteria of the Canadian Controlled Products Regulations (CPR) and the MSDS contains all of the information required by the CPR

<p>The above information pertains to this product as currently formulated and is based on the information available at this time. Addition of reducers or other additives to this product may substantially alter the composition and hazards of the product. Since conditions of use are outside our control, we make no warranties, express or implied, and assume no liability in connection with any use of this information.</p>
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# MATERIAL SAFETY DATA SHEET

0390  
15 00

DATE OF PREPARATION  
Oct 21 2008

## SECTION 1 — PRODUCT AND COMPANY IDENTIFICATION

**PRODUCT NUMBER**

0390

**PRODUCT NAME**

AWX™ Waterborne Toner White

**MANUFACTURER'S NAME**

SHERWIN-WILLIAMS AUTOMOTIVE FINISHES  
101 Prospect Avenue N W  
Cleveland OH 44115

**Telephone Numbers and Websites**

<b>Product Information</b>	(800) 798 5872 www.sherwin-automotive.com
<b>Regulatory Information</b>	(216) 566 2902
<b>Medical Emergency</b>	(216) 566 2917
<b>Transportation Emergency</b>	(800) 424 9300
<i>for Chemical Emergency ONLY (spill leak fire exposure or accident)</i>	

## SECTION 2 — COMPOSITION/INFORMATION ON INGREDIENTS

% by Weight	CAS Number	Ingredient	Units	Vapor Pressure
1	1569-01-3	1-Propoxy 2-propanol		
		ACGIH TLV	Not Available	1.7 mm
		OSHA PEL	Not Available	
2	107-98-2	1-Methoxy-2-propanol		
		ACGIH TLV	100 PPM	10.9 mm
		ACGIH TLV	150 PPM STEL	
		OSHA PEL	100 PPM	
		OSHA PEL	150 PPM STEL	
2	111 77-3	2-(2-Methoxyethoxy)-ethanol		
		ACGIH TLV	Not Available	1 mm
		OSHA PEL	Not Available	
1	111 76 2	2-Butoxyethanol		
		ACGIH TLV	20 PPM	0.88 mm
		OSHA PEL	25 PPM	
35	13463-67 7	Titanium Dioxide		
		ACGIH TLV	10 mg/m3 as Dust	
		OSHA PEL	10 mg/m3 Total Dust	
		OSHA PEL	5 mg/m3 Respirable Fraction	

## SECTION 3 — HAZARDS IDENTIFICATION

**ROUTES OF EXPOSURE**

INHALATION of vapor or spray mist  
EYE or SKIN contact with the product vapor or spray mist

**EFFECTS OF OVEREXPOSURE**

**EYES** Irritation  
**SKIN** Prolonged or repeated exposure may cause irritation  
**INHALATION** Irritation of the upper respiratory system

HMIS Codes	
<b>Health</b>	2*
<b>Flammability</b>	0
<b>Reactivity</b>	0

In a confined area vapors in high concentration may cause headache nausea or dizziness  
Prolonged overexposure to solvent ingredients in Section 2 may cause adverse effects to the liver urinary and blood forming systems

**SIGNS AND SYMPTOMS OF OVEREXPOSURE**

Redness and itching or burning sensation may indicate eye or excessive skin exposure

**MEDICAL CONDITIONS AGGRAVATED BY EXPOSURE**

None generally recognized

**CANCER INFORMATION**

For complete discussion of toxicology data refer to Section 11

## SECTION 4 — FIRST AID MEASURES

<b>EYES</b>	Flush eyes with large amounts of water for 15 minutes Get medical attention
<b>SKIN</b>	Wash affected area thoroughly with soap and water Remove contaminated clothing and launder before re use
<b>INHALATION</b>	If affected remove from exposure Restore breathing Keep warm and quiet
<b>INGESTION</b>	Do not induce vomiting Get medical attention immediately

## SECTION 5 — FIRE FIGHTING MEASURES

<b>FLASH POINT</b>	<b>LEL</b>	<b>UEL</b>	<b>FLAMMABILITY CLASSIFICATION</b>
Not Applicable	N A	N A	Not Applicable

### EXTINGUISHING MEDIA

Carbon Dioxide Dry Chemical Alcohol Foam

### UNUSUAL FIRE AND EXPLOSION HAZARDS

Closed containers may explode (due to the build up of pressure) when exposed to extreme heat

During emergency conditions overexposure to decomposition products may cause a health hazard Symptoms may not be immediately apparent Obtain medical attention

### SPECIAL FIRE FIGHTING PROCEDURES

Full protective equipment including self-contained breathing apparatus should be used

Water spray may be ineffective If water is used fog nozzles are preferable Water may be used to cool closed containers to prevent pressure build up and possible autoignition or explosion when exposed to extreme heat

## SECTION 6 — ACCIDENTAL RELEASE MEASURES

### STEPS TO BE TAKEN IN CASE MATERIAL IS RELEASED OR SPILLED

- Remove all sources of ignition Ventilate the area
- Remove with inert absorbent

## SECTION 7 — HANDLING AND STORAGE

### STORAGE CATEGORY

Not Applicable

### PRECAUTIONS TO BE TAKEN IN HANDLING AND STORAGE

Keep container closed when not in use Transfer only to approved containers with complete and appropriate labeling Do not take internally Keep out of the reach of children

## SECTION 8 — EXPOSURE CONTROLS/PERSONAL PROTECTION

### PRECAUTIONS TO BE TAKEN IN USE

Use only with adequate ventilation

Avoid contact with skin and eyes Avoid breathing vapor and spray mist

Wash hands after using

This coating may contain materials classified as nuisance particulates (listed as Dust in Section 2) which may be present at hazardous levels only during sanding or abrading of the dried film If no specific dusts are listed in Section 2 the applicable limits for nuisance dusts are ACGIH TLV 10 mg/m<sup>3</sup> (total dust) 3 mg/m<sup>3</sup> (respirable fraction) OSHA PEL 15 mg/m<sup>3</sup> (total dust) 5 mg/m<sup>3</sup> (respirable fraction)

### VENTILATION

Local exhaust preferable General exhaust acceptable if the exposure to materials in Section 2 is maintained below applicable exposure limits Refer to OSHA Standards 1910.94 1910.107 1910.108

### RESPIRATORY PROTECTION

If personal exposure cannot be controlled below applicable limits by ventilation wear a properly fitted organic vapor/particulate respirator approved by NIOSH/MSHA for protection against materials in Section 2

When sanding or abrading the dried film wear a dust/mist respirator approved by NIOSH/MSHA for dust which may be generated from this product underlying paint or the abrasive

### PROTECTIVE GLOVES

Wear gloves which are recommended by glove supplier for protection against materials in Section 2

### EYE PROTECTION

Wear safety spectacles with unperforated sideshields

**SECTION 14 — TRANSPORT INFORMATION****US Ground (DOT)**

Not Regulated for Transportation

**Canada (TDG)**

Not Regulated for Transportation

**IMO**

Not Regulated for Transportation

**SECTION 15 — REGULATORY INFORMATION****SARA 313 (40 CFR 372 65C) SUPPLIER NOTIFICATION**

CAS No	CHEMICAL/COMPOUND	% by WT	% Element
	Glycol Ethers	4	

**CALIFORNIA PROPOSITION 65**

WARNING This product contains chemicals known to the State of California to cause cancer and birth defects or other reproductive harm

**TSCA CERTIFICATION**

All chemicals in this product are listed or are exempt from listing on the TSCA Inventory

**SECTION 16 — OTHER INFORMATION**

This product has been classified in accordance with the hazard criteria of the Canadian Controlled Products Regulations (CPR) and the MSDS contains all of the information required by the CPR

The above information pertains to this product as currently formulated and is based on the information available at this time. Addition of reducers or other additives to this product may substantially alter the composition and hazards of the product. Since conditions of use are outside our control, we make no warranties, express or implied, and assume no liability in connection with any use of this information.

# MATERIAL SAFETY DATA SHEET

0300  
13 00

DATE OF PREPARATION  
Oct 9 2008

## SECTION 1 — PRODUCT AND COMPANY IDENTIFICATION

**PRODUCT NUMBER**

0300

**PRODUCT NAME**

AWX™ Waterborne Toner, Balancing Clear

**MANUFACTURER'S NAME**

SHERWIN-WILLIAMS AUTOMOTIVE FINISHES  
101 Prospect Avenue N W  
Cleveland, OH 44115

**Telephone Numbers and Websites**

<b>Product Information</b>	(800) 798 5872 www.sherwin-automotive.com
<b>Regulatory Information</b>	(216) 566 2902
<b>Medical Emergency</b>	(216) 566 2917
<b>Transportation Emergency</b>	(800) 424 9300
<i>for Chemical Emergency ONLY (spill leak fire exposure or accident)</i>	

## SECTION 2 — COMPOSITION/INFORMATION ON INGREDIENTS

% by Weight	CAS Number	Ingredient	Units	Vapor Pressure
6	111-76-2	2-Butoxyethanol		
		ACGIH TLV	20 PPM	0.88 mm
		OSHA PEL	25 PPM	
1	872-50-4	1-Methyl-2-Pyrrolidone		
		ACGIH TLV	Not Available	1 mm
		OSHA PEL	Not Available	

## SECTION 3 — HAZARDS IDENTIFICATION

**ROUTES OF EXPOSURE**

INHALATION of vapor or spray mist  
EYE or SKIN contact with the product vapor or spray mist

**EFFECTS OF OVEREXPOSURE**

**EYES** Irritation  
**SKIN** Prolonged or repeated exposure may cause irritation  
**INHALATION** Irritation of the upper respiratory system

**HMIS Codes**

<b>Health</b>	2
<b>Flammability</b>	0
<b>Reactivity</b>	0

In a confined area vapors in high concentration may cause headache, nausea or dizziness.  
Prolonged overexposure to solvent ingredients in Section 2 may cause adverse effects to the liver, urinary and blood forming systems.

**SIGNS AND SYMPTOMS OF OVEREXPOSURE**

Redness and itching or burning sensation may indicate eye or excessive skin exposure.

**MEDICAL CONDITIONS AGGRAVATED BY EXPOSURE**

None generally recognized.

**CANCER INFORMATION**

For complete discussion of toxicology data refer to Section 11.

## SECTION 4 — FIRST AID MEASURES

**EYES** Flush eyes with large amounts of water for 15 minutes. Get medical attention.  
**SKIN** Wash affected area thoroughly with soap and water.  
Remove contaminated clothing and launder before re-use.  
**INHALATION** If affected, remove from exposure. Restore breathing. Keep warm and quiet.  
**INGESTION** Do not induce vomiting. Get medical attention immediately.

## SECTION 5 — FIRE FIGHTING MEASURES

**FLASH POINT** Not Applicable      **LEL** N A      **UEL** N A      **FLAMMABILITY CLASSIFICATION** Not Applicable

**EXTINGUISHING MEDIA**

Carbon Dioxide Dry Chemical Alcohol Foam

**UNUSUAL FIRE AND EXPLOSION HAZARDS**

Closed containers may explode (due to the build up of pressure) when exposed to extreme heat

During emergency conditions overexposure to decomposition products may cause a health hazard Symptoms may not be immediately apparent Obtain medical attention

**SPECIAL FIRE FIGHTING PROCEDURES**

Full protective equipment including self-contained breathing apparatus should be used

Water spray may be ineffective If water is used fog nozzles are preferable Water may be used to cool closed containers to prevent pressure build up and possible autoignition or explosion when exposed to extreme heat

**SECTION 6 — ACCIDENTAL RELEASE MEASURES****STEPS TO BE TAKEN IN CASE MATERIAL IS RELEASED OR SPILLED**

- Remove all sources of ignition Ventilate the area
- Remove with inert absorbent

**SECTION 7 — HANDLING AND STORAGE****STORAGE CATEGORY**

Not Applicable

**PRECAUTIONS TO BE TAKEN IN HANDLING AND STORAGE**

Keep container closed when not in use Transfer only to approved containers with complete and appropriate labeling Do not take internally Keep out of the reach of children

**SECTION 8 — EXPOSURE CONTROLS/PERSONAL PROTECTION****PRECAUTIONS TO BE TAKEN IN USE**

Use only with adequate ventilation

Avoid contact with skin and eyes Avoid breathing vapor and spray mist

Wash hands after using

This coating may contain materials classified as nuisance particulates (listed "as Dust" in Section 2) which may be present at hazardous levels only during sanding or abrading of the dried film If no specific dusts are listed in Section 2 the applicable limits for nuisance dusts are ACGIH TLV 10 mg/m3 (total dust) 3 mg/m3 (respirable fraction) OSHA PEL 15 mg/m3 (total dust) 5 mg/m3 (respirable fraction)

**VENTILATION**

Local exhaust preferable General exhaust acceptable if the exposure to materials in Section 2 is maintained below applicable exposure limits

Refer to OSHA Standards 1910 94 1910 107 1910 108

**RESPIRATORY PROTECTION**

If personal exposure cannot be controlled below applicable limits by ventilation wear a properly fitted organic vapor/particulate respirator approved by NIOSH/MSHA for protection against materials in Section 2

When sanding or abrading the dried film wear a dust/mist respirator approved by NIOSH/MSHA for dust which may be generated from this product underlying paint or the abrasive

**PROTECTIVE GLOVES**

Wear gloves which are recommended by glove supplier for protection against materials in Section 2

**EYE PROTECTION**

Wear safety spectacles with unperforated sideshields

**SECTION 9 — PHYSICAL AND CHEMICAL PROPERTIES**

<b>PRODUCT WEIGHT</b>	8.46 lb/gal	1013 g/l
<b>SPECIFIC GRAVITY</b>	1.02	
<b>BOILING POINT</b>	212 396° F	100 202° C
<b>MELTING POINT</b>	Not Available	
<b>VOLATILE VOLUME</b>	84%	
<b>EVAPORATION RATE</b>	Slower than ether	
<b>VAPOR DENSITY</b>	Heavier than air	
<b>SOLUBILITY IN WATER</b>	N A	
<b>pH</b>	8.5	

**VOLATILE ORGANIC COMPOUNDS (VOC Theoretical As Packaged)**

2.71 lb/gal	325 g/l	Less Water and Federally Exempt Solvents
0.66 lb/gal	79 g/l	Emitted VOC

**SECTION 10 — STABILITY AND REACTIVITY****STABILITY — Stable****CONDITIONS TO AVOID**

None known

**INCOMPATIBILITY**

None known

**HAZARDOUS DECOMPOSITION PRODUCTS**

By fire Carbon Dioxide Carbon Monoxide

**HAZARDOUS POLYMERIZATION**

Will not occur

**SECTION 11 — TOXICOLOGICAL INFORMATION****CHRONIC HEALTH HAZARDS**

No ingredient in this product is an IARC NTP or OSHA listed carcinogen

**TOXICOLOGY DATA**

CAS No	Ingredient Name			
111-76-2	2-Butoxyethanol	LC50 RAT	4HR	Not Available
		LD50 RAT		470 mg/kg
872-50-4	1-Methyl 2 Pyrrolidone	LC50 RAT	4HR	Not Available
		LD50 RAT		4200 mg/kg

**SECTION 12 — ECOLOGICAL INFORMATION****ECOTOXICOLOGICAL INFORMATION**

No data available

**SECTION 13 — DISPOSAL CONSIDERATIONS****WASTE DISPOSAL METHOD**

Waste from this product is not hazardous as defined under the Resource Conservation and Recovery Act (RCRA) 40 CFR 261

Incinerate in approved facility Do not incinerate closed container Dispose of in accordance with Federal State/Provincial and Local regulations regarding pollution

**SECTION 14 — TRANSPORT INFORMATION****US Ground (DOT)**

Not Regulated for Transportation

**Canada (TDG)**

Not Regulated for Transportation

**IMO**

Not Regulated for Transportation

**SECTION 15 — REGULATORY INFORMATION****SARA 313 (40 CFR 372 65C) SUPPLIER NOTIFICATION**

CAS No	CHEMICAL/COMPOUND	% by WT	% Element
872 50-4	1 Methyl 2 Pyrrolidone	1	
	Glycol Ethers	6	

**CALIFORNIA PROPOSITION 65**

WARNING This product contains chemicals known to the State of California to cause cancer and birth defects or other reproductive harm

**TSCA CERTIFICATION**

All chemicals in this product are listed or are exempt from listing on the TSCA Inventory

**SECTION 16 — OTHER INFORMATION**

This product has been classified in accordance with the hazard criteria of the Canadian Controlled Products Regulations (CPR) and the MSDS contains all of the information required by the CPR

The above information pertains to this product as currently formulated and is based on the information available at this time. Addition of reducers or other additives to this product may substantially alter the composition and hazards of the product. Since conditions of use are outside our control, we make no warranties, express or implied, and assume no liability in connection with any use of this information.

# MATERIAL SAFETY DATA SHEET

FC740  
05 00

DATE OF PREPARATION  
Sep 6 2008

<b>SECTION 1 — PRODUCT AND COMPANY IDENTIFICATION</b>
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**PRODUCT NUMBER**

FC740

**PRODUCT NAME**

FINISH 1™ 2 1 VOC Clearcoat (Part A)

**MANUFACTURER'S NAME**

ACME AUTOMOTIVE FINISHES  
101 Prospect Avenue N W  
Cleveland OH 44115

**Telephone Numbers and Websites**

<b>Regulatory Information</b>	(216) 566-2902
<b>Medical Emergency</b>	(216) 566 2917
<b>Transportation Emergency</b>	(800) 424 9300
<i>for Chemical Emergency ONLY (spill leak fire exposure or accident)</i>	

<b>SECTION 2 — COMPOSITION/INFORMATION ON INGREDIENTS</b>
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% by Weight	CAS Number	Ingredient	Units	Vapor Pressure
18	98 56-6	p-Chlorobenzotrifluoride		
		ACGIH TLV	Not Available	5.3 mm
		OSHA PEL	Not Available	
34	67-64 1	Acetone		
		ACGIH TLV	500 PPM	180 mm
		ACGIH TLV	750 PPM STEL	
		OSHA PEL	1000 PPM	
9	110-43-0	Methyl n Amyl Ketone		
		ACGIH TLV	50 PPM	3.855 mm
		OSHA PEL	100 PPM	

<b>SECTION 3 — HAZARDS IDENTIFICATION</b>
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**ROUTES OF EXPOSURE**

INHALATION of vapor or spray mist  
EYE or SKIN contact with the product vapor or spray mist

**EFFECTS OF OVEREXPOSURE**

**EYES** Irritation  
**SKIN** Prolonged or repeated exposure may cause irritation  
**INHALATION** Irritation of the upper respiratory system

<b>HMIS Codes</b>	
Health	2
Flammability	3
Reactivity	0

May cause nervous system depression. Extreme overexposure may result in unconsciousness and possibly death.  
Prolonged overexposure to solvent ingredients in Section 2 may cause adverse effects to the liver and urinary systems.

**SIGNS AND SYMPTOMS OF OVEREXPOSURE**

Headache, dizziness, nausea, and loss of coordination are indications of excessive exposure to vapors or spray mists.  
Redness and itching or burning sensation may indicate eye or excessive skin exposure.

**MEDICAL CONDITIONS AGGRAVATED BY EXPOSURE**

May cause allergic respiratory and/or skin reaction in susceptible persons or sensitization. This effect may be delayed several hours after exposure.  
Persons sensitive to isocyanates will experience increased allergic reaction on repeated exposure.

**CANCER INFORMATION**

For complete discussion of toxicology data refer to Section 11.

## SECTION 4 — FIRST AID MEASURES

<b>EYES</b>	Flush eyes with large amounts of water for 15 minutes Get medical attention
<b>SKIN</b>	Wash affected area thoroughly with soap and water Remove contaminated clothing and launder before re use
<b>INHALATION</b>	If any breathing problems occur during use <b>LEAVE THE AREA</b> and get fresh air If problems remain or occur later <b>IMMEDIATELY</b> get medical attention
<b>INGESTION</b>	Do not induce vomiting Get medical attention immediately

## SECTION 5 — FIRE FIGHTING MEASURES

<b>FLASH POINT</b>	<b>LEL</b>	<b>UEL</b>	<b>FLAMMABILITY CLASSIFICATION</b>
12° F SETA	0.9	12.8	RED LABEL Extremely Flammable Flash below 21° F ( 6 °C)

### EXTINGUISHING MEDIA

Carbon Dioxide Dry Chemical Foam

### UNUSUAL FIRE AND EXPLOSION HAZARDS

Closed containers may explode when exposed to extreme heat

Application to hot surfaces requires special precautions

During emergency conditions overexposure to decomposition products may cause a health hazard Symptoms may not be immediately apparent Obtain medical attention

### SPECIAL FIRE FIGHTING PROCEDURES

Full protective equipment including self-contained breathing apparatus should be used

Water spray may be ineffective If water is used fog nozzles are preferable Water may be used to cool closed containers to prevent pressure build up and possible autoignition or explosion when exposed to extreme heat

## SECTION 6 — ACCIDENTAL RELEASE MEASURES

### STEPS TO BE TAKEN IN CASE MATERIAL IS RELEASED OR SPILLED

- Remove all sources of ignition Ventilate the area
- Remove with inert absorbent

## SECTION 7 — HANDLING AND STORAGE

### STORAGE CATEGORY

DOL Storage Class IB

### PRECAUTIONS TO BE TAKEN IN HANDLING AND STORAGE

Contents are **EXTREMELY FLAMMABLE** Keep away from heat sparks and open flame Vapors will accumulate readily and may ignite explosively

During use and until all vapors are gone Keep area ventilated Do not smoke Extinguish all flames pilot lights and heaters Turn off stoves electric tools and appliances and any other sources of ignition

Consult NFPA Code Use approved Bonding and Grounding procedures

Keep container closed when not in use Transfer only to approved containers with complete and appropriate labeling Do not take internally Keep out of the reach of children

## SECTION 8 — EXPOSURE CONTROLS/PERSONAL PROTECTION

### PRECAUTIONS TO BE TAKEN IN USE

**NO PERSON SHOULD USE THIS PRODUCT, OR BE IN THE AREA WHERE IT IS BEING USED IF THEY HAVE CHRONIC (LONG-TERM) LUNG OR BREATHING PROBLEMS OR IF THEY EVER HAD A REACTION TO ISOCYANATES**

Use only with adequate ventilation

Avoid contact with skin and eyes Avoid breathing vapor and spray mist

Wash hands after using

This coating may contain materials classified as nuisance particulates (listed \*as Dust in Section 2) which may be present at hazardous levels only during sanding or abrading of the dried film If no specific dusts are listed in Section 2 the applicable limits for nuisance dusts are ACGIH TLV 10 mg/m<sup>3</sup> (total dust) 3 mg/m<sup>3</sup> (respirable fraction) OSHA PEL 15 mg/m<sup>3</sup> (total dust) 5 mg/m<sup>3</sup> (respirable fraction)

### VENTILATION

Local exhaust preferable General exhaust acceptable if the exposure to materials in Section 2 is maintained below applicable exposure limits

Refer to OSHA Standards 1910.94 1910.107 1910.108

### RESPIRATORY PROTECTION

Where overspray is present a positive pressure air supplied respirator (TC19C NIOSH/MSHA approved) should be worn If unavailable a properly fitted organic vapor/particulate respirator approved by NIOSH/MSHA for protection against materials in Section 2 may be effective Follow respirator manufacturers directions for use Wear the respirator for the whole time of spraying and until all vapors and mists are gone **NO PERSONS SHOULD BE ALLOWED IN THE AREA WHERE THIS PRODUCT IS BEING USED UNLESS EQUIPPED WITH THE SAME RESPIRATOR PROTECTION RECOMMENDED FOR THE PAINTERS**

When sanding or abrading the dried film wear a dust/mist respirator approved by NIOSH/MSHA for dust which may be generated from this product underlying paint or the abrasive

**PROTECTIVE GLOVES**

To prevent skin contact wear gloves which are recommended by glove supplier for protection against materials in Section 2

**EYE PROTECTION**

Wear safety spectacles with unperforated sideshields

**OTHER PROTECTIVE EQUIPMENT**

Use barrier cream on exposed skin

**OTHER PRECAUTIONS**

This product must be mixed with other components before use Before opening the packages READ AND FOLLOW WARNING LABELS ON ALL COMPONENTS

Intentional misuse by deliberately concentrating and inhaling the contents can be harmful or fatal

**SECTION 9 — PHYSICAL AND CHEMICAL PROPERTIES**

<b>PRODUCT WEIGHT</b>	8.11 lb/gal	972 g/l
<b>SPECIFIC GRAVITY</b>	0.98	
<b>BOILING POINT</b>	132-308° F	55-153° C
<b>MELTING POINT</b>	Not Available	
<b>VOLATILE VOLUME</b>	67%	
<b>EVAPORATION RATE</b>	Slower than ether	
<b>VAPOR DENSITY</b>	Heavier than air	
<b>SOLUBILITY IN WATER</b>	N/A	
<b>VOLATILE ORGANIC COMPOUNDS (VOC Theoretical As Packaged)</b>		
	1.84lb/gal	221g/l
	0.83lb/gal	99g/l
	Less Water and Federally Exempt Solvents Emitted VOC	

**SECTION 10 — STABILITY AND REACTIVITY**

**STABILITY — Stable**

**CONDITIONS TO AVOID**

None known

**INCOMPATIBILITY**

None known

**HAZARDOUS DECOMPOSITION PRODUCTS**

By fire Carbon Dioxide Carbon Monoxide

**HAZARDOUS POLYMERIZATION**

Will not occur

**SECTION 11 — TOXICOLOGICAL INFORMATION**

**CHRONIC HEALTH HAZARDS**

No ingredient in this product is an IARC NTP or OSHA listed carcinogen

Reports have associated repeated and prolonged overexposure to solvents with permanent brain and nervous system damage

**TOXICOLOGY DATA**

CAS No	Ingredient Name			
98-56-6	p-Chlorobenzotrifluoride	LC50 RAT	4HR	Not Available
		LD50 RAT		Not Available
67-64-1	Acetone	LC50 RAT	4HR	Not Available
		LD50 RAT		5800 mg/kg
110-43-0	Methyl n Amyl Ketone	LC50 RAT	4HR	Not Available
		LD50 RAT		1670 mg/kg

**SECTION 12 — ECOLOGICAL INFORMATION**

**ECOTOXICOLOGICAL INFORMATION**

No data available

**SECTION 13 — DISPOSAL CONSIDERATIONS**

**WASTE DISPOSAL METHOD**

Waste from this product may be hazardous as defined under the Resource Conservation and Recovery Act (RCRA) 40 CFR 261

Waste must be tested for ignitability to determine the applicable EPA hazardous waste numbers

Incinerate in approved facility Do not incinerate closed container Dispose of in accordance with Federal State/Provincial and Local regulations regarding pollution

**SECTION 14 — TRANSPORT INFORMATION**

**US Ground (DOT)**  
 1 Gallon and Less may be Classed as CONSUMER COMMODITY ORM D  
 Larger Containers are Regulated as  
 UN1263 PAINT 3 PG II (ERG#128)  
**DOT (Dept of Transportation) Hazardous Substances & Reportable Quantities**  
 Acetone 5000 lb RQ  
**Bulk Containers may be Shipped as (check reportable quantities)**  
 UN1263 PAINT 3 PG II (ERG#128)  
**Canada (TDG)**  
 UN1263 PAINT CLASS 3 PG II (ERG#128)  
**IMO**  
 UN1263 PAINT CLASS 3 PG II ( 11 C c c ) EmS F E S E

**SECTION 15 — REGULATORY INFORMATION**

**SARA 313 (40 CFR 372 65C) SUPPLIER NOTIFICATION**

CAS No	CHEMICAL/COMPOUND	% by WT	% Element
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No ingredients in this product are subject to SARA 313 (40 CFR 372 65C) Supplier Notification  
**CALIFORNIA PROPOSITION 65**  
 WARNING This product contains chemicals known to the State of California to cause cancer and birth defects or other reproductive harm  
**TSCA CERTIFICATION**  
 All chemicals in this product are listed or are exempt from listing on the TSCA Inventory

**SECTION 16 — OTHER INFORMATION**

This product has been classified in accordance with the hazard criteria of the Canadian Controlled Products Regulations (CPR) and the MSDS contains all of the information required by the CPR

The above information pertains to this product as currently formulated and is based on the information available at this time. Addition of reducers or other additives to this product may substantially alter the composition and hazards of the product. Since conditions of use are outside our control, we make no warranties, express or implied, and assume no liability in connection with any use of this information.

# MATERIAL SAFETY DATA SHEET

CC923  
01 00

DATE OF PREPARATION  
Sep 7 2008

## SECTION 1 — PRODUCT AND COMPANY IDENTIFICATION

**PRODUCT NUMBER**

CC923

**PRODUCT NAME**

2 1 VOC Extreme Speed Clearcoat (Part A)

**MANUFACTURER'S NAME**

SHERWIN-WILLIAMS AUTOMOTIVE FINISHES  
101 Prospect Avenue N W  
Cleveland OH 44115

**Telephone Numbers and Websites**

<b>Product Information</b>	(800) 798 5872 www.sherwin-automotive.com
<b>Regulatory Information</b>	(216) 566 2902
<b>Medical Emergency</b>	(216) 566 2917
<b>Transportation Emergency</b>	(800) 424 9300
<i>for Chemical Emergency ONLY (spill leak fire exposure or accident)</i>	

## SECTION 2 — COMPOSITION/INFORMATION ON INGREDIENTS

% by Weight	CAS Number	Ingredient	Units	Vapor Pressure
0.1	100-41-4	Ethylbenzene		
		ACGIH TLV	100 PPM	7.1 mm
		ACGIH TLV	125 PPM STEL	
		OSHA PEL	100 PPM	
OSHA PEL	125 PPM STEL			
43	98-56-6	p-Chlorobenzotrifluoride		
		ACGIH TLV	Not Available	5.3 mm
		OSHA PEL	Not Available	
10	67-64-1	Acetone		
		ACGIH TLV	500 PPM	180 mm
		ACGIH TLV	750 PPM STEL	
		OSHA PEL	1000 PPM	
1	Proprietary	Light Stabilizer		
		ACGIH TLV	Not Available	Not Available
		OSHA PEL	Not Available	

## SECTION 3 — HAZARDS IDENTIFICATION

**ROUTES OF EXPOSURE**

INHALATION of vapor or spray mist  
EYE or SKIN contact with the product vapor or spray mist

**EFFECTS OF OVEREXPOSURE**

**EYES** Irritation  
**SKIN** Prolonged or repeated exposure may cause irritation  
**INHALATION** Irritation of the upper respiratory system

May cause nervous system depression. Extreme overexposure may result in unconsciousness and possibly death.  
Prolonged overexposure to solvent ingredients in Section 2 may cause adverse effects to the liver and urinary systems.

**SIGNS AND SYMPTOMS OF OVEREXPOSURE**

Headache, dizziness, nausea, and loss of coordination are indications of excessive exposure to vapors or spray mists.  
Redness and itching or burning sensation may indicate eye or excessive skin exposure.

**MEDICAL CONDITIONS AGGRAVATED BY EXPOSURE**

May cause allergic respiratory and/or skin reaction in susceptible persons or sensitization. This effect may be delayed several hours after exposure.  
Persons sensitive to isocyanates will experience increased allergic reaction on repeated exposure.

**CANCER INFORMATION**

For complete discussion of toxicology data refer to Section 11.

**HMIS Codes**

<b>Health</b>	2*
<b>Flammability</b>	3
<b>Reactivity</b>	0

## SECTION 4 — FIRST AID MEASURES

<b>EYES</b>	Flush eyes with large amounts of water for 15 minutes Get medical attention
<b>SKIN</b>	Wash affected area thoroughly with soap and water Remove contaminated clothing and launder before re use
<b>INHALATION</b>	If any breathing problems occur during use <b>LEAVE THE AREA</b> and get fresh air If problems remain or occur later <b>IMMEDIATELY</b> get medical attention
<b>INGESTION</b>	Do not induce vomiting Get medical attention immediately

## SECTION 5 — FIRE FIGHTING MEASURES

<b>FLASH POINT</b>	<b>LEL</b>	<b>UEL</b>	<b>FLAMMABILITY CLASSIFICATION</b>
28° F PMCC	0.9	12.8	RED LABEL -- Flammable Flash below 100° F (38 °C)

### EXTINGUISHING MEDIA

Carbon Dioxide Dry Chemical Foam

### UNUSUAL FIRE AND EXPLOSION HAZARDS

Closed containers may explode when exposed to extreme heat

Application to hot surfaces requires special precautions

During emergency conditions overexposure to decomposition products may cause a health hazard Symptoms may not be immediately apparent Obtain medical attention

### SPECIAL FIRE FIGHTING PROCEDURES

Full protective equipment including self contained breathing apparatus should be used

Water spray may be ineffective If water is used fog nozzles are preferable Water may be used to cool closed containers to prevent pressure build up and possible autoignition or explosion when exposed to extreme heat

## SECTION 6 — ACCIDENTAL RELEASE MEASURES

### STEPS TO BE TAKEN IN CASE MATERIAL IS RELEASED OR SPILLED

- Remove all sources of ignition Ventilate the area
- Remove with inert absorbent

## SECTION 7 — HANDLING AND STORAGE

### STORAGE CATEGORY

DOL Storage Class IB

### PRECAUTIONS TO BE TAKEN IN HANDLING AND STORAGE

Contents are **FLAMMABLE** Keep away from heat sparks and open flame

During use and until all vapors are gone Keep area ventilated Do not smoke Extinguish all flames pilot lights and heaters Turn off stoves electric tools and appliances and any other sources of ignition

Consult NFPA Code Use approved Bonding and Grounding procedures

Keep container closed when not in use Transfer only to approved containers with complete and appropriate labeling Do not take internally Keep out of the reach of children

## SECTION 8 — EXPOSURE CONTROLS/PERSONAL PROTECTION

### PRECAUTIONS TO BE TAKEN IN USE

**NO PERSON SHOULD USE THIS PRODUCT, OR BE IN THE AREA WHERE IT IS BEING USED IF THEY HAVE CHRONIC (LONG TERM) LUNG OR BREATHING PROBLEMS OR IF THEY EVER HAD A REACTION TO ISOCYANATES**

Use only with adequate ventilation

Avoid contact with skin and eyes Avoid breathing vapor and spray mist

Wash hands after using

This coating may contain materials classified as nuisance particulates (listed as Dust in Section 2) which may be present at hazardous levels only during sanding or abrading of the dried film If no specific dusts are listed in Section 2 the applicable limits for nuisance dusts are ACGIH TLV 10 mg/m<sup>3</sup> (total dust) 3 mg/m<sup>3</sup> (respirable fraction) OSHA PEL 15 mg/m<sup>3</sup> (total dust) 5 mg/m<sup>3</sup> (respirable fraction)

### VENTILATION

Local exhaust preferable General exhaust acceptable if the exposure to materials in Section 2 is maintained below applicable exposure limits Refer to OSHA Standards 1910.94 1910.107 1910.108

### RESPIRATORY PROTECTION

Where overspray is present a positive pressure air supplied respirator (TC19C NIOSH/MSHA approved) should be worn If unavailable a properly fitted organic vapor/particulate respirator approved by NIOSH/MSHA for protection against materials in Section 2 may be effective Follow respirator manufacturers directions for use Wear the respirator for the whole time of spraying and until all vapors and mists are gone **NO PERSONS SHOULD BE ALLOWED IN THE AREA WHERE THIS PRODUCT IS BEING USED UNLESS EQUIPPED WITH THE SAME RESPIRATOR PROTECTION RECOMMENDED FOR THE PAINTERS**

When sanding or abrading the dried film wear a dust/mist respirator approved by NIOSH/MSHA for dust which may be generated from this product underlying paint or the abrasive

### PROTECTIVE GLOVES

To prevent skin contact wear gloves which are recommended by glove supplier for protection against materials in Section 2

**EYE PROTECTION**

Wear safety spectacles with unperforated sideshields

**OTHER PROTECTIVE EQUIPMENT**

Use barrier cream on exposed skin

**OTHER PRECAUTIONS**

This product must be mixed with other components before use Before opening the packages **READ AND FOLLOW WARNING LABELS ON ALL COMPONENTS**

Intentional misuse by deliberately concentrating and inhaling the contents can be harmful or fatal

**SECTION 9 — PHYSICAL AND CHEMICAL PROPERTIES**

<b>PRODUCT WEIGHT</b>	9.54 lb/gal	1142 g/l
<b>SPECIFIC GRAVITY</b>	1.15	
<b>BOILING POINT</b>	132.283° F	55.139° C
<b>MELTING POINT</b>	Not Available	
<b>VOLATILE VOLUME</b>	53%	
<b>EVAPORATION RATE</b>	Slower than ether	
<b>VAPOR DENSITY</b>	Heavier than air	
<b>SOLUBILITY IN WATER</b>	N/A	
<b>VOLATILE ORGANIC COMPOUNDS (VOC)</b>	<b>Theoretical As Packaged</b>	
	0.34 lb/gal	41 g/l
	Less Water and Federally Exempt Solvents	
	0.16 lb/gal	19 g/l
	Emitted VOC	

**SECTION 10 — STABILITY AND REACTIVITY**

**STABILITY — Stable**

**CONDITIONS TO AVOID**

None known

**INCOMPATIBILITY**

None known

**HAZARDOUS DECOMPOSITION PRODUCTS**

By fire: Carbon Dioxide, Carbon Monoxide

**HAZARDOUS POLYMERIZATION**

Will not occur

**SECTION 11 — TOXICOLOGICAL INFORMATION**

**CHRONIC HEALTH HAZARDS**

Reports have associated repeated and prolonged overexposure to solvents with permanent brain and nervous system damage. Ethylbenzene is classified by IARC as possibly carcinogenic to humans (2B) based on inadequate evidence in humans and sufficient evidence in laboratory animals. Lifetime inhalation exposure of rats and mice to high ethylbenzene concentrations resulted in increases in certain types of cancer including kidney tumors in rats and lung and liver tumors in mice. These effects were not observed in animals exposed to lower concentrations. There is no evidence that ethylbenzene causes cancer in humans.

**TOXICOLOGY DATA**

CAS No	Ingredient Name			
100-41-4	Ethylbenzene	LC50 RAT	4HR	Not Available
		LD50 RAT		3500 mg/kg
98-56-6	p-Chlorobenzotrifluoride	LC50 RAT	4HR	Not Available
		LD50 RAT		Not Available
67-64-1	Acetone	LC50 RAT	4HR	Not Available
		LD50 RAT		5800 mg/kg
Proprietary	Light Stabilizer	LC50 RAT	4HR	Not Available
		LD50 RAT		3125 mg/kg

**SECTION 12 — ECOLOGICAL INFORMATION**

**ECOTOXICOLOGICAL INFORMATION**

No data available

**SECTION 13 — DISPOSAL CONSIDERATIONS**

**WASTE DISPOSAL METHOD**

Waste from this product may be hazardous as defined under the Resource Conservation and Recovery Act (RCRA) 40 CFR 261

Waste must be tested for ignitability to determine the applicable EPA hazardous waste numbers  
 Incinerate in approved facility Do not incinerate closed container Dispose of in accordance with Federal State/Provincial and Local regulations regarding pollution

**SECTION 14 — TRANSPORT INFORMATION**

**US Ground (DOT)**  
 1 Gallon and Less may be Classed as CONSUMER COMMODITY ORM D  
 Larger Containers are Regulated as  
 UN1263 PAINT 3 PG II (ERG#128)  
**DOT (Dept of Transportation) Hazardous Substances & Reportable Quantities**  
 Xylenes (isomers and mixture) 100 lb RQ  
**Bulk Containers may be Shipped as (check reportable quantities)**  
 UN1263 PAINT 3 PG II (ERG#128)  
**Canada (TDG)**  
 UN1263 PAINT CLASS 3 PG II (ERG#128)  
**IMO**  
 UN1263 PAINT CLASS 3 PG II ( 2 C c c ) EmS F E S E

**SECTION 15 — REGULATORY INFORMATION**

**SARA 313 (40 CFR 372 65C) SUPPLIER NOTIFICATION**

CAS No	CHEMICAL/COMPOUND	% by WT	% Element
100-41-4	Ethylbenzene	0.1	

**CALIFORNIA PROPOSITION 65**

WARNING This product contains chemicals known to the State of California to cause cancer and birth defects or other reproductive harm

**TSCA CERTIFICATION**

All chemicals in this product are listed or are exempt from listing on the TSCA Inventory

**SECTION 16 — OTHER INFORMATION**

This product has been classified in accordance with the hazard criteria of the Canadian Controlled Products Regulations (CPR) and the MSDS contains all of the information required by the CPR

The above information pertains to this product as currently formulated and is based on the information available at this time. Addition of reducers or other additives to this product may substantially alter the composition and hazards of the product. Since conditions of use are outside our control, we make no warranties, express or implied, and assume no liability in connection with any use of this information.

# MATERIAL SAFETY DATA SHEET

0416  
20 00

DATE OF PREPARATION  
Sep 7 2008

## SECTION 1 — PRODUCT AND COMPANY IDENTIFICATION

### PRODUCT NUMBER

0416

### PRODUCT NAME

AWX™ Waterborne Toner Coarse Aluminum

### MANUFACTURER'S NAME

SHERWIN-WILLIAMS AUTOMOTIVE FINISHES  
101 Prospect Avenue N W  
Cleveland OH 44115

### Telephone Numbers and Websites

Product Information	(800) 798 5872 www.sherwin-automotive.com
Regulatory Information	(216) 566-2902
Medical Emergency	(216) 566-2917
Transportation Emergency	(800) 424 9300
<i>for Chemical Emergency ONLY (spill leak fire exposure or accident)</i>	

## SECTION 2 — COMPOSITION/INFORMATION ON INGREDIENTS

% by Weight	CAS Number	Ingredient	Units	Vapor Pressure
6	111-76 2	2-Butoxyethanol		
		ACGIH TLV	20 PPM	0.88 mm
		OSHA PEL	25 PPM	

## SECTION 3 — HAZARDS IDENTIFICATION

### ROUTES OF EXPOSURE

INHALATION of vapor or spray mist  
EYE or SKIN contact with the product vapor or spray mist

### EFFECTS OF OVEREXPOSURE

**EYES** Irritation  
**SKIN** Prolonged or repeated exposure may cause irritation  
**INHALATION** Irritation of the upper respiratory system

### HMIS Codes

Health	2
Flammability	0
Reactivity	1

In a confined area vapors in high concentration may cause headache nausea or dizziness  
Prolonged overexposure to solvent ingredients in Section 2 may cause adverse effects to the liver urinary and blood forming systems

### SIGNS AND SYMPTOMS OF OVEREXPOSURE

Redness and itching or burning sensation may indicate eye or excessive skin exposure

### MEDICAL CONDITIONS AGGRAVATED BY EXPOSURE

None generally recognized

### CANCER INFORMATION

For complete discussion of toxicology data refer to Section 11

## SECTION 4 — FIRST AID MEASURES

**EYES** Flush eyes with large amounts of water for 15 minutes Get medical attention  
**SKIN** Wash affected area thoroughly with soap and water  
Remove contaminated clothing and launder before re use  
**INHALATION** If affected remove from exposure Restore breathing Keep warm and quiet  
**INGESTION** Do not induce vomiting Get medical attention immediately

## SECTION 5 — FIRE FIGHTING MEASURES

**FLASH POINT** Not Applicable      **LEL** N A      **UEL** N A      **FLAMMABILITY CLASSIFICATION** Not Applicable

**EXTINGUISHING MEDIA**

Carbon Dioxide Dry Chemical Alcohol Foam

**UNUSUAL FIRE AND EXPLOSION HAZARDS**

Closed containers may explode (due to the build up of pressure) when exposed to extreme heat

During emergency conditions overexposure to decomposition products may cause a health hazard Symptoms may not be immediately apparent Obtain medical attention

**SPECIAL FIRE FIGHTING PROCEDURES**

Full protective equipment including self contained breathing apparatus should be used

Water spray may be ineffective If water is used fog nozzles are preferable Water may be used to cool closed containers to prevent pressure build up and possible autoignition or explosion when exposed to extreme heat

**SECTION 6 — ACCIDENTAL RELEASE MEASURES****STEPS TO BE TAKEN IN CASE MATERIAL IS RELEASED OR SPILLED**

- Remove all sources of ignition Ventilate the area
- Remove with inert absorbent

**SECTION 7 — HANDLING AND STORAGE****STORAGE CATEGORY**

Not Applicable

**PRECAUTIONS TO BE TAKEN IN HANDLING AND STORAGE**

Keep container closed when not in use Transfer only to approved containers with complete and appropriate labeling Do not take internally Keep out of the reach of children

**SECTION 8 — EXPOSURE CONTROLS/PERSONAL PROTECTION****PRECAUTIONS TO BE TAKEN IN USE**

Use only with adequate ventilation

Avoid contact with skin and eyes Avoid breathing vapor and spray mist

Wash hands after using

This coating may contain materials classified as nuisance particulates (listed "as Dust" in Section 2) which may be present at hazardous levels only during sanding or abrading of the dried film If no specific dusts are listed in Section 2 the applicable limits for nuisance dusts are ACGIH TLV 10 mg/m3 (total dust) 3 mg/m3 (respirable fraction) OSHA PEL 15 mg/m3 (total dust) 5 mg/m3 (respirable fraction)

**VENTILATION**

Local exhaust preferable General exhaust acceptable if the exposure to materials in Section 2 is maintained below applicable exposure limits

Refer to OSHA Standards 1910 94 1910 107 1910 108

**RESPIRATORY PROTECTION**

If personal exposure cannot be controlled below applicable limits by ventilation wear a properly fitted organic vapor/particulate respirator approved by NIOSH/MSHA for protection against materials in Section 2

When sanding or abrading the dried film wear a dust/mist respirator approved by NIOSH/MSHA for dust which may be generated from this product underlying paint or the abrasive

**PROTECTIVE GLOVES**

Wear gloves which are recommended by glove supplier for protection against materials in Section 2

**EYE PROTECTION**

Wear safety spectacles with unperforated sideshields

**SECTION 9 — PHYSICAL AND CHEMICAL PROPERTIES**

<b>PRODUCT WEIGHT</b>	8.59 lb/gal	1029 g/l
<b>SPECIFIC GRAVITY</b>	1.03	
<b>BOILING POINT</b>	212 343° F	100 172 C
<b>MELTING POINT</b>	Not Available	
<b>VOLATILE VOLUME</b>	85%	
<b>EVAPORATION RATE</b>	Slower than ether	
<b>VAPOR DENSITY</b>	Heavier than air	
<b>SOLUBILITY IN WATER</b>	N A	
	pH 8.0	
<b>VOLATILE ORGANIC COMPOUNDS (VOC Theoretical As Packaged)</b>		
	3.14 lb/gal 376g/l	Less Water and Federally Exempt Solvents
	0.77 lb/gal 92g/l	Emitted VOC

**SECTION 10 — STABILITY AND REACTIVITY****STABILITY — Stable****CONDITIONS TO AVOID**

None known

**INCOMPATIBILITY**

None known

**HAZARDOUS DECOMPOSITION PRODUCTS**

By fire Carbon Dioxide Carbon Monoxide

**HAZARDOUS POLYMERIZATION**

Will not occur

**SECTION 11 — TOXICOLOGICAL INFORMATION****CHRONIC HEALTH HAZARDS**

No ingredient in this product is an IARC NTP or OSHA listed carcinogen

**TOXICOLOGY DATA**

CAS No	Ingredient Name			
111 76 2	2-Butoxyethanol	LC50 RAT	4HR	Not Available
		LD50 RAT		470 mg/kg

**SECTION 12 — ECOLOGICAL INFORMATION****ECOTOXICOLOGICAL INFORMATION**

No data available

**SECTION 13 — DISPOSAL CONSIDERATIONS****WASTE DISPOSAL METHOD**

Waste from this product is not hazardous as defined under the Resource Conservation and Recovery Act (RCRA) 40 CFR 261  
 Incinerate in approved facility Do not incinerate closed container Dispose of in accordance with Federal State/Provincial and Local  
 regulations regarding pollution

**SECTION 14 — TRANSPORT INFORMATION****US Ground (DOT)**

Not Regulated for Transportation

**Canada (TDG)**

Not Regulated for Transportation

**IMO**

Not Regulated for Transportation

**SECTION 15 — REGULATORY INFORMATION****SARA 313 (40 CFR 372 65C) SUPPLIER NOTIFICATION**

CAS No	CHEMICAL/COMPOUND	% by WT	% Element
	Glycol Ethers	6	

**CALIFORNIA PROPOSITION 65**

WARNING This product contains chemicals known to the State of California to cause cancer and birth defects or other reproductive harm

**TSCA CERTIFICATION**

All chemicals in this product are listed or are exempt from listing on the TSCA Inventory

**SECTION 16 — OTHER INFORMATION**

This product has been classified in accordance with the hazard criteria of the Canadian Controlled Products Regulations (CPR) and the  
 MSDS contains all of the information required by the CPR

The above information pertains to this product as currently formulated and is based on the information available at this time. Addition of reducers or other additives to this product may substantially alter the composition and hazards of the product. Since conditions of use are outside our control, we make no warranties, express or implied, and assume no liability in connection with any use of this information.

# MATERIAL SAFETY DATA SHEET

0413  
19 00

DATE OF PREPARATION  
Feb 24 2009

## SECTION 1 — PRODUCT AND COMPANY IDENTIFICATION

### PRODUCT NUMBER

0413

### PRODUCT NAME

AWX™ Waterborne Toner, Bright Medium Aluminum

### MANUFACTURER'S NAME

SHERWIN-WILLIAMS AUTOMOTIVE FINISHES  
101 Prospect Avenue N W  
Cleveland, OH 44115

### Telephone Numbers and Websites

Product Information	(800) 798 5872 www.sherwin-automotive.com
Regulatory Information	(216) 566 2902
Medical Emergency	(216) 566 2917
Transportation Emergency	(800) 424 9300
<i>for Chemical Emergency ONLY (spill leak fire exposure or accident)</i>	

## SECTION 2 — COMPOSITION/INFORMATION ON INGREDIENTS

% by Weight	CAS Number	Ingredient	Units	Vapor Pressure	
7	111 76-2	2 Butoxyethanol	ACGIH TLV OSHA PEL	20 PPM 25 PPM	0.88 mm

## SECTION 3 — HAZARDS IDENTIFICATION

### ROUTES OF EXPOSURE

INHALATION of vapor or spray mist  
EYE or SKIN contact with the product vapor or spray mist

### EFFECTS OF OVEREXPOSURE

**EYES** Irritation  
**SKIN** Prolonged or repeated exposure may cause irritation  
**INHALATION** Irritation of the upper respiratory system

### HMIS Codes

Health	2
Flammability	0
Reactivity	1

In a confined area vapors in high concentration may cause headache nausea or dizziness  
Prolonged overexposure to solvent ingredients in Section 2 may cause adverse effects to the liver urinary and blood forming systems

### SIGNS AND SYMPTOMS OF OVEREXPOSURE

Redness and itching or burning sensation may indicate eye or excessive skin exposure

### MEDICAL CONDITIONS AGGRAVATED BY EXPOSURE

None generally recognized

### CANCER INFORMATION

For complete discussion of toxicology data refer to Section 11

## SECTION 4 — FIRST AID MEASURES

**EYES** Flush eyes with large amounts of water for 15 minutes Get medical attention  
**SKIN** Wash affected area thoroughly with soap and water  
Remove contaminated clothing and laundry before re use  
**INHALATION** If affected remove from exposure Restore breathing Keep warm and quiet  
**INGESTION** Do not induce vomiting Get medical attention immediately

## SECTION 5 — FIRE FIGHTING MEASURES

**FLASH POINT** Not Applicable  
**LEL** N A  
**UEL** N A  
**FLAMMABILITY CLASSIFICATION** Not Applicable

**EXTINGUISHING MEDIA**

Carbon Dioxide Dry Chemical Alcohol Foam

**UNUSUAL FIRE AND EXPLOSION HAZARDS**

Closed containers may explode (due to the build up of pressure) when exposed to extreme heat

During emergency conditions overexposure to decomposition products may cause a health hazard Symptoms may not be immediately apparent Obtain medical attention

**SPECIAL FIRE FIGHTING PROCEDURES**

Full protective equipment including self contained breathing apparatus should be used

Water spray may be ineffective If water is used fog nozzles are preferable Water may be used to cool closed containers to prevent pressure build up and possible autoignition or explosion when exposed to extreme heat

**SECTION 6 — ACCIDENTAL RELEASE MEASURES****STEPS TO BE TAKEN IN CASE MATERIAL IS RELEASED OR SPILLED**

- Remove all sources of ignition Ventilate the area
- Remove with inert absorbent

**SECTION 7 — HANDLING AND STORAGE****STORAGE CATEGORY**

Not Applicable

**PRECAUTIONS TO BE TAKEN IN HANDLING AND STORAGE**

Keep container closed when not in use Transfer only to approved containers with complete and appropriate labeling Do not take internally Keep out of the reach of children

**SECTION 8 — EXPOSURE CONTROLS/PERSONAL PROTECTION****PRECAUTIONS TO BE TAKEN IN USE**

Use only with adequate ventilation

Avoid contact with skin and eyes Avoid breathing vapor and spray mist

Wash hands after using

This coating may contain materials classified as nuisance particulates (listed as Dust in Section 2) which may be present at hazardous levels only during sanding or abrading of the dried film If no specific dusts are listed in Section 2 the applicable limits for nuisance dusts are ACGIH TLV 10 mg/m3 (total dust) 3 mg/m3 (respirable fraction) OSHA PEL 15 mg/m3 (total dust) 5 mg/m3 (respirable fraction)

**VENTILATION**

Local exhaust preferable General exhaust acceptable if the exposure to materials in Section 2 is maintained below applicable exposure limits

Refer to OSHA Standards 1910.94 1910.107 1910.108

**RESPIRATORY PROTECTION**

If personal exposure cannot be controlled below applicable limits by ventilation wear a properly fitted organic vapor/particulate respirator approved by NIOSH/MSHA for protection against materials in Section 2

When sanding or abrading the dried film wear a dust/mist respirator approved by NIOSH/MSHA for dust which may be generated from this product underlying paint or the abrasive

**PROTECTIVE GLOVES**

Wear gloves which are recommended by glove supplier for protection against materials in Section 2

**EYE PROTECTION**

Wear safety spectacles with unperforated sideshields

**SECTION 9 — PHYSICAL AND CHEMICAL PROPERTIES**

<b>PRODUCT WEIGHT</b>	8.57 lb/gal	1026 g/l
<b>SPECIFIC GRAVITY</b>	1.03	
<b>BOILING POINT</b>	212 - 343° F	100 - 172° C
<b>MELTING POINT</b>	Not Available	
<b>VOLATILE VOLUME</b>	86%	
<b>EVAPORATION RATE</b>	Slower than ether	
<b>VAPOR DENSITY</b>	Heavier than air	
<b>SOLUBILITY IN WATER</b>	N/A	
<b>pH</b>	8.0	
<b>VOLATILE ORGANIC COMPOUNDS (VOC Theoretical As Packaged)</b>		
	3.40 lb/gal	407 g/l
	0.86 lb/gal	103 g/l
	Less Water and Federally Exempt Solvents Emitted VOC	

**SECTION 10 — STABILITY AND REACTIVITY****STABILITY — Stable****CONDITIONS TO AVOID**

None known

**INCOMPATIBILITY**

None known

**HAZARDOUS DECOMPOSITION PRODUCTS**

By fire Carbon Dioxide Carbon Monoxide

**HAZARDOUS POLYMERIZATION**

Will not occur

**SECTION 11 — TOXICOLOGICAL INFORMATION****CHRONIC HEALTH HAZARDS**

No ingredient in this product is an IARC NTP or OSHA listed carcinogen

**TOXICOLOGY DATA**

CAS No	Ingredient Name			
111-76 2	2-Butoxyethanol	LC50 RAT	4HR	Not Available
		LD50 RAT		470 mg/kg

**SECTION 12 — ECOLOGICAL INFORMATION****ECOTOXICOLOGICAL INFORMATION**

No data available

**SECTION 13 — DISPOSAL CONSIDERATIONS****WASTE DISPOSAL METHOD**

Waste from this product is not hazardous as defined under the Resource Conservation and Recovery Act (RCRA) 40 CFR 261  
 Incinerate in approved facility Do not incinerate closed container Dispose of in accordance with Federal State/Provincial and Local  
 regulations regarding pollution

**SECTION 14 — TRANSPORT INFORMATION****US Ground (DOT)**

Not Regulated for Transportation

**Canada (TDG)**

Not Regulated for Transportation

**IMO**

Not Regulated for Transportation

**SECTION 15 — REGULATORY INFORMATION****SARA 313 (40 CFR 372 65C) SUPPLIER NOTIFICATION**

CAS No	CHEMICAL/COMPOUND	% by WT	% Element
	Glycol Ethers	7	

**CALIFORNIA PROPOSITION 65**

WARNING This product contains chemicals known to the State of California to cause cancer and birth defects or other reproductive harm

**TSCA CERTIFICATION**

All chemicals in this product are listed or are exempt from listing on the TSCA Inventory

**SECTION 16 — OTHER INFORMATION**

This product has been classified in accordance with the hazard criteria of the Canadian Controlled Products Regulations (CPR) and the  
 MSDS contains all of the information required by the CPR

The above information pertains to this product as currently formulated and is based on the information available at this time. Addition of reducers or other additives to this product may substantially alter the composition and hazards of the product. Since conditions of use are outside our control, we make no warranties, express or implied, and assume no liability in connection with any use of this information.

# MATERIAL SAFETY DATA SHEET

FP415  
04 00

DATE OF PREPARATION  
Sep 19 2008

## SECTION 1 — PRODUCT AND COMPANY IDENTIFICATION

### PRODUCT NUMBER

FP415

### PRODUCT NAME

FINISH 1™ 2 1 2K High Build DTM Primer (Part A)

### MANUFACTURER'S NAME

ACME AUTOMOTIVE FINISHES

101 Prospect Avenue N W

Cleveland, OH 44115

### Telephone Numbers and Websites

<b>Regulatory Information</b>	(216) 566 2902
<b>Medical Emergency</b>	(216) 566 2917
<b>Transportation Emergency</b>	(800) 424 9300
<i>for Chemical Emergency ONLY (spill leak fire exposure or accident)</i>	

**SECTION 2 — COMPOSITION/INFORMATION ON INGREDIENTS**

% by Weight	CAS Number	Ingredient	Units	Vapor Pressure	
0.2	100-41-4	Ethylbenzene	ACGIH TLV	100 PPM	7.1 mm
			ACGIH TLV	125 PPM STEL	
			OSHA PEL	100 PPM	
			OSHA PEL	125 PPM STEL	
14	67-64-1	Acetone	ACGIH TLV	500 PPM	180 mm
			ACGIH TLV	750 PPM STEL	
			OSHA PEL	1000 PPM	
7	123-86-4	n-Butyl Acetate	ACGIH TLV	150 PPM	10 mm
			ACGIH TLV	200 PPM STEL	
			OSHA PEL	150 PPM	
			OSHA PEL	200 PPM STEL	
9	540-88-5	t-Butyl Acetate	ACGIH TLV	200 PPM	34 mm
			OSHA PEL	200 PPM	
2	108-65-6	1-Methoxy 2-Propanol Acetate	ACGIH TLV	Not Available	1.8 mm
			OSHA PEL	Not Available	
2	22208-25-9	Trimethylolpropane triacetoacetate	ACGIH TLV	Not Available	
			OSHA PEL	Not Available	
0.1	14808-60-7	Quartz	ACGIH TLV	0.025 mg/m <sup>3</sup> as Resp. Dust	
			OSHA PEL	0.1 mg/m <sup>3</sup> as Resp. Dust	
14	1332-58-7	Kaolin	ACGIH TLV	2 mg/m <sup>3</sup> as Resp. Dust	
			OSHA PEL	10 mg/m <sup>3</sup> Total Dust	
			OSHA PEL	5 mg/m <sup>3</sup> Respirable Fraction	
15	14807-96-6	Talc	ACGIH TLV	2 mg/m <sup>3</sup> as Resp. Dust	
			OSHA PEL	2 mg/m <sup>3</sup> as Resp. Dust	
10	7727-43-7	Barium Sulfate	ACGIH TLV	10 mg/m <sup>3</sup> as Dust	
			OSHA PEL	10 mg/m <sup>3</sup> Total Dust	
			OSHA PEL	5 mg/m <sup>3</sup> Respirable Fraction	
9	13463-67-7	Titanium Dioxide	ACGIH TLV	10 mg/m <sup>3</sup> as Dust	
			OSHA PEL	10 mg/m <sup>3</sup> Total Dust	
			OSHA PEL	5 mg/m <sup>3</sup> Respirable Fraction	
0.3	1333-86-4	Carbon Black	ACGIH TLV	3.5 MG/M <sup>3</sup>	
			OSHA PEL	3.5 MG/M <sup>3</sup>	

**SECTION 3 — HAZARDS IDENTIFICATION**

**ROUTES OF EXPOSURE**

- INHALATION of vapor or spray mist
- EYE or SKIN contact with the product vapor or spray mist

**EFFECTS OF OVEREXPOSURE**

- EYES** Irritation
- SKIN** Prolonged or repeated exposure may cause irritation
- INHALATION** Irritation of the upper respiratory system

May cause nervous system depression. Extreme overexposure may result in unconsciousness and possibly death. Prolonged overexposure to solvent ingredients in Section 2 may cause adverse effects to the liver, urinary and blood forming systems.

**SIGNS AND SYMPTOMS OF OVEREXPOSURE**

- Headache, dizziness, nausea, and loss of coordination are indications of excessive exposure to vapors or spray mists.
- Redness and itching or burning sensation may indicate eye or excessive skin exposure.

**MEDICAL CONDITIONS AGGRAVATED BY EXPOSURE**

- May cause allergic skin reaction in susceptible persons.

**CANCER INFORMATION**

For complete discussion of toxicology data refer to Section 11.

**HMIS Codes**

Health	2*
Flammability	3
Reactivity	1

## SECTION 4 — FIRST AID MEASURES

<b>EYES</b>	Flush eyes with large amounts of water for 15 minutes Get medical attention
<b>SKIN</b>	Wash affected area thoroughly with soap and water Remove contaminated clothing and launder before re use
<b>INHALATION</b>	If affected remove from exposure Restore breathing Keep warm and quiet
<b>INGESTION</b>	Do not induce vomiting Get medical attention immediately

## SECTION 5 — FIRE FIGHTING MEASURES

<b>FLASH POINT</b>	<b>LEL</b>	<b>UEL</b>	<b>FLAMMABILITY CLASSIFICATION</b>
11° F SETA	1 2	13 1	RED LABEL -- Extremely Flammable Flash below 21° F ( 6 C)

### EXTINGUISHING MEDIA

Carbon Dioxide Dry Chemical Foam

### UNUSUAL FIRE AND EXPLOSION HAZARDS

Closed containers may explode when exposed to extreme heat

Application to hot surfaces requires special precautions

During emergency conditions overexposure to decomposition products may cause a health hazard Symptoms may not be immediately apparent Obtain medical attention

### SPECIAL FIRE FIGHTING PROCEDURES

Full protective equipment including self-contained breathing apparatus should be used

Water spray may be ineffective If water is used fog nozzles are preferable Water may be used to cool closed containers to prevent pressure build up and possible autoignition or explosion when exposed to extreme heat

## SECTION 6 — ACCIDENTAL RELEASE MEASURES

### STEPS TO BE TAKEN IN CASE MATERIAL IS RELEASED OR SPILLED

- Remove all sources of ignition Ventilate the area
- Remove with inert absorbent

## SECTION 7 — HANDLING AND STORAGE

### STORAGE CATEGORY

DOL Storage Class IB

### PRECAUTIONS TO BE TAKEN IN HANDLING AND STORAGE

Contents are EXTREMELY FLAMMABLE Keep away from heat sparks and open flame Vapors will accumulate readily and may ignite explosively

During use and until all vapors are gone Keep area ventilated Do not smoke Extinguish all flames pilot lights and heaters Turn off stoves electric tools and appliances and any other sources of ignition

Consult NFPA Code Use approved Bonding and Grounding procedures

Keep container closed when not in use Transfer only to approved containers with complete and appropriate labeling Do not take internally Keep out of the reach of children

## SECTION 8 — EXPOSURE CONTROLS/PERSONAL PROTECTION

### PRECAUTIONS TO BE TAKEN IN USE

Use only with adequate ventilation

Avoid contact with skin and eyes Avoid breathing vapor and spray mist

Wash hands after using

- This coating may contain materials classified as nuisance particulates (listed as Dust in Section 2) which may be present at hazardous levels only during sanding or abrading of the dried film If no specific dusts are listed in Section 2 the applicable limits for nuisance dusts are ACGIH TLV 10 mg/m3 (total dust) 3 mg/m3 (respirable fraction) OSHA PEL 15 mg/m3 (total dust) 5 mg/m3 (respirable fraction)

### VENTILATION

Local exhaust preferable General exhaust acceptable if the exposure to materials in Section 2 is maintained below applicable exposure limits

Refer to OSHA Standards 1910 94 1910 107 1910 108

### RESPIRATORY PROTECTION

If personal exposure cannot be controlled below applicable limits by ventilation wear a properly fitted organic vapor/particulate respirator approved by NIOSH/MSHA for protection against materials in Section 2

When sanding or abrading the dried film wear a dust/mist respirator approved by NIOSH/MSHA for dust which may be generated from this product underlying paint or the abrasive

### PROTECTIVE GLOVES

Wear gloves which are recommended by glove supplier for protection against materials in Section 2

### EYE PROTECTION

Wear safety spectacles with unperforated sideshields

### OTHER PRECAUTIONS

This product must be mixed with other components before use Before opening the packages READ AND FOLLOW WARNING LABELS ON ALL COMPONENTS

Intentional misuse by deliberately concentrating and inhaling the contents can be harmful or fatal

## SECTION 9 — PHYSICAL AND CHEMICAL PROPERTIES

<b>PRODUCT WEIGHT</b>	11.58 lb/gal	1387 g/l
<b>SPECIFIC GRAVITY</b>	1.39	
<b>BOILING POINT</b>	132-302° F	55-150° C
<b>MELTING POINT</b>	Not Available	
<b>VOLATILE VOLUME</b>	57%	
<b>EVAPORATION RATE</b>	Slower than ether	
<b>VAPOR DENSITY</b>	Heavier than air	
<b>SOLUBILITY IN WATER</b>	N/A	
<b>VOLATILE ORGANIC COMPOUNDS (VOC Theoretical As Packaged)</b>		
	2.11 lb/gal	253 g/l
	1.26 lb/gal	152 g/l
		Emitted VOC
		Less Water and Federally Exempt Solvents

## SECTION 10 — STABILITY AND REACTIVITY

**STABILITY** — Stable

**CONDITIONS TO AVOID**

None known

**INCOMPATIBILITY**

None known

**HAZARDOUS DECOMPOSITION PRODUCTS**

By fire: Carbon Dioxide, Carbon Monoxide

**HAZARDOUS POLYMERIZATION**

Will not occur

## SECTION 11 — TOXICOLOGICAL INFORMATION

### CHRONIC HEALTH HAZARDS

Reports have associated repeated and prolonged overexposure to solvents with permanent brain and nervous system damage.

Ethylbenzene is classified by IARC as possibly carcinogenic to humans (2B) based on inadequate evidence in humans and sufficient evidence in laboratory animals. Lifetime inhalation exposure of rats and mice to high ethylbenzene concentrations resulted in increases in certain types of cancer, including kidney tumors in rats and lung and liver tumors in mice. These effects were not observed in animals exposed to lower concentrations. There is no evidence that ethylbenzene causes cancer in humans.

Crystalline Silica (Quartz, Cristobalite) is listed by IARC and NTP. Long term exposure to high levels of silica dust, which can occur only when sanding or abrading the dry film, may cause lung damage (silicosis) and possibly cancer.

IARC's Monograph No. 93 reports there is sufficient evidence of carcinogenicity in experimental rats exposed to titanium dioxide but inadequate evidence for carcinogenicity in humans and has assigned a Group 2B rating. In addition, the IARC summary concludes: "No significant exposure to titanium dioxide is thought to occur during the use of products in which titanium is bound to other materials, such as paint."

Carbon Black is classified by IARC as possibly carcinogenic to humans (group 2B) based on experimental animal data, however, there is insufficient evidence in humans for its carcinogenicity.

## TOXICOLOGY DATA

CAS No	Ingredient Name			
100-41-4	Ethylbenzene	LC50 RAT LD50 RAT	4HR	Not Available 3500 mg/kg
67-64 1	Acetone	LC50 RAT LD50 RAT	4HR	Not Available 5800 mg/kg
123-86-4	n-Butyl Acetate	LC50 RAT LD50 RAT	4HR	2000 ppm 13100 mg/kg
540-88-5	t Butyl Acetate	LC50 RAT LD50 RAT	4HR	Not Available Not Available
108-65-6	1-Methoxy 2 Propanol Acetate	LC50 RAT LD50 RAT	4HR	Not Available 8500 mg/kg
22208 25 9	Trimethylolpropane triacetate	LC50 RAT LD50 RAT	4HR	Not Available Not Available
14808-60 7	Quartz	LC50 RAT LD50 RAT	4HR	Not Available Not Available
1332 58-7	Kaolin	LC50 RAT LD50 RAT	4HR	Not Available Not Available
14807 96-6	Talc	LC50 RAT LD50 RAT	4HR	Not Available Not Available
7727-43 7	Barium Sulfate	LC50 RAT LD50 RAT	4HR	Not Available Not Available
13463-67 7	Titanium Dioxide	LC50 RAT LD50 RAT	4HR	Not Available Not Available
1333-86-4	Carbon Black	LC50 RAT LD50 RAT	4HR	Not Available Not Available

## SECTION 12 — ECOLOGICAL INFORMATION

## ECOTOXICOLOGICAL INFORMATION

No data available

## SECTION 13 — DISPOSAL CONSIDERATIONS

## WASTE DISPOSAL METHOD

Waste from this product may be hazardous as defined under the Resource Conservation and Recovery Act (RCRA) 40 CFR 261

Waste must be tested for ignitability to determine the applicable EPA hazardous waste numbers

Incinerate in approved facility Do not incinerate closed container Dispose of in accordance with Federal State/Provincial and Local regulations regarding pollution

## SECTION 14 — TRANSPORT INFORMATION

## US Ground (DOT)

1 Gallon and Less may be Classed as CONSUMER COMMODITY ORM D

Larger Containers are Regulated as

UN1263 PAINT 3 PG II (ERG#128)

## DOT (Dept of Transportation) Hazardous Substances &amp; Reportable Quantities

Acetone 5000 lb RQ

Xylenes (isomers and mixture) 100 lb RQ

## Bulk Containers may be Shipped as (check reportable quantities)

UN1263 PAINT 3 PG II (ERG#128)

## Canada (TDG)

UN1263 PAINT CLASS 3 PG II (ERG#128)

## IMO

UN1263 PAINT CLASS 3 PG II ( 12 C c c ) EmS F E S E

**SECTION 15 — REGULATORY INFORMATION**

**SARA 313 (40 CFR 372 65C) SUPPLIER NOTIFICATION**

CAS No	CHEMICAL/COMPOUND	% by WT	% Element
100-41-4	Ethylbenzene	0.1	

**CALIFORNIA PROPOSITION 65**

**WARNING:** This product contains chemicals known to the State of California to cause cancer and birth defects or other reproductive harm.

**TSCA CERTIFICATION**

All chemicals in this product are listed or are exempt from listing on the TSCA Inventory.

**SECTION 16 — OTHER INFORMATION**

This product has been classified in accordance with the hazard criteria of the Canadian Controlled Products Regulations (CPR) and the MSDS contains all of the information required by the CPR.

The above information pertains to this product as currently formulated and is based on the information available at this time. Addition of reducers or other additives to this product may substantially alter the composition and hazards of the product. Since conditions of use are outside our control, we make no warranties, express or implied, and assume no liability in connection with any use of this information.

# MATERIAL SAFETY DATA SHEET

0310  
18 00

DATE OF PREPARATION  
Jan 23 2009

## SECTION 1 — PRODUCT AND COMPANY IDENTIFICATION

**PRODUCT NUMBER**

0310

**PRODUCT NAME**

AWX™ Waterborne Toner Deep Black

**MANUFACTURER'S NAME**

SHERWIN-WILLIAMS AUTOMOTIVE FINISHES  
101 Prospect Avenue N W  
Cleveland, OH 44115

**Telephone Numbers and Websites**

<b>Product Information</b>	(800) 798 5872 www.sherwin-automotive.com
<b>Regulatory Information</b>	(216) 566-2902
<b>Medical Emergency</b>	(216) 566-2917
<b>Transportation Emergency</b>	(800) 424-9300
<i>for Chemical Emergency ONLY (spill leak fire exposure or accident)</i>	

## SECTION 2 — COMPOSITION/INFORMATION ON INGREDIENTS

% by Weight	CAS Number	Ingredient	Units	Vapor Pressure
2	1569-01-3	1-Propoxy 2-propanol		
		ACGIH TLV	Not Available	17 mm
		OSHA PEL	Not Available	
4	107-98-2	1-Methoxy-2-propanol		
		ACGIH TLV	100 PPM	10.9 mm
		ACGIH TLV	150 PPM STEL	
		OSHA PEL	100 PPM	
		OSHA PEL	150 PPM STEL	
4	111 77 3	2-(2-Methoxyethoxy)-ethanol		
		ACGIH TLV	Not Available	1 mm
		OSHA PEL	Not Available	
1	112926-00-8	Amorphous Precipitated Silica		
		ACGIH TLV	10 mg/m3 as Dust	
		OSHA PEL	6 mg/m3 as Dust	
3	1333-86-4	Carbon Black		
		ACGIH TLV	3.5 MG/M3	
		OSHA PEL	3.5 MG/M3	

## SECTION 3 — HAZARDS IDENTIFICATION

**ROUTES OF EXPOSURE**

INHALATION of vapor or spray mist  
EYE or SKIN contact with the product vapor or spray mist

**EFFECTS OF OVEREXPOSURE**

**EYES** Irritation  
**SKIN** Prolonged or repeated exposure may cause irritation  
**INHALATION** Irritation of the upper respiratory system

In a confined area vapors in high concentration may cause headache nausea or dizziness

**SIGNS AND SYMPTOMS OF OVEREXPOSURE**

Redness and itching or burning sensation may indicate eye or excessive skin exposure

**MEDICAL CONDITIONS AGGRAVATED BY EXPOSURE**

None generally recognized

**CANCER INFORMATION**

For complete discussion of toxicology data refer to Section 11

**HMIS Codes**

<b>Health</b>	2
<b>Flammability</b>	0
<b>Reactivity</b>	0

## SECTION 4 — FIRST AID MEASURES

<b>EYES</b>	Flush eyes with large amounts of water for 15 minutes Get medical attention
<b>SKIN</b>	Wash affected area thoroughly with soap and water Remove contaminated clothing and laundry before re use
<b>INHALATION</b>	If affected remove from exposure Restore breathing Keep warm and quiet
<b>INGESTION</b>	Do not induce vomiting Get medical attention immediately

## SECTION 5 — FIRE FIGHTING MEASURES

<b>FLASH POINT</b>	<b>LEL</b>	<b>UEL</b>	<b>FLAMMABILITY CLASSIFICATION</b>
Not Applicable	N A	N A	Not Applicable

### EXTINGUISHING MEDIA

Carbon Dioxide Dry Chemical Alcohol Foam

### UNUSUAL FIRE AND EXPLOSION HAZARDS

Closed containers may explode (due to the build up of pressure) when exposed to extreme heat  
During emergency conditions overexposure to decomposition products may cause a health hazard Symptoms may not be immediately apparent Obtain medical attention

### SPECIAL FIRE FIGHTING PROCEDURES

Full protective equipment including self contained breathing apparatus should be used  
Water spray may be ineffective If water is used fog nozzles are preferable Water may be used to cool closed containers to prevent pressure build up and possible autoignition or explosion when exposed to extreme heat

## SECTION 6 — ACCIDENTAL RELEASE MEASURES

### STEPS TO BE TAKEN IN CASE MATERIAL IS RELEASED OR SPILLED

- Remove all sources of ignition Ventilate the area
- Remove with inert absorbent

## SECTION 7 — HANDLING AND STORAGE

### STORAGE CATEGORY

Not Applicable

### PRECAUTIONS TO BE TAKEN IN HANDLING AND STORAGE

Keep container closed when not in use Transfer only to approved containers with complete and appropriate labeling Do not take internally  
Keep out of the reach of children

## SECTION 8 — EXPOSURE CONTROLS/PERSONAL PROTECTION

### PRECAUTIONS TO BE TAKEN IN USE

Use only with adequate ventilation  
Avoid contact with skin and eyes Avoid breathing vapor and spray mist  
Wash hands after using

This coating may contain materials classified as nuisance particulates (listed "as Dust" in Section 2) which may be present at hazardous levels only during sanding or abrading of the dried film If no specific dusts are listed in Section 2 the applicable limits for nuisance dusts are ACGIH TLV 10 mg/m<sup>3</sup> (total dust) 3 mg/m<sup>3</sup> (respirable fraction) OSHA PEL 15 mg/m<sup>3</sup> (total dust) 5 mg/m<sup>3</sup> (respirable fraction)

### VENTILATION

Local exhaust preferable General exhaust acceptable if the exposure to materials in Section 2 is maintained below applicable exposure limits  
Refer to OSHA Standards 1910.94 1910.107 1910.108

### RESPIRATORY PROTECTION

If personal exposure cannot be controlled below applicable limits by ventilation wear a properly fitted organic vapor/particulate respirator approved by NIOSH/MSHA for protection against materials in Section 2  
When sanding or abrading the dried film wear a dust/mist respirator approved by NIOSH/MSHA for dust which may be generated from this product underlying paint or the abrasive

### PROTECTIVE GLOVES

Wear gloves which are recommended by glove supplier for protection against materials in Section 2

### EYE PROTECTION

Wear safety spectacles with unperforated sideshields

## SECTION 9 — PHYSICAL AND CHEMICAL PROPERTIES

PRODUCT WEIGHT	8.64 lb/gal	1035 g/l
SPECIFIC GRAVITY	1.04	
BOILING POINT	212 382° F	100 194° C
MELTING POINT	Not Available	
VOLATILE VOLUME	79%	
EVAPORATION RATE	Slower than ether	
VAPOR DENSITY	Heavier than air	
SOLUBILITY IN WATER	N A	
pH	8.5	
<b>VOLATILE ORGANIC COMPOUNDS (VOC Theoretical As Packaged)</b>		
	3.01 lb/gal	361 g/l
	1.00 lb/gal	120 g/l
	Less Water and Federally Exempt Solvents Emitted VOC	

## SECTION 10 — STABILITY AND REACTIVITY

**STABILITY** — Stable

**CONDITIONS TO AVOID**

None known

**INCOMPATIBILITY**

None known

**HAZARDOUS DECOMPOSITION PRODUCTS**

By fire Carbon Dioxide Carbon Monoxide

**HAZARDOUS POLYMERIZATION**

Will not occur

## SECTION 11 — TOXICOLOGICAL INFORMATION

**CHRONIC HEALTH HAZARDS**

Carbon Black is classified by IARC as possibly carcinogenic to humans (group 2B) based on experimental animal data however there is insufficient evidence in humans for its carcinogenicity

**TOXICOLOGY DATA**

CAS No	Ingredient Name			
1569-01-3	1-Propoxy-2-propanol	LC50 RAT	4HR	Not Available
		LD50 RAT		2800 mg/kg
107 98 2	1-Methoxy-2-propanol	LC50 RAT	4HR	Not Available
		LD50 RAT		6600 mg/kg
111 77 3	2-(2 Methoxyethoxy)-ethanol	LC50 RAT	4HR	Not Available
		LD50 RAT		5500 mg/kg
112926-00-8	Amorphous Precipitated Silica	LC50 RAT	4HR	Not Available
		LD50 RAT		4500 mg/kg
1333-86-4	Carbon Black	LC50 RAT	4HR	Not Available
		LD50 RAT		Not Available

## SECTION 12 — ECOLOGICAL INFORMATION

**ECOTOXICOLOGICAL INFORMATION**

No data available

## SECTION 13 — DISPOSAL CONSIDERATIONS

**WASTE DISPOSAL METHOD**

Waste from this product is not hazardous as defined under the Resource Conservation and Recovery Act (RCRA) 40 CFR 261. Incinerate in approved facility. Do not incinerate closed container. Dispose of in accordance with Federal, State/Provincial, and Local regulations regarding pollution.

**SECTION 14 — TRANSPORT INFORMATION****US Ground (DOT)**

Not Regulated for Transportation

**Canada (TDG)**

Not Regulated for Transportation

**IMO**

Not Regulated for Transportation

**SECTION 15 — REGULATORY INFORMATION****SARA 313 (40 CFR 372 65C) SUPPLIER NOTIFICATION**

CAS No	CHEMICAL/COMPOUND	% by WT	% Element
	Glycol Ethers	4	

**CALIFORNIA PROPOSITION 65**

WARNING This product contains chemicals known to the State of California to cause cancer and birth defects or other reproductive harm

**TSCA CERTIFICATION**

All chemicals in this product are listed or are exempt from listing on the TSCA Inventory

**SECTION 16 — OTHER INFORMATION**

This product has been classified in accordance with the hazard criteria of the Canadian Controlled Products Regulations (CPR) and the MSDS contains all of the information required by the CPR

The above information pertains to this product as currently formulated and is based on the information available at this time. Addition of reducers or other additives to this product may substantially alter the composition and hazards of the product. Since conditions of use are outside our control we make no warranties, express or implied, and assume no liability in connection with any use of this information.

# MATERIAL SAFETY DATA SHEET

UH924  
06 00

DATE OF PREPARATION  
Mar 1 2009

<b>SECTION 1 — PRODUCT AND COMPANY IDENTIFICATION</b>
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**PRODUCT NUMBER**

UH924

**PRODUCT NAME**

Low VOC Speed-Plus Performance Hardener (Part B)

**MANUFACTURER'S NAME**

SHERWIN-WILLIAMS AUTOMOTIVE FINISHES  
101 Prospect Avenue N W  
Cleveland OH 44115

**Telephone Numbers and Websites**

<b>Product Information</b>	(800) 798 5872 www.sherwin-automotive.com
<b>Regulatory Information</b>	(216) 566 2902
<b>Medical Emergency</b>	(216) 566 2917
<b>Transportation Emergency</b>	(800) 424 9300
<i>for Chemical Emergency ONLY (spill leak fire exposure or accident)</i>	

<b>SECTION 2 — COMPOSITION/INFORMATION ON INGREDIENTS</b>
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% by Weight	CAS Number	Ingredient	Units	Vapor Pressure
0 1	100-41-4	<b>Ethylbenzene</b>		
		ACGIH TLV	100 PPM	
		ACGIH TLV	125 PPM STEL	7 1 mm
		OSHA PEL	100 PPM	
		OSHA PEL	125 PPM STEL	
2	64742 95-6	<b>Light Aromatic Hydrocarbons</b>		
		ACGIH TLV	Not Available	3 8 mm
		OSHA PEL	Not Available	
2	108-67-8	<b>1,3,5-Trimethylbenzene</b>		
		ACGIH TLV	25 PPM	2 mm
		OSHA PEL	25 PPM	
3	95-63-6	<b>1,2,4-Trimethylbenzene</b>		
		ACGIH TLV	25 PPM	2 03 mm
		OSHA PEL	25 PPM	
11	123-86-4	<b>n-Butyl Acetate</b>		
		ACGIH TLV	150 PPM	10 mm
		ACGIH TLV	200 PPM STEL	
		OSHA PEL	150 PPM	
		OSHA PEL	200 PPM STEL	
0 1	822-06-0	<b>Hexamethylene Diisocyanate (max )</b>		
		ACGIH TLV	0 005 PPM	0 05 mm
		OSHA PEL	Not Available	
0 2	4098-71-9	<b>Isophorone Diisocyanate (max )</b>		
		ACGIH TLV	0 005 PPM (Skin)	
		OSHA PEL	0 005 PPM (Skin)	
		OSHA PEL	0 02 PPM (Skin) STEL	
56	28182-81-2	<b>Hexamethylene Diisocyanate Polymer</b>		
		ACGIH TLV	Not Available	
		OSHA PEL	Not Available	
26	Proprietary	<b>Isophorone Diisocyanate Polymer</b>		
		ACGIH TLV	Not Available	
		OSHA PEL	Not Available	

<b>SECTION 3 — HAZARDS IDENTIFICATION</b>
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**ROUTES OF EXPOSURE**

INHALATION of vapor or spray mist

EYE or SKIN contact with the product vapor or spray mist

**EFFECTS OF OVEREXPOSURE**

**EYES** Irritation

**SKIN** Prolonged or repeated exposure may cause irritation

**INHALATION** Irritation of the upper respiratory system

**HMIS Codes**

<b>Health</b>	<b>3*</b>
<b>Flammability</b>	<b>3</b>
<b>Reactivity</b>	<b>1</b>

May cause nervous system depression. Extreme overexposure may result in unconsciousness and possibly death.

Prolonged overexposure to solvent ingredients in Section 2 may cause adverse effects to the liver, urinary, blood forming and reproductive systems.

**SIGNS AND SYMPTOMS OF OVEREXPOSURE**

Headache, dizziness, nausea, and loss of coordination are indications of excessive exposure to vapors or spray mists.

Redness and itching or burning sensation may indicate eye or excessive skin exposure.

**MEDICAL CONDITIONS AGGRAVATED BY EXPOSURE**

May cause allergic respiratory and/or skin reaction in susceptible persons or sensitization. This effect may be delayed several hours after exposure.

Persons sensitive to isocyanates will experience increased allergic reaction on repeated exposure.

**CANCER INFORMATION**

For complete discussion of toxicology data refer to Section 11.

**SECTION 4 — FIRST AID MEASURES**

**EYES** Flush eyes with large amounts of water for 15 minutes. Get medical attention.

**SKIN** Wash affected area thoroughly with soap and water.

Remove contaminated clothing and launder before re use.

**INHALATION** If any breathing problems occur during use, **LEAVE THE AREA** and get fresh air. If problems remain or occur later,

**IMMEDIATELY** get medical attention.

**INGESTION** Do not induce vomiting. Get medical attention immediately.

**SECTION 5 — FIRE FIGHTING MEASURES****FLASH POINT**

28 F PMCC

**LEL**

0.7

**UEL**

7.6

**FLAMMABILITY CLASSIFICATION**

RED LABEL — Flammable Flash below 100° F (38 °C)

**EXTINGUISHING MEDIA**

Carbon Dioxide, Dry Chemical, Foam

**UNUSUAL FIRE AND EXPLOSION HAZARDS**

Closed containers may explode when exposed to extreme heat.

Application to hot surfaces requires special precautions.

During emergency conditions, overexposure to decomposition products may cause a health hazard. Symptoms may not be immediately apparent. Obtain medical attention.

**SPECIAL FIRE FIGHTING PROCEDURES**

Full protective equipment including self-contained breathing apparatus should be used.

Water spray may be ineffective. If water is used, fog nozzles are preferable. Water may be used to cool closed containers to prevent pressure build up and possible autoignition or explosion when exposed to extreme heat.

**SECTION 6 — ACCIDENTAL RELEASE MEASURES****STEPS TO BE TAKEN IN CASE MATERIAL IS RELEASED OR SPILLED**

- Remove all sources of ignition. Ventilate the area.
- All personnel in the area should be protected as in Section 8.
- Cover spill with absorbent material. Deactivate spilled material with a 10% ammonium hydroxide solution (household ammonia). After 10 minutes, collect in open containers and add more ammonia. Cover loosely. Wash spill area with soap and water.

**SECTION 7 — HANDLING AND STORAGE****STORAGE CATEGORY**

DOL Storage Class IB

**PRECAUTIONS TO BE TAKEN IN HANDLING AND STORAGE**

Contents are **FLAMMABLE**. Keep away from heat, sparks, and open flame.

During use and until all vapors are gone, keep area ventilated. Do not smoke. Extinguish all flames, pilot lights, and heaters. Turn off stoves, electric tools and appliances, and any other sources of ignition.

Consult NFPA Code. Use approved Bonding and Grounding procedures.

Keep container closed when not in use. Transfer only to approved containers with complete and appropriate labeling. Do not take internally. Keep out of the reach of children.

## SECTION 8 — EXPOSURE CONTROLS/PERSONAL PROTECTION

### PRECAUTIONS TO BE TAKEN IN USE

**NO PERSON SHOULD USE THIS PRODUCT, OR BE IN THE AREA WHERE IT IS BEING USED IF THEY HAVE CHRONIC (LONG TERM) LUNG OR BREATHING PROBLEMS OR IF THEY EVER HAD A REACTION TO ISOCYANATES**

Use only with adequate ventilation

Avoid contact with skin and eyes Avoid breathing vapor and spray mist

Wash hands after using

This coating may contain materials classified as nuisance particulates (listed as Dust\* in Section 2) which may be present at hazardous levels only during sanding or abrading of the dried film If no specific dusts are listed in Section 2 the applicable limits for nuisance dusts are ACGIH TLV 10 mg/m<sup>3</sup> (total dust) 3 mg/m<sup>3</sup> (respirable fraction) OSHA PEL 15 mg/m<sup>3</sup> (total dust) 5 mg/m<sup>3</sup> (respirable fraction)

### VENTILATION

Local exhaust preferable General exhaust acceptable if the exposure to materials in Section 2 is maintained below applicable exposure limits Refer to OSHA Standards 1910.94 1910.107 1910.108

### RESPIRATORY PROTECTION

Where overspray is present a positive pressure air supplied respirator (TC19C NIOSH/MSHA approved) should be worn If unavailable a properly fitted organic vapor/particulate respirator approved by NIOSH/MSHA for protection against materials in Section 2 may be effective Follow respirator manufacturers directions for use Wear the respirator for the whole time of spraying and until all vapors and mists are gone **NO PERSONS SHOULD BE ALLOWED IN THE AREA WHERE THIS PRODUCT IS BEING USED UNLESS EQUIPPED WITH THE SAME RESPIRATOR PROTECTION RECOMMENDED FOR THE PAINTERS**

When sanding or abrading the dried film wear a dust/mist respirator approved by NIOSH/MSHA for dust which may be generated from this product underlying paint or the abrasive

### PROTECTIVE GLOVES

To prevent skin contact wear gloves which are recommended by glove supplier for protection against materials in Section 2

### EYE PROTECTION

Wear safety spectacles with unperforated sideshields

### OTHER PROTECTIVE EQUIPMENT

Use barrier cream on exposed skin

### OTHER PRECAUTIONS

This product must be mixed with other components before use Before opening the packages **READ AND FOLLOW WARNING LABELS ON ALL COMPONENTS**

Intentional misuse by deliberately concentrating and inhaling the contents can be harmful or fatal

## SECTION 9 — PHYSICAL AND CHEMICAL PROPERTIES

<b>PRODUCT WEIGHT</b>	9.11 lb/gal	1091 g/l
<b>SPECIFIC GRAVITY</b>	1.10	
<b>BOILING POINT</b>	255-360° F	123-182° C
<b>MELTING POINT</b>	Not Available	
<b>VOLATILE VOLUME</b>	23%	
<b>EVAPORATION RATE</b>	Slower than ether	
<b>VAPOR DENSITY</b>	Heavier than air	
<b>SOLUBILITY IN WATER</b>	N/A	
<b>VOLATILE ORGANIC COMPOUNDS (VOC Theoretical As Packaged)</b>		
	1.71 lb/gal	204g/l
	1.71 lb/gal	204g/l
	Less Water and Federally Exempt Solvents	
	Emitted VOC	

## SECTION 10 — STABILITY AND REACTIVITY

**STABILITY** — Stable

### CONDITIONS TO AVOID

None known

### INCOMPATIBILITY

Contamination with Water Alcohols Amines and other compounds which react with isocyanates may result in dangerous pressure in and possible bursting of closed containers

### HAZARDOUS DECOMPOSITION PRODUCTS

By fire Carbon Dioxide Carbon Monoxide Oxides of Nitrogen possibility of Hydrogen Cyanide

### HAZARDOUS POLYMERIZATION

Will not occur

## SECTION 11 — TOXICOLOGICAL INFORMATION

### CHRONIC HEALTH HAZARDS

Reports have associated repeated and prolonged overexposure to solvents with permanent brain and nervous system damage Ethylbenzene is classified by IARC as possibly carcinogenic to humans (2B) based on inadequate evidence in humans and sufficient evidence in laboratory animals Lifetime inhalation exposure of rats and mice to high ethylbenzene concentrations resulted in increases in certain types of cancer including kidney tumors in rats and lung and liver tumors in mice These effects were not observed in animals exposed to lower concentrations There is no evidence that ethylbenzene causes cancer in humans

**TOXICOLOGY DATA**

CAS No	Ingredient Name			
100-41-4	Ethylbenzene	LC50 RAT LD50 RAT	4HR	Not Available 3500 mg/kg
64742 95-6	Light Aromatic Hydrocarbons	LC50 RAT LD50 RAT	4HR	Not Available Not Available
108-67-8	1,3,5 Trimethylbenzene	LC50 RAT LD50 RAT	4HR	Not Available Not Available
95-63-6	1,2 4-Trimethylbenzene	LC50 RAT LD50 RAT	4HR	Not Available Not Available
123-86-4	n Butyl Acetate	LC50 RAT LD50 RAT	4HR	2000 ppm 13100 mg/kg
822-06-0	Hexamethylene Diisocyanate (max )	LC50 RAT LD50 RAT	4HR	Not Available 738 mg/kg
4098 71 9	Isophorone Diisocyanate (max )	LC50 RAT LD50 RAT	4HR	Not Available 2500 mg/kg
28182-81 2	Hexamethylene Diisocyanate Polymer	LC50 RAT LD50 RAT	4HR	Not Available Not Available
Proprietary	Isophorone Diisocyanate Polymer	LC50 RAT LD50 RAT	4HR	Not Available 4825 mg/kg

**SECTION 12 — ECOLOGICAL INFORMATION****ECOTOXICOLOGICAL INFORMATION**

No data available

**SECTION 13 — DISPOSAL CONSIDERATIONS****WASTE DISPOSAL METHOD**

Waste from this product may be hazardous as defined under the Resource Conservation and Recovery Act (RCRA) 40 CFR 261

Waste must be tested for ignitability to determine the applicable EPA hazardous waste numbers

Incinerate in approved facility Do not incinerate closed container Dispose of in accordance with Federal State/Provincial and Local regulations regarding pollution

**SECTION 14 — TRANSPORT INFORMATION****US Ground (DOT)**

1 Gallon and Less may be Classed as CONSUMER COMMODITY ORM D

Larger Containers are Regulated as

UN1263 PAINT RELATED MATERIAL 3 PG II (ERG#128)

**DOT (Dept of Transportation) Hazardous Substances & Reportable Quantities\***

Xylenes (isomers and mixture) 100 lb RQ

**Bulk Containers may be Shipped as (check reportable quantities)**

UN1263 PAINT RELATED MATERIAL 3 PG II (ERG#128)

**Canada (TDG)**

UN1263 PAINT RELATED MATERIAL CLASS 3 PG II (ERG#128)

**IMO**

UN1263 PAINT RELATED MATERIAL CLASS 3 PG II (2 C c c) EmS

F E S E

**SECTION 15 — REGULATORY INFORMATION****SARA 313 (40 CFR 372 65C) SUPPLIER NOTIFICATION**

CAS No	CHEMICAL/COMPOUND	% by WT	% Element
100-41-4	Ethylbenzene	0.1	
95-63-6	1,2,4 Trimethylbenzene	3	

**CALIFORNIA PROPOSITION 65**

WARNING This product contains chemicals known to the State of California to cause cancer and birth defects or other reproductive harm

**TSCA CERTIFICATION**

All chemicals in this product are listed or are exempt from listing on the TSCA Inventory

**SECTION 16 — OTHER INFORMATION**

This product has been classified in accordance with the hazard criteria of the Canadian Controlled Products Regulations (CPR) and the MSDS contains all of the information required by the CPR

The above information pertains to this product as currently formulated and is based on the information available at this time. Addition of reducers or other additives to this product may substantially alter the composition and hazards of the product. Since conditions of use are outside our control, we make no warranties, express or implied, and assume no liability in connection with any use of this information.



**PERMIT TO OPERATE**

This initial permit must be renewed ANNUALLY unless the equipment is moved, or changes ownership  
If the billing for the annual renewal fee (Rule 301 f) is not received by the expiration date, contact the District

Legal Owner  
or Operator

WEST COAST AUTO BODY OF SOUTH GATE  
8648 S ATLANTIC BLVD  
SOUTH GATE, CA 90280-3502

ID 147661

Equipment Location

8648 S ATLANTIC BLVD, SOUTH GATE, CA 90280-3502

Equipment Description

SPRAY BOOTH, M & W, AUTOMOTIVE TYPE, 14'-0" W X 23'-6" L X 9'-0" H , WITH TWENTY-TWO 20" X 20" EXHAUST FILTERS, AND ONE 2 HP EXHAUST FAN

Conditions

- 1 OPERATION OF THIS EQUIPMENT SHALL BE CONDUCTED IN ACCORDANCE WITH ALL DATA AND SPECIFICATIONS SUBMITTED WITH THE APPLICATION UNDER WHICH THIS PERMIT IS ISSUED UNLESS OTHERWISE NOTED BELOW
- 2 THIS EQUIPMENT SHALL BE PROPERLY MAINTAINED AND KEPT IN GOOD OPERATING CONDITION AT ALL TIMES
- 3 A GAUGE SHALL BE INSTALLED AND MAINTAINED TO INDICATE, IN INCHES OF WATER, THE STATIC PRESSURE DIFFERENTIAL ACROSS THE EXHAUST FILTERS IN OPERATION, THE PRESSURE DIFFERENTIAL SHALL NOT EXCEED 0.25 INCHES OF WATER
- 4 THIS SPRAY BOOTH SHALL NOT BE OPERATED UNLESS ALL EXHAUST AIR PASSES THROUGH FILTER MEDIA AT LEAST 2 INCHES THICK
- 5 THIS EQUIPMENT SHALL BE OPERATED IN COMPLIANCE WITH RULES 1151 AND 1171
- 6 MATERIALS USED IN THIS EQUIPMENT SHALL NOT CONTAIN ANY CARCINOGENIC AIR CONTAMINANTS IDENTIFIED IN RULE 1401, TABLE 1 WITH AN EFFECTIVE DATE OF MAY 3, 2002, OR EARLIER
- 7 MATERIAL SAFETY DATA SHEETS FOR ALL COATINGS AND SOLVENTS USED AT THIS FACILITY SHALL BE KEPT CURRENT AND MADE AVAILABLE TO DISTRICT PERSONNEL UPON REQUEST
- 8 THE TOTAL QUANTITY OF VOLATILE ORGANIC COMPOUNDS (VOC) EMISSIONS FROM THE USE OF COATINGS AND SOLVENTS FROM ALL PERMITTED EQUIPMENT AND ASSOCIATED OPERATIONS AT THIS FACILITY SHALL BE LESS THAN 300 POUNDS IN ANY ONE CALENDAR MONTH ASSOCIATED OPERATIONS INCLUDE, BUT ARE NOT LIMITED TO, SURFACE PREPARATION, EQUIPMENT CLEAN-UP, AND THE APPLICATION OF ANY OTHER MATERIALS TO PARTS THAT ARE SUBSEQUENTLY PROCESSED IN THE PERMITTED EQUIPMENT

**ORIGINAL**



SOUTH COAST AIR QUALITY MANAGEMENT DISTRICT  
21865 Copley Drive, Diamond Bar, CA 91765

**PERMIT TO OPERATE**

Page 2  
Permit No.  
F82450  
A/N 455586

- 9 THE OPERATOR SHALL COMPLY WITH RULE 109 (RECORDKEEPING FOR VOLATILE ORGANIC COMPOUND EMISSIONS)
- 10 IN ADDITION TO THE REQUIREMENTS OF RULE 109, THE OPERATOR SHALL KEEP ADEQUATE RECORDS FOR THIS FACILITY TO VERIFY CALENDAR MONTHLY VOLATILE ORGANIC COMPOUNDS (VOC) EMISSIONS IN POUNDS AND THE VOC CONTENT OF EACH MATERIAL AS APPLIED (INCLUDING WATER AND EXEMPT COMPOUNDS) ALL RECORDS SHALL BE PREPARED IN A FORMAT WHICH IS ACCEPTABLE TO THE DISTRICT
- 11 WITHIN 14 CALENDAR DAYS AFTER THE END OF EACH MONTH, THE OPERATOR SHALL TOTAL AND RECORD VOC EMISSIONS FOR THE MONTH FROM ALL EQUIPMENT COVERED BY THE MONTHLY LIMIT THE RECORD SHALL INCLUDE ANY PROCEDURES USED TO ACCOUNT FOR CONTROL DEVICE EFFICIENCIES AND/OR WASTE DISPOSAL. IT SHALL BE SIGNED AND CERTIFIED FOR ACCURACY BY THE HIGHEST RANKING INDIVIDUAL RESPONSIBLE FOR COMPLIANCE WITH DISTRICT RULES
- 12 THE OPERATOR SHALL MAINTAIN A SINGLE LIST THAT INCLUDES ONLY THE NAME AND ADDRESS OF EACH PERSON FROM WHOM THE FACILITY ACQUIRED VOC-CONTAINING MATERIAL REGULATED BY THE DISTRICT THAT WAS USED OR STORED AT THE FACILITY DURING THE PRECEDING 12 MONTHS
- 13 THE OPERATOR SHALL RETAIN FOR 24 MONTHS ALL PURCHASE INVOICES FOR ALL VOC-CONTAINING MATERIAL USED OR STORED AT THE FACILITY, AND WASTE MANIFESTS FOR ALL WASTE VOC-CONTAINING MATERIAL REMOVED FROM THE FACILITY
- 14 ALL RECORDS REQUIRED BY THIS PERMIT SHALL BE RETAINED AT THE FACILITY FOR 24 MONTHS, AND SHALL BE MADE AVAILABLE TO ANY DISTRICT REPRESENTATIVE UPON REQUEST

**FILE COPY**



SOUTH COAST AIR QUALITY MANAGEMENT DISTRICT  
21865 Copley Drive, Diamond Bar, CA 91765

**PERMIT TO OPERATE**

Page 3  
Permit No  
F82450  
A/N 455586

**NOTICE**

**IN ACCORDANCE WITH RULE 206, THIS PERMIT TO OPERATE OR COPY SHALL BE POSTED ON OR WITHIN 8 METERS OF THE EQUIPMENT**

**THIS PERMIT DOES NOT AUTHORIZE THE EMISSION OF AIR CONTAMINANTS IN EXCESS OF THOSE ALLOWED BY DIVISION 26 OF THE HEALTH AND SAFETY CODE OF THE STATE OF CALIFORNIA OR THE RULES OF THE AIR QUALITY MANAGEMENT DISTRICT THIS PERMIT CANNOT BE CONSIDERED AS PERMISSION TO VIOLATE EXISTING LAWS, ORDINANCES, REGULATIONS OR STATUTES OF OTHER GOVERNMENT AGENCIES**

**EXECUTIVE OFFICER**

*Dorris M Bailey*

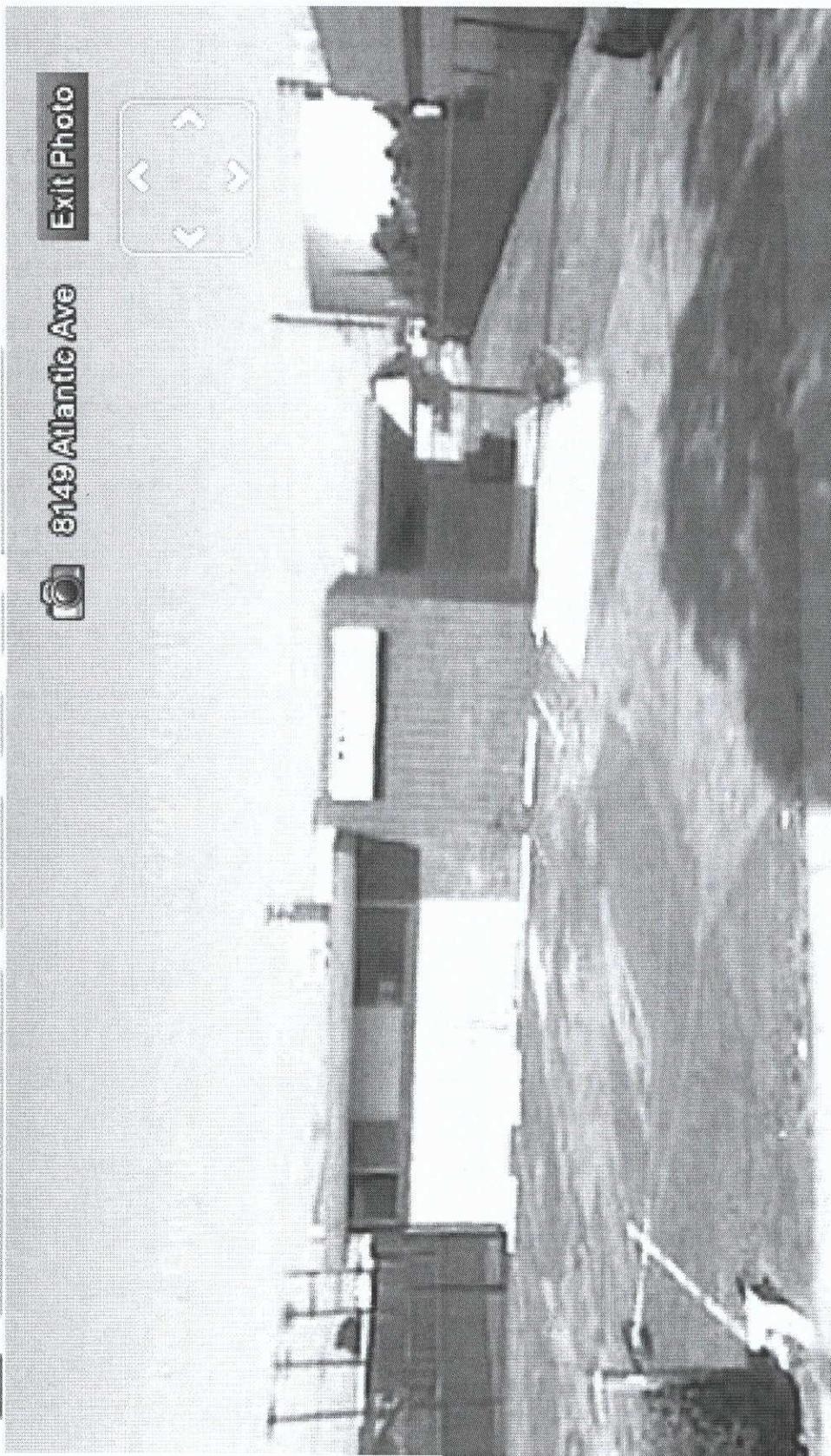
By Dorris M Bailey/JT03

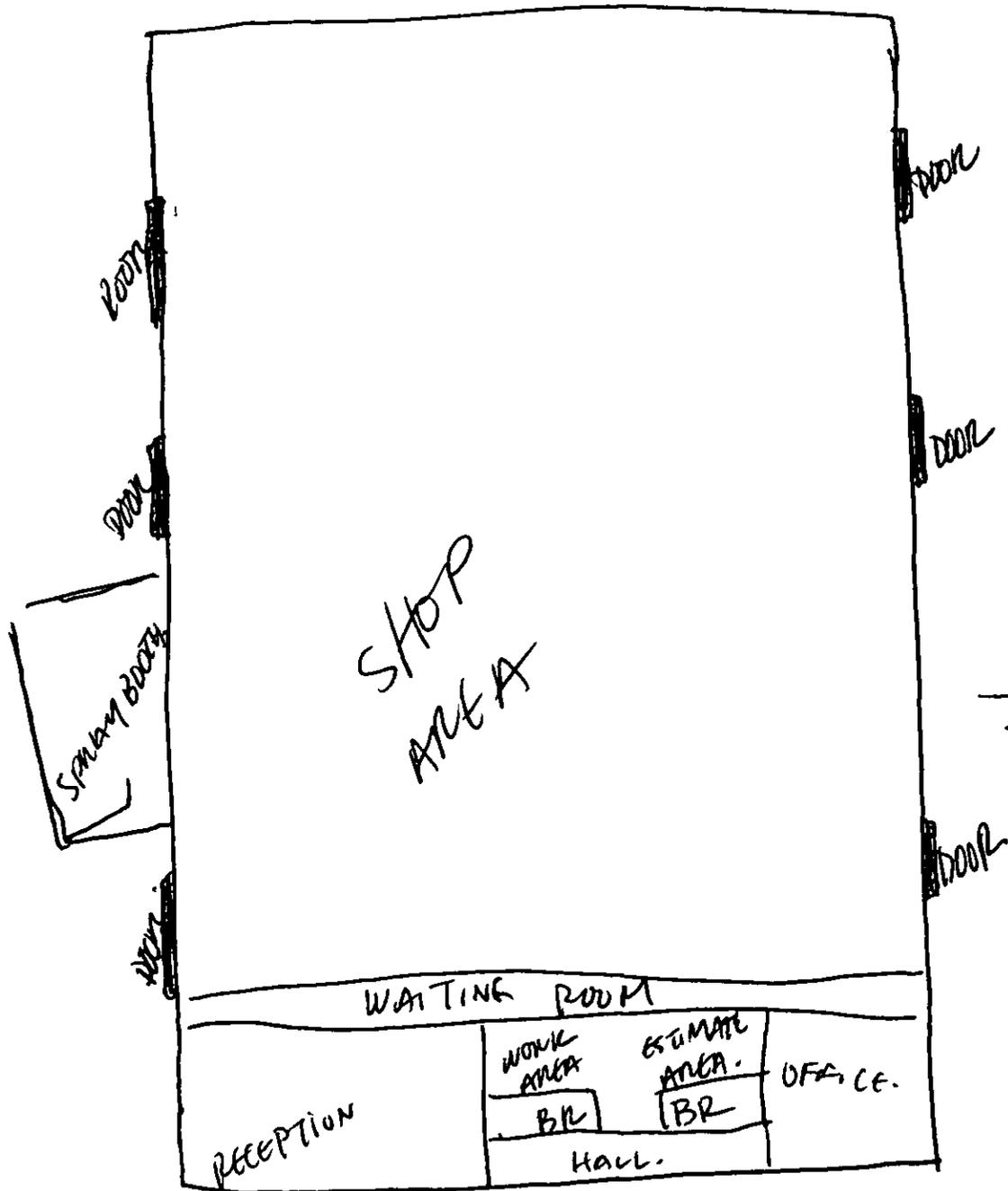
6/1/2006

**FILE COPY**

Exit Photo

8149 Atlantic Ave





SHOP AREA

STAINLESS STEEL

DOOR

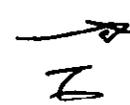
DOOR

DOOR

DOOR

DOOR

DOOR



WAITING ROOM

RECEPTION

WORK AREA  
BR

ESTIMATE AREA  
BR

OFFICE

HALL

PARKING

ATLANTIC AVE



c Ave →

2.122 MP

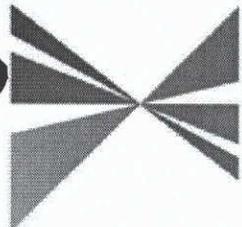
2D 3D | Road | Aerial | Bird's eye | Labels | Traffic | <<



Microsoft  
Virtual Earth™



SOUTHERN CALIFORNIA



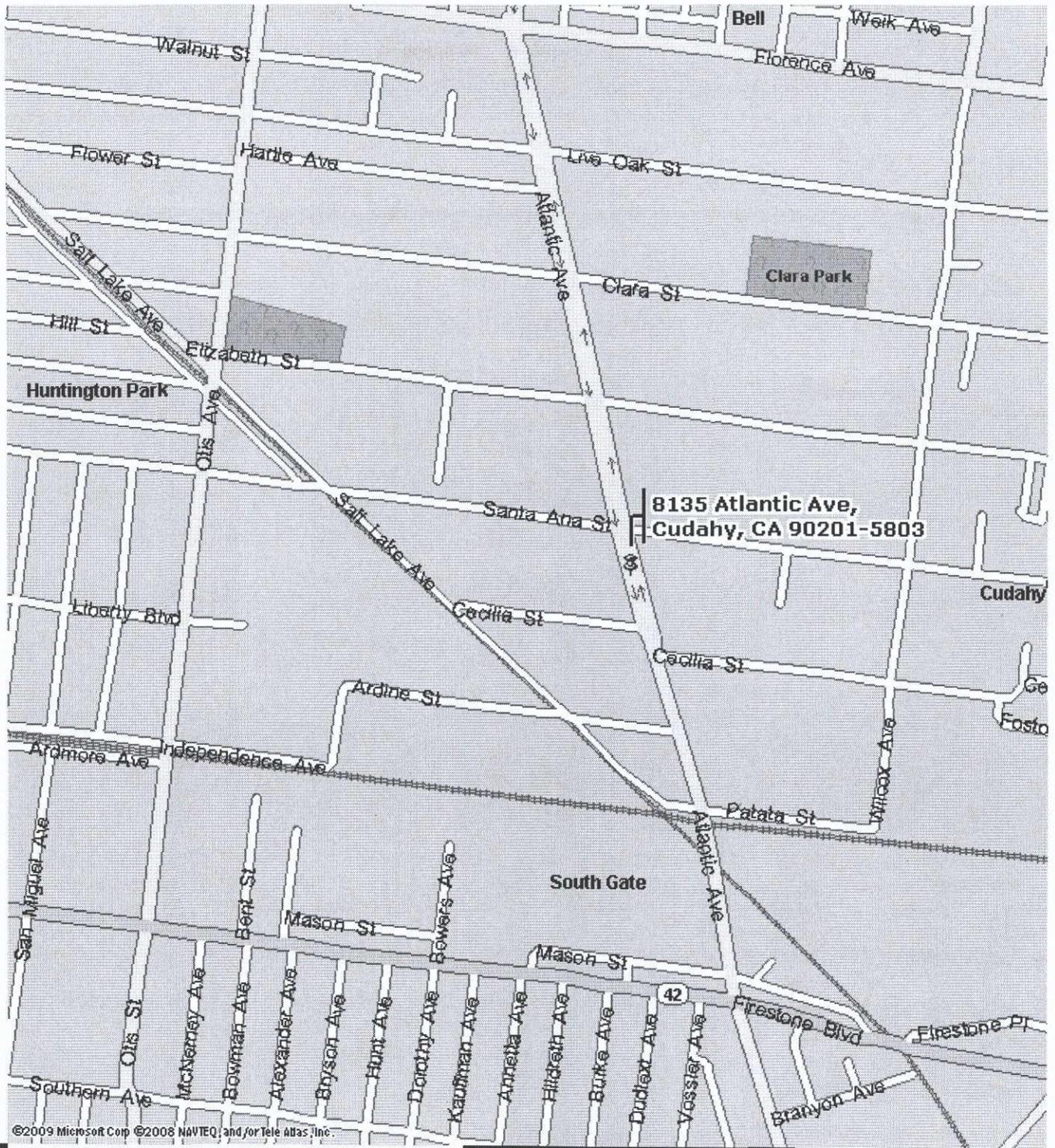
**ASSOCIATION of GOVERNMENTS**

Cudahy Collision Center

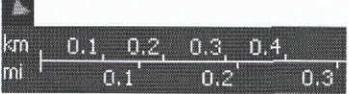


**RDIR**

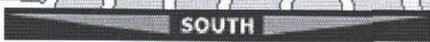
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Legend



**Type an Address** | **Paste an Address** | **Find a Place**

Country / Region:  **Search Tips**

Street Address

City  State  ZIP Code



# South Coast Air Quality Management District



21865 Copley Drive, Diamond Bar, CA 91765-4178  
(909) 396-2000 • www.aqmd.gov

Dear permit holder

The enclosed permit(s) may reference specific District rules under which your equipment must be operated. The referenced rules or any other District rule may easily be obtained online through the AQMD's Internet website.

✓ To Obtain Rules Online

Access the AQMD's Internet website at <http://www.aqmd.gov>, select Quick Links from the home page, which will display a submenu, from this select the Rules option. Select the AQMD Rule Book for a complete listing of regularly updated existing District Rules. You may download individual Regulations or the entire Rule Book from the Rules Download Page.

Compliance requirements under some rules may necessitate facility and/or operator volatile organic compound (VOC) emissions recordkeeping.

✓ To Obtain VOC Recordkeeping Forms Online

Access the AQMD's Internet website at <http://www.aqmd.gov>, and using the home page search engine, type in VOC Recordkeeping Forms and press the enter key or select 'GO'. Select the search result listed as VOC Recordkeeping Forms. This will take you to a page listing Daily Recordkeeping Forms. Or, to access the forms from the home page menu listings, select Business from the dropdown menu banner, choose Compliance Program from the next dropdown menu, and select Recordkeeping & Reporting Forms, and under General Recordkeeping choose VOC Recordkeeping Forms which takes you to Daily Recordkeeping Forms from which you may select from a number of rule-specific daily recordkeeping forms.

If you prefer to obtain a paper copy of the complete rule book containing all AQMD Rules and Regulations and/or wish to be placed on a mailing list for regular rule updates, publications, or rule workshops, you can do so by calling our Subscription Services department directly at (909) 396-3720 to request a *Subscription Form*. Or, you may obtain a *Subscription Form* online by selecting Rules from the home page dropdown menu, scroll down and select Subscription Services. This will take you to the Subscription Services page. (Note: Subscription Services requests must be in writing and mailed to the District along with a check or money order. NO phone orders or purchase orders are accepted.)

We hope that you will find this information helpful and convenient for obtaining copies of rules and recordkeeping forms relating to the operation of your equipment. If you prefer to contact someone on the Coating, Printing and Aerospace Operations Team directly, you may call (909) 396-3393 and an attendant will provide you with personal assistance.



## **INSTRUCTIONS FOR SPRAY EQUIPMENT SOLVENT CLEANER USAGE CHART**

### **SOLVENT**

**NAME** – Record name, type, code number of solvent used

**VOC of MATERIAL** – Record VOC content of solvent in lbs/gal Refer to Material Safety Data Sheet (MSDS) or Technical Data Sheet from the manufacturer or call your supplier for information

**% RECOVERY** – Record average % recovery calculated from two years of historical data supplied by your waste solvent recycler If waste solvent is not recycled apply 50% recovery

**EQUIPMENT/METHOD** Record equipment or method used to clean material or application equipment

- a) **DATE** – Record date (MM/DD) when you added solvent, discarded solvent, or operated solvent cleaner
- b) Record amount of solvent added to solvent cleaner
- c) Total amount of solvent added in between periods solvent cleaner was emptied for cleaning Enclose this data with a bracket
- d) Determine amount of solvent discarded when emptying solvent cleaner
- e) Calculate amount of solvent recovered by multiplying amount of solvent discarded (d) % recovery Enclose this data with a bracket
- f) Calculate amount of solvent used by subtracting amount recovered (e) from total amount added (c)
- g) Count number of days in between emptying of solvent cleaner
- h) Calculate average solvent used per day by dividing amount used (f) by number of days (g)

**Rule 301 (u) - Expedited**

Rule 1304 Exemption

- (d) 4 tpy for VOC      NOx      PM10
- (a)(1) Replacement
- (c)(1) Relocation
- (c)(2) Concurrent Facility Modification
- (c)(4) Regulatory Compliance
- Other \_\_\_\_\_

- Bubble into existing emission cap
- Modification/Change of Condition - no increase
- P/C to P/O - no increase
- Change of Ownership
- Title V Revision
- Title V Renewal
- Initial Title V
- Other \_\_\_\_\_



South Coast  
AIR QUALITY MANAGEMENT DISTRICT

RECEIPT NO E 09045

AQMD

RECEIVED FROM Credah, California Coator April 17, 2009 <sup>18</sup>  
(1) Thousand Dollars - fine and 76100 \$ 1025.76  
 DOLLARS

FOR (1) Permit App - New Construction

8135 Atlantic Ave. CASH  
Credah, CA 90201 CHECK NO 1980

From West Coast Auto Body

W Steel to

Cashmere

DUPLICATE COPY

OFFICIAL TITLE

DRYBICVTE COBA

OLMJC 71 1117

CHECK 110

0124

POB

DOLLARS

RECEIVED LEOW



VIR OIVATI W-INVCEMENT DISTRICT  
SOUTH COAST

BFCE 1 10

1 27

Information Management  
Public Records Unit

Direct Dial (909) 396-3700  
Fax:(909) 396-3330

**COMPLETION LETTER**

**August 04, 2015**

LAURA BOTZONG  
ANDERSEN ENVIRONMENTAL  
5261W. IMPERIAL HWY.  
LOS ANGELES, CA 90045

**Ref.: CONTROL NO. 82400**  
Received 7/21/2015

Re: APPL'S, P/O'S & NOV'S FOR 4611 CECILIA STREET, CUDAHY, CA 90201.

After a thorough search of this agency's records, the following records were found:  
EQL, APPL'S & P/O'S FOR 4611 CECILIA STREET, CUDAHY, CA 90201.

The following records were not found:  
NOV'S FOR 4611 CECILIA STREET, CUDAHY, CA 90201.

YOUR REQUESTED RECORDS WERE PROVIDED ELECTRONICALLY ON 08/04/2015

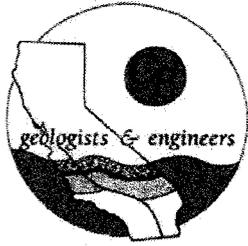
If you have any questions, please do not hesitate to contact me, Tuesday through Friday, **8:00 a.m. to 4:30 p.m.**

Sincerely,

LISA RAMOS x3211  
For Colleen Paine  
Public Records Coordinator

:lr

California



Environmental

**ENVIRONMENTAL SITE ASSESSMENT - PHASE I**

Grande Vista Steel & Metal Supply Co.  
APNs 6224-022-002, 003, 004 and 012  
8201 and 8221 S. Atlantic Avenue  
4629 and 4633 Cecilia Street  
Cudahy, CA 90201

FOR

**CITY OF CUDAHY**

5220 Santa Ana Street  
Cudahy, CA 90201  
Attention: Mr. Hector Rodriguez, City Manager

CE Job No. EV0112-3177

April 2012

3177.PHL.Rpt

30423 Canwood Street, Suite 208, Agoura Hills, CA 91301 (818) 991-1542

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## 1.0 EXECUTIVE SUMMARY

An Environmental Site Assessment - Phase I was prepared for the subject properties located at 8201 and 8221 South Atlantic Avenue and 4629 and 4633 Cecilia Street, Cudahy, California. The scope of work for the Phase I meets ASTM E 1527-05 *Standard Practice for Environmental Site Assessments*. The purpose of the Phase I report is to provide information regarding the potential for hazardous material impacts to the soil and groundwater beneath the subject property. Such threats or material threats are identified in this report as recognized environmental conditions (REC). The extent of this evaluation in conjunction with owner/client supplied data is intended to satisfy the requirements of all appropriate inquiry into the previous ownership and uses of the property. The scope of the work included a site reconnaissance, research of land use records and other sources for preliminary indications of hazardous material use, storage, or disposal at the property and/or on contiguous parcels.

Historical site utilization research indicates that subject property was undeveloped in 1901. The subject property was developed with three dwellings and detached garages in 1929. Rose Trucking Line occupied the property in 1944. Western Welding Service occupied the property in 1946. A loading dock was constructed in 1947 for C.S. Schmidt. The subject property was developed with the existing structures prior to 1950. Historical city directories indicate that John Stang Yard occupied the property from 1954 through 1964. Subgrade Engineering occupied the property in 1958 and 1964. Grande Vista Steel & Metal Supply Co. occupied the property from 1967 through 2000. Hobby Heaven occupied the property in 2000 and 2006. The subject property is currently occupied by a vacant Grand Vista Steel & Metal Supply. The property includes a residential structure and detached parking garage, a two-story stucco office building, a metal warehouse building, and a loading dock. Scrap metal, wood debris, metal bins, several vehicles, and trailers are stored throughout the property. No evidence of hazardous substance use was observed on the subject property at the time of the site reconnaissance.

The subject property is listed on the standard environmental government sources researched in this report. Grande Vista Steel & Metal Supply is listed as a facility that had a reported release of fuel on the LUST database. Records regarding the underground storage tanks and fuel release are on file under John Stang and Grande Vista Steel & Metal Supply with the County of Los Angeles Department of Public Works-HMS database. The 1985 Schulman Investment Trust is listed as a generator of hazardous materials on the HAZNET database. Records provided to CE included subsurface site assessment reports and agency *No Further Action* letters associated with removal of a 1,000-gallon and a 4,000-gallon underground fuel storage tanks, a sand/grease trap, and waste water separator (clarifier).

KCE Matrix prepared four closure reports for the property following the removal and sampling of one 4,000-gallon gasoline UST (September 5, 2007), a three-stage clarifier (November 1, 2007), a 1,000-gallon fuel UST (November 24, 2009), and a wastewater separator/sump (November 24, 2009). The substructures were removed under permits obtained from the County of Los Angeles Department of Public Works and the County of Los Angeles Fire Department. The County of Los Angeles Department of Public Works issued a *No Further Action* letter following review of each report.

CSC prepared an *Asbestos Containing Materials Survey* report for the buildings located at 8201 and 8221 South Atlantic Avenue, Cudahy, dated July 24, 2009. The property located at 8201 Atlantic Avenue is developed with a small residential structure and detached garage. No ACM was identified in the samples analyzed from the two structures. The property located at 8221 Atlantic Avenue is

developed with a two-story office building. ACM was identified in the green 9 x 9 floor tile (est. 2,000 sq. ft.), aircell ducting (est. 300 sq. ft.), and black roof penetration mastic (est. 2 sq. ft.). The identified ACM in the building materials will require abatement prior to demolition of the onsite building. The metal warehouse structure was not addressed in either asbestos reports and should be evaluated by a certified asbestos consultant prior to demolition of the subject building.

This assessment has revealed no evidence of a recognized environmental condition in connection with the subject property. One 1,000 and one 4,000-gallon underground storage tanks, a clarifier and sand/grease trap were removed from the property. Grand Vista Steel & Metal Supply was issued *No Further Action* letters from the County of Los Angeles for the removal of the tanks, clarifier, and sand/grease trap. The issuance of the *No Further Action* letters is considered a historical recognized environmental condition.

## 2.0 INTRODUCTION

The following report presents the findings of the Environmental Site Assessment - Phase I prepared for the subject property located at located at 8201 and 8221 South Atlantic Avenue and 4629 and 4633 Cecilia Street, Cudahy, California. The scope of the Phase I study meets ASTM E 1527-05 *Standard Practice for Environmental Site Assessments* and included research of available land use records and other sources for preliminary indications of hazardous material use, storage or disposal at the property. The findings of this study are intended to provide information to the client regarding potential hazardous material impacts to the soil and groundwater beneath the site.

The scope of the investigation was conducted in general accordance with ASTM Standard Practice for Environmental Site Assessments – Phase I, Environmental Site Assessment Process ASTM E 1527-05. The steps outlined in this process are intended to permit a user (client) to satisfy one of the requirements to qualify for the innocent landowner, contiguous property owner, or bona fide purchaser limitations on CERCLA liability. Specifically, this report along with certain obligations of the client, constitutes All Appropriate Inquiry (AAI) into the previous ownership and uses of the property consistent with the standard of care as practiced in this area by environmental professionals. A main component of the assessment is to identify recognized environmental conditions as they may affect the subject property. As defined by ASTM E 1527-05, a recognized environmental condition (REC) means “*the presence or likely presence of any hazardous substances or petroleum products on a property under conditions that indicate an existing release, past release, or a material threat of a release of any hazardous substances or petroleum products into structures on the property or into the ground, groundwater, or surface water of the property.*”

An important component of complying with the ASTM E 1527-05 Standard is information to be obtained or in the possession of the client and/or seller of the property. Such information includes obtaining and review of a recent title report, any specialized information regarding the site or surrounding area which may give rise to identification of a recognized environmental condition, and/or reasons given by the seller should the purchase price be significantly lower than what would be reasonably expected for a property of similar size and value. Often a real estate appraiser is commissioned to evaluate the purchase or sale price of a property. Such an appraisal is outside the scope of this Phase I Assessment report.

The independent conclusions represent California Environmental's (CE) professional judgment based on the conditions that existed and the information and data available during the course of study. Factual information regarding operations, conditions, and test data provided by the client, the owner or their representatives have been assumed to be correct and complete. This report includes **GENERAL FINDINGS** and **CONCLUSIONS AND RECOMMENDATIONS**, which together with the remainder of this report are subject to the **NOTICE** at the end of the report. **This report was prepared for the sole use and reliance by the client as identified on the title page of this report. Use of this report by other entities is expressly forbidden unless the client and CE grant permission.**

The scope of work included:

- ◆ A walkover of the site.
- ◆ Review of client/owner supplied information.
- ◆ Review of building and grading permits on file with the City of Cudahy Department of Building and Safety.

- ◆ Review of underground storage tank files and industrial waste records maintained by the city of Cudahy and Los Angeles County Department of Public Works.
- ◆ Review of historical USGS topographic maps and historical aerial photographs maintained by EDR Company.
- ◆ Research of historical Sanborn Fire Insurance Maps maintained by EDR Company.
- ◆ Contact with the California Environmental Protection Agency, Department of Toxic Substances Control to review their files.
- ◆ Contact with the California Environmental Protection Agency, Regional Water Quality Control Board to review their files.
- ◆ Contact with the Los Angeles County Health Department to review their files.
- ◆ Contact with the South Coast Air Quality Management District to review their files.
- ◆ Review of the DOMS Online Mapping Program, Oil Field Maps, and oil well records maintained by the State of California Division of Oil, Gas, and Geothermal Resources.
- ◆ Review of Los Angeles County Landfill Maps.
- ◆ Review of the following lists and maps of suspect or known contaminated sites; a complete listing of these sources is contained within **APPENDIX V**.
  - ◆ California Regional Water Quality Control Board, (RWQCB) - *Computer Case Listing of Reported Underground Tank Leaks*, covering Los Angeles County.
  - ◆ California Department of Health Services - *Hazardous Waste and Substance Sites - Cortese List and Contaminated Wells List, which includes the Bond Expenditure Plan (BEP) sites*.
  - ◆ California Environmental Protection Agency, Facility and Manifest Data, HAZNET.
  - ◆ Historical California Environmental Protection Agency, Department of Toxic Substances Control - *CalSites List*.
  - ◆ California Department of Health Services, *Hazardous Waste Information System (HWIS)* and Tanner Report.
  - ◆ California Integrated Waste Management Board, *Solid Waste Information System - (SWIS) List*.
  - ◆ State Water Resources Control Board, *Toxic Pits Clean-up Act (Toxic Pits)*.

- ◆ State Water Resources Control Board, *Hazardous Substance Storage Container Database* (UST, LUST, SLIC, and WDS).
- ◆ U.S. Environmental Protection Agency - *National Priorities List* (NPL).
- ◆ U.S. Environmental Protection Agency - *Comprehensive Environmental Response, Compensation, and Liability Information System* (CERCLIS).
- ◆ U.S. Environmental Protection Agency, *Toxic Release Inventory System* (TRIS).
- ◆ U.S. Environmental Protection Agency, *Resource Conservation and Recovery Information, System Treatment, Storage and Disposal Facilities*, (RCRA-TSDF).
- ◆ U.S. Environmental Protection Agency, *Resource Conservation and Recovery Information System, Large Quantity Generators*, (RCRA-LQG).
- ◆ U.S. Environmental Protection Agency, *Resource Conservation and Recovery Information System, Small Quantity Generators*, (RCRA-SQG).
- ◆ U.S. Environmental Protection Agency - *Superfund Amendment and Reauthorization Act, Title III*, (SARA Title III).
- ◆ U.S. Environmental Protection Agency, *Emergency Response Notification System* (ERNS).
- ◆ U.S. Environmental Protection Agency, *Facility Index System* (FINDS).
- ◆ U.S. Environmental Protection Agency, *Civil Enforcement Docket* (DOCKET).
- ◆ A review of government records databases of suspect or known contaminated sites and historical city directories research was performed by EDR Company. The results of the search are summarized in this report. The EDR reports are enclosed in **APPENDICES II and V**.
- ◆ Review of environmental reports for the property provided by the seller and/or contained in agency files.
- ◆ Preparation of this report.

### **3.0 SITE DESCRIPTION**

#### **3.1 LOCATION AND LEGAL DESCRIPTION**

The subject property is located on the northwest corner of Atlantic Avenue and Cecelia Street, in the City of Cudahy, California; see **FIGURE 1 - VICINITY MAP**. The current street addresses for the subject property are 8201 and 8221 South Atlantic Avenue and 4629 and 4633 Cecilia Street, Cudahy. According to the Los Angeles County Tax Assessor's office, the Assessor's Parcel Numbers (APNs) for the subject property are 6224-022-002, -003, -004, and -012.

#### **3.2 SITE RECONNAISSANCE**

The site conditions were observed during a reconnaissance conducted by Mr. Christopher Rude of California Environmental and Mr. Isaac Schulman of Grande Vista Steel & Metal Supply Company, Inc., Inc. on March 5, 2012. California Environmental completed an Environmental Field Reconnaissance Checklist during the site reconnaissance. An Environmental Field Interview and User Questionnaires were completed to by Mr. Isaac Schulman. The Environmental Field Reconnaissance Checklist and Environmental Field Interview and User Questionnaires are included in **APPENDIX I**. The features described below are shown on the enclosed **FIGURE 2 - PLOT PLAN**. Photographs of the subject property are attached in the **ILLUSTRATIONS** section of this report.

##### **3.2.1 Description of Property/Proposed Project**

The subject property consists of four adjoining parcels of land that encompasses approximately 1.8 acres. The subject property is developed with Grand Vista Steel & Metal Supply. The property includes a residential structure and detached parking garage, a two-story stucco office building, a metal

warehouse building, and a loading dock. The structures are in disrepair and are not occupied. Scrap metal, wood debris, metal bins, several vehicles, and trailers are stored throughout the property. The property is primarily concrete paved. Access to the property is via Cecelia Street to the south and Atlantic Avenue to the east.

### **3.2.2 Adjacent Properties**

The subject property is bound to the north by Platinum Autobody; to the south by Cecelia Street with residential and commercial properties beyond; to the east by Atlantic Avenue, with commercial property beyond; and the Grand Vista Steel office to the west.

### **3.2.3 Topography and Drainage**

The subject property is nearly level. The topographic elevation of the subject property is approximately 120 feet amsl. Drainage from the site is by sheetflow towards the southeast. No evidence of surface drains, catch basins, sumps or standing water was observed on the subject property at the time of the site reconnaissance.

### **3.2.4 Past Uses of the Property**

No evidence of the past use, treatment, storage, disposal or generation of hazardous substances was observed on the subject property at the time of the site reconnaissance.

### **3.2.5 Use of Hazardous Substances**

No evidence of hazardous substance use was observed on the subject property at the time of the site reconnaissance.

### **3.2.6 Storage Tanks**

No evidence of existing aboveground or underground storage tanks, clarifiers, sumps, or grease interceptors was observed on the subject property at the time of the site reconnaissance.

### **3.2.7 Containers of Hazardous or Unidentified Substances**

No evidence of containers of hazardous or unidentified substances was observed on the subject property at the time of the site reconnaissance. Several empty drums (scrap metal) were observed onsite.

### **3.2.8 Solid Waste Disposal**

No evidence of onsite disposal or landfill of solid waste material was observed on the subject property at the time of the site reconnaissance.

### **3.2.9 Poly-Chlorinated Biphenyl's (PCBs)**

No evidence of PCB containing equipment or transformers was observed on the subject property at the time of the site reconnaissance.

### **3.2.10 Heating/Cooling Equipment**

Heating and cooling equipment was not observed at the time of the site reconnaissance.

### **3.2.11 Asbestos Containing Building Materials (ACM)**

Sampling of suspect asbestos containing material (ACM) was not included in the scope of work for this study. CSC prepared an *Asbestos Containing Materials Survey* report for the buildings located at 8201 and 8221 South Atlantic Avenue, Cudahy, dated July 24, 2009. The property located at 8201 Atlantic Avenue is developed with a small residential structure and detached garage. Twenty-one samples

suspect ACM samples of linoleum flooring, plaster system with button board located on the walls and ceiling, and exterior stucco with vapor barrier paper were collected from the residence and analyzed. No ACM was identified in the samples analyzed. The property located at 8221 Atlantic Avenue is developed with a two-story office building. Twenty samples suspect ACM samples of 9 x9 floor tile with mastic, plaster with button board, aircell duct insulation, exterior stucco, roof penetration mastic, and built-up asphaltic roofing system were collected from the building and analyzed. ACM was identified in the green 9 x 9 floor tile (est. 2,000 sq. ft.), aircell ducting (est. 300 sq. ft.), and black roof penetration mastic (est. 2 sq. ft.). The identified ACM in the building materials will require abatement prior to demolition of the onsite building. The metal warehouse structure was not addressed in either asbestos reports and should be evaluated by a certified asbestos consultant prior to demolition of the subject building.

### **3.2.12 Wastewater Disposal Systems**

No evidence of wastewater treatment or disposal systems was observed on the subject property during the site reconnaissance. A sand/grease trap and 200-gallon clarifier previously existed to the north of the abandoned office building and adjacent to the west of the warehouse building, see **FIGURE 2 PLOT PLAN**. The sand/grease trap and clarifier were removed from the property in 2007 under permit from the County of Los Angeles DPW. The soil beneath the sand/grease trap and clarifier were sampled by KCE Matrix in November 2007 and February 2010, respectively, see **SECTION 4.0 PREVIOUS WORK** section of this report.

### **3.2.13 Radon**

Radon hazard assessment was not included in the scope of this study. However, the EDR research report indicates the concentrations of radon at three sites located within the 90201 zip code in Los Angeles County were below four picoCurie per Liter (pCi/L), the Federal Action level.

### **3.2.14 Lead**

Sampling of suspect lead in paint was not included in the scope of work for this project. Lead content in paint was significantly reduced in 1977. Due to the date of construction of the subject building, it is considered likely that lead based paint was utilized onsite. It is recommended that a lead based paint survey be conducted by a certified lead consultant prior to any renovation or demolition of the subject buildings.

### **3.2.15 Wells**

No evidence of dry wells, irrigation wells, injection wells, abandoned wells, monitoring wells or other wells was observed on the subject property at the time of the site reconnaissance.

### **3.2.16 Odor**

No evidence of strong, pungent or noxious odors was noted on the subject property at the time of the site reconnaissance.

### **3.2.17 Stressed Vegetation**

No evidence of stressed vegetation was observed on the subject property at the time of the site reconnaissance.

### **3.2.18 Staining or Residue**

No evidence of staining or residue was observed on the subject property at the time of the site reconnaissance.

### **3.2.19 Pits, Ponds, or Lagoons**

No evidence of pits, ponds, and/or lagoons was observed on the subject property at the time of the site reconnaissance.

### **3.2.20 Potable Water Supply**

Water is supplied to the subject property by the Tract 349 Water Company.

### **3.2.21 Sewage Disposal System**

The subject property is connected to the public sewage disposal system.

### **3.2.22 Other Conditions of Concern**

No other conditions of environmental concern regarding potential sources for soil and groundwater contamination were observed on the subject property at the time of the site reconnaissance.

## **3.3 SITE DRIVE-BY**

A drive-by of the area within one-quarter mile of the property was conducted to help identify nearby sites that possibly use, store or generate hazardous materials. The subject property is located within a commercial/industrial area of Cudahy. No service stations are located on the properties adjacent to the subject property. A list of selected environmental risk sites identified within a one-quarter mile radius

of the subject property is included in the **STANDARD ENVIRONMENTAL RECORDS SOURCES** section of this report.

## 4.0 PREVIOUS WORK

The following environmental reports pertaining to the property were either provided by the property owner or contained in agency files. The reports are attached in **APPENDIX VI**.

KCE Matrix prepared an *Underground Storage Tank Removal Report, Industrial Property, 8201 and 8221 South Atlantic Avenue, Cudahy, California 90201*, LACoDPW File No. 31826-50079, dated September 28, 2007. The purpose of the assessment was to comply with the County of Los Angeles Department of Public Works and County of Los Angeles Fire Department guidelines for the removal of one 4,000-gallon underground fuel storage tank. The 4,000-gallon gasoline UST replaced a 1,000-gallon UST in 1956. The 1,000-gallon UST was initially installed for the John W. Stang Corp. in 1948. The 4,000-gallon gasoline UST was located adjacent to the west of the overhang structure/loading dock and north of the former warehouse building, see **FIGURE 2 – PLOT PLAN**. The 4,000-gallon gasoline UST was removed on September 5, 2007 by Moine Bros. under permits obtained from the County of Los Angeles Department of Public Works and the County of Los Angeles Fire Department. Two soil samples were collected from beneath the 4,000-gallon gasoline UST at depths of approximately 12.5 feet bgs. Soil samples were analyzed for total petroleum hydrocarbons as gasoline per EPA Method 8015, lead per DOHS Method, and BTEX, ethanol, and oxygenates per EPA Method 8260B/5035. The analytical results revealed ethyl benzene (0.022 mg/kg) and xylenes (0.122 mg/kg) in one sample. KCE Matrix recommended case closure for the 4,000-gallon gasoline UST. The County of Los Angeles Department of Public Works issued a *No Further Action* letter, dated March 25, 2008. A duplicate NFA letter was issued on September 21, 2011. The NFA letter is attached in **APPENDIX IV**.

KCE Matrix prepared a *Subsurface Environmental Site Assessment Report, Industrial Property, 8201 and 8221 South Atlantic Avenue, Cudahy, California 90201*, LACoDPW File No. 17302-50077, dated November 21, 2007. The purpose of the assessment was to comply with the County of Los Angeles Department of Public Works guidelines for the removal of a three-stage clarifier and a sand/grease trap. The three-stage clarifier was located adjacent to the west of the steel cutting machine and former warehouse building. The sand/grease trap was located adjacent to the east of the former warehouse building and north of the office building, see **FIGURE 2 – PLOT PLAN**. The sand/grease trap was removed on September 5, 2007. The three-stage clarifier was removed on November 1, 2007 by Moine Bros. under permits obtained from the County of Los Angeles Department of Public Works. Four soil samples were collected from beneath the three-stage clarifier (2) and a sand/grease trap (1) and a background location (1) at depths of approximately two to eight feet bgs. Soil samples were analyzed for total petroleum hydrocarbons as gasoline per EPA Method 8015, arsenic, barium, cadmium, chromium, lead, mercury, selenium and silver per EPA Method 6000/7000, total recoverable petroleum hydrocarbons (TRPH) per EPA Method 418.1, volatile organic compounds and oxygenates per EPA Method 8260B/5035, semi-volatile organic compounds per EPA Method 8270, pH by EPA Method 9045, and cyanide by EPA Method 9010. The analytical results revealed that the samples were nondetect or within natural background levels for the metals. KCE Matrix recommended case closure for the three-stage clarifier and a sand/grease trap. The County of Los Angeles Department of Public Works issued a *No Further Action* letter, dated March 12, 2008. The NFA letter is attached in **APPENDIX IV**.

KCE Matrix prepared an *Underground Storage Tank Removal Report, Industrial Property, 8201 and 8221 South Atlantic Avenue, Cudahy, California 90201*, LACoDPW File No. 31826-50079, dated

February 23, 2010. The purpose of the assessment was to comply with the County of Los Angeles Department of Public Works and County of Los Angeles Fire Department guidelines for the removal of one 1,000-gallon underground storage tank. The 1,000-gallon fuel UST was located adjacent to the southwest of the former warehouse building, see **FIGURE 2 – PLOT PLAN**. The 1,000-gallon fuel UST was removed on November 24, 2009 by Moine Bros. under permits obtained from the County of Los Angeles Department of Public Works and the County of Los Angeles Fire Department. One soil sample was collected from beneath the 1,000-gallon fuel UST at depths of approximately 10 feet bgs. The sample was analyzed for total petroleum hydrocarbons as gasoline and diesel per EPA Method 8015 and BTEX, ethanol, and oxygenates per EPA Method 8260B/5035. The analytical results were nondetect for fuel hydrocarbons or volatile organic compounds. KCE Matrix recommended case closure for the 1,000-gallon fuel UST. The County of Los Angeles Department of Public Works issued a *No Further Action* letter, dated October 5, 2011. The NFA letter is attached in **APPENDIX IV**.

KCE Matrix prepared a *Subsurface Environmental Site Assessment Report, Industrial Property, 8201 and 8221 South Atlantic Avenue, Cudahy, California 90201*, LACoDPW File No. 17302-50077, dated February 24, 2010. The purpose of the assessment was to comply with the County of Los Angeles Department of Public Works guidelines for the removal of a waste water separator/sump located adjacent to the west of the overhang structure/loading dock and north of the former warehouse building, see **FIGURE 2 – PLOT PLAN**. The waste water separator/sump was removed on November 24, 2009 by Moine Bros. under a permit obtained from the County of Los Angeles Department of Public Works. Three soil samples were collected from beneath the waste water separator/sump and a background location at depths of approximately six feet bgs. Soil samples were analyzed for total petroleum hydrocarbons as gasoline per EPA Method 8015, arsenic, barium, cadmium, chromium, lead, mercury,

selenium and silver per EPA Method 6000/7000, total recoverable petroleum hydrocarbons (TRPH) per EPA Method 418.1, volatile organic compounds and oxygenates per EPA Method 8260B/5035, semi-volatile organic compounds per EPA Method 8270, pH by EPA Method 9045, and cyanide by EPA Method 9010. The analytical results revealed that the samples were nondetect or within natural background levels for the metals. KCE Matrix recommended case closure for the waste water separator/sump. The County of Los Angeles Department of Public Works issued a *No Further Action* letter, dated December 21, 2011. The NFA letters is attached in **APPENDIX IV**.

## **5.0 GEOLOGY AND HYDROGEOLOGY**

The subject property is located within the Central Groundwater Basin of the Los Angeles Coastal Plain. The site is underlain by alluvial deposits consisting of gravel, sand, silt and some clay. The Los Angeles River is located approximately 1,000 feet to the east. The depth to groundwater beneath the site is estimated at 55-60 feet bgs. The groundwater gradient is towards the west-northwest.

Depth to groundwater information was obtained nearby industrial facility located near the intersection of Ardine Street and Salt Lake Avenue. Groundwater monitor wells were installed as part of a remedial cleanup at that location. The groundwater wells were sounded in December 2006. The depth to groundwater was measured at 55-60 feet bgs.

The Los Angeles County Department of Public Works Hydrological Records Division maintains well information for the County of Los Angeles. The nearest production well, no. 1542F, is located east of the Wilcox Avenue and Cecelia Street intersection, approximately one-half of a mile east of the subject property. The well was first gauged on April 15, 1988. The production well was last measured on November 28, 2000. The depth to groundwater at that time was 98.0 feet bgs. The ground surface elevation of that well is 114.0 feet above mean sea level. The well was destroyed in September 2009.

## 6.0 SITE UTILIZATION HISTORY

### 6.1 HISTORICAL CITY DIRECTORIES

EDR Company was contacted to research historical city directories for the subject property and adjacent sites. The city directories were reviewed for the years 1951 through 2006. A summary of city directories reviewed for the subject property is included in **TABLE I**. The EDR City Directory is attached in **APPENDIX II**.

**TABLE I**  
**Historical City Directories**

Year	Uses	Source
<b>8201 Atlantic Avenue</b>		
1958	Jansen Transportation	Pacific Telephone
<b>8221 Atlantic Avenue</b>		
1954	John Stang Corp. Yard	R.L. Polk & Company
1956	John Stang Corp. Yard	R.L. Polk & Company
1957	John Stang Corp. Yard	Pacific Telephone
1958	John Stang Corp. Yard Subgrade Engineering Corp.	Pacific Telephone
1960	John Stang Corp. Yard	Pacific Telephone
1962	John Stang Corp. Yard	Pacific Telephone
1964	John Stang Corp. Yard/ Lawson's Upholstery Co./ Subgrade Engineering Corp.	Pacific Telephone
1967	Grande Vista Steel & Metal Supply Co.	Haines Company Inc.
1971	Grande Vista Steel & Metal Supply Co.	Pacific Telephone
1976	Grande Vista Steel & Metal Supply Co.	Pacific Telephone
1981	Grande Vista Steel & Metal Supply Co.	Pacific Telephone
1986	Grande Vista Steel & Metal Supply Co.	Pacific Telephone
1990	Grande Vista Steel & Metal Supply Co.	Pacific Telephone
2000	Grande Vista Steel & Metal Supply Co./Hobby Heaven	Haines Company Inc.
2006	Hobby Heaven	Haines Company Inc.
<b>4629 Cecelia Street</b>		
1951	Cecelia Bell Keller Cloyd E.	Pacific Telephone
<b>4633 Cecelia Street</b>		
1951	Cecelia Pieper F Lr	Pacific Telephone

## **6.2 BUILDING AND GRADING PERMIT RESEARCH**

The City of Cudahy, Department of Building and Safety was visited for the purpose of researching building permits and Certificates of Occupancies for the property. A residence and garage were constructed for H. Schmidt in 1939. Rose Trucking Line occupied the property in 1944. Western Welding Service occupied the property in 1946. A loading dock was constructed in 1947 for C.S. Schmidt. A 1,600 sq. ft. addition for storage and work space was added by John Stang Corp. in 1948. An addition for metal fabrication was constructed in 1949. Jansen Trucking replaced a 1,000-gallon underground storage tank with a 4,000-gallon underground storage tank in 1956. Stang Corp. obtained a permit for the installation of the 1,000-gallon UST. The date of the permit not identified. Stang Corp. occupied the property in 1964. Grande Vista Steel & Supplies occupied the property in 1966. The building permits are attached in **APPENDIX III**.

## **6.3 UNDERGROUND STORAGE TANK PERMIT RESEARCH**

The County of Los Angeles Department of Public Works was visited by our personnel to research their files for underground storage tank (UST) permits and industrial waste records for the subject property. The County of Los Angeles Department of Public Works files included the tank (UST) removal reports summarized in **SECTION 4.0 PREVIOUS WORK**. No other underground storage tank or hazardous material records were on file with the County of Los Angeles Department of Public Works. The inquiry letter is attached in **APPENDIX IV**.

## **6.4 STATE REGULATORY AGENCY FILE REVIEW**

Inquiry letters were sent to the State of California Department of Toxic Substances Control (DTSC) and the California Regional Water Quality Control Board – Los Angeles Region (RWQCB). The RWQCB response letter will be forwarded once received should a file exist for the property. A response letter

from DTSC indicates that there are no records maintained for the subject property addresses. The agency inquiry and response letter are included in **APPENDIX IV**.

CalEPA DTSC and RWQCB online databases were also reviewed. The DTSC Envirostor lists Federal Superfund, State Response, Voluntary Clean-ups, School Clean-ups and Investigations, Military Evaluations and Geotracker LUFT/SLIC databases. The subject property is listed on the LUFT database researched for this report. Grande Vista Steel & Metal Co. had a reported release of xylenes to soil in following the removal of one 4,000-gallon underground storage tank. The 4,000-gallon gasoline UST was located adjacent to the west of the overhang structure/loading dock and north of the former warehouse building. A closure letter was issued by the County of Los Angeles Department of Public Works on April 7, 2008. The UST Closure Report is summarized in **SECTION 4.0 PREVIOUS WORK**.

The nearest listed contaminated sites to the subject property is the Cudahy Building Materials (8331 Atlantic Avenue) located approximately 500 feet to the southeast. A release of gasoline was reported in December 1990. The release of gasoline was closed by the County of Los Angeles Department of Public Works on November 1992. It is considered unlikely that the soil and/or groundwater beneath the subject property are impacted from this offsite property.

#### **6.5 LACHD AND SCAQMD FILE REVIEW**

Inquiry letters were sent to the Los Angeles County Health Department (LACHD) and South Coast Air Quality Management District (SCAQMD) for any information they may have regarding soil, water or air contamination at the subject property. A response letter from SCAQMD indicates that there are no records maintained for the subject property addresses. The LACHD response letter includes Facility

Information, inspection reports. One violation was issued (date not legible) for a can of paint tossed onsite from Atlantic Boulevard. The subject property is not listed on the SCAQMD Facility Information Detail (FIND) database researched for this report. The agency inquiry and response letters are included in **APPENDIX IV**.

**6.6 HISTORICAL AERIAL PHOTOGRAPH RESEARCH**

Historical aerial photographs were reviewed as part of this study. The photographs are part of the aerial photograph collections maintained by the EDR Company. Nine aerial photographs spanning from 1928-2005 were reviewed for the subject property. The photographs are summarized below in **TABLE II**. The aerial photographs are attached in **APPENDIX II** of this report.

**TABLE II**  
**Historical Aerial Photographs**

Date	Flight No.	Description
1928	Fairchild	Subject property is developed with several residential structures. Property is bound to the north by undeveloped land; to the west by residential property; to the south by Cecelia Street with undeveloped property beyond; and to the east by Atlantic Avenue with residential property beyond.
1938	Laval	Subject property is developed with several residential structures. Property is bound to the north and west by residential property; to the south by Cecelia Street with undeveloped property beyond; and to the east by Atlantic Avenue with developed property beyond.
1947	Fairchild	Subject property is developed with several buildings. Property is bound to the north and west by developed property; to the south by Cecelia Street with residential property beyond; and to the east by Atlantic Avenue with developed property beyond.
1956	Fairchild	Subject property is developed with approximately three buildings along the western and northern property boundaries. Property is bound to the north and west by developed property; to the south by Cecelia Street with residential property beyond; and to the east by Atlantic Avenue with developed property beyond.
1965	Fairchild	Subject property is developed with approximately five buildings. Property is bound to the north by developed property; to the south by Cecelia Street with developed property beyond; to the west by large buildings; and to the east by Atlantic Avenue with developed property beyond.
1976	Teledyne	Subject and adjacent properties remain as previously described in the aerial photograph.
1989	USGS	Subject and adjacent properties remain as previously described in the aerial photograph.
1994	EDR	Subject and adjacent properties remain as previously described in the aerial photograph.
2005	EDR	Subject property is developed with the existing buildings. Property is bound to the north by a commercial building; to the south by Cecelia Street with commercial property and mobile homes beyond; to the west by a large building; and to the east by Atlantic Avenue with developed property beyond.

## 6.7 HISTORICAL FIRE INSURANCE MAPS

The EDR Company was contacted to review historical fire insurance maps for the subject property. Maps covering the subject property for three time periods spanning from 1929-1966 were found. The map descriptions are summarized below in **TABLE III**. The historical fire insurance maps are included in **APPENDIX II** of this report.

**TABLE III**  
**Historical Fire Insurance Maps**

Date	Description
1929	Subject property is developed with three dwellings and detached garages. Atlantic Avenue exists to the east with a residence and battery shop beyond. Residences with detached garages exist on the adjacent properties.
1950	Subject property is developed with three dwellings, two detached garages, a truck loading shed, and a warehouse. Property is bound to the north and west by residences with detached garages; to the south by Cecelia Street with a trailer court beyond; and to the east by Atlantic Avenue with a battery shop and residence beyond.
1966	Subject property is developed with the existing buildings. Buildings include a residence to the northeast, a two-story office building and warehouse building to the south, and a truck loading shed near the central portion of the property. Property is bound to the north by a toy warehouse; to the south by Cecelia Street with a trailer court beyond; to the west by a metal fabricator; and to the east by Atlantic Avenue with auto electric and machine shops beyond.

## 6.8 HISTORICAL TOPOGRAPHIC MAP RESEARCH

Historical USGS topographic maps were provided by EDR Company and from online database sources. Maps covering the subject property for eight time periods spanning from 1901-1981 were found. The map descriptions are summarized below in **TABLE III**. The topographic maps are attached in **APPENDIX II** of this report.

**TABLE III**  
**Historical Topographic Maps**

Date	Quadrangle	Description
1901	Southern CA Sheet 1	Subject and adjacent properties are undeveloped.
1902	Downey	Subject and adjacent properties are undeveloped. Atlantic Avenue exists to the east.
1936	Bell	Subject and adjacent properties are undeveloped. Atlantic Avenue exists to the east.
1947	South Gate	Subject and adjacent properties are undeveloped. Atlantic Avenue exists to the east.
1949	South Gate	Subject and adjacent properties are located within an area of urban development. Property is bound to the east by Atlantic Avenue.
1952	South Gate	Subject and adjacent properties are located within an area of urban development. Property is bound to the east by Atlantic Avenue.
1953	Los Angeles	Subject and adjacent properties are located within an area of urban development. Property is bound to the east by Atlantic Avenue.
1964	South Gate	Subject and adjacent properties are located within an area of urban development. Property is bound to the east by Atlantic Avenue.
1972	South Gate	Subject and adjacent properties are located within an area of urban development. Property is bound to the east by Atlantic Avenue.
1981	Torrance	Subject and adjacent properties are located within an area of urban development. Property is bound to the east by Atlantic Avenue. The Los Angeles River is located approximately 1,000 feet to the east

## 7.0 NEARBY CONTAMINATED SITES

### 7.1 LANDFILLS

The Major Waste System maps for Los Angeles County, the Solid Waste Information Systems (SWIS), and the Waste Management Unit Database (WMUD) were reviewed to identify landfills and transfer stations located near the property. Map no. 084-197 indicates that there are no landfills or transfer stations located within a 2,000-foot radius of the subject property. The EDR database report indicates that System Disposal Service Company exists approximately 1,000 feet west of the subject property. No active hazardous waste landfills are located within Los Angeles County.

## **7.2 OIL FIELD MAPS/METHANE HAZARD ZONES**

Oil field maps published by the State of California Division of Oil, Gas and Geothermal Resources (DOGGR) and online mapping systems (DOMS 2.0) were researched to determine if oil production occurred on or near the subject property. The nearest oil well to the subject property is the Oaks & Mead "Graham 1" an idle oil well located approximately 1,000 feet east the subject property. The property is not located within a recognized methane hazard zone or oil field.

## **7.3 STANDARD ENVIRONMENTAL RECORD SOURCES**

In addition to the above records, agency database lists were reviewed for known or suspected contaminated sites and for sites which store, generate or use hazardous materials near the subject property. The subject property is listed on the standard environmental government sources researched in this report. Grande Vista Steel & Metal Supply is listed as a facility that had a reported release of fuel on the LUST database. Records regarding the underground storage tanks and fuel release are on file under John Stang and Grande Vista Steel & Metal Supply with the County of Los Angeles Department of Public Works -HMS database. The 1985 Schulman Investment Trust is listed as a generator of hazardous materials on the HAZNET database. Approximately twenty-seven environmental sites, listed on the LOS ANGELES CO. HMS, NPDES, SLIC, WIP, RCRA-SQG, FINDS, CERCLIS, US ENG CONTROLS, ROD, UST INST CONTROLS,ENF, LA COUNTY Site Mitigation, HAZNET, EMI, UST, CA FID UST, SWEEPS UST, HIST UST, and CA WDS databases, are located within a one-quarter mile radius of the subject property.

The nearest listed contaminated sites to the subject property is the Cudahy Building Materials (8331 Atlantic Avenue) located approximately 500 feet to the southeast. A release of gasoline was reported in

December 1990. The release of gasoline case was reportedly closed by the County of Los Angeles Department of Public Works on November 1992. It is considered unlikely that the soil and/or groundwater beneath the subject property is impacted from this offsite property. Selected environmental risk sites found to exist within one-quarter mile radius of the property are listed in **TABLE IV**. The EDR Radius Map with GeoCheck is attached in **APPENDIX IV**.

**TABLE IV**  
**Standard Environmental Record Sources**

Name	Address	Distance from Subject Property	Source(s)
Grande Visa Steel & Metal Supply	8221 S. Atlantic Avenue	Subject Property	Los Angeles County HMS/ LUST – case closed
John W. Stang	8221 S. Atlantic Avenue	Subject Property	Los Angeles County HMS
1985 Schulman Investment Trust	8221 S. Atlantic Avenue	Subject Property	HAZNET
Grand Vista Steel & Metal Supply	4611 Cecelia Street	Adjacent Property S	SWEEPS UST LOS ANGELES CO. HMS
Copper Drum	9316 Atlantic Avenue	Regional	NPL/Proposed NPL/ CERCLIS/RCRA-SQG/ US ENG CONTROLS/ RODS/FINDS/ UST INST CONTROLS/ HIST UST/ENF/ HIST CORTESE/ SWEEPS UST/LOS ANGELES CO. HMS.HAZNET/EMI/ ENVIROSTOR
AAA Paperstock	4610 Santa Ana Street	100 ft. N	SWEEPS UST
Custom Chemical Formulators Inc.	4630 Cecelia Street	195 ft. SW	RCRA-SQG/FINDS/ HIST UST/LA CO. SITE Mitigation/HAZNET
Grahams Auto Electric SVC	8216 Atlantic Boulevard	230 ft. SE	RCRA-NON GEN/FINDS/ LOS ANGELES CO. HMS
Richard Hatch Automotive	8214 Atlantic Avenue	235 ft. SE	RCRA-SQG/FINDS
Myers Enterprises D	4620 Cecelia Street	240 ft. SW	RCRA-NON GEN
Scott Gasket Co.	8220 Atlantic Avenue	255 ft. SE	HIST UST
Western Diesel Electric	8135 Atlantic Avenue	445 ft. N	RCRA-SQG/FINDS/ LOS ANGELES CO. HMS/ HAZNET
Cudahy Building Materials	8331 Atlantic Avenue	495 ft. SE	HIST CORTESE/ LUST-case closed/ LOS ANGELES HMS
Quad Service, Inc.	4727 Cecelia Street	505 ft. SE	RCRA-SQG/FINDS
Imperial Park Station 022 Antchau ARCO California Target -022	8111 Atlantic Avenue	525 ft. N	UST/HIST UST/HIST CORTESE/LUST-case closed/ HAZNET/SWEEPS UST/ LOS ANGELES HMS

<b>TABLE IV-Continued</b>			
<b>Standard Environmental Record Sources</b>			
Atlantic Motors Auto Porter Super Service	8100 Atlantic Avenue	560 ft. N	RCRA-Non Gen/FINDS/ HIST UST/SWEEPS UST/ HAULERS/LOS ANGELES CO. HMS
ITL Inc.	8330 Atlantic Avenue	570 ft. SE	UST/WDS/NPDES/ HIST UST/SWEEPS UST/ LOS ANGELES CO HMS/ HAZNET
Myers Engineering, Inc.	8376 Salt Lake Avenue	755 ft. SW	RCRA-SQG/HAZNET
Coast Paper Box Co.	4650 Ardine Street	780 ft. S	RCRA-SQG/FINDS
Day-Glo Color Corp.	4615 Ardine Street	780 ft. S	RCRA-LQG/FINDS/ LOS ANGELES CO. HMS
Pacific Dispersions, Inc.	4615 Ardine Street	780 ft. S	WDS/NPDES/HIST UST/ SWEEPS UST/EMI/AST
Ardco Steel	4655 Ardine Street	820 ft. S	SWEEPS UST
On Atlantic	8411 Atlantic Avenue	935 ft. N	SLIC/ENF
System Disposal Service Co.	4841 Cecelia Street	1000 ft. S	WMUD/SWAT/ SWEEPS UST/ LOS ANGELES CO. HMS
Rhone Poullic Basic Chemical Company	4570 Ardine Street	1020 ft. S	CERCLIS/RCRA-SQG/ FINDS/NPDES/ CORTESE/LUST/HIST UST/HIST UST/ SWEEPS UST/ HAZNET/EMI/ ENVIROSTOR/ LA CO. Site Mitigation
M Stephans Manufacturing	8420 Atlantic Avenue	1020 ft. S	WDS/SWEEPS UST/HAZNET

Note: A search of public information databases may omit some nearby contaminated sites due to missing or inaccurate information in the public record.

Regional impacts to groundwater from fuel and solvent releases at off site properties are present within 500 ft of the subject property. Low concentrations of fuel/solvent constituents may be present in groundwater beneath the site arising from migration from offsite locations. Off gassing from contaminated groundwater could result in a future vapor intrusion condition, though the depth to groundwater (>50 ft) suggest such a scenario unlikely. The orphan site summary in the EDR database report lists small quantity generators (i.e. auto repair and medical offices) of hazardous waste. The properties are located greater than 500 feet from the subject site and are not expected to have an impact on the subject property.

#### 7.4 POTENTIAL VAPOR ENCROACHMENT CONDITION (p-VEC)

The State of California has adopted Indoor Air Quality Guidelines (CHHSL's) issued by CALEPA in 2005. Potential sources for indoor air contamination include degassing of solvents and other compounds from contaminated soil and contaminated groundwater. A potential vapor encroachment condition (p-VEC) was not found associated with the subject property within the scope of this study.

### 8.0 GENERAL FINDINGS

During the research phase of this study, the following information was obtained:

- ◆ Historical topographic map research indicates that the subject property was undeveloped from 1901 through 1947. The subject property was located within an area of urban development from 1949 through 1981.
- ◆ Historical Sanborn Fire Insurance Map research indicates that the subject property was developed with three dwellings and detached garages in 1929. The subject property was developed with the existing structures from 1950 through 1966.
- ◆ Historical aerial photograph research indicates that the subject property was developed with several residential from 1928 through 1938. The subject property was developed with the existing structures from 1947 through 2005.
- ◆ Historical city directories indicate that the property was occupied by John Stang Corp. Yard from 1954 through 1964. Subgrade Engineering occupied the property in 1958 and 1964. Grande Vista Steel & Metal Supply Co. occupied the property from 1967 through 2000. Hobby Heaven occupied the property in 2000 and 2006.
- ◆ The County of Los Angeles Department of Public Works files included subsurface site assessment reports and *No Further Action* letters for the removal of a 1,000-gallon and 4,000-gallon underground storage tanks, a sand/grease trap, clarifier/waste water separator. No other underground storage tank or hazardous material records were on file with the County of Los Angeles Department of Public Works.
- ◆ The City of Cudahy, Department of Building and Safety files included building permits for a residence and garage were constructed for H. Schmidt in 1939. Rose Trucking Line occupied

the property in 1944. Western Welding Service occupied the property in 1946. A loading dock was constructed in 1947 for C.S. Schmidt. A 1,600 sq. ft. addition for storage and work space was added by John Stang Corp. in 1948. An addition for metal fabrication was constructed in 1949. Jansen Trucking replaced a 1,000-gallon underground storage tank with a 4,000-gallon underground storage tank in 1956. Stang Corp. obtained a permit for the installation of the 1,000-gallon UST. The date of the permit identified. Stang Corp. occupied the property in 1964. Grande Vista Steel & Supplies occupied the property in 1966.

- ◆ A response letter from RWQCB indicates that there are no records maintained for the subject property address.
- ◆ The subject property is not listed on the SCAQMD Facility Information Detail (FIND) database.
- ◆ The subject property is located approximately 1,000 feet east of the System Disposal Service Company.
- ◆ The nearest oil well to the subject property is the Oak & Meade "Graham 1" an idle oil well located approximately 1,000 east feet the subject property.
- ◆ The subject property is not located within a recognized methane hazard zone.
- ◆ A potential vapor encroachment condition (p-VEC) was not found associated with the subject property.
- ◆ The subject property is listed on the standard environmental government sources researched in this report. Grande Vista Steel & Metal Supply is listed as a facility that had a reported release of fuel on the LUST database. Records regarding the underground storage tanks and fuel release are on file under John Stagg and Grande Vista Steel & Metal Supply with the County of Los Angeles Department of Public Works -HMS database. The 1985 Schulman Investment Trust is listed as a generator of hazardous materials on the HAZNET database.
- ◆ The nearest listed contaminated site to the subject property is the Cudahy Building Materials (8331 Atlantic Avenue) located approximately 500 feet to the southeast. A release of gasoline was reported in December 1990. The release of gasoline was closed by the County of Los Angeles Department of Public Works on November 1992.
- ◆ The depth to groundwater beneath the subject property is approximately 55-60 feet bgs.
- ◆ The regional direction of groundwater flow is towards the west-northwest.

During the site reconnaissance, the following observations were made:

- ◆ The subject property consists of four adjoining parcels of land that encompasses approximately 1.8 acres.

- ◆ The subject property is developed with Grand Vista Steel & Metal Supply.
- ◆ The property includes a residential structure and detached parking garage, a two-story stucco office building, a metal warehouse building, and a loading dock. The structures are in disrepair and are not occupied.
- ◆ Scrap metal, wood debris, metal bins, several vehicles, and trailers are stored throughout the property.
- ◆ The subject property nearly level. Drainage from the sites is by sheetflow towards the southeast.
- ◆ No evidence of surface drains, catch basins, sumps or standing water was observed on the subject property.
- ◆ No evidence of the past use, treatment, storage, disposal or generation of hazardous substances was observed on the subject property.
- ◆ No evidence of hazardous substance use was observed on the subject property.
- ◆ No evidence of existing aboveground or underground storage tanks, clarifiers, sumps, or grease interceptors was observed on the subject property.
- ◆ No evidence of onsite disposal or landfill of solid waste material was observed on the subject property.
- ◆ No evidence of PCB containing transformers or equipment was observed on the subject property.
- ◆ No evidence of dry wells, irrigation wells, injection wells, abandoned wells, monitoring wells or other wells was observed on the subject property.
- ◆ No evidence of strong, pungent or noxious odors was noted on the subject property.
- ◆ No evidence of stressed vegetation was observed on the subject property.
- ◆ No evidence of staining or residue was observed on the subject property.
- ◆ No evidence of pits, ponds, and/or lagoons was observed on the subject property.
- ◆ The subject property is connected to the public sewage disposal system.
- ◆ No other conditions of environmental concern regarding potential sources for soil and groundwater contamination were observed on the subject property.
- ◆ The area surrounding the subject property consists of commercial and industrial properties.

## 9.0 CONCLUSIONS AND RECOMMENDATIONS

Historical site utilization research indicates that subject property was undeveloped in 1901. The subject property was developed with three dwellings and detached garages in 1929. Rose Trucking Line occupied the property in 1944. Western Welding Service occupied the property in 1946. A loading dock was constructed in 1947 for C.S. Schmidt. The subject property was developed with the existing structures prior to 1950. Historical city directories indicate that the property was occupied by John Stang Yard from 1954 through 1964. Subgrade Engineering occupied the property in 1958 and 1964. Grande Vista Steel & Metal Supply Co. occupied the property from 1967 through 2000. Hobby Heaven occupied the property in 2000 and 2006. The subject property is currently occupied by a vacant Grand Vista Steel & Metal Supply. The property includes a residential structure and detached parking garage, a two-story stucco office building, a metal warehouse building, and a loading dock. Scrap metal, wood debris, metal bins, several vehicles, and trailers are stored throughout the property. No evidence of hazardous substance use was observed on the subject property at the time of the site reconnaissance.

The subject property is listed on the standard environmental government sources researched in this report. Grande Vista Steel & Metal Supply is listed as a facility that had a reported release of fuel on the LUST database. Records regarding the underground storage tanks and fuel release are on file under John Stagg and Grande Vista Steel & Metal Supply with the County of Los Angeles Department of Public Works-HMS database. The 1985 Schulman Investment Trust is listed as a generator of hazardous materials on the HAZNET database. Records reviewed included subsurface site assessment reports and agency *No Further Action* letters following the removal of a 1,000-gallon and 4,000-gallon underground storage tanks, a sand/grease trap, clarifier/waste water separator.

KCE Matrix prepared an *Underground Storage Tank Removal Report, Industrial Property, 8201 and 8221 South Atlantic Avenue, Cudahy, California 90201*, LACoDPW File No. 31826-50079, dated September 28, 2007. One 4,000-gallon gasoline UST was removed on September 5, 2007 under permits obtained from the County of Los Angeles Department of Public Works and the County of Los Angeles Fire Department. The 4,000-gallon gasoline UST replaced a 1,000-gallon UST installed in 1956. Two soil samples were collected from beneath the 4,000-gallon gasoline UST revealed very low concentrations of ethyl benzene (0.022 mg/kg) and xylenes (0.122 mg/kg) in one sample. The remaining samples were nondetect or within natural background levels for the metals. The County of Los Angeles Department of Public Works issued a *No Further Action* letter, dated March 25, 2008.

KCE Matrix prepared a *Subsurface Environmental Site Assessment Report, Industrial Property, 8201 and 8221 South Atlantic Avenue, Cudahy, California 90201*, LACoDPW File No. 17302-50077, dated November 21, 2007. A three-stage clarifier was removed on November 1, 2007 under a permit obtained from the County of Los Angeles Department of Public Works. The analytical results revealed that the samples were nondetect or within natural background levels for the metals. The County of Los Angeles Department of Public Works issued a *No Further Action* letter, dated March 12, 2008.

KCE Matrix prepared an *Underground Storage Tank Removal Report, Industrial Property, 8201 and 8221 South Atlantic Avenue, Cudahy, California 90201*, LACoDPW File No. 31826-50079, dated February 23, 2010. A 1,000-gallon fuel UST was removed on November 24, 2009 under permits obtained from the County of Los Angeles Department of Public Works and the County of Los Angeles Fire Department. The analytical results were nondetect for fuel hydrocarbons or volatile organic

compounds. The County of Los Angeles Department of Public Works issued a *No Further Action* letter, dated October 5, 2011.

KCE Matrix prepared a *Subsurface Environmental Site Assessment Report, Industrial Property, 8201 and 8221 South Atlantic Avenue, Cudahy, California 90201*, LACoDPW File No. 17302-50077, dated February 24, 2010. A waste water separator/sump was removed on November 24, 2009 under a permit obtained from the County of Los Angeles Department of Public Works. The analytical results revealed that the samples were nondetect or within natural background levels for heavy metals. The County of Los Angeles Department of Public Works issued a *No Further Action* letter, dated December 21, 2011. No additional underground storage tank or hazardous material records were on file with the County of Los Angeles Department of Public Works.

No data failure was encountered in the preparation of this report. Review of Land Title Records and environmental liens were excluded from this report.

CSC prepared an *Asbestos Containing Materials Survey* report for the buildings located at 8201 and 8221 South Atlantic Avenue, Cudahy, dated July 24, 2009. The property located at 8201 Atlantic Avenue is developed with a small residential structure and detached garage. No ACM was identified in the samples analyzed from the two structures. The property located at 8221 Atlantic Avenue is developed with a two-story office building. ACM was identified in the green 9 x 9 floor tile (est. 2,000 sq. ft.), aircell ducting (est. 300 sq. ft.), and black roof penetration mastic (est. 2 sq. ft.). The identified ACM in the building materials will require abatement prior to demolition of the onsite building. The

metal warehouse structure was not addressed in either asbestos reports and should be evaluated by a certified asbestos consultant prior to demolition of the subject building.

California Environmental has prepared an Environmental Site Assessment - Phase I in conformance with the scope and limitations of ASTM 1527-05 for the property located at 8201 and 8221 Atlantic Avenue and 4629 and 4633 Cecilia Street, Cudahy, California. This assessment has revealed no evidence of a recognized environmental condition in connection with the subject property. One 1,000 and one 4,000-gallon underground fuel storage tanks, a clarifier and sand/grease trap were removed from the property. Grand Vista Steel & Metal Supply was issued *No Further Action* letters from the County of Los Angeles DPW for the removal of the USTs, clarifier, and sand/grease trap. The issuance of agency *No Further Action* letters is considered a historical recognized environmental condition.

This report is subject to the following **NOTICE**:

### 10.0 NOTICE

All properties are subject to some element of environmental risk and the risk cannot be eliminated. Industrial and commercial properties developed prior to modern environmental laws are especially risk prone to environmental hazards which include, but are not limited to, wastes which may be toxic, ignitable, corrosive or reactive. The potential for these environmental hazards to impact the use of the property can be reduced by the identification and mitigation of the hazards prior to development or redevelopment of the property. Due to the difficulty in locating underground wastes, in some cases it is not always possible to ascertain that hazardous wastes are present on the property prior to development.

A Phase I environmental site assessment does not utilize subsurface exploration to check for the presence of hazardous wastes on the property. The experience of the assessor, along with the research of available reports, aerial photographs and land use records are used to evaluate the potential for hazardous wastes to occur on the site. Based on the information gained from the historical research, subsurface exploration may be recommended to check for the presence of hazardous wastes. Preexisting environmental problems such as the presence of hazardous wastes in the soil or groundwater, can be concealed by grading activities and site improvements. If such wastes are present these wastes cannot be observed.

The undersigned, Charles I. Buckley declares that, to the best of my professional knowledge and belief, I meet the definition of Environmental Professional as defined in Section 312.10 of 40 CFR 312 and I have the specific education, training, and experience necessary to exercise professional judgment to develop opinions and conclusions regarding conditions indicative of releases or threatened releases on, at, in, or to a property, sufficient to meet the objectives and performance factors in §312.20.

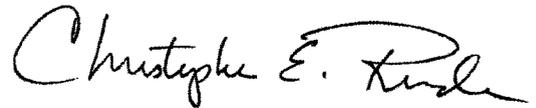
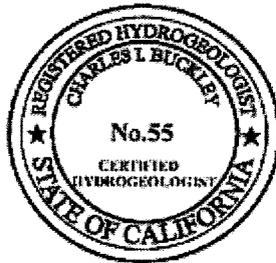
This report was prepared with the skill and competence as commonly used by environmental professionals in this area. No warranty, expressed or implied, of any kind is made or intended in connection with this report, or by the fact you are being furnished this report, or by any other oral or written statement.

Should you have any questions or desire any additional information, please contact the undersigned.

Respectfully Submitted,



Charles I. Buckley  
Professional Geologist No. 4035  
Certified Engineering Geologist No. 1250  
Certified Hydrogeologist No. 55



Christopher E. Rude  
Environmental Scientist

## 11.0 REFERENCES AND QUALIFICATIONS

1. ASTM International, Designation: E1527-05, *Standard Practice for Environmental Site Assessment: Phase I Environmental Site Assessment Process*, 2005.
2. ASTM International, Designation: E2600-10, *Standard Practice for Assessment of Vapor Encroachment into Structures on Property Involved in Real Estate Transactions*, 2010.
3. California Environmental Protection Agency (CalEPA), *California Human Health Screening Levels (CHHSLs) in Evaluation of Contaminated Properties*, January 2005.
4. State of California, Office of Environmental Health Hazard Assessment, *Soil Gas Screening Numbers for Volatile Chemicals Below Buildings with Engineered Fill Below Sub-Slab Gravel*, September 2010.
5. Los Angeles County Department of Public Works Hydrological Records Division, *Well Information*, April 2012.
6. SCAQMD, *File Review*, April 2012.
7. LACHD, *File Review*, April 2012.
8. RWQCB, *File Review*, April 2012.
9. DTSC, *File Review*, April 2012.
10. EDR Aerial Photo Decade Package, *Inquiry No. 3273036*, April 2012.
11. EDR Historical Topographic Map Report, *Inquiry No. 3273036*, April 2012.
12. EDR-Radius Map with Geocheck, *Inquiry No. 3273036*, April 2012.
13. EDR-City Directory, *Inquiry No. 3273036*, April 2012.
14. Certified Sanborn® Map Report, *Inquiry No. 3273036*, April 2012.
15. Major Waste Systems Maps, Los Angeles County, *Map No. 144-157*, June 1972.
16. State of California Division of Oil, Gas and Geothermal Resource, *DOMS 2.0*.
17. KCE Matrix prepared an *Underground Storage Tank Removal Report, Industrial Property, 8201 and 8221 South Atlantic Avenue, Cudahy, California 90201*, LACoDPW File No. 31826-50079, dated September 28, 2007.

18. KCE Matrix prepared a *Subsurface Environmental Site Assessment Report, Industrial Property, 8201 and 8221 South Atlantic Avenue, Cudahy, California 90201*, LACoDPW File No. 17302-50077, dated November 21, 2007.
19. KCE Matrix prepared an *Underground Storage Tank Removal Report, Industrial Property, 8201 and 8221 South Atlantic Avenue, Cudahy, California 90201*, LACoDPW File No. 31826-50079, dated February 23, 2010.
20. KCE Matrix prepared a *Subsurface Environmental Site Assessment Report, Industrial Property, 8201 and 8221 South Atlantic Avenue, Cudahy, California 90201*, LACoDPW File No. 17302-50077, dated February 24, 2010.

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**EDUCATION:**

- ◆ **Masters Work in Hydrogeology**  
California State University, Los Angeles, 1980-1988
- ◆ **Bachelor of Science, Geology (Engineering Geology)**  
University of California, Los Angeles, 1978

**REGISTRATIONS AND APPOINTMENTS:**

- ◆ State of California, Dept. of Conservation, Former Member, State Mining and Geology Board (Appointed by Gov. Pete Wilson and State Senate confirmed to 4 year term, 1997-2001)
- ◆ State of California, Certified Hydrogeologist, No. 55
- ◆ State of California, Registered Geologist No. 4035
- ◆ State of California, Certified Engineering Geologist No. 1250

**PROFESSIONAL EXPERIENCE:**

Jan 88-Present      **CALIFORNIA ENVIRONMENTAL**  
                                 **CEO - Principal Hydrogeologist**

Founded California Environmental in January of 1988. Clients include Fortune 500 Corporations, County Government, Municipal Agencies, Financial Institutions, Land Developers, and Consultants. Principal Investigator for groundwater supply and groundwater contamination investigations. Project leader for groundwater remediation at a State of California Superfund Sites. Principal hydrogeologist for design and implementation of a groundwater monitoring network for an existing Sanitary Landfill. Lead investigator to delineate structure of a California Groundwater Basin; Pioneered use of a cost effective soil/gas vapor technique used to track groundwater plumes. Conducted over 2000 Phase I Environmental Investigations in California. These investigations included the use and interpretation of historic topographic maps, Sanborn Insurance Maps, aerial photography, and other historic data sources. Successfully completed remedial clean-up on 500+ sites in southern California; including impacts associated with fuels, PCBs, metals, asbestos and chlorinated solvents. Expert consultant for environmental impairment of soil and groundwater: Expert for the Port of Los Angeles, L.A. County Counsel, L.A. City Recreation and Parks and private attorneys.

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**PROFESSIONAL EXPERIENCE: (continued)**

Mar 84-Dec 87    **KOVACS-BYER AND ASSOCIATES**  
**Manager Environmental Services Group**

Spearheaded the development into the groundwater and environmental segments of consulting market. Ascended from project geologist status to manager of Environmental Services Group. Responsible for all aspects of project management including; organization and staffing, developing technical requirements needed to complete projects, client and agency liaison.

Provided technical leadership for groundwater testing including design and analysis of aquifer pump tests. Lead Geotechnical Investigator for remedial repair of complex landslide terrains. Prepared Seismic Analysis for critical facilities. Recommended specialized drainage systems for abatement of groundwater problems. Project Consultant for award winning projects on which severe geotechnical problems were overcome.

Mar 80-Mar 84    **GEOTECHNICAL SERVICES GROUP; BUREAU OF ENGINEERING;**  
**CITY OF LOS ANGELES**  
**Assistant Engineering Geologist**

Performed geologic mapping in hillside areas of the City of Los Angeles. Reviewed Geotechnical Reports submitted to the City of Los Angeles for private development. Directed landslide investigations. Prepared Expert Opinion documents regarding groundwater and geologic issues for the City Engineer and City Attorney. Conducted field monitoring of known landslides within the City of Los Angeles.

Aug 79-Mar 80    **UNITED STATES GEOLOGICAL SURVEY**  
**Field Assistant**

Assisted in geological mapping for a uranium resource development project sponsored by the Department of Energy and the United States Geological Survey.

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**CONTINUING EDUCATION:**

- ◆ "Advanced Data Analysis Techniques for Evaluating and Quantifying Natural Attenuation for Remediation of Contaminated Sites", NGWA Short Course, March 2007.
- ◆ "Technical Guidance for Indoor Air Vapor Intrusion", Severn Trent Laboratory, San Pedro, CA, 1/2005.
- ◆ "Low Cost Remediation Techniques", AGSE, San Francisco, CA 2002.
- ◆ "Remediation of MtBE", AGSE, Anaheim, CA 2002.
- ◆ "Assessment and Management of MtBE Impacted Sites", San Francisco, January 1999.
- ◆ "Workshop on MtBE Water Issues", Los Angeles, June 1997.
- ◆ "Management Action Programs Seminar", Newport Beach, November 1996.
- ◆ "ACWA - Groundwater Workshop", Monterey, June 1995.
- ◆ "SeSoil Modeling Workshop" GSC, San Francisco, CA, October 1994
- ◆ "Groundwater Monitoring and Remediation", Short Course AEG, October 1992
- ◆ "Microbial Processes in Biodegradation", AGSE, Albuquerque NM, February, 1991
- ◆ "Introduction to Groundwater Geochemistry", National Water Well Association, San Francisco, CA 1988
- ◆ "Fate and Transport of Contaminants in the Subsurface", United States Environmental Protection Agency, San Francisco, CA, December, 1987.
- ◆ "How to Monitor and Sample the Vadose Zone "National Water Well Association, San Diego, CA, 1988.
- ◆ "Treatment Technology for Contaminated Groundwater" UCLA Fall, 1986.
- ◆ "Groundwater Contamination Detection, Monitoring and Cleanup", UCLA, April, 1986.
- ◆ "Introduction to Groundwater Modeling", National Water Well Association, Fullerton, CA 1985.

**ORAL PRESENTATIONS AND SEMINARS:**

- ◆ "Overview of Environmental Regulations, State and Federal Laws" Guest Lecturer, University of Southern California, 1991.
- ◆ "Environmental Risks and Underground Tank Leaks, Commercial Property Inspection" California Real Estate Inspectors Association, Santa Monica, CA., May, 1988.
- ◆ "Modified Technique for Soil/Gas Surveys to Detect Groundwater Contamination". Association of Engineering Geologists, Southern California Section meeting. December, 1987.
- ◆ "Historic Aerial Photographic Evidence of Landslide Development, Potrero Canyon, CA." Association of Engineering Geologists Annual Meeting, San Francisco, CA., October, 1986.
- ◆ "Environmental Issues and Careers", Guest Lecturer, USC Department of Geology, Spring 1992.

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**PROFESSIONAL PAPERS:**

- ◆ "Geology, Landslides and Slope Stabilization.  
Potrero Canyon Park, Pacific Palisades, CA."  
Association of Engineering Geologists Guidebook,  
June 20, 1987.
- ◆ "Red Rose Landslide Stabilization, 3358-3400  
Red Rose Drive, CA.  
with Hollingsworth, R.A.; Association of Engineering Geologists Guidebook.  
June 20, 1987.
- ◆ "Residential Development and Landsliding, Castellammare Mesa area, Los Angeles, CA."  
Association of Engineering Geologists Guidebook.  
June 2, 1984.

**AFFILIATIONS:**

Association of Engineering Geologists.  
Association of Groundwater Scientists and Engineers.  
California Groundwater Association.  
Hazardous Waste Association of California.  
Hydrology Section-American Geophysical Union.  
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**EDUCATION:**

- ◆ **Bachelor of Arts**  
**Environmental Studies and Planning - Hazardous Materials Management**  
Sonoma State University 1989-1992

**CONTINUED EDUCATION:**

- ◆ Course work in Certificate of Hazardous Materials Management Program, University of California, Santa Barbara.
- ◆ Seminar on National Pollutant Discharge Elimination Systems, Law Offices of Burke, Williams & Sorensen LLP, Riverside, California
- ◆ National Groundwater Association –Assessment of LNAPL Volume, Mobility, and Recoverability for Recovery Systems: Design and Risk-Based Corrective Action, Houston, Texas, November 2007.

**PROFESSIONAL EXPERIENCE:**

1997 - Present      **CALIFORNIA ENVIRONMENTAL**  
                                 **Environmental Scientist**

1992 - 1996        **MSE ENVIRONMENTAL**  
                                 **Environmental Specialist**

Performed and provided project management for numerous Phase I Environmental Site Assessments on properties ranging from industrial to large parcels of undeveloped land. Preparation of reports included site reconnaissance, review of historical documentation, interaction with property owners/tenants, and recommendations regarding recognized environmental conditions. Clients include redevelopment agencies, lenders, developers, and property owners. Also inspected and sampled properties for asbestos containing material, radon, and lead found in paint and/or drinking water.

Performed and provided project management on numerous Phase II Subsurface Site Assessments on properties involving chlorinated solvents, heavy metal, and/or fuel hydrocarbon impacts to soil or groundwater. Assessment activities included the oversight of geophysical surveys, sampling of soil, soil vapor, or groundwater using Geoprobe, hollow stem auger and/or dual percussion drill rigs. Assessments also included monitoring for vapor intrusion and fixed gases such as methane.

**CHRISTOPHER E. RUDE**  
**30423 Canwood Street, Suite 208**  
**Agoura Hills, California 91301**

Performed and provided hazardous waste management for small and large quantity generators, local municipalities and state agencies across the United States. Services ranged from the decontamination/decommissioning of industrial buildings to providing segregation and packaging of various hazardous and extremely hazardous materials.

Performed and provided project management for numerous nation-wide (30 states) Agricultural Chemical and Household Hazardous Waste Collection Events. Responsibilities included: preparing paperwork, pre-event profiling, hazcatting, segregation and manifesting of hazardous wastes, and providing final documentation to the regulatory agencies.

Provided project management, logistical preparation and coordination associated with the State of Pennsylvania, Department of Agricultural's ChemSweep Program. The ChemSweep program which began in 1993 provided a means for farmers to dispose of unwanted, suspended, or cancelled pesticide products. The program included both individual farm pick-ups and county wide agricultural chemical collections throughout the state. The three years of project management included assisting approximately 1,500 farmers in disposing of 238 tons of outdated and banned pesticides. The hazardous waste was containerized for shipment to an EPA approved incinerator.

**CERTIFICATIONS:**

- ◆ OSHA Standard 29 CFR 1910.20 Hazardous Waste-Operations & Emergency Response
- ◆ Field Operations for Emergency Response
- ◆ DOT HM 126 F, Handling & Transportation of Hazardous Materials
- ◆ America Red Cross-CPR and First Aid Certification
- ◆ Disaster Service Worker, Community Emergency Response Team

## **ILLUSTRATIONS**

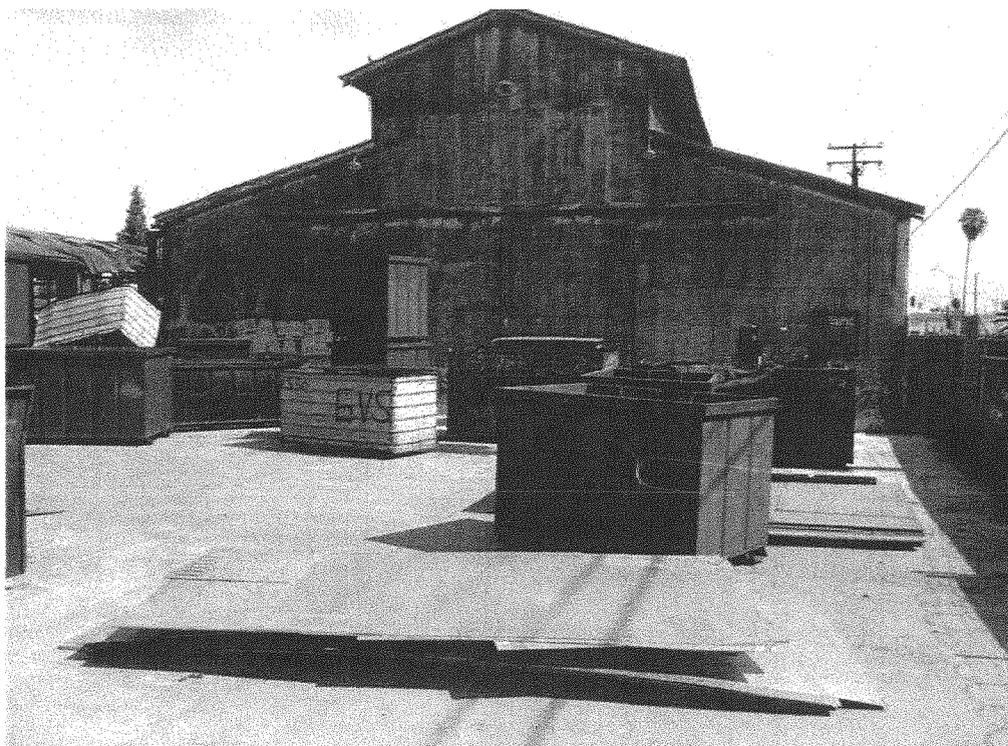
**Site Photographs – Plates 1-2**

**Figure 1 - Vicinity Map**

**Figure 2 - Plot Plan**



View of eastern portion of the property looking west.  
8201-8221 South Atlantic Avenue, Cudahy, California

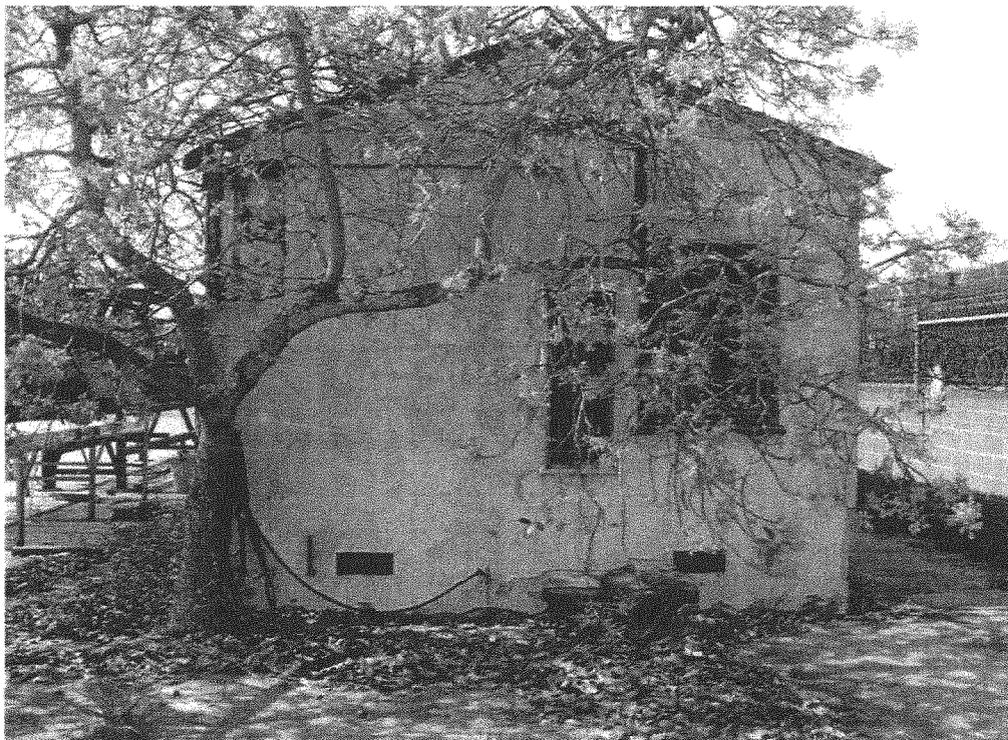


View of steel framed warehouse from the west looking east.  
8201-8221 South Atlantic Avenue, Cudahy, California

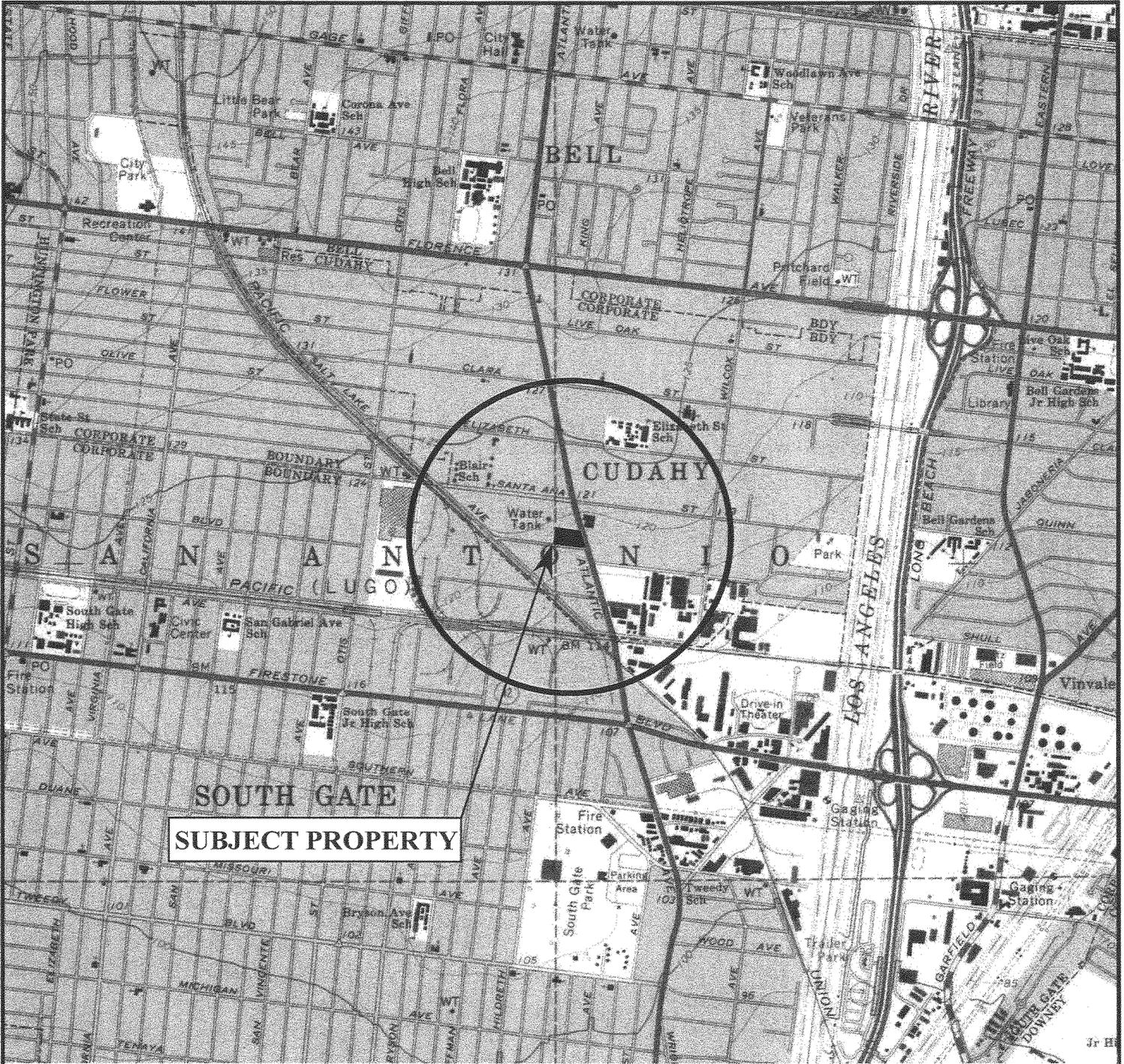
**PLATE 1**



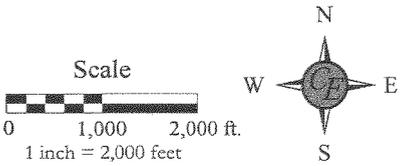
View of the loading dock within the central portion of the property.  
8201-8221 South Atlantic Avenue, Cudahy, California



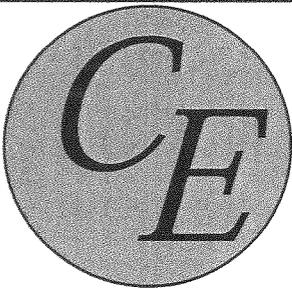
View of the residence along northern portion of property.  
8201-8221 South Atlantic Avenue, Cudahy, California



**SUBJECT PROPERTY**



Reference: USGS 7.5' South Gate Topographic Quadrangle, 1981



**FIGURE 1 - VICINITY MAP**

8221 South Atlantic Avenue,  
Cudahy, California

Drawn By:	RMW	Job #:	EV212-3177
Checked By:	CIB	Date:	APRIL 2012

*California  
Environmental*



FIGURE 2 - PLOT PLAN

<b>CALIFORNIA ENVIRONMENTAL</b>	
Client: CITY OF CUDAHY	Job #: EV0212-3177
Location: Atlantic Blvd. at Cecelia St. Cudahy	By: CER
Date: APRIL 2012	Checked by: CIB

N  
W E S

Scale  
0 15 30 ft.  
1 inch = 30 feet

References: Google Earth, L.A. County Assessor's Map 6224.





Commonwealth Land Title Company  
888 S. Figueroa St  
Suite 2100  
Los Angeles, CA 90017  
Phone: (800) 432-0706

**Verde Vistas**  
**PO Box 3814**  
**Rancho Cucamonga, CA 91729**

Attn: **Michael**

Our File No: 08013265  
Title Officer: Kathy Religioso  
e-mail: Unit9@cltic.com  
Phone: (213) 330-3060  
Fax: (213) 330-3105

Your Reference No: Atlantic/Cecilia

Property Address: 8201 and 8221 Atlantic Boulevard, 4633 Cecilia Street, Cudahy, California

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## **PRELIMINARY REPORT (V2)**

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Dated as of March 26, 2015 at 7:30 a.m.

In response to the application for a policy of title insurance referenced herein, Commonwealth Land Title Company hereby reports that it is prepared to issue, or cause to be issued, as of the date hereof, a policy or policies of title insurance describing the land and the estate or interest therein hereinafter set forth, insuring against loss which may be sustained by reason of any defect, lien or encumbrance not shown or referred to as an exception herein or not excluded from coverage pursuant to the printed Schedules, Conditions and Stipulations or Conditions of said policy forms.

The printed Exceptions and Exclusions from the coverage and Limitations on Covered Risks of said policy or policies are set forth in Attachment One. The policy to be issued may contain an arbitration clause. When the Amount of Insurance is less than that set forth in the arbitration clause, all arbitrable matters shall be arbitrated at the option of either the Company or the Insured as the exclusive remedy of the parties. Limitation on Covered Risks applicable to the CLTA and ALTA Homeowner's Policies of Title Insurance which establish a Deductible Amount and a Maximum Dollar Limit of Liability for certain coverages are also set forth in Attachment One. Copies of the policy forms should be read. They are available from the office which issued this report.

The policy(s) of title insurance to be issued hereunder will be policy(s) of **Commonwealth Land Title Insurance Company**.

***Please read the exceptions shown or referred to below and the exceptions and exclusions set forth in Attachment One of this report carefully. The exceptions and exclusions are meant to provide you with notice of matters which are not covered under the terms of the title insurance policy and should be carefully considered. It is important to note that this preliminary report is not a written representation as to the condition of title and may not list all liens, defects, and encumbrances affecting title to the land.***

This report (and any supplements or amendments hereto) is issued solely for the purpose of facilitating the issuance of a policy of title insurance and no liability is assumed hereby. If it is desired that liability be assumed prior to the issuance of a policy of title insurance, a Binder or Commitment should be requested.

## **SCHEDULE A**

The form of policy of title insurance contemplated by this report is:

**ALTA Standard Owners Policy (6-17-06)**

The estate or interest in the land hereinafter described or referred to covered by this report is:

**A FEE**

Title to said estate or interest at the date hereof is [vested in:](#)

**Cudahy Economic Development Corporation, a California non-profit corporation**

The land referred to herein is situated in the County of **Los Angeles**, State of **California**, and is described as follows:

**SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF**

## EXHIBIT "A"

**ALL THAT CERTAIN REAL PROPERTY SITUATED IN THE COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, DESCRIBED AS FOLLOWS:**

**PARCEL A:**

**THAT PORTION OF LOTS 3 AND 4 IN BLOCK "P" OF TRACT NO. 349. IN THE CITY OF CUDAHY, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, AS PER MAP RECORDED IN BOOK 14 PAGES 194 AND 195 OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY, DESCRIBED AS FOLLOWS:**

**BEGINNING AT A POINT IN THE EASTERLY LINE OF SAID LOT 4, DISTANT NORTH 15°50' WEST THEREON 100 FEET FROM THE SOUTHEASTERLY CORNER THEREOF; THENCE NORTH 15°50' WEST ALONG THE EASTERLY LINES OF SAID LOTS 3 AND 4, A DISTANCE OF 111.31 FEET, MORE OR LESS, TO A POINT THAT IS DISTANT 15°50' EAST 126.97 FEET FROM THE NORTHEASTERLY CORNER OF SAID LOT 3; THENCE NORTH 82°52' WEST, PARALLEL WITH THE NORTHERLY LINE OF SAID LOT 3, TO A POINT IN A LINE THAT IS PARALLEL WITH THE WESTERLY LINES OF SAID LOTS 3 AND 4, AND BEARING NORTH 7°12'20" EAST 194.56 FEET FROM A POINT IN THE SOUTHERLY LINE OF SAID LOT 4, THAT IS DISTANT EASTERLY THEREON 222.28 FEET FROM THE SOUTHWESTERLY CORNER THEREOF; THENCE SOUTH 7°12'20" WEST ALONG SAID LAST MENTIONED PARALLEL LINE TO A POINT IN A LINE THAT IS PARALLEL WITH THE SOUTHERLY LINE OF SAID LOT 4 AND PASSING THROUGH THE POINT OF BEGINNING; THENCE SOUTH 82°52' EAST ALONG SAID LAST MENTIONED PARALLEL LINE TO THE POINT OF BEGINNING.**

**EXCEPT THEREFROM ANY PORTION OF THE ABOVE PARCEL LYING WITHIN THE FOLLOWING DESCRIBED LAND:**

**THOSE PORTIONS OF LOTS 3 AND 4 IN BLOCK 'P' OF TRACT NO. 349, IN THE CITY OF CUDAHY, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, AS PER MAP RECORDED IN BOOK 14 PAGES 194 AND 195 OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER, DESCRIBED AS FOLLOWS:**

**BEGINNING AT THE SOUTHEAST CORNER OF SAID LOT NO. 4 IN BLOCK 'P' OF SAID TRACT NO. 349, AS PER MAP RECORDED IN BOOK 14 PAGES 194 AND 195 OF MAPS, IN SAID RECORDER'S OFFICE; THENCE ALONG THE SOUTH LINE OF SAID LOT 4, SAID SOUTH LINE ALSO BEING THE NORTH LINE OF CECILIA STREET, 50 FEET IN WIDTH, AS SHOWN ON SAID MAP OF TRACT NO. 349, N82°52'00"W 338.01 FEET TO A POINT ON SAID SOUTH LINE LYING N82°52'00"E 222.28 FEET EASTERLY THEREON FROM THE SOUTHWEST CORNER OF SAID LOT 4, SAID POINT BEING DESCRIBED AS POINT 'A' FOR PURPOSES OF THIS LEGAL DESCRIPTION; THENCE**

CONTINUING ALONG SAID SOUTH LINE N82°52'00"W 40.00 FEET; THENCE LEAVING SAID LINE AND STREET ON A LINE PARALLEL WITH THE WEST LINE OF SAID LOT 4 AND OF SAID LOT 3, N7°12'20"E 194.56 FEET TO A POINT ON THE SOUTH LINE OF LAND DESCRIBED PER GRANT DEED RECORDED DECEMBER 31, 1986 AS [INSTRUMENT NO. 86-1852515](#) OF OFFICIAL RECORDS OF LOS ANGELES COUNTY, IN SAID RECORDER'S OFFICE, SAID LINE BEING PARALLEL WITH THE NORTHERLY LINE OF SAID LOT 3 AND PASSING THROUGH A POINT ON THE EAST LINE OF SAID LOT 3 LYING THEREON S15°50'00"E 126.97 FEET FROM THE NORTHWEST CORNER OF SAID LOT 3; THENCE ALONG SAID PARALLEL LINE S82°52'00"E 40.00 FEET TO A LINE PARALLEL WITH SAID WEST LINE OF SAID LOTS 3 AND 4 THAT PASSES THROUGH HEREIN DESCRIBED POINT 'A', SAID PARALLEL LINE ALSO BEING THE WEST LINE OF LAND DESCRIBED AS PARCEL 'A' IN QUITCLAIM DEED RECORDED JUNE 16, 2006 AS INSTRUMENT NO. 06-1331347 OF SAID OFFICIAL RECORDS; THENCE ALONG SAID PARALLEL LINE AND SAID WEST LINE OF LAST MENTIONED DEED S7°12'20"W 102.49 FEET TO THE SOUTHWEST CORNER OF SAID PARCEL A OF SAID LAST MENTIONED DEED, SAID CORNER LYING ON A LINE PARALLEL WITH SAID SOUTH LINE OF SAID LOT 4 THAT PASSES THROUGH A POINT LYING ON THE EAST LINE OF SAID LOT 4 N15°50'00"W 100.00 FEET THEREON FROM SAID SOUTHEAST CORNER OF SAID LOT 4; THENCE ALONG SAID LAST PARALLEL LINE AND THE SOUTH LINE OF LAST SAID DEED S82°52'00"E 298.87 FEET TO LAST SAID POINT ON SAID EAST LINE; THENCE ALONG SAID EAST LINE OF SAID LOT 4, SAID LINE ALSO BEING THE WEST LINE OF WRIGHT ROAD, 50 FEET IN WIDTH, AS SHOWN ON SAID MAP OF SAID TRACT NO. 349 (SAID WRIGHT ROAD NOW BEING KNOWN AS ATLANTIC AVENUE) S15°50'00"E 100.00 FEET TO SAID SOUTHEAST CORNER OF SAID LOT 4 AND SAID POINT OF BEGINNING.

SAID LEGAL DESCRIPTION IS SHOWN AS PER CERTIFICATE OF COMPLIANCE RECORDED MAY 11, 2012, AS [INSTRUMENT NO. 20120707279](#), OF OFFICIAL RECORDS.

**PARCEL B:**

THOSE PORTIONS OF LOTS 3 AND 4 IN BLOCK 'P' OF TRACT NO. 349, IN THE CITY OF CUDAHY, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, AS PER MAP RECORDED IN [BOOK 14 PAGES 194](#) AND 195 OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER, DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHEAST CORNER OF SAID LOT NO. 4 IN BLOCK 'P' OF SAID TRACT NO. 349, AS PER MAP RECORDED IN [BOOK 14 PAGES 194](#) AND 195 OF MAPS, IN SAID RECORDER'S OFFICE; THENCE ALONG THE SOUTH LINE OF SAID LOT 4, SAID SOUTH LINE ALSO BEING THE NORTH LINE OF CECELIA STREET, 50 FEET IN WIDTH, AS SHOWN ON SAID MAP OF TRACT NO. 349, N82°52'00"W 338.01 FEET TO A POINT ON SAID SOUTH LINE LYING S82°52'00"E 222.28 FEET EASTERLY THEREON FROM THE SOUTHWEST CORNER OF SAID LOT 4, SAID POINT BEING DESCRIBED AS

**POINT 'A' FOR PURPOSES OF THIS LEGAL DESCRIPTION; THENCE CONTINUING ALONG SAID SOUTH LINE N82°52'00"W 40.00 FEET; THENCE LEAVING SAID LINE AND STREET ON A LINE PARALLEL WITH THE WEST LINE OF SAID LOT 4 AND OF SAID LOT 3, N7°12'20"E 194.56 FEET TO A POINT ON THE SOUTH LINE OF LAND DESCRIBED PER GRANT DEED RECORDED DECEMBER 31, 1986 AS INSTRUMENT NO. 86-1852515 OF OFFICIAL RECORDS OF LOS ANGELES COUNTY, IN SAID RECORDER'S OFFICE, SAID LINE BEING PARALLEL WITH THE NORTHERLY LINE OF SAID LOT 3 AND PASSING THROUGH A POINT ON THE EAST LINE OF SAID LOT 3 LYING THEREON S15°50'00"E 126.97 FEET FROM THE NORTHWEST CORNER OF SAID LOT 3; THENCE ALONG SAID PARALLEL LINE S82°52'00"E 40.00 FEET TO A LINE PARALLEL WITH SAID WEST LINE OF SAID LOTS 3 AND 4 THAT PASSES THROUGH HEREIN DESCRIBED POINT 'A', SAID PARALLEL LINE ALSO BEING THE WEST LINE OF LAND DESCRIBED AS PARCEL 'A' IN QUITCLAIM DEED RECORDED JUNE 16, 2006 AS INSTRUMENT NO. 06-1331347 OF SAID OFFICIAL RECORDS; THENCE ALONG SAID PARALLEL LINE AND SAID WEST LINE OF LAST MENTIONED DEED S7°12'20"W 102.49 FEET TO THE SOUTHWEST CORNER OF SAID PARCEL A OF SAID LAST MENTIONED DEED, SAID CORNER LYING ON A LINE PARALLEL WITH SAID SOUTH LINE OF SAID LOT 4 THAT PASSES THROUGH A POINT LYING ON THE EAST LINE OF SAID LOT 4 N15°50'00"W 100.00 FEET THEREON FROM SAID SOUTHEAST CORNER OF SAID LOT 4; THENCE ALONG SAID LAST PARALLEL LINE AND THE SOUTH LINE OF LAST SAID DEED S82°52'0"E 298.87 FEET TO LAST SAID POINT ON SAID EAST LINE; THENCE ALONG SAID EAST LINE OF SAID LOT 4, SAID LINE ALSO BEING THE WEST LINE OF WRIGHT ROAD, 50 FEET IN WIDTH, AS SHOWN ON SAID MAP OF SAID TRACT NO. 349 (SAID WRIGHT ROAD NOW BEING KNOWN AS ATLANTIC AVENUE) S15°50'00"E 100.00 FEET TO SAID SOUTHEAST CORNER OF SAID LOT 4 AND SAID POINT OF BEGINNING.**

**SAID LEGAL DESCRIPTION IS SHOWN AS PER CERTIFICATE OF COMPLIANCE RECORDED MAY 11, 2012, AS INSTRUMENT NO. 20120707279, OF OFFICIAL RECORDS.**

**PARCEL C: INTENTIONALLY DELETED.**

**Assessor's Parcel Number: 6224-022-002, 003, 012**

## **SCHEDULE B – Section A**

The following exceptions will appear in policies when providing standard coverage as outlined below:

1. (a) Taxes or assessments that are not shown as existing liens by the records of any taxing authority that levies taxes or assessments on real property or by the Public Records; (b) proceedings by a public agency that may result in taxes or assessments, or notices of such proceedings, whether or not shown by the records of such agency or by the Public Records.
2. Any facts, rights, interests or claims that are not shown by the Public Records but that could be ascertained by an inspection of the Land or that may be asserted by persons in possession of the Land.
3. Easements, liens or encumbrances, or claims thereof, not shown by the Public Records.
4. Any encroachment, encumbrance, violation, variation or adverse circumstance affecting the Title that would be disclosed by an accurate and complete land survey of the Land and not shown by the Public Records.
5. (a) Unpatented mining claims; (b) reservations or exceptions in patents or in Acts authorizing the issuance thereof; (c) water rights, claims or title to water, whether or not the matters excepted under (a), (b) or (c) are shown by the Public Records.
6. Any lien or right to a lien for services, labor of material not shown by the Public Records.

## SCHEDULE B – Section B

At the date hereof Exceptions to coverage in addition to the printed exceptions and exclusions in said policy form would be as follows:

A. Property taxes, which are a lien not yet due and payable, including any assessments collected with taxes to be levied for the fiscal year 2015-2016.

B. Property taxes, including any personal property taxes and any assessments collected with taxes, are as follows:

Tax Identification No.: 6224-022-002  
Fiscal Year: 2014-2015  
1st Installment: \$3,145.43, Delinquent  
Penalty: \$314.54  
2nd Installment: \$3,145.42, unpaid (Delinquent after April 10)  
Penalty and Cost: \$324.54  
Homeowners Exemption: \$none  
Code Area: 00639

Affects: Parcel A

C. Intentionally deleted.

D. Said property has been declared tax defaulted for non-payment of delinquent taxes for the fiscal year 2013-2014.

APN No.: 6224-022-002

Amounts to redeem for the above-stated fiscal year (and subsequent years if any) are:

Amount: \$10,629.42 by April 30, 2015  
Amount: \$10,756.43 by May 31, 2015

Affects: Parcel A

E. Property taxes, including any personal property taxes and any assessments collected with taxes, are as follows:

Tax Identification No.: 6224-022-003  
Fiscal Year: 2014-2015  
1st Installment: \$918.46, Delinquent  
Penalty: \$91.84  
2nd Installment: \$918.46, unpaid (Delinquent after April 10)  
Penalty and Cost: \$101.84  
Homeowners Exemption: \$none  
Code Area: 00631

Affects: Portion of Parcel B

F. Intentionally deleted.

- G. Said property has been declared tax defaulted for non-payment of delinquent taxes for the fiscal year 2013-2014.

APN No.: 6224-022-003

Amounts to redeem for the above-stated fiscal year (and subsequent years if any) are:

Amount: \$4,029.88 by April 30, 2015

Amount: \$4,077.70 by May 31, 2015

Affects: Portion of Parcel B

- H. Intentionally deleted.

- I. Intentionally deleted.

- J. Intentionally deleted.

- K. Property taxes, including any personal property taxes and any assessments collected with taxes, are as follows:

Tax Identification No.: 6224-002-012

Fiscal Year: 2014-2015

1st Installment: \$3,593.50, Delinquent

Penalty: \$359.35

2nd Installment: \$3,593.48, unpaid (Delinquent after April 10)

Penalty and Cost: \$369.34

Homeowners Exemption: \$none

Code Area: 00639

Affects: Portion of Parcel B

- L. Intentionally deleted.

- M. Said property has been declared tax defaulted for non-payment of delinquent taxes for the fiscal year 2013-2014.

APN No.: 6224-022-012

Amounts to redeem for the above-stated fiscal year (and subsequent years if any) are:

Amount: \$13,466.87 by April 30, 2015

Amount: \$13,627.93 by May 31, 2015

Affects: Portion of Parcel B

- N. The lien of supplemental or escaped assessments of property taxes, if any, made pursuant to the provisions of Chapter 3.5 (commencing with Section 75) or Part 2, Chapter 3, Articles 3 and 4, respectively, of the Revenue and Taxation Code of the State of California as a result of the transfer of title to the vestee named in Schedule A or as a result of changes in ownership or new construction occurring prior to Date of Policy.

- 1. Easement(s) for the purpose(s) shown below and rights incidental thereto as set forth in a document:

Purpose: Laying water pipes and aqueducts

Recording Date: February 23, 1912

Recording No: as Instrument No. 51, in Book 4879, Page 263, of Deeds

Affects: Said land

and Recording No: In Book 4903, Page 45, of Deeds

The exact location and extent of said easement is not disclosed of record.

2. Easement(s) for the purpose(s) shown below and rights incidental thereto, as granted in a document:

Granted to: County of Los Angeles  
Purpose: Public highway  
Recording No: In Book 11771, Page 264, Official Records  
Affects: Portion of said land as more particularly described therein.

3. Easement(s) for the purpose(s) shown below and rights incidental thereto, as granted in a document:

Granted to: County of Los Angeles  
Purpose: Public highway  
Recording No: In Book 12179, Page 38, of Official Records  
Affects: Portion of said land as more particularly described therein.

4. Easement(s) for the purpose(s) shown below and rights incidental thereto, as granted in a document:

Granted to: State of California  
Purpose: Public road and highway  
Recording No: In Book 14156, Page 129, of Official Records and  
In Book 14568, Page 399, of Official Records  
Affects: Portion of said land as more particularly described therein.

5. The Land described herein is included within a project area of the Redevelopment Agency shown below, and that proceedings for the redevelopment of said project have been instituted under the Redevelopment Law (such redevelopment to proceed only after the adoption of the Redevelopment Plan) as disclosed by a document.

Redevelopment Agency: Cudahy Commercial-Industrial Redevelopment Project  
Recording Date: September 9, 1981  
Recording No: as Instrument No. 81-900927, Official Records

6. The matters contained in a document entitled "Grant Deed" recorded October 22, 2012, as Instrument No. 20121592876, of Official Records.

Note: This Grant Deed doesn't affect Assessor's Parcel No.: 6224-022-004.

Reference is made to said document for full particulars.

7. A pending court action as disclosed by a recorded notice:

Plaintiff: Alvaro Banegas and Paramount Villas, LLC  
Defendant: The Cudahy Economic Development Corporation  
County: Los Angeles  
Court: Superior Court – Southeast District Norwalk  
Case No.: VC063068  
Nature of Action: The nature of the action is to compel specific performance of agreements to convey, acquire and develop the three properties  
Recording Date: April 9, 2013  
Recording No: as Instrument No. 20130527150, Official Records

and Recording Date: April 9, 2013  
and Recording No: as Instrument No. 20130527151, Official Records

Affects: The herein described Land and other land.

8. A lien for the amount shown below and any other amounts due,

Amount: \$467.56  
Claimant: Tract 349 Mutual Water Company  
Recording Date: September 24, 2014  
Recording No: as Instrument No. 20141011193, Official Records

9. A lien for unsecured property taxes filed by the tax collector of the county shown, for the amount set forth, and any other amounts due.

County: Los Angeles  
Fiscal Year: 2012-2013  
Taxpayer: Cudahy Economic Development Corp.  
County Identification Number: 12/40488922  
Amount: \$2,665.90  
Recording Date: June 26, 2013  
Recording No: as Instrument No. 20130945914, Official Records

10. Please be advised that our search did not disclose any open Deeds of Trust of record. If you should have knowledge of any outstanding obligation, please contact the Title Department immediately for further review prior to closing.

11. Any rights of the parties in possession of a portion of, or all of, said Land, which rights are not disclosed by the public records.

The Company will require, for review, a full and complete copy of any unrecorded agreement, contract, license and/or lease, together with all supplements, assignments and amendments thereto, before issuing any policy of title insurance without excepting this item from coverage.

The Company reserves the right to except additional items and/or make additional requirements after reviewing said documents.

12. Any easements not disclosed by the public records as to matters affecting title to real property, whether or not said easements are visible and apparent.

13. Discrepancies, conflicts in boundary lines, shortage in area, encroachments, or any other matters which a correct survey would disclose and which are not shown by the public records.

14. Matters which may be disclosed by an inspection and/or by a correct ALTA/ACSM Land Title Survey of said Land that is satisfactory to the Company, and/or by inquiry of the parties in possession thereof.

**END OF SCHEDULE B EXCEPTIONS**

**PLEASE REFER TO THE "NOTES AND REQUIREMENTS SECTION" WHICH FOLLOWS FOR INFORMATION NECESSARY TO COMPLETE THIS TRANSACTION**

## REQUIREMENTS SECTION:

REQ NO. 1 The Company will require the following documents for review prior to the issuance of any title insurance assurance predicated upon a conveyance or encumbrance by the suspended corporation or LLC named below:

Name of Corporation or LLC: Cudahy Economic Development Corporation, a California non-profit corporation

- a) A Certificate of Revivor
- b) A Certificate of Relief from Voidability
- c) Confirmation that there is no court order voiding the contract upon which the conveyance is based.

The Company reserves the right to add additional items or make further requirements after review of the requested documentation.

REQ NO.2: The Company will require that the attached "Owner's Information Statement" be completed by the owner of the estate described or referred to in Schedule A immediately prior to the close of this transaction and be returned to us.

The purposes of the Owner's Information Statement is to provide the Company with certain information that cannot necessarily be ascertained by making a physical inspection of the land.

## INFORMATIONAL NOTES SECTION

NOTE NO. 1: The information on the attached plat is provided for your convenience as a guide to the general location of the subject property. The accuracy of this plat is not guaranteed, nor is it a part of any policy, report or guarantee to which it may be attached.

NOTE NO. 2: For wiring Instructions please contact your Title Officer or Title Company Escrow officer.

NOTE NO. 3: Lawyers Title is a division of Commonwealth Land Title Insurance Company. The insurer in policies of title insurance, when issued in this transaction, will be Commonwealth Land Title Insurance Company.

NOTE NO. 4: The Company requires current beneficiary demands prior to closing. If the demand is expired and a current demand cannot be obtained, our requirements will be as follows:

- a) If the Company accepts a verbal update on the demand, we may hold an amount equal to one monthly mortgage payment. This hold will be in addition to the verbal hold the lender may have stipulated.
- b) If the Company cannot obtain a verbal update on the demand, we will either pay off the expired demand or wait for the amended demand, at our discretion.
- c) All payoff figures are verified at closing. If the customer's last payment was made within 15 days of closing, our Payoff Department may hold one month's payment to insure the check has cleared the bank (unless a copy of the cancelled check is provided, in which case there will be no hold).

NOTE NO. 5: The only conveyance(s) affecting said Land, which recorded within 24 months of the date of this report, are as follows:

Grantor:	Morton L. Schulman, Isaac C. Schulman and Phyllis A. Butler as Trustees of the Schulman Investment Trust of 1985, dated as of December 30, 1985 who acquired title as Morton L. Schulman, Isaac C. Schulman and Phyllis A. Butler as Trustees of the Schulman Investment Trust of 1985, dated as of December 30, 1985, as to Parcel A and Isaac C. Schulman, Phyllis A. Butler and Morton L. Schulman, Trustees of the 1985 Schulman Investment Trust, as to Parcel B
Grantee:	Cudahy Economic Development Corporation, a California non-profit corporation
Recording Date:	December 24, 2012
Recording No:	as Instrument No. 20121994233, Official Records

Typist: nb0

Date Typed: November 18, 2014; April, 10, 2015

**Attachment One (Revised 06-05-14)**

**CALIFORNIA LAND TITLE ASSOCIATION  
STANDARD COVERAGE POLICY – 1990**

**EXCLUSIONS FROM COVERAGE**

The following matters are expressly excluded from the coverage of this policy and the Company will not pay loss or damage, costs, attorneys' fees or expenses which arise by reason of:

1. (a) Any law, ordinance or governmental regulation (including but not limited to building or zoning laws, ordinances, or regulations) restricting, regulating, prohibiting or relating (i) the occupancy, use, or enjoyment of the land; (ii) the character, dimensions or location of any improvement now or hereafter erected on the land; (iii) a separation in ownership or a change in the dimensions or area of the land or any parcel of which the land is or was a part; or (iv) environmental protection, or the effect of any violation of these laws, ordinances or governmental regulations, except to the extent that a notice of the enforcement thereof or a notice of a defect, lien, or encumbrance resulting from a violation or alleged violation affecting the land has been recorded in the public records at Date of Policy.
- (b) Any governmental police power not excluded by (a) above, except to the extent that a notice of the exercise thereof or notice of a defect, lien or encumbrance resulting from a violation or alleged violation affecting the land has been recorded in the public records at Date of Policy.
2. Rights of eminent domain unless notice of the exercise thereof has been recorded in the public records at Date of Policy, but not excluding from coverage any taking which has occurred prior to Date of Policy which would be binding on the rights of a purchaser for value without knowledge.
3. Defects, liens, encumbrances, adverse claims or other matters:
  - (a) whether or not recorded in the public records at Date of Policy, but created, suffered, assumed or agreed to by the insured claimant;
  - (b) not known to the Company, not recorded in the public records at Date of Policy, but known to the insured claimant and not disclosed in writing to the Company by the insured claimant prior to the date the insured claimant became an insured under this policy;
  - (c) resulting in no loss or damage to the insured claimant;
  - (d) attaching or created subsequent to Date of Policy; or
  - (e) resulting in loss or damage which would not have been sustained if the insured claimant had paid value for the insured mortgage or for the estate or interest insured by this policy.
4. Unenforceability of the lien of the insured mortgage because of the inability or failure of the insured at Date of Policy, or the inability or failure of any subsequent owner of the indebtedness, to comply with the applicable doing business laws of the state in which the land is situated.
5. Invalidity or unenforceability of the lien of the insured mortgage, or claim thereof, which arises out of the transaction evidenced by the insured mortgage and is based upon usury or any consumer credit protection or truth in lending law.
6. Any claim, which arises out of the transaction vesting in the insured the estate of interest insured by this policy or the transaction creating the interest of the insured lender, by reason of the operation of federal bankruptcy, state insolvency or similar creditors' rights laws.

**EXCEPTIONS FROM COVERAGE—SCHEDULE B, PART I**

This policy does not insure against loss or damage (and the Company will not pay costs, attorneys' fees or expenses) which arise by reason of:

1. Taxes or assessments which are not shown as existing liens by the records of any taxing authority that levies taxes or assessments on real property or by the public records.  
Proceedings by a public agency which may result in taxes or assessments, or notices of such proceedings, whether or not shown by the records of such agency or by the public records.
2. Any facts, rights, interests, or claims which are not shown by the public records but which could be ascertained by an inspection of the land or which may be asserted by persons in possession thereof.
3. Easements, liens or encumbrances, or claims thereof, not shown by the public records.
4. Discrepancies, conflicts in boundary lines, shortage in area, encroachments, or any other facts which a correct survey would disclose, and which are not shown by the public records.
5. (a) Unpatented mining claims; (b) reservations or exceptions in patents or in Acts authorizing the issuance thereof; (c) water rights, claims or title to water, whether or not the matters excepted under (a), (b) or (c) are shown by the public records.
6. Any lien or right to a lien for services, labor or material not shown by the public records.

**CLTA HOMEOWNER'S POLICY OF TITLE INSURANCE (12-02-13)  
ALTA HOMEOWNER'S POLICY OF TITLE INSURANCE**

**EXCLUSIONS**

In addition to the Exceptions in Schedule B, You are not insured against loss, costs, attorneys' fees, and expenses resulting from:

1. Governmental police power, and the existence or violation of those portions of any law or government regulation concerning:
  - a. building;
  - b. zoning;
  - c. land use;
  - d. improvements on the Land;
  - e. land division; and
  - f. environmental protection.This Exclusion does not limit the coverage described in Covered Risk 8.a., 14, 15, 16, 18, 19, 20, 23 or 27.
2. The failure of Your existing structures, or any part of them, to be constructed in accordance with applicable building codes. This Exclusion does not limit the coverage described in Covered Risk 14 or 15.
3. The right to take the Land by condemning it. This Exclusion does not limit the coverage described in Covered Risk 17.
4. Risks:
  - a. that are created, allowed, or agreed to by You, whether or not they are recorded in the Public Records;

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- b. that are Known to You at the Policy Date, but not to Us, unless they are recorded in the Public Records at the Policy Date;
  - c. that result in no loss to You; or
  - d. that first occur after the Policy Date - this does not limit the coverage described in Covered Risk 7, 8.e., 25, 26, 27 or 28.
5. Failure to pay value for Your Title.
  6. Lack of a right:
    - a. to any land outside the area specifically described and referred to in paragraph 3 of Schedule A; and
    - b. in streets, alleys, or waterways that touch the Land.
 This Exclusion does not limit the coverage described in Covered Risk 11 or 21.
  7. The transfer of the Title to You is invalid as a preferential transfer or as a fraudulent transfer or conveyance under federal bankruptcy, state insolvency, or similar creditors' rights laws.
  8. Contamination, explosion, fire, flooding, vibration, fracturing, earthquake, or subsidence.
  9. Negligence by a person or an Entity exercising a right to extract or develop minerals, water, or any other substances.

**LIMITATIONS ON COVERED RISKS**

Your insurance for the following Covered Risks is limited on the Owner's Coverage Statement as follows:

- For Covered Risk 16, 18, 19, and 21 Your Deductible Amount and Our Maximum Dollar Limit of Liability shown in Schedule A.

The deductible amounts and maximum dollar limits shown on Schedule A are as follows:

	<u>Your Deductible Amount</u>	<u>Our Maximum Dollar Limit of Liability</u>
Covered Risk 16:	1.00% of Policy Amount Shown in Schedule A or \$2,500.00 (whichever is less)	\$ 10,000.00
Covered Risk 18:	1.00% of Policy Amount Shown in Schedule A or \$5,000.00 (whichever is less)	\$ 25,000.00
Covered Risk 19:	1.00% of Policy Amount Shown in Schedule A or \$5,000.00 (whichever is less)	\$25,000.00
Covered Risk 21:	1.00% of Policy Amount Shown in Schedule A or \$2,500.00 (whichever is less)	\$ 5,000.00

**2006 ALTA LOAN POLICY (06-17-06)**

**EXCLUSIONS FROM COVERAGE**

The following matters are expressly excluded from the coverage of this policy, and the Company will not pay loss or damage, costs, attorneys' fees, or expenses that arise by reason of:

1. (a) Any law, ordinance, permit, or governmental regulation (including those relating to building and zoning) restricting, regulating, prohibiting, or relating to
  - (i) the occupancy, use, or enjoyment of the Land;
  - (ii) the character, dimensions, or location of any improvement erected on the Land;
  - (iii) the subdivision of land; or
  - (iv) environmental protection;
 or the effect of any violation of these laws, ordinances, or governmental regulations. This Exclusion 1(a) does not modify or limit the coverage provided under Covered Risk 5.
- (b) Any governmental police power. This Exclusion 1(b) does not modify or limit the coverage provided under Covered Risk 6.
2. Rights of eminent domain. This Exclusion does not modify or limit the coverage provided under Covered Risk 7 or 8.
3. Defects, liens, encumbrances, adverse claims, or other matters
  - (a) created, suffered, assumed, or agreed to by the Insured Claimant;
  - (b) not Known to the Company, not recorded in the Public Records at Date of Policy, but Known to the Insured Claimant and not disclosed in writing to the Company by the Insured Claimant prior to the date the Insured Claimant became an Insured under this policy;
  - (c) resulting in no loss or damage to the Insured Claimant;
  - (d) attaching or created subsequent to Date of Policy (however, this does not modify or limit the coverage provided under Covered Risk 11, 13 or 14); or
  - (e) resulting in loss or damage that would not have been sustained if the Insured Claimant had paid value for the Insured Mortgage.
4. Unenforceability of the lien of the Insured Mortgage because of the inability or failure of an Insured to comply with applicable doing-business laws of the state where the Land is situated.
5. Invalidity or unenforceability in whole or in part of the lien of the Insured Mortgage that arises out of the transaction evidenced by the Insured Mortgage and is based upon usury or any consumer credit protection or truth-in-lending law.
6. Any claim, by reason of the operation of federal bankruptcy, state insolvency, or similar creditors' rights laws, that the transaction creating the lien of the Insured Mortgage, is
  - (a) a fraudulent conveyance or fraudulent transfer, or
  - (b) a preferential transfer for any reason not stated in Covered Risk 13(b) of this policy.

7. Any lien on the Title for real estate taxes or assessments imposed by governmental authority and created or attaching between Date of Policy and the date of recording of the Insured Mortgage in the Public Records. This Exclusion does not modify or limit the coverage provided under Covered Risk 11(b).

The above policy form may be issued to afford either Standard Coverage or Extended Coverage. In addition to the above Exclusions from Coverage, the Exceptions from Coverage in a Standard Coverage policy will also include the following Exceptions from Coverage:

#### **EXCEPTIONS FROM COVERAGE**

Except as provided in Schedule B - Part II, this policy does not insure against loss or damage, and the Company will not pay costs, attorneys' fees or expenses, that arise by reason of:

#### **PART I**

The above policy form may be issued to afford either Standard Coverage or Extended Coverage. In addition to the above Exclusions from Coverage, the Exceptions from Coverage in a Standard Coverage policy will also include the following Exceptions from Coverage:

- (a) Taxes or assessments that are not shown as existing liens by the records of any taxing authority that levies taxes or assessments on real property or by the Public Records; (b) proceedings by a public agency that may result in taxes or assessments, or notices of such proceedings, whether or not shown by the records of such agency or by the Public Records.
- Any facts, rights, interests, or claims that are not shown by the Public Records but that could be ascertained by an inspection of the Land or that may be asserted by persons in possession of the Land.
- Easements, liens or encumbrances, or claims thereof, not shown by the Public Records.
- Any encroachment, encumbrance, violation, variation, or adverse circumstance affecting the Title that would be disclosed by an accurate and complete land survey of the Land and not shown by the Public Records.
- (a) Unpatented mining claims; (b) reservations or exceptions in patents or in Acts authorizing the issuance thereof; (c) water rights, claims or title to water, whether or not the matters excepted under (a), (b), or (c) are shown by the Public Records.
- Any lien or right to a lien for services, labor or material not shown by the Public Records.

#### **PART II**

In addition to the matters set forth in Part I of this Schedule, the Title is subject to the following matters, and the Company insures against loss or damage sustained in the event that they are not subordinate to the lien of the Insured Mortgage:

### **2006 ALTA OWNER'S POLICY (06-17-06)**

#### **EXCLUSIONS FROM COVERAGE**

The following matters are expressly excluded from the coverage of this policy, and the Company will not pay loss or damage, costs, attorneys' fees, or expenses that arise by reason of:

- (a) Any law, ordinance, permit, or governmental regulation (including those relating to building and zoning) restricting, regulating, prohibiting, or relating to
  - the occupancy, use, or enjoyment of the Land;
  - the character, dimensions, or location of any improvement erected on the Land;
  - the subdivision of land; or
  - environmental protection;or the effect of any violation of these laws, ordinances, or governmental regulations. This Exclusion 1(a) does not modify or limit the coverage provided under Covered Risk 5.
- (b) Any governmental police power. This Exclusion 1(b) does not modify or limit the coverage provided under Covered Risk 6.
- Rights of eminent domain. This Exclusion does not modify or limit the coverage provided under Covered Risk 7 or 8.
- Defects, liens, encumbrances, adverse claims, or other matters
  - created, suffered, assumed, or agreed to by the Insured Claimant;
  - not Known to the Company, not recorded in the Public Records at Date of Policy, but Known to the Insured Claimant and not disclosed in writing to the Company by the Insured Claimant prior to the date the Insured Claimant became an Insured under this policy;
  - resulting in no loss or damage to the Insured Claimant;
  - attaching or created subsequent to Date of Policy (however, this does not modify or limit the coverage provided under Covered Risk 9 and 10); or
  - resulting in loss or damage that would not have been sustained if the Insured Claimant had paid value for the Title.
- Any claim, by reason of the operation of federal bankruptcy, state insolvency, or similar creditors' rights laws, that the transaction vesting the Title as shown in Schedule A, is
  - a fraudulent conveyance or fraudulent transfer; or
  - a preferential transfer for any reason not stated in Covered Risk 9 of this policy.
- Any lien on the Title for real estate taxes or assessments imposed by governmental authority and created or attaching between Date of Policy and the date of recording of the deed or other instrument of transfer in the Public Records that vests Title as shown in Schedule A.

The above policy form may be issued to afford either Standard Coverage or Extended Coverage. In addition to the above Exclusions from Coverage, the Exceptions from Coverage in a Standard Coverage policy will also include the following Exceptions from Coverage:

#### **EXCEPTIONS FROM COVERAGE**

This policy does not insure against loss or damage, and the Company will not pay costs, attorneys' fees or expenses, that arise by reason of:

The above policy form may be issued to afford either Standard Coverage or Extended Coverage. In addition to the above Exclusions from Coverage, the Exceptions from Coverage in a Standard Coverage policy will also include the following Exceptions from Coverage:

- (a) Taxes or assessments that are not shown as existing liens by the records of any taxing authority that levies taxes or assessments on real property or by the Public Records; (b) proceedings by a public agency that may result in taxes or assessments, or notices of such proceedings, whether or not shown by the records of such agency or by the Public Records.

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2. Any facts, rights, interests, or claims that are not shown in the Public Records but that could be ascertained by an inspection of the Land or that may be asserted by persons in possession of the Land.
3. Easements, liens or encumbrances, or claims thereof, not shown by the Public Records.
4. Any encroachment, encumbrance, violation, variation, or adverse circumstance affecting the Title that would be disclosed by an accurate and complete land survey of the Land and that are not shown by the Public Records.
5. (a) Unpatented mining claims; (b) reservations or exceptions in patents or in Acts authorizing the issuance thereof; (c) water rights, claims or title to water, whether or not the matters excepted under (a), (b), or (c) are shown by the Public Records.
6. Any lien or right to a lien for services, labor or material not shown by the Public Records.
7. Variable exceptions such as taxes, easements, CC&R's, etc. shown here.

## **ALTA EXPANDED COVERAGE RESIDENTIAL LOAN POLICY (12-02-13)**

### **EXCLUSIONS FROM COVERAGE**

The following matters are expressly excluded from the coverage of this policy and the Company will not pay loss or damage, costs, attorneys' fees or expenses which arise by reason of:

1. (a) Any law, ordinance, permit, or governmental regulation (including those relating to building and zoning) restricting, regulating, prohibiting, or relating to
  - (i) the occupancy, use, or enjoyment of the Land;
  - (ii) the character, dimensions, or location of any improvement erected on the Land;
  - (iii) the subdivision of land; or
  - (iv) environmental protection;or the effect of any violation of these laws, ordinances, or governmental regulations. This Exclusion 1(a) does not modify or limit the coverage provided under Covered Risk 5, 6, 13(c), 13(d), 14 or 16.
- (b) Any governmental police power. This Exclusion 1(b) does not modify or limit the coverage provided under Covered Risk 5, 6, 13(c), 13(d), 14 or 16.
2. Rights of eminent domain. This Exclusion does not modify or limit the coverage provided under Covered Risk 7 or 8.
3. Defects, liens, encumbrances, adverse claims, or other matters
  - (a) created, suffered, assumed, or agreed to by the Insured Claimant;
  - (b) not Known to the Company, not recorded in the Public Records at Date of Policy, but Known to the Insured Claimant and not disclosed in writing to the Company by the Insured Claimant prior to the date the Insured Claimant became an Insured under this policy;
  - (c) resulting in no loss or damage to the Insured Claimant;
  - (d) attaching or created subsequent to Date of Policy (however, this does not modify or limit the coverage provided under Covered Risk 11, 16, 17, 18, 19, 20, 21, 22, 23, 24, 27 or 28); or
  - (e) resulting in loss or damage that would not have been sustained if the Insured Claimant had paid value for the Insured Mortgage.
4. Unenforceability of the lien of the Insured Mortgage because of the inability or failure of an Insured to comply with applicable doing-business laws of the state where the Land is situated.
5. Invalidity or unenforceability in whole or in part of the lien of the Insured Mortgage that arises out of the transaction evidenced by the Insured Mortgage and is based upon usury, or any consumer credit protection or truth-in-lending law. This Exclusion does not modify or limit the coverage provided in Covered Risk 26.
6. Any claim of invalidity, unenforceability or lack of priority of the lien of the Insured Mortgage as to Advances or modifications made after the Insured has Knowledge that the vestee shown in Schedule A is no longer the owner of the estate or interest covered by this policy. This Exclusion does not modify or limit the coverage provided in Covered Risk 11.
7. Any lien on the Title for real estate taxes or assessments imposed by governmental authority and created or attaching subsequent to Date of Policy. This Exclusion does not modify or limit the coverage provided in Covered Risk 11(b) or 25.
8. The failure of the residential structure, or any portion of it, to have been constructed before, on or after Date of Policy in accordance with applicable building codes. This Exclusion does not modify or limit the coverage provided in Covered Risk 5 or 6.
9. Any claim, by reason of the operation of federal bankruptcy, state insolvency, or similar creditors' rights laws, that the transaction creating the lien of the Insured Mortgage, is
  - (a) a fraudulent conveyance or fraudulent transfer, or
  - (b) a preferential transfer for any reason not stated in Covered Risk 27(b) of this policy.
10. Contamination, explosion, fire, flooding, vibration, fracturing, earthquake, or subsidence.
11. Negligence by a person or an Entity exercising a right to extract or develop minerals, water, or any other substances.

## **Notice of Available Discounts**

Pursuant to Section 2355.3 in Title 10 of the California Code of Regulations Fidelity National Financial, Inc. and its subsidiaries ("FNF") must deliver a notice of each discount available under our current rate filing along with the delivery of escrow instructions, a preliminary report or commitment. Please be aware that the provision of this notice does not constitute a waiver of the consumer's right to be charged the filed rate. As such, your transaction may not qualify for the below discounts.

You are encouraged to discuss the applicability of one or more of the below discounts with a Company representative. These discounts are generally described below; consult the rate manual for a full description of the terms, conditions and requirements for such discount. These discounts only apply to transactions involving services rendered by the FNF Family of Companies. This notice only applies to transactions involving property improved with a one-to-four family residential dwelling.

### **FNF Underwritten Title Company**

LTC – Lawyers Title Company

### **FNF Underwriter**

CLTIC – Commonwealth Land Title Insurance Co.

### **Available Discounts**

#### **DISASTER LOANS (CLTIC)**

The charge for a Lender's Policy (Standard or Extended coverage) covering the financing or refinancing by an owner of record, within 24 months of the date of a declaration of a disaster area by the government of the United States or the State of California on any land located in said area, which was partially or totally destroyed in the disaster, will be 50% of the appropriate title insurance rate.

#### **EMPLOYEE RATE (LTC and CLTIC)**

No charge shall be made to employees (including employees on approved retirement) of the Company or its underwritten, subsidiary or affiliated title companies for policies or escrow services in connection with financing, refinancing, sale or purchase of the employees' bona fide home property. Waiver of such charges is authorized only in connection with those costs which the employee would be obligated to pay, by established custom, as a party to the transaction.

## FIDELITY NATIONAL FINANCIAL PRIVACY NOTICE

Fidelity National Financial, Inc. and its majority-owned subsidiary companies providing real estate- and loan-related services (collectively, “FNF”, “our” or “we”) respect and are committed to protecting your privacy. This Privacy Notice lets you know how and for what purposes your Personal Information (as defined herein) is being collected, processed and used by FNF. We pledge that we will take reasonable steps to ensure that your Personal Information will only be used in ways that are in compliance with this Privacy Notice. The provision of this Privacy Notice to you does not create any express or implied relationship, or create any express or implied duty or other obligation, between Fidelity National Financial, Inc. and you. See also **No Representations or Warranties** below.

This Privacy Notice is only in effect for any generic information and Personal Information collected and/or owned by FNF, including collection through any FNF website and any online features, services and/or programs offered by FNF (collectively, the “Website”). This Privacy Notice is not applicable to any other web pages, mobile applications, social media sites, email lists, generic information or Personal Information collected and/or owned by any entity other than FNF.

### **How Information is Collected**

The types of personal information FNF collects may include, among other things (collectively, “Personal Information”): (1) contact information (e.g., name, address, phone number, email address); (2) demographic information (e.g., date of birth, gender marital status); (3) Internet protocol (or IP) address or device ID/UDID; (4) social security number (SSN), student ID (SIN), driver’s license, passport, and other government ID numbers; (5) financial account information; and (6) information related to offenses or criminal convictions.

In the course of our business, we may collect Personal Information about you from the following sources:

- Applications or other forms we receive from you or your authorized representative;
- Information we receive from you through the Website;
- Information about your transactions with or services performed by us, our affiliates, or others; and
- From consumer or other reporting agencies and public records maintained by governmental entities that we either obtain directly from those entities, or from our affiliates or others.

### **Additional Ways Information is Collected Through the Website**

**Browser Log Files.** Our servers automatically log each visitor to the Website and collect and record certain information about each visitor. This information may include IP address, browser language, browser type, operating system, domain names, browsing history (including time spent at a domain, time and date of your visit), referring/exit web pages and URLs, and number of clicks. The domain name and IP address reveal nothing personal about the user other than the IP address from which the user has accessed the Website.

**Cookies.** From time to time, FNF or other third parties may send a “cookie” to your computer. A cookie is a small piece of data that is sent to your Internet browser from a web server and stored on your computer’s hard drive and that can be re-sent to the serving website on subsequent visits. A cookie, by itself, cannot read other data from your hard disk or read other cookie files already on your computer. A cookie, by itself, does not damage your system. We, our advertisers and

other third parties may use cookies to identify and keep track of, among other things, those areas of the Website and third party websites that you have visited in the past in order to enhance your next visit to the Website. You can choose whether or not to accept cookies by changing the settings of your Internet browser, but some functionality of the Website may be impaired or not function as intended. See the Third Party Opt Out section below.

**Web Beacons.** Some of our web pages and electronic communications may contain images, which may or may not be visible to you, known as Web Beacons (sometimes referred to as “clear gifs”). Web Beacons collect only limited information that includes a cookie number; time and date of a page view; and a description of the page on which the Web Beacon resides. We may also carry Web Beacons placed by third party advertisers. These Web Beacons do not carry any Personal Information and are only used to track usage of the Website and activities associated with the Website. See the Third Party Opt Out section below.

**Unique Identifier.** We may assign you a unique internal identifier to help keep track of your future visits. We may use this information to gather aggregate demographic information about our visitors, and we may use it to personalize the information you see on the Website and some of the electronic communications you receive from us. We keep this information for our internal use, and this information is not shared with others.

**Third Party Opt Out.** Although we do not presently, in the future we may allow third-party companies to serve advertisements and/or collect certain anonymous information when you visit the Website. These companies may use non-personally identifiable information (e.g., click stream information, browser type, time and date, subject of advertisements clicked or scrolled over) during your visits to the Website in order to provide advertisements about products and services likely to be of greater interest to you. These companies typically use a cookie or third party Web Beacon to collect this information, as further described above. Through these technologies, the third party may have access to and use non-personalized information about your online usage activity. You can opt-out of certain online behavioral services through any one of the ways described below. After you opt-out, you may continue to receive advertisements, but those advertisements will no longer be as relevant to you.

- You can opt-out via the Network Advertising Initiative industry opt-out at <http://www.networkadvertising.org>.
- You can opt-out via the Consumer Choice Page at <http://www.aboutads.info>.
- For those in the U.K., you can opt-out via the IAB UK’s industry opt-out at <http://www.youronlinechoices.com>.
- You can configure your web browser (Chrome, Firefox, Internet Explorer, Safari, etc.) to delete and/or control the use of cookies.

More information can be found in the Help system of your browser. Note: If you opt-out as described above, you should not delete your cookies. If you delete your cookies, you will need to opt-out again.

### **Use of Personal Information**

Information collected by FNF is used for three main purposes:

- To provide products and services to you or one or more third party service providers (collectively, “Third Parties”) who are obtaining services on your behalf or in connection with a transaction involving you.
- To improve our products and services that we perform for you or for Third Parties.

To communicate with you and to inform you about FNF's, FNF's affiliates and third parties' products and services.

#### **When Information Is Disclosed By FNF**

We may provide your Personal Information (excluding information we receive from consumer or other credit reporting agencies) to various individuals and companies, as permitted by law, without obtaining your prior authorization. Such laws do not allow consumers to restrict these disclosures. Disclosures may include, without limitation, the following:

- To agents, brokers, representatives, or others to provide you with services you have requested, and to enable us to detect or prevent criminal activity, fraud, material misrepresentation, or nondisclosure in connection with an insurance transaction;
- To third-party contractors or service providers who provide services or perform marketing services or other functions on our behalf;
- To law enforcement or other governmental authority in connection with an investigation, or civil or criminal subpoenas or court orders; and/or
- To lenders, lien holders, judgment creditors, or other parties claiming an encumbrance or an interest in title whose claim or interest must be determined, settled, paid or released prior to a title or escrow closing.

In addition to the other times when we might disclose information about you, we might also disclose information when required by law or in the good-faith belief that such disclosure is necessary to: (1) comply with a legal process or applicable laws; (2) enforce this Privacy Notice; (3) respond to claims that any materials, documents, images, graphics, logos, designs, audio, video and any other information provided by you violates the rights of third parties; or (4) protect the rights, property or personal safety of FNF, its users or the public.

We maintain reasonable safeguards to keep the Personal Information that is disclosed to us secure. We provide Personal Information and non-Personal Information to our subsidiaries, affiliated companies, and other businesses or persons for the purposes of processing such information on our behalf and promoting the services of our trusted business partners, some or all of which may store your information on servers outside of the United States. We require that these parties agree to process such information in compliance with our Privacy Notice or in a similar, industry-standard manner, and we use reasonable efforts to limit their use of such information and to use other appropriate confidentiality and security measures. The use of your information by one of our trusted business partners may be subject to that party's own Privacy Notice. We do not, however, disclose information we collect from consumer or credit reporting agencies with our affiliates or others without your consent, in conformity with applicable law, unless such disclosure is otherwise permitted by law.

We also reserve the right to disclose Personal Information and/or non-Personal Information to take precautions against liability, investigate and defend against any third-party claims or allegations, assist government enforcement agencies, protect the security or integrity of the Website, and protect the rights, property, or personal safety of FNF, our users or others.

We reserve the right to transfer your Personal Information, as well as any other information, in connection with the sale or other disposition of all or part of the FNF business and/or assets. We also cannot make any representations regarding the

use or transfer of your Personal Information or other information that we may have in the event of our bankruptcy, reorganization, insolvency, receivership or an assignment for the benefit of creditors, and you expressly agree and consent to the use and/or transfer of your Personal Information or other information in connection with a sale or transfer of some or all of our assets in any of the above described proceedings. Furthermore, we cannot and will not be

#### **Information From Children**

We do not collect Personal Information from any person that we know to be under the age of thirteen (13). Specifically, the Website is not intended or designed to attract children under the age of thirteen (13). You affirm that you are either more than 18 years of age, or an emancipated minor, or possess legal parental or guardian consent, and are fully able and competent to enter into the terms, conditions, obligations, affirmations, representations, and warranties set forth in this Privacy Notice, and to abide by and comply with this Privacy Notice. In any case, you affirm that you are over the age of 13, as **THE WEBSITE IS NOT INTENDED FOR CHILDREN UNDER 13 THAT ARE UNACCOMPANIED BY HIS OR HER PARENT OR LEGAL GUARDIAN.**

Parents should be aware that FNF's Privacy Notice will govern our use of Personal Information, but also that information that is voluntarily given by children – or others – in email exchanges, bulletin boards or the like may be used by other parties to generate unsolicited communications. FNF encourages all parents to instruct their children in the safe and responsible use of their Personal Information while using the Internet.

#### **Privacy Outside the Website**

The Website may contain various links to other websites, including links to various third party service providers. FNF is not and cannot be responsible for the privacy practices or the content of any of those other websites. Other than under agreements with certain reputable organizations and companies, and except for third party service providers whose services either we use or you voluntarily elect to utilize, we do not share any of the Personal Information that you provide to us with any of the websites to which the Website links, although we may share aggregate, non-Personal Information with those other third parties. Please check with those websites in order to determine their privacy policies and your rights under them.

#### **European Union Users**

If you are a citizen of the European Union, please note that we may transfer your Personal Information outside the European Union for use for any of the purposes described in this Privacy Notice. By providing FNF with your Personal Information, you consent to both our collection and such transfer of your Personal Information in accordance with this Privacy Notice.

#### **Choices With Your Personal Information**

Whether you submit Personal Information to FNF is entirely up to you. You may decide not to submit Personal Information, in which case FNF may not be able to provide certain services or products to you.

You may choose to prevent FNF from disclosing or using your Personal Information under certain circumstances ("opt out"). You may opt out of any disclosure or use of your Personal Information for purposes that are incompatible with the purpose(s) for which it was originally collected or for which you subsequently gave authorization by notifying us by one of

the methods at the end of this Privacy Notice. Furthermore, even where your Personal Information is to be disclosed and used in accordance with the stated purposes in this Privacy Notice, you may elect to opt out of such disclosure to and use by a third party that is not acting as an agent of FNF. As described above, there are some uses from which you cannot opt-out.

Please note that opting out of the disclosure and use of your Personal Information as a prospective employee may prevent you from being hired as an employee by FNF to the extent that provision of your Personal Information is required to apply for an open position.

If FNF collects Personal Information from you, such information will not be disclosed or used by FNF for purposes that are incompatible with the purpose(s) for which it was originally collected or for which you disclosure and use.

You may opt out of online behavioral advertising by following the instructions set forth above under the above section "Additional Ways That Information Is Collected Through the Website," subsection "Third Party Opt Out."

#### **Access and Correction**

To access your Personal Information in the possession of FNF and correct inaccuracies of that information in our records, please contact us in the manner specified at the end of this Privacy Notice. We ask individuals to identify themselves and the information requested to be accessed and amended before processing such requests, and we may decline to process requests in limited circumstances as permitted by applicable privacy legislation.

#### **Your California Privacy Rights**

Under California's "Shine the Light" law, California residents who provide certain personally identifiable information in connection with obtaining products or services for personal, family or household use are entitled to request and obtain from us once a calendar year information about the customer information we shared, if any, with other businesses for their own direct marketing uses. If applicable, this information would include the categories of customer information and the names and addresses of those businesses with which we shared customer information for the immediately prior calendar year (e.g., requests made in 2015 will receive information regarding 2014 sharing activities).

To obtain this information on behalf of FNF, please send an email message to [privacy@fnf.com](mailto:privacy@fnf.com) with "Request for California Privacy Information" in the subject line and in the body of your message. We will provide the requested information to you at your email address in response.

Please be aware that not all information sharing is covered by the "Shine the Light" requirements and only information on covered sharing will be included in our response.

Additionally, because we may collect your Personal Information from time to time, California's Online Privacy Protection Act requires us to disclose how we respond to "do not track" requests and other similar mechanisms. Currently, our policy is that we do not recognize "do not track" requests from Internet browsers and similar devices.

#### **No Representations or Warranties**

By providing this Privacy Notice, Fidelity National Financial, Inc. does not make any representations or warranties whatsoever concerning any products or services provided to you by its majority-owned subsidiaries. In addition, you also expressly agree that your use of the Website is at your own risk. Any services provided to you by Fidelity National Financial, Inc. and/or the Website are provided "as is" and "as available" for your use, without representations or warranties of any kind, either express or implied, unless such warranties are legally incapable of exclusion. Fidelity National Financial, Inc. makes no representations or warranties that any services provided to you by it or the Website, or any services offered in connection with the Website are or will remain uninterrupted or error-free, that defects will be corrected, or that the web pages on or accessed through the Website, or the servers used in connection with the Website, are or will remain free from any viruses, worms, time bombs, drop dead devices, Trojan horses or other harmful components. Any liability of Fidelity National Financial, Inc. and your exclusive remedy with respect to the use of any product or service provided by Fidelity National Financial, Inc. including on or accessed through the Website, will be the re-performance of such service found to be inadequate.

#### **Your Consent To This Privacy Notice**

By submitting Personal Information to FNF, you consent to the collection and use of information by us as specified above or as we otherwise see fit, in compliance with this Privacy Notice, unless you inform us otherwise by means of the procedure identified below. If we decide to change this Privacy Notice, we will make an effort to post those changes on the Website. Each time we collect information from you following any amendment of this Privacy Notice will signify your assent to and acceptance of its revised terms for all previously collected information and information collected from you in the future. We may use comments, information or feedback that you may submit in any manner that we may choose without notice or compensation to you. If you have additional questions or comments, please let us know by sending your comments or requests to:  
Fidelity National Financial, Inc.

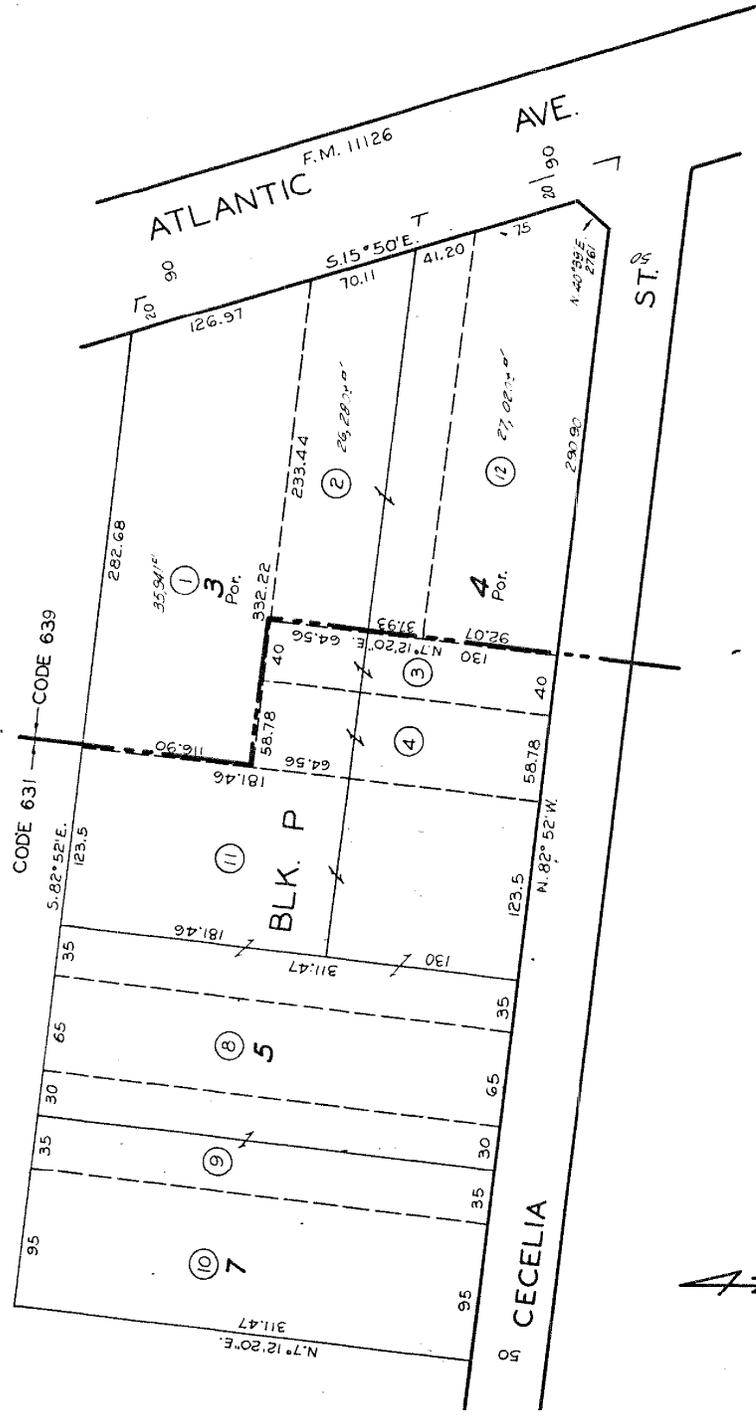
601 Riverside Avenue  
Jacksonville, Florida 32204  
Attn: Chief Privacy Officer  
(888) 934-3354  
[privacy@fnf.com](mailto:privacy@fnf.com)

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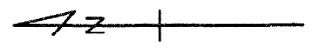
PRIVACY NOTICE EFFECTIVE AS OF: JANUARY 6, 2015

REVISED  
 1-9-60  
 7-7-60  
 1-6-61  
 2-9-61  
 7-2-62  
 1-10-62  
 7/12/69

24 22  
 1" = 80'



TRACT NO. 349  
 M.B. 14-194-195



IDE  
 31  
 39

FOR PREV. ASSM'T. SEE: 1843-22

ASSESSOR'S MAP  
 COUNTY OF LOS ANGELES, CALIF.

**OWNER'S INFORMATION STATEMENT**

STATE OF CALIFORNIA } ss  
COUNTY OF \_\_\_\_\_

To: **Commonwealth Land Title Company** (the "Company")  
Title Order No.: **08013265**  
Escrow Order No: **08013265-JMH-919**

The undersigned, first being duly sworn, deposes and says:

1). That I/we are the owner(s) of that certain real property located in the County of **Los Angeles** described in the transaction referenced above:

That the land is improved by a:

- Single Family residence:       one to four family residence
- Apartment building
- Office building
- Commercial building
- Combination office and commercial building
- Industrial building
- \_\_\_\_\_

2). That there have been no repairs, work of improvement or materials furnished to the premises within the last 12 months, except \_\_\_\_\_

That the work of improvement or repairs, if any:

- Started on \_\_\_\_\_
- Was completed on \_\_\_\_\_
- Will be completed on \_\_\_\_\_

3). There are no unpaid bills for labor of material because of any improvements or repairs made to the above premises; except \_\_\_\_\_

4). That there is no one in possession of or has access to the premises other than:

- the undersigned
- tenants based only on month-to-month rental agreements
- lessees based upon existing leases, copies of which are attached hereto\*

No tenants or lessees noted above have an option or right of first refusal to purchase the property.

5). That no person(s) other those mentioned above have any rights, easements, licenses, or agreements allowing them to use, encroach on, or travel over said real property except \_\_\_\_\_  
(Enter "none" if such is true)

6). That the undersigned has not received any supplemental tax bill which is unpaid.

7). That this declaration is given for the purpose of inducing the Company and **Commonwealth Land Title Insurance Company** to issue its policy(ies) of title insurance under the above referenced title order which may provide coverage as to the items mentioned above and the statements made herein are true and correct of my/our knowledge.

*\*Declarant(s), please remember to attach copies.*

Executed under penalty of perjury on the \_\_\_\_\_ day of \_\_\_\_\_, 2\_\_\_\_.

\_\_\_\_\_  
Signature

\_\_\_\_\_  
Signature



Commonwealth Land Title Company  
888 S. Figueroa St  
Suite 2100  
Los Angeles, CA 90017  
Phone: (800) 432-0706

**Verde Vistas**  
**PO Box 245**  
**MONTEREY PARK, CA 91754**

Attn: **MIKE**

Our File No: 08013975  
Title Officer: Kathy Religioso  
e-mail: Unit9@cltic.com  
Phone: (213) 330-3060  
Fax: (213) 330-3105

Your Reference No: 8135 ATLANTIC AV

Property Address: 8135 ATLANTIC AV, Cudahy, California

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## **PRELIMINARY REPORT**

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Dated as of February 20, 2015 at 7:30 a.m.

In response to the application for a policy of title insurance referenced herein, Commonwealth Land Title Company hereby reports that it is prepared to issue, or cause to be issued, as of the date hereof, a policy or policies of title insurance describing the land and the estate or interest therein hereinafter set forth, insuring against loss which may be sustained by reason of any defect, lien or encumbrance not shown or referred to as an exception herein or not excluded from coverage pursuant to the printed Schedules, Conditions and Stipulations or Conditions of said policy forms.

The printed Exceptions and Exclusions from the coverage and Limitations on Covered Risks of said policy or policies are set forth in Attachment One. The policy to be issued may contain an arbitration clause. When the Amount of Insurance is less than that set forth in the arbitration clause, all arbitrable matters shall be arbitrated at the option of either the Company or the Insured as the exclusive remedy of the parties. Limitation on Covered Risks applicable to the CLTA and ALTA Homeowner's Policies of Title Insurance which establish a Deductible Amount and a Maximum Dollar Limit of Liability for certain coverages are also set forth in Attachment One. Copies of the policy forms should be read. They are available from the office which issued this report.

The policy(s) of title insurance to be issued hereunder will be policy(s) of **Commonwealth Land Title Insurance Company**.

***Please read the exceptions shown or referred to below and the exceptions and exclusions set forth in Attachment One of this report carefully. The exceptions and exclusions are meant to provide you with notice of matters which are not covered under the terms of the title insurance policy and should be carefully considered. It is important to note that this preliminary report is not a written representation as to the condition of title and may not list all liens, defects, and encumbrances affecting title to the land.***

This report (and any supplements or amendments hereto) is issued solely for the purpose of facilitating the issuance of a policy of title insurance and no liability is assumed hereby. If it is desired that liability be assumed prior to the issuance of a policy of title insurance, a Binder or Commitment should be requested.

## **SCHEDULE A**

The form of policy of title insurance contemplated by this report is:

**ALTA Standard Owners Policy (6-17-06)**

**ALTA Extended Loan Policy (6-17-06)**

The estate or interest in the land hereinafter described or referred to covered by this report is:

**A FEE**

Title to said estate or interest at the date hereof is [vested in:](#)

**Cudahy Economic Development Corporation, a suspended California non-profit corporation**

The land referred to herein is situated in the County of **Los Angeles**, State of **California**, and is described as follows:

**SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF**

## EXHIBIT "A"

**All that certain real property situated in the County of Los Angeles, State of California, described as follows:**

**That portion of Lot 3, in Block "P" of Tract No. 349, in the City of Cudahy, County of Los Angeles, State of California, as per map recorded in Book 14, Pages 194 and 195 of Maps, in the Office of the County Recorder of said County, described as follows:**

**Beginning at the Northeast corner of Lot 3;  
Thence South 15° 50' East along the line of said Lot 3, 126.97 feet;  
Thence North 82° 52' West on a line parallel with the Northerly line of Lot 3, a distance of 353.9 feet;  
Thence North 7° 12' 20" East on a line parallel with the West line of said Lot 3, a distance of 116.9 feet to a point on the Northerly line of said Lot 3;  
Thence along the last mentioned line South 82° 52' East 304.4 feet to the point of beginning.**

Assessor's Parcel Number: **6224-022-001**

## **SCHEDULE B – Section A**

The following exceptions will appear in policies when providing standard coverage as outlined below:

1. (a) Taxes or assessments that are not shown as existing liens by the records of any taxing authority that levies taxes or assessments on real property or by the Public Records; (b) proceedings by a public agency that may result in taxes or assessments, or notices of such proceedings, whether or not shown by the records of such agency or by the Public Records.
2. Any facts, rights, interests or claims that are not shown by the Public Records but that could be ascertained by an inspection of the Land or that may be asserted by persons in possession of the Land.
3. Easements, liens or encumbrances, or claims thereof, not shown by the Public Records.
4. Any encroachment, encumbrance, violation, variation or adverse circumstance affecting the Title that would be disclosed by an accurate and complete land survey of the Land and not shown by the Public Records.
5. (a) Unpatented mining claims; (b) reservations or exceptions in patents or in Acts authorizing the issuance thereof; (c) water rights, claims or title to water, whether or not the matters excepted under (a), (b) or (c) are shown by the Public Records.
6. Any lien or right to a lien for services, labor of material not shown by the Public Records.

## SCHEDULE B – Section B

At the date hereof Exceptions to coverage in addition to the printed exceptions and exclusions in said policy form would be as follows:

A. Property taxes, which are a lien not yet due and payable, including any assessments collected with taxes to be levied for the fiscal year 2015-2016.

B. Property taxes, including any personal property taxes and any assessments collected with taxes, are as follows:

Tax Identification No.: 6224-022-001  
Fiscal Year: 2014-2015  
1st Installment: \$11,512.35, delinquent  
Penalty: \$1,151.23  
2nd Installment: \$11,512.34, unpaid (Delinquent after April 10)  
Penalty and Cost: \$1,161.23  
Homeowners Exemption: \$none  
Code Area: 00639

C. Said property has been declared tax defaulted for non-payment of delinquent taxes for the fiscal year 2013-2014.

APN No.: 6224-022-001

Amounts to redeem for the above-stated fiscal year (and subsequent years if any) are:

Amount: \$39,876.30, by March 31, 2015  
Amount: \$40,360.20, by April 30, 2015

D. The lien of supplemental or escaped assessments of property taxes, if any, made pursuant to the provisions of Chapter 3.5 (commencing with Section 75) or Part 2, Chapter 3, Articles 3 and 4, respectively, of the Revenue and Taxation Code of the State of California as a result of the transfer of title to the vestee named in Schedule A or as a result of changes in ownership or new construction occurring prior to Date of Policy.

1. Water rights, claims or title to water, whether or not disclosed by the public records.

2. Easement(s) for the purpose(s) shown below and rights incidental thereto as set forth in a document:

Purpose: Pipe lines  
Recording Date: April 17, 1912  
Recording No: as Instrument No. 109, in Book 4974, Page 113, of Deeds  
Affects: Said land

The exact location and extent of said easement is not disclosed of record.

3. Easement(s) for the purpose(s) shown below and rights incidental thereto as set forth in a document:

Purpose: Laying water pipes and aqueducts  
Recording Date: February 23, 1912  
Recording No: as Instrument No. 51, in Book 4879, Page 263, of Deeds  
Affects: Said land

and Recording No: In Book 4879, Page 45, of Deeds

The exact location and extent of said easement is not disclosed of record.

4. The Land described herein is included within a project area of the Redevelopment Agency shown below, and that proceedings for the redevelopment of said project have been instituted under the Redevelopment Law (such redevelopment to proceed only after the adoption of the Redevelopment Plan) as disclosed by a document.

Redevelopment Agency: Cudahy Commercial-Industrial Redevelopment Project  
Recording Date: September 9, 1981  
Recording No: as Instrument No. 81-900927, Official Records

5. A lien for unsecured property taxes filed by the tax collector of the county shown, for the amount set forth, and any other amounts due.

County: Los Angeles  
Fiscal Year: 2012-2013  
Taxpayer: Cudahy Economic Development Corp  
County Identification Number: 12/40488922  
Amount: \$2,665.90  
Recording Date: June 26, 2013  
Recording No: as Instrument No. 20130945914, Official Records

6. Please be advised that our search did not disclose any open Deeds of Trust of record. If you should have knowledge of any outstanding obligation, please contact the Title Department immediately for further review prior to closing.
7. Any rights of the parties in possession of a portion of, or all of, said Land, which rights are not disclosed by the public records.

The Company will require, for review, a full and complete copy of any unrecorded agreement, contract, license and/or lease, together with all supplements, assignments and amendments thereto, before issuing any policy of title insurance without excepting this item from coverage.

The Company reserves the right to except additional items and/or make additional requirements after reviewing said documents.

8. Discrepancies, conflicts in boundary lines, shortage in area, encroachments, or any other matters which a correct survey would disclose and which are not shown by the public records.
9. Any easements not disclosed by the public records as to matters affecting title to real property, whether or not said easements are visible and apparent.
10. Matters which may be disclosed by an inspection and/or by a correct ALTA/ACSM Land Title Survey of said Land that is satisfactory to the Company, and/or by inquiry of the parties in possession thereof.

**END OF SCHEDULE B EXCEPTIONS**

**PLEASE REFER TO THE "NOTES AND REQUIREMENTS SECTION" WHICH FOLLOWS FOR INFORMATION NECESSARY TO COMPLETE THIS TRANSACTION**

## REQUIREMENTS SECTION:

REQ NO. 1 The Company will require the following documents for review prior to the issuance of any title insurance assurance predicated upon a conveyance or encumbrance by the suspended corporation or LLC named below:

Name of Corporation or LLC: Cudahy Economic Development Corporation

- a) A Certificate of Revivor
- b) A Certificate of Relief from Voidability
- c) Confirmation that there is no court order voiding the contract upon which the conveyance is based.

The Company reserves the right to add additional items or make further requirements after review of the requested documentation.

REQ NO. 2 Unrecorded matters which may be disclosed by an Owner's Affidavit or Declaration. A form of the Owner's Affidavit/Declaration is attached to this Preliminary Report/Commitment. This Affidavit/Declaration is to be completed by the record owner of the land and submitted for review prior to the closing of this transaction. Your prompt attention to this requirement will help avoid delays in the closing of this transaction. Thank you.

The Company reserves the right to add additional items or make further requirements after review of the requested Affidavit/Declaration.

## INFORMATIONAL NOTES SECTION

NOTE NO. 1: The information on the attached plat is provided for your convenience as a guide to the general location of the subject property. The accuracy of this plat is not guaranteed, nor is it a part of any policy, report or guarantee to which it may be attached.

NOTE NO. 2: For wiring Instructions please contact your Title Officer or Title Company Escrow officer.

NOTE NO. 3: Lawyers Title is a division of Commonwealth Land Title Insurance Company. The insurer in policies of title insurance, when issued in this transaction, will be Commonwealth Land Title Insurance Company.

NOTE NO. 4: None of the items shown in this report will cause the Company to decline to attach CLTA Endorsement Form 100 to an ALTA Loan Policy, when issued.

The following information will be included in the CLTA Form 116 or ALTA Form 22-06 Endorsement to be issued pursuant to this order:

There is located on said Land: commercial/industrial property  
Known as: 8135 Atlantic Boulevard, in the City of Cudahy, County of Los Angeles, State of California

There are no conveyances affecting said Land recorded within 24 months of the date of this report.

The Company requires current beneficiary demands prior to closing. If the demand is expired and a current demand cannot be obtained, our requirements will be as follows:

- a) If the Company accepts a verbal update on the demand, we may hold an amount equal to one monthly mortgage payment. This hold will be in addition to the verbal hold the lender may have stipulated.
- b) If the Company cannot obtain a verbal update on the demand, we will either pay off the expired demand or wait for the amended demand, at our discretion.
- c) All payoff figures are verified at closing. If the customer's last payment was made within 15 days of closing, our Payoff Department may hold one month's payment to insure the check has cleared the bank (unless a copy of the cancelled check is provided, in which case there will be no hold).

Typist: 2sm

Date Typed: March 11, 2015

**Attachment One (Revised 06-05-14)**

**CALIFORNIA LAND TITLE ASSOCIATION  
STANDARD COVERAGE POLICY – 1990**

**EXCLUSIONS FROM COVERAGE**

The following matters are expressly excluded from the coverage of this policy and the Company will not pay loss or damage, costs, attorneys' fees or expenses which arise by reason of:

1. (a) Any law, ordinance or governmental regulation (including but not limited to building or zoning laws, ordinances, or regulations) restricting, regulating, prohibiting or relating (i) the occupancy, use, or enjoyment of the land; (ii) the character, dimensions or location of any improvement now or hereafter erected on the land; (iii) a separation in ownership or a change in the dimensions or area of the land or any parcel of which the land is or was a part; or (iv) environmental protection, or the effect of any violation of these laws, ordinances or governmental regulations, except to the extent that a notice of the enforcement thereof or a notice of a defect, lien, or encumbrance resulting from a violation or alleged violation affecting the land has been recorded in the public records at Date of Policy.
- (b) Any governmental police power not excluded by (a) above, except to the extent that a notice of the exercise thereof or notice of a defect, lien or encumbrance resulting from a violation or alleged violation affecting the land has been recorded in the public records at Date of Policy.
2. Rights of eminent domain unless notice of the exercise thereof has been recorded in the public records at Date of Policy, but not excluding from coverage any taking which has occurred prior to Date of Policy which would be binding on the rights of a purchaser for value without knowledge.
3. Defects, liens, encumbrances, adverse claims or other matters:
  - (a) whether or not recorded in the public records at Date of Policy, but created, suffered, assumed or agreed to by the insured claimant;
  - (b) not known to the Company, not recorded in the public records at Date of Policy, but known to the insured claimant and not disclosed in writing to the Company by the insured claimant prior to the date the insured claimant became an insured under this policy;
  - (c) resulting in no loss or damage to the insured claimant;
  - (d) attaching or created subsequent to Date of Policy; or
  - (e) resulting in loss or damage which would not have been sustained if the insured claimant had paid value for the insured mortgage or for the estate or interest insured by this policy.
4. Unenforceability of the lien of the insured mortgage because of the inability or failure of the insured at Date of Policy, or the inability or failure of any subsequent owner of the indebtedness, to comply with the applicable doing business laws of the state in which the land is situated.
5. Invalidity or unenforceability of the lien of the insured mortgage, or claim thereof, which arises out of the transaction evidenced by the insured mortgage and is based upon usury or any consumer credit protection or truth in lending law.
6. Any claim, which arises out of the transaction vesting in the insured the estate of interest insured by this policy or the transaction creating the interest of the insured lender, by reason of the operation of federal bankruptcy, state insolvency or similar creditors' rights laws.

**EXCEPTIONS FROM COVERAGE—SCHEDULE B, PART I**

This policy does not insure against loss or damage (and the Company will not pay costs, attorneys' fees or expenses) which arise by reason of:

1. Taxes or assessments which are not shown as existing liens by the records of any taxing authority that levies taxes or assessments on real property or by the public records.  
Proceedings by a public agency which may result in taxes or assessments, or notices of such proceedings, whether or not shown by the records of such agency or by the public records.
2. Any facts, rights, interests, or claims which are not shown by the public records but which could be ascertained by an inspection of the land or which may be asserted by persons in possession thereof.
3. Easements, liens or encumbrances, or claims thereof, not shown by the public records.
4. Discrepancies, conflicts in boundary lines, shortage in area, encroachments, or any other facts which a correct survey would disclose, and which are not shown by the public records.
5. (a) Unpatented mining claims; (b) reservations or exceptions in patents or in Acts authorizing the issuance thereof; (c) water rights, claims or title to water, whether or not the matters excepted under (a), (b) or (c) are shown by the public records.
6. Any lien or right to a lien for services, labor or material not shown by the public records.

**CLTA HOMEOWNER'S POLICY OF TITLE INSURANCE (12-02-13)  
ALTA HOMEOWNER'S POLICY OF TITLE INSURANCE**

**EXCLUSIONS**

In addition to the Exceptions in Schedule B, You are not insured against loss, costs, attorneys' fees, and expenses resulting from:

1. Governmental police power, and the existence or violation of those portions of any law or government regulation concerning:
  - a. building;
  - b. zoning;
  - c. land use;
  - d. improvements on the Land;
  - e. land division; and
  - f. environmental protection.This Exclusion does not limit the coverage described in Covered Risk 8.a., 14, 15, 16, 18, 19, 20, 23 or 27.
2. The failure of Your existing structures, or any part of them, to be constructed in accordance with applicable building codes. This Exclusion does not limit the coverage described in Covered Risk 14 or 15.
3. The right to take the Land by condemning it. This Exclusion does not limit the coverage described in Covered Risk 17.
4. Risks:
  - a. that are created, allowed, or agreed to by You, whether or not they are recorded in the Public Records;

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- b. that are Known to You at the Policy Date, but not to Us, unless they are recorded in the Public Records at the Policy Date;
  - c. that result in no loss to You; or
  - d. that first occur after the Policy Date - this does not limit the coverage described in Covered Risk 7, 8.e., 25, 26, 27 or 28.
5. Failure to pay value for Your Title.
  6. Lack of a right:
    - a. to any land outside the area specifically described and referred to in paragraph 3 of Schedule A; and
    - b. in streets, alleys, or waterways that touch the Land.
 This Exclusion does not limit the coverage described in Covered Risk 11 or 21.
  7. The transfer of the Title to You is invalid as a preferential transfer or as a fraudulent transfer or conveyance under federal bankruptcy, state insolvency, or similar creditors' rights laws.
  8. Contamination, explosion, fire, flooding, vibration, fracturing, earthquake, or subsidence.
  9. Negligence by a person or an Entity exercising a right to extract or develop minerals, water, or any other substances.

**LIMITATIONS ON COVERED RISKS**

Your insurance for the following Covered Risks is limited on the Owner's Coverage Statement as follows:

- For Covered Risk 16, 18, 19, and 21 Your Deductible Amount and Our Maximum Dollar Limit of Liability shown in Schedule A.

The deductible amounts and maximum dollar limits shown on Schedule A are as follows:

	<u>Your Deductible Amount</u>	<u>Our Maximum Dollar Limit of Liability</u>
Covered Risk 16:	1.00% of Policy Amount Shown in Schedule A or \$2,500.00 (whichever is less)	\$ 10,000.00
Covered Risk 18:	1.00% of Policy Amount Shown in Schedule A or \$5,000.00 (whichever is less)	\$ 25,000.00
Covered Risk 19:	1.00% of Policy Amount Shown in Schedule A or \$5,000.00 (whichever is less)	\$25,000.00
Covered Risk 21:	1.00% of Policy Amount Shown in Schedule A or \$2,500.00 (whichever is less)	\$ 5,000.00

**2006 ALTA LOAN POLICY (06-17-06)**

**EXCLUSIONS FROM COVERAGE**

The following matters are expressly excluded from the coverage of this policy, and the Company will not pay loss or damage, costs, attorneys' fees, or expenses that arise by reason of:

1. (a) Any law, ordinance, permit, or governmental regulation (including those relating to building and zoning) restricting, regulating, prohibiting, or relating to
  - (i) the occupancy, use, or enjoyment of the Land;
  - (ii) the character, dimensions, or location of any improvement erected on the Land;
  - (iii) the subdivision of land; or
  - (iv) environmental protection;
 or the effect of any violation of these laws, ordinances, or governmental regulations. This Exclusion 1(a) does not modify or limit the coverage provided under Covered Risk 5.
- (b) Any governmental police power. This Exclusion 1(b) does not modify or limit the coverage provided under Covered Risk 6.
2. Rights of eminent domain. This Exclusion does not modify or limit the coverage provided under Covered Risk 7 or 8.
3. Defects, liens, encumbrances, adverse claims, or other matters
  - (a) created, suffered, assumed, or agreed to by the Insured Claimant;
  - (b) not Known to the Company, not recorded in the Public Records at Date of Policy, but Known to the Insured Claimant and not disclosed in writing to the Company by the Insured Claimant prior to the date the Insured Claimant became an Insured under this policy;
  - (c) resulting in no loss or damage to the Insured Claimant;
  - (d) attaching or created subsequent to Date of Policy (however, this does not modify or limit the coverage provided under Covered Risk 11, 13 or 14); or
  - (e) resulting in loss or damage that would not have been sustained if the Insured Claimant had paid value for the Insured Mortgage.
4. Unenforceability of the lien of the Insured Mortgage because of the inability or failure of an Insured to comply with applicable doing-business laws of the state where the Land is situated.
5. Invalidity or unenforceability in whole or in part of the lien of the Insured Mortgage that arises out of the transaction evidenced by the Insured Mortgage and is based upon usury or any consumer credit protection or truth-in-lending law.
6. Any claim, by reason of the operation of federal bankruptcy, state insolvency, or similar creditors' rights laws, that the transaction creating the lien of the Insured Mortgage, is
  - (a) a fraudulent conveyance or fraudulent transfer, or
  - (b) a preferential transfer for any reason not stated in Covered Risk 13(b) of this policy.

7. Any lien on the Title for real estate taxes or assessments imposed by governmental authority and created or attaching between Date of Policy and the date of recording of the Insured Mortgage in the Public Records. This Exclusion does not modify or limit the coverage provided under Covered Risk 11(b).

The above policy form may be issued to afford either Standard Coverage or Extended Coverage. In addition to the above Exclusions from Coverage, the Exceptions from Coverage in a Standard Coverage policy will also include the following Exceptions from Coverage:

#### **EXCEPTIONS FROM COVERAGE**

Except as provided in Schedule B - Part II, this policy does not insure against loss or damage, and the Company will not pay costs, attorneys' fees or expenses, that arise by reason of:

#### **PART I**

The above policy form may be issued to afford either Standard Coverage or Extended Coverage. In addition to the above Exclusions from Coverage, the Exceptions from Coverage in a Standard Coverage policy will also include the following Exceptions from Coverage:

1. (a) Taxes or assessments that are not shown as existing liens by the records of any taxing authority that levies taxes or assessments on real property or by the Public Records; (b) proceedings by a public agency that may result in taxes or assessments, or notices of such proceedings, whether or not shown by the records of such agency or by the Public Records.
2. Any facts, rights, interests, or claims that are not shown by the Public Records but that could be ascertained by an inspection of the Land or that may be asserted by persons in possession of the Land.
3. Easements, liens or encumbrances, or claims thereof, not shown by the Public Records.
4. Any encroachment, encumbrance, violation, variation, or adverse circumstance affecting the Title that would be disclosed by an accurate and complete land survey of the Land and not shown by the Public Records.
5. (a) Unpatented mining claims; (b) reservations or exceptions in patents or in Acts authorizing the issuance thereof; (c) water rights, claims or title to water, whether or not the matters excepted under (a), (b), or (c) are shown by the Public Records.
6. Any lien or right to a lien for services, labor or material not shown by the Public Records.

#### **PART II**

In addition to the matters set forth in Part I of this Schedule, the Title is subject to the following matters, and the Company insures against loss or damage sustained in the event that they are not subordinate to the lien of the Insured Mortgage:

### **2006 ALTA OWNER'S POLICY (06-17-06)**

#### **EXCLUSIONS FROM COVERAGE**

The following matters are expressly excluded from the coverage of this policy, and the Company will not pay loss or damage, costs, attorneys' fees, or expenses that arise by reason of:

1. (a) Any law, ordinance, permit, or governmental regulation (including those relating to building and zoning) restricting, regulating, prohibiting, or relating to
  - (i) the occupancy, use, or enjoyment of the Land;
  - (ii) the character, dimensions, or location of any improvement erected on the Land;
  - (iii) the subdivision of land; or
  - (iv) environmental protection;or the effect of any violation of these laws, ordinances, or governmental regulations. This Exclusion 1(a) does not modify or limit the coverage provided under Covered Risk 5.
- (b) Any governmental police power. This Exclusion 1(b) does not modify or limit the coverage provided under Covered Risk 6.
2. Rights of eminent domain. This Exclusion does not modify or limit the coverage provided under Covered Risk 7 or 8.
3. Defects, liens, encumbrances, adverse claims, or other matters
  - (a) created, suffered, assumed, or agreed to by the Insured Claimant;
  - (b) not Known to the Company, not recorded in the Public Records at Date of Policy, but Known to the Insured Claimant and not disclosed in writing to the Company by the Insured Claimant prior to the date the Insured Claimant became an Insured under this policy;
  - (c) resulting in no loss or damage to the Insured Claimant;
  - (d) attaching or created subsequent to Date of Policy (however, this does not modify or limit the coverage provided under Covered Risk 9 and 10); or
  - (e) resulting in loss or damage that would not have been sustained if the Insured Claimant had paid value for the Title.
4. Any claim, by reason of the operation of federal bankruptcy, state insolvency, or similar creditors' rights laws, that the transaction vesting the Title as shown in Schedule A, is
  - (a) a fraudulent conveyance or fraudulent transfer; or
  - (b) a preferential transfer for any reason not stated in Covered Risk 9 of this policy.
5. Any lien on the Title for real estate taxes or assessments imposed by governmental authority and created or attaching between Date of Policy and the date of recording of the deed or other instrument of transfer in the Public Records that vests Title as shown in Schedule A.

The above policy form may be issued to afford either Standard Coverage or Extended Coverage. In addition to the above Exclusions from Coverage, the Exceptions from Coverage in a Standard Coverage policy will also include the following Exceptions from Coverage:

#### **EXCEPTIONS FROM COVERAGE**

This policy does not insure against loss or damage, and the Company will not pay costs, attorneys' fees or expenses, that arise by reason of:

The above policy form may be issued to afford either Standard Coverage or Extended Coverage. In addition to the above Exclusions from Coverage, the Exceptions from Coverage in a Standard Coverage policy will also include the following Exceptions from Coverage:

1. (a) Taxes or assessments that are not shown as existing liens by the records of any taxing authority that levies taxes or assessments on real property or by the Public Records; (b) proceedings by a public agency that may result in taxes or assessments, or notices of such proceedings, whether or not shown by the records of such agency or by the Public Records.

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2. Any facts, rights, interests, or claims that are not shown in the Public Records but that could be ascertained by an inspection of the Land or that may be asserted by persons in possession of the Land.
3. Easements, liens or encumbrances, or claims thereof, not shown by the Public Records.
4. Any encroachment, encumbrance, violation, variation, or adverse circumstance affecting the Title that would be disclosed by an accurate and complete land survey of the Land and that are not shown by the Public Records.
5. (a) Unpatented mining claims; (b) reservations or exceptions in patents or in Acts authorizing the issuance thereof; (c) water rights, claims or title to water, whether or not the matters excepted under (a), (b), or (c) are shown by the Public Records.
6. Any lien or right to a lien for services, labor or material not shown by the Public Records.
7. Variable exceptions such as taxes, easements, CC&R's, etc. shown here.

## **ALTA EXPANDED COVERAGE RESIDENTIAL LOAN POLICY (12-02-13)**

### **EXCLUSIONS FROM COVERAGE**

The following matters are expressly excluded from the coverage of this policy and the Company will not pay loss or damage, costs, attorneys' fees or expenses which arise by reason of:

1. (a) Any law, ordinance, permit, or governmental regulation (including those relating to building and zoning) restricting, regulating, prohibiting, or relating to
  - (i) the occupancy, use, or enjoyment of the Land;
  - (ii) the character, dimensions, or location of any improvement erected on the Land;
  - (iii) the subdivision of land; or
  - (iv) environmental protection;or the effect of any violation of these laws, ordinances, or governmental regulations. This Exclusion 1(a) does not modify or limit the coverage provided under Covered Risk 5, 6, 13(c), 13(d), 14 or 16.
- (b) Any governmental police power. This Exclusion 1(b) does not modify or limit the coverage provided under Covered Risk 5, 6, 13(c), 13(d), 14 or 16.
2. Rights of eminent domain. This Exclusion does not modify or limit the coverage provided under Covered Risk 7 or 8.
3. Defects, liens, encumbrances, adverse claims, or other matters
  - (a) created, suffered, assumed, or agreed to by the Insured Claimant;
  - (b) not Known to the Company, not recorded in the Public Records at Date of Policy, but Known to the Insured Claimant and not disclosed in writing to the Company by the Insured Claimant prior to the date the Insured Claimant became an Insured under this policy;
  - (c) resulting in no loss or damage to the Insured Claimant;
  - (d) attaching or created subsequent to Date of Policy (however, this does not modify or limit the coverage provided under Covered Risk 11, 16, 17, 18, 19, 20, 21, 22, 23, 24, 27 or 28); or
  - (e) resulting in loss or damage that would not have been sustained if the Insured Claimant had paid value for the Insured Mortgage.
4. Unenforceability of the lien of the Insured Mortgage because of the inability or failure of an Insured to comply with applicable doing-business laws of the state where the Land is situated.
5. Invalidity or unenforceability in whole or in part of the lien of the Insured Mortgage that arises out of the transaction evidenced by the Insured Mortgage and is based upon usury, or any consumer credit protection or truth-in-lending law. This Exclusion does not modify or limit the coverage provided in Covered Risk 26.
6. Any claim of invalidity, unenforceability or lack of priority of the lien of the Insured Mortgage as to Advances or modifications made after the Insured has Knowledge that the vestee shown in Schedule A is no longer the owner of the estate or interest covered by this policy. This Exclusion does not modify or limit the coverage provided in Covered Risk 11.
7. Any lien on the Title for real estate taxes or assessments imposed by governmental authority and created or attaching subsequent to Date of Policy. This Exclusion does not modify or limit the coverage provided in Covered Risk 11(b) or 25.
8. The failure of the residential structure, or any portion of it, to have been constructed before, on or after Date of Policy in accordance with applicable building codes. This Exclusion does not modify or limit the coverage provided in Covered Risk 5 or 6.
9. Any claim, by reason of the operation of federal bankruptcy, state insolvency, or similar creditors' rights laws, that the transaction creating the lien of the Insured Mortgage, is
  - (a) a fraudulent conveyance or fraudulent transfer, or
  - (b) a preferential transfer for any reason not stated in Covered Risk 27(b) of this policy.
10. Contamination, explosion, fire, flooding, vibration, fracturing, earthquake, or subsidence.
11. Negligence by a person or an Entity exercising a right to extract or develop minerals, water, or any other substances.

## **Notice of Available Discounts**

Pursuant to Section 2355.3 in Title 10 of the California Code of Regulations Fidelity National Financial, Inc. and its subsidiaries ("FNF") must deliver a notice of each discount available under our current rate filing along with the delivery of escrow instructions, a preliminary report or commitment. Please be aware that the provision of this notice does not constitute a waiver of the consumer's right to be charged the filed rate. As such, your transaction may not qualify for the below discounts.

You are encouraged to discuss the applicability of one or more of the below discounts with a Company representative. These discounts are generally described below; consult the rate manual for a full description of the terms, conditions and requirements for such discount. These discounts only apply to transactions involving services rendered by the FNF Family of Companies. This notice only applies to transactions involving property improved with a one-to-four family residential dwelling.

### **FNF Underwritten Title Company**

LTC – Lawyers Title Company

### **FNF Underwriter**

CLTIC – Commonwealth Land Title Insurance Co.

### **Available Discounts**

#### **DISASTER LOANS (CLTIC)**

The charge for a Lender's Policy (Standard or Extended coverage) covering the financing or refinancing by an owner of record, within 24 months of the date of a declaration of a disaster area by the government of the United States or the State of California on any land located in said area, which was partially or totally destroyed in the disaster, will be 50% of the appropriate title insurance rate.

#### **EMPLOYEE RATE (LTC and CLTIC)**

No charge shall be made to employees (including employees on approved retirement) of the Company or its underwritten, subsidiary or affiliated title companies for policies or escrow services in connection with financing, refinancing, sale or purchase of the employees' bona fide home property. Waiver of such charges is authorized only in connection with those costs which the employee would be obligated to pay, by established custom, as a party to the transaction.

## **FIDELITY NATIONAL FINANCIAL PRIVACY NOTICE**

Fidelity National Financial, Inc. and its majority-owned subsidiary companies providing real estate- and loan-related services (collectively, “FNF”, “our” or “we”) respect and are committed to protecting your privacy. This Privacy Notice lets you know how and for what purposes your Personal Information (as defined herein) is being collected, processed and used by FNF. We pledge that we will take reasonable steps to ensure that your Personal Information will only be used in ways that are in compliance with this Privacy Notice.

This Privacy Notice is only in effect for any generic information and Personal Information collected and/or owned by FNF, including collection through any FNF website and any online features, services and/or programs offered by FNF (collectively, the “Website”). This Privacy Notice is not applicable to any other web pages, mobile applications, social media sites, email lists, generic information or Personal Information collected and/or owned by any entity other than FNF.

### **Collection and Use of Information**

The types of personal information FNF collects may include, among other things (collectively, “Personal Information”): (1) contact information (e.g., name, address, phone number, email address); (2) demographic information (e.g., date of birth, gender marital status); (3) Internet protocol (or IP) address or device ID/UDID; (4) social security number (SSN), student ID (SIN), driver’s license, passport, and other government ID numbers; (5) financial account information; and (6) information related to offenses or criminal convictions.

In the course of our business, we may collect Personal Information about you from the following sources:

- Applications or other forms we receive from you or your authorized representative;
- Information we receive from you through the Website;
- Information about your transactions with or services performed by us, our affiliates, or others; and
- From consumer or other reporting agencies and public records maintained by governmental entities that we either obtain directly from those entities, or from our affiliates or others.

Information collected by FNF is used for three main purposes:

- To provide products and services to you or one or more third party service providers (collectively, “Third Parties”) who are obtaining services on your behalf or in connection with a transaction involving you.
- To improve our products and services that we perform for you or for Third Parties.
- To communicate with you and to inform you about FNF’s, FNF’s affiliates and third parties’ products and services.

### **Additional Ways Information is Collected Through the Website**

**Browser Log Files.** Our servers automatically log each visitor to the Website and collect and record certain information about each visitor. This information may include IP address, browser language,

browser type, operating system, domain names, browsing history (including time spent at a domain, time and date of your visit), referring/exit web pages and URLs, and number of clicks. The domain name and IP address reveal nothing personal about the user other than the IP address from which the user has accessed the Website.

**Cookies.** From time to time, FNF or other third parties may send a “cookie” to your computer. A cookie is a small piece of data that is sent to your Internet browser from a web server and stored on your computer’s hard drive and that can be re-sent to the serving website on subsequent visits. A cookie, by itself, cannot read other data from your hard disk or read other cookie files already on your computer. A cookie, by itself, does not damage your system. We, our advertisers and other third parties may use cookies to identify and keep track of, among other things, those areas of the Website and third party websites that you have visited in the past in order to enhance your next visit to the Website. You can choose whether or not to accept cookies by changing the settings of your Internet browser, but some functionality of the Website may be impaired or not function as intended. See the [Third Party Opt Out](#) section below.

**Web Beacons.** Some of our web pages and electronic communications may contain images, which may or may not be visible to you, known as Web Beacons (sometimes referred to as “clear gifs”). Web Beacons collect only limited information that includes a cookie number; time and date of a page view; and a description of the page on which the Web Beacon resides. We may also carry Web Beacons placed by third party advertisers. These Web Beacons do not carry any Personal Information and are only used to track usage of the Website and activities associated with the Website. See the [Third Party Opt Out](#) section below.

**Unique Identifier.** We may assign you a unique internal identifier to help keep track of your future visits. We may use this information to gather aggregate demographic information about our visitors, and we may use it to personalize the information you see on the Website and some of the electronic communications you receive from us. We keep this information for our internal use, and this information is not shared with others.

**Third Party Opt Out.** Although we do not presently, in the future we may allow third-party companies to serve advertisements and/or collect certain anonymous information when you visit the Website. These companies may use non-personally identifiable information (e.g., click stream information, browser type, time and date, subject of advertisements clicked or scrolled over) during your visits to the Website in order to provide advertisements about products and services likely to be of greater interest to you. These companies typically use a cookie or third party Web Beacon to collect this information, as further described above. Through these technologies, the third party may have access to and use non-personalized information about your online usage activity.

You can opt-out of online behavioral services through any one of the ways described below. After you opt-out, you may continue to receive advertisements, but those advertisements will no longer be as relevant to you.

- You can opt-out via the Network Advertising Initiative industry opt-out at <http://www.networkadvertising.org/>.
- You can opt-out via the Consumer Choice Page at [www.aboutads.info](http://www.aboutads.info).
- For those in the U.K., you can opt-out via the IAB UK's industry opt-out at [www.youronlinechoices.com](http://www.youronlinechoices.com).
- You can configure your web browser (Chrome, Firefox, Internet Explorer, Safari, etc.) to delete and/or control the use of cookies.

More information can be found in the Help system of your browser. Note: If you opt-out as described above, you should not delete your cookies. If you delete your cookies, you will need to opt-out again.

#### **When Information Is Disclosed By FNF**

We may provide your Personal Information (excluding information we receive from consumer or other credit reporting agencies) to various individuals and companies, as permitted by law, without obtaining your prior authorization. Such laws do not allow consumers to restrict these disclosures. Disclosures may include, without limitation, the following:

- To agents, brokers, representatives, or others to provide you with services you have requested, and to enable us to detect or prevent criminal activity, fraud, material misrepresentation, or nondisclosure in connection with an insurance transaction;
- To third-party contractors or service providers who provide services or perform marketing services or other functions on our behalf;
- To law enforcement or other governmental authority in connection with an investigation, or civil or criminal subpoenas or court orders; and/or
- To lenders, lien holders, judgment creditors, or other parties claiming an encumbrance or an interest in title whose claim or interest must be determined, settled, paid or released prior to a title or escrow closing.

In addition to the other times when we might disclose information about you, we might also disclose information when required by law or in the good-faith belief that such disclosure is necessary to: (1) comply with a legal process or applicable laws; (2) enforce this Privacy Notice; (3) respond to claims that any materials, documents, images, graphics, logos, designs, audio, video and any other information provided by you violates the rights of third parties; or (4) protect the rights, property or personal safety of FNF, its users or the public.

We maintain reasonable safeguards to keep the Personal Information that is disclosed to us secure. We provide Personal Information and non-Personal Information to our subsidiaries, affiliated companies, and other businesses or persons for the purposes of processing such information on our behalf and promoting the services of our trusted business partners, some or all of which may store your information on servers outside of the United States. We require that these parties agree to process such information in compliance with our Privacy Notice or in a similar, industry-standard manner, and we use reasonable efforts to limit their use of such information and to use other appropriate confidentiality and security measures. The use of your information by one of our trusted business partners may be subject to that party's own Privacy Notice. We

do not, however, disclose information we collect from consumer or credit reporting agencies with our affiliates or others without your consent, in conformity with applicable law, unless such disclosure is otherwise permitted by law.

We also reserve the right to disclose Personal Information and/or non-Personal Information to take precautions against liability, investigate and defend against any third-party claims or allegations, assist government enforcement agencies, protect the security or integrity of the Website, and protect the rights, property, or personal safety of FNF, our users or others.

We reserve the right to transfer your Personal Information, as well as any other information, in connection with the sale or other disposition of all or part of the FNF business and/or assets. We also cannot make any representations regarding the use or transfer of your Personal Information or other information that we may have in the event of our bankruptcy, reorganization, insolvency, receivership or an assignment for the benefit of creditors, and you expressly agree and consent to the use and/or transfer of your Personal Information or other information in connection with a sale or transfer of some or all of our assets in any of the above described proceedings. Furthermore, we cannot and will not be responsible for any breach of security by any third parties or for any actions of any third parties that receive any of the information that is disclosed to us.

#### **Information from Children**

We do not collect Personal Information from any person that we know to be under the age of thirteen (13). Specifically, the Website is not intended or designed to attract children under the age of thirteen (13). You affirm that you are either more than 18 years of age, or an emancipated minor, or possess legal parental or guardian consent, and are fully able and competent to enter into the terms, conditions, obligations, affirmations, representations, and warranties set forth in this Privacy Notice, and to abide by and comply with this Privacy Notice. In any case, you affirm that you are over the age of 13, as **THE WEBSITE IS NOT INTENDED FOR CHILDREN UNDER 13 THAT ARE UNACCOMPANIED BY HIS OR HER PARENT OR LEGAL GUARDIAN.**

Parents should be aware that FNF's Privacy Notice will govern our use of Personal Information, but also that information that is voluntarily given by children – or others – in email exchanges, bulletin boards or the like may be used by other parties to generate unsolicited communications. FNF encourages all parents to instruct their children in the safe and responsible use of their Personal Information while using the Internet.

#### **Privacy Outside the Website**

The Website may contain various links to other websites, including links to various third party service providers. FNF is not and cannot be responsible for the privacy practices or the content of any of those other websites. Other than under agreements with certain reputable organizations and companies, and except for third party service providers

whose services either we use or you voluntarily elect to utilize, we do not share any of the Personal Information that you provide to us with any of the websites to which the Website links, although we may share aggregate, non-Personal Information with those other third parties. Please check with those websites in order to determine their privacy policies and your rights under them.

#### **European Union Users**

If you are a citizen of the European Union, please note that we may transfer your Personal Information outside the European Union for use for any of the purposes described in this Privacy Notice. By providing FNF with your Personal Information, you consent to both our collection and such transfer of your Personal Information in accordance with this Privacy Notice.

#### **Choices with Your Personal Information**

Whether you submit Personal Information to FNF is entirely up to you. You may decide not to submit Personal Information, in which case FNF may not be able to provide certain services or products to you.

You may choose to prevent FNF from disclosing or using your Personal Information under certain circumstances (“opt out”). You may opt out of any disclosure or use of your Personal Information for purposes that are incompatible with the purpose(s) for which it was originally collected or for which you subsequently gave authorization by notifying us by one of the methods at the end of this Privacy Notice. Furthermore, even where your Personal Information is to be disclosed and used in accordance with the stated purposes in this Privacy Notice, you may elect to opt out of such disclosure to and use by a third party that is not acting as an agent of FNF. As described above, there are some uses from which you cannot opt-out.

Please note that opting out of the disclosure and use of your Personal Information as a prospective employee may prevent you from being hired as an employee by FNF to the extent that provision of your Personal Information is required to apply for an open position.

If FNF collects Personal Information from you, such information will not be disclosed or used by FNF for purposes that are incompatible with the purpose(s) for which it was originally collected or for which you subsequently gave authorization unless you affirmatively consent to such disclosure and use.

You may opt out of online behavioral advertising by following the instructions set forth above under the above section “Additional Ways That Information Is Collected Through the Website,” subsection “Third Party Opt Out.”

#### **Access and Correction**

To access your Personal Information in the possession of FNF and correct inaccuracies of that information in our records, please contact us in the manner specified at the end of this Privacy Notice. We ask individuals to identify themselves and the information requested to be accessed and amended before processing such requests, and we may decline to process requests in limited circumstances as permitted by applicable privacy legislation.

#### **Your California Privacy Rights**

Under California’s “Shine the Light” law, California residents who provide certain personally identifiable information in connection with obtaining products or services for personal, family or household use are entitled to request and obtain from us once a calendar year information about the customer information we shared, if any, with other businesses for their own direct marketing uses. If applicable, this information would include the categories of customer information and the names and addresses of those businesses with which we shared customer information for the immediately prior calendar year (e.g., requests made in 2013 will receive information regarding 2012 sharing activities).

To obtain this information on behalf of FNF, please send an email message to [privacy@fnf.com](mailto:privacy@fnf.com) with “Request for California Privacy Information” in the subject line and in the body of your message. We will provide the requested information to you at your email address in response.

Please be aware that not all information sharing is covered by the “Shine the Light” requirements and only information on covered sharing will be included in our response.

Additionally, because we may collect your Personal Information from time to time, California’s Online Privacy Protection Act requires us to disclose how we respond to “do not track” requests and other similar mechanisms. Currently, our policy is that we do not recognize “do not track” requests from Internet browsers and similar devices.

#### **Your Consent to This Privacy Notice**

By submitting Personal Information to FNF, you consent to the collection and use of information by us as specified above or as we otherwise see fit, in compliance with this Privacy Notice, unless you inform us otherwise by means of the procedure identified below. If we decide to change this Privacy Notice, we will make an effort to post those changes on the Website. Each time we collect information from you following any amendment of this Privacy Notice will signify your assent to and acceptance of its revised terms for all previously collected information and information collected from you in the future. We may use comments, information or feedback that you may submit in any manner that we may choose without notice or compensation to you.

If you have additional questions or comments, please let us know by sending your comments or requests to:

Fidelity National Financial, Inc.  
601 Riverside Avenue  
Jacksonville, Florida 32204  
Attn: Chief Privacy Officer  
(888) 934-3354  
[privacy@fnf.com](mailto:privacy@fnf.com)

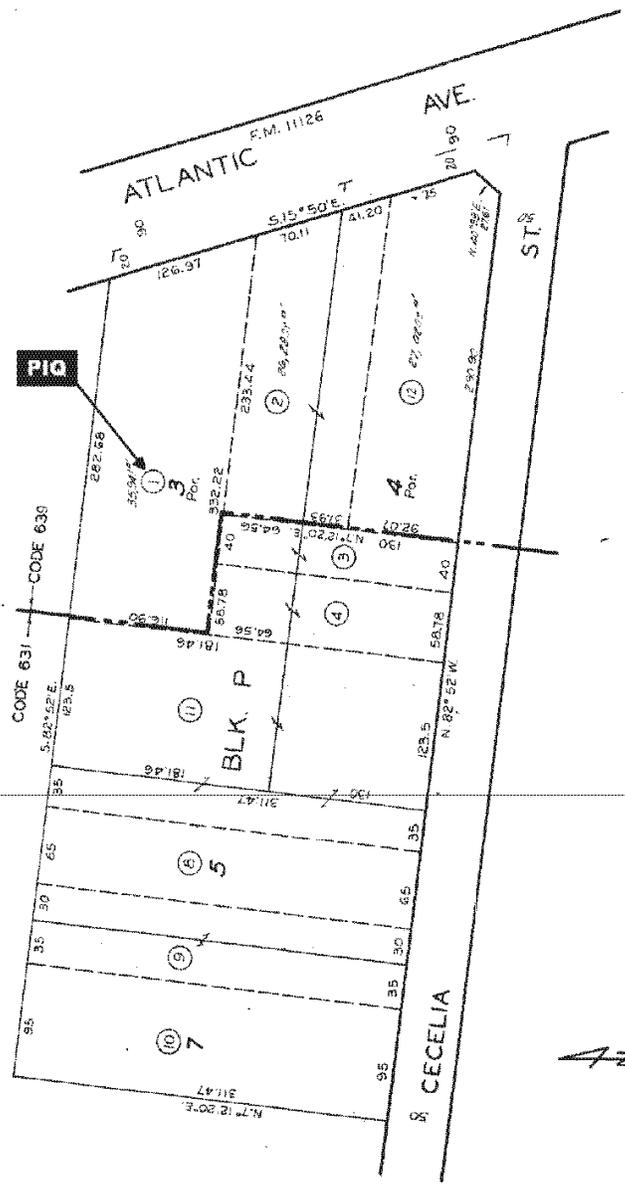
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EFFECTIVE AS OF: JANUARY 24, 2014

LAST UPDATED: JANUARY 24, 2014

REVISED  
 7-1-60  
 7-1-64  
 2-9-65  
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 2-9-69  
 1-1-69  
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6224 22  
 SCALE 1" = 60'



TRACT NO. 349  
 M.B. 14-194-195

CODE  
 631  
 639

FOR PREV. ASSMT. SEE 1943-22

ASSESSOR'S MAP  
 COUNTY OF LOS ANGELES, CALIF.

**OWNER'S DECLARATION**

The undersigned hereby declares as follows:

1. (Fill in the applicable paragraph and strike the other)
  - a. Declarant ("Owner") is the owner or lessee, as the case may be, of certain premises located at \_\_\_\_\_, further described as follows: See Preliminary Report/Commitment No. **08013975-919-JMH-Q60** for full legal description (the "Land").
  - b. Declarant is the \_\_\_\_\_ of \_\_\_\_\_ ("Owner"), which is the owner or lessee, as the case may be, of certain premises located at \_\_\_\_\_, further described as follows: See Preliminary Report/Commitment No. **08013975-919-JMH-Q60** for full legal description (the "Land").
2. (Fill in the applicable paragraph and strike the other)
  - a. During the period of six months immediately preceding the date of this declaration no work has been done, no surveys or architectural or engineering plans have been prepared, and no materials have been furnished in connection with the erection, equipment, repair, protection or removal of any building or other structure on the Land or in connection with the improvement of the Land in any manner whatsoever.
  - b. During the period of six months immediately preceding the date of this declaration certain work has been done and materials furnished in connection with \_\_\_\_\_ upon the Land in the approximate total sum of \$\_\_\_\_\_, but no work whatever remains to be done and no materials remain to be furnished to complete the construction in full compliance with the plans and specifications, nor are there any unpaid bills incurred for labor and materials used in making such improvements or repairs upon the Land, or for the services of architects, surveyors or engineers, except as follows: \_\_\_\_\_. Owner, by the undersigned Declarant, agrees to and does hereby indemnify and hold harmless **Commonwealth Land Title Company** against any and all claims arising therefrom.
3. Owner has not previously conveyed the Land; is not a debtor in bankruptcy (and if a partnership, the general partner thereof is not a debtor in bankruptcy); and has not received notice of any pending court action affecting the title to the Land.
4. Except as shown in the above-referenced Preliminary Report/Commitment, there are no unpaid or unsatisfied mortgages, deeds of trust, Uniform Commercial Code financing statements, claims of lien, special assessments, or taxes that constitute a lien against the Land or that affect the Land but have not been recorded in the public records.
5. The Land is currently in use as \_\_\_\_\_; \_\_\_\_\_ occupy/occupies the Land; and the following are all of the leases or other occupancy rights affecting the Land:  
\_\_\_\_\_
6. There are no other persons or entities that assert an ownership interest in the Land, nor are there unrecorded easements, claims of easement, or boundary disputes that affect the Land.
7. There are no outstanding options to purchase or rights of first refusal affecting the Land.

This declaration is made with the intention that **Commonwealth Land Title Company** (the "Company") and its policy issuing agents will rely upon it in issuing their title insurance policies and endorsements. Owner, by the undersigned Declarant, agrees to indemnify the Company against loss or damage (including attorneys fees, expenses, and costs) incurred by the Company as a result of any untrue statement made herein.

I declare under penalty of perjury that the foregoing is true and correct and that this declaration was executed on \_\_\_\_ at \_\_\_\_\_.

Signature: \_\_\_\_\_



Commonwealth Land Title Company  
888 S. Figueroa St  
Suite 2100  
Los Angeles, CA 90017  
Phone: (800) 432-0706

**Verde Vistas**  
**PO Box 245**  
**MONTEREY PARK, CA 91754**

Attn: **MIKE**

Our File No: 08013978  
Title Officer: Kathy Religioso  
e-mail: Unit9@cltic.com  
Phone: (213) 330-3060  
Fax: (213) 330-3105

Your Reference No: 4629 CECILIA ST

Property Address: 4629 CECILIA ST, Cudahy, California

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## **PRELIMINARY REPORT**

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Dated as of February 20, 2015 at 7:30 a.m.

In response to the application for a policy of title insurance referenced herein, Commonwealth Land Title Company hereby reports that it is prepared to issue, or cause to be issued, as of the date hereof, a policy or policies of title insurance describing the land and the estate or interest therein hereinafter set forth, insuring against loss which may be sustained by reason of any defect, lien or encumbrance not shown or referred to as an exception herein or not excluded from coverage pursuant to the printed Schedules, Conditions and Stipulations or Conditions of said policy forms.

The printed Exceptions and Exclusions from the coverage and Limitations on Covered Risks of said policy or policies are set forth in Attachment One. The policy to be issued may contain an arbitration clause. When the Amount of Insurance is less than that set forth in the arbitration clause, all arbitrable matters shall be arbitrated at the option of either the Company or the Insured as the exclusive remedy of the parties. Limitation on Covered Risks applicable to the CLTA and ALTA Homeowner's Policies of Title Insurance which establish a Deductible Amount and a Maximum Dollar Limit of Liability for certain coverages are also set forth in Attachment One. Copies of the policy forms should be read. They are available from the office which issued this report.

The policy(s) of title insurance to be issued hereunder will be policy(s) of **Commonwealth Land Title Insurance Company**.

***Please read the exceptions shown or referred to below and the exceptions and exclusions set forth in Attachment One of this report carefully. The exceptions and exclusions are meant to provide you with notice of matters which are not covered under the terms of the title insurance policy and should be carefully considered. It is important to note that this preliminary report is not a written representation as to the condition of title and may not list all liens, defects, and encumbrances affecting title to the land.***

This report (and any supplements or amendments hereto) is issued solely for the purpose of facilitating the issuance of a policy of title insurance and no liability is assumed hereby. If it is desired that liability be assumed prior to the issuance of a policy of title insurance, a Binder or Commitment should be requested.

## **SCHEDULE A**

The form of policy of title insurance contemplated by this report is:

**ALTA Standard Owners Policy (6-17-06)**

**ALTA Extended Loan Policy (6-17-06)**

The estate or interest in the land hereinafter described or referred to covered by this report is:

**A FEE**

Title to said estate or interest at the date hereof is [vested in:](#)

**Cudahy Economic Development Corporation, a suspended California non-profit corporation**

The land referred to herein is situated in the County of **Los Angeles**, State of **California**, and is described as follows:

**SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF**

## EXHIBIT "A"

All that certain real property situated in the County of Los Angeles, State of California, described as follows:

Those portions of Lots 3 and 4 in Block 'P' of [Tract No. 349](#), in the City of Cudahy, County of Los Angeles, State of California, as per map recorded in [Book 14, Pages 194](#) and 195 of Maps, in the Office of the County Recorder of said County, described as follows:

Commencing at the Southeast corner of said Lot 4, in Block 'P' of said Tract No. 349, as per map recorded in [Book 14, Pages 194](#) and 195 of Maps, in said Recorder's Office;

Thence along the South line of said Lot 4, said South line also being the North line of Cecelia Street, 50 feet in width, as shown on said map of [Tract No. 349](#), North 82° 52' 00" West 338.01 feet to a point on said South line lying South 82° 52' 00" East 222.28 feet Easterly thereon from the Southwest corner of said Lot 4;

Thence continuing along said South line North 82° 52' 00" West 40.00 feet to the true point of beginning of the hereon described parcel of land;  
Thence continuing along said South line North 82° 52' 00" West 58.78 feet to the Southeast corner of land described in Quitclaim Deed recorded February 27, 1995, as [Instrument No. 95-308907](#), of Official Records of Los Angeles County, in said Recorder's Office, said Southeast corner of said deed being the Southeast corner of the West 123.50 feet of said Lots 3 and 4;

Thence leaving South line and street, along the East line of said West 123.50 feet of said Lots 3 and 4 North 7° 12' 20" East 194.56 feet to the Southwest corner of land described per Grant Deed recorded December 31, 1986, as [Instrument No. 86-1852515](#), of said Official Records, the South line of land described per last said deed being parallel with the Northerly line of said Lot 3 and passing through a point on the East line of said Lot 3 lying thereon South 15° 50' 00" East 126.97 feet from the Northwest corner of said Lot 3;

Thence along said parallel line South 82° 52' 00" East 58.78 feet to a line parallel with the West line of said Lots 3 and 4 that passes through herein described said true point of beginning;

Thence along said parallel line South 7° 12' 20" West 194.56 feet to the true point of beginning.

Said description is made pursuant to that certain Certificate of Compliance recorded May 11, 2012, as [Instrument No. 20120707280](#), of Official Records.

File No: 08013978

Assessor's Parcel Number: **6224-022-004**

## **SCHEDULE B – Section A**

The following exceptions will appear in policies when providing standard coverage as outlined below:

1. (a) Taxes or assessments that are not shown as existing liens by the records of any taxing authority that levies taxes or assessments on real property or by the Public Records; (b) proceedings by a public agency that may result in taxes or assessments, or notices of such proceedings, whether or not shown by the records of such agency or by the Public Records.
2. Any facts, rights, interests or claims that are not shown by the Public Records but that could be ascertained by an inspection of the Land or that may be asserted by persons in possession of the Land.
3. Easements, liens or encumbrances, or claims thereof, not shown by the Public Records.
4. Any encroachment, encumbrance, violation, variation or adverse circumstance affecting the Title that would be disclosed by an accurate and complete land survey of the Land and not shown by the Public Records.
5. (a) Unpatented mining claims; (b) reservations or exceptions in patents or in Acts authorizing the issuance thereof; (c) water rights, claims or title to water, whether or not the matters excepted under (a), (b) or (c) are shown by the Public Records.
6. Any lien or right to a lien for services, labor of material not shown by the Public Records.

## SCHEDULE B – Section B

At the date hereof Exceptions to coverage in addition to the printed exceptions and exclusions in said policy form would be as follows:

A. Property taxes, which are a lien not yet due and payable, including any assessments collected with taxes to be levied for the fiscal year 2015-2016.

B. Property taxes, including any personal property taxes and any assessments collected with taxes, are as follows:

Tax Identification No.: 6224-022-004  
Fiscal Year: 2014-2015  
1st Installment: \$2,570.58, delinquent  
Penalty: \$257.05  
2nd Installment: \$2,570.57, unpaid (Delinquent after April 10)  
Penalty and Cost: \$267.05  
Homeowners Exemption: \$none  
Code Area: 00631

C. Said property has been declared tax defaulted for non-payment of delinquent taxes for the fiscal year 2013-2014.

APN No.: 6224-022-004

Amounts to redeem for the above-stated fiscal year (and subsequent years if any) are:

Amount: \$10,380.15, by March 31, 2015  
Amount: \$10,505.80, by April 30, 2015

D. The lien of supplemental or escaped assessments of property taxes, if any, made pursuant to the provisions of Chapter 3.5 (commencing with Section 75) or Part 2, Chapter 3, Articles 3 and 4, respectively, of the Revenue and Taxation Code of the State of California as a result of the transfer of title to the vestee named in Schedule A or as a result of changes in ownership or new construction occurring prior to Date of Policy.

1. Water rights, claims or title to water, whether or not disclosed by the public records.
2. Easement(s) for the purpose(s) shown below and rights incidental thereto as set forth in a document:

Purpose: Laying water pipes and aqueducts  
Recording Date: February 23, 1912  
Recording No: as Instrument No. 51, in Book 4879, Page 263, of Deeds  
Affects: Said land

and Recording No: In Book 4903, Page 45, of Deeds

The exact location and extent of said easement is not disclosed of record.

3. Easement(s) for the purpose(s) shown below and rights incidental thereto, as granted in a document:

Granted to: County of Los Angeles  
Purpose: Public highway  
Recording No: In Book 11771, Page 264, Official Records  
Affects: Portion of said land as more particularly described therein.

4. Easement(s) for the purpose(s) shown below and rights incidental thereto, as granted in a document:

Granted to: County of Los Angeles  
Purpose: Public highway  
Recording No: In Book 12179, Page 38, of Official Records  
Affects: Portion of said land as more particularly described therein.

5. Easement(s) for the purpose(s) shown below and rights incidental thereto, as granted in a document:

Granted to: State of California  
Purpose: Public road and highway  
Recording No: In Book 14156, Page 129, of Official Records and  
In Book 14568, Page 399, of Official Records  
Affects: Portion of said land as more particularly described therein.

6. The Land described herein is included within a project area of the Redevelopment Agency shown below, and that proceedings for the redevelopment of said project have been instituted under the Redevelopment Law (such redevelopment to proceed only after the adoption of the Redevelopment Plan) as disclosed by a document.

Redevelopment Agency: Cudahy Commercial-Industrial Redevelopment Project  
Recording Date: September 9, 1981  
Recording No: as Instrument No. 81-900927, Official Records

7. The matters contained in a document entitled "Grant Deed" recorded October 22, 2012, as Instrument No. 20121592876, of Official Records.

Note: This Grant Deed doesn't affect Assessor's Parcel No.: 6224-022-004.

Reference is made to said document for full particulars.

8. A lien for unsecured property taxes filed by the tax collector of the county shown, for the amount set forth, and any other amounts due.

County: Los Angeles  
Fiscal Year: 2012-2013  
Taxpayer: Cudahy Economic Development Corp.  
County Identification Number: 12/40488922  
Amount: \$2,665.90  
Recording Date: June 26, 2013  
Recording No: as Instrument No. 20130945914, Official Records

9. Please be advised that our search did not disclose any open Deeds of Trust of record. If you should have knowledge of any outstanding obligation, please contact the Title Department immediately for further review prior to closing.

10. Any rights of the parties in possession of a portion of, or all of, said Land, which rights are not disclosed by the public records.

The Company will require, for review, a full and complete copy of any unrecorded agreement, contract, license and/or lease, together with all supplements, assignments and amendments thereto, before issuing any policy of title insurance without excepting this item from coverage.

The Company reserves the right to except additional items and/or make additional requirements after reviewing said documents.

11. Discrepancies, conflicts in boundary lines, shortage in area, encroachments, or any other matters which a correct survey would disclose and which are not shown by the public records.
12. Any easements not disclosed by the public records as to matters affecting title to real property, whether or not said easements are visible and apparent.
13. Matters which may be disclosed by an inspection and/or by a correct ALTA/ACSM Land Title Survey of said Land that is satisfactory to the Company, and/or by inquiry of the parties in possession thereof.

**END OF SCHEDULE B EXCEPTIONS**

**PLEASE REFER TO THE "NOTES AND REQUIREMENTS SECTION" WHICH  
FOLLOWS FOR INFORMATION NECESSARY TO COMPLETE THIS TRANSACTION**

## REQUIREMENTS SECTION:

REQ NO. 1 The Company will require the following documents for review prior to the issuance of any title insurance assurance predicated upon a conveyance or encumbrance by the suspended corporation or LLC named below:

Name of Corporation or LLC: Cudahy Economic Development Corporation

- a) A Certificate of Revivor
- b) A Certificate of Relief from Voidability
- c) Confirmation that there is no court order voiding the contract upon which the conveyance is based.

The Company reserves the right to add additional items or make further requirements after review of the requested documentation.

REQ NO. 2 Unrecorded matters which may be disclosed by an Owner's Affidavit or Declaration. A form of the Owner's Affidavit/Declaration is attached to this Preliminary Report/Commitment. This Affidavit/Declaration is to be completed by the record owner of the land and submitted for review prior to the closing of this transaction. Your prompt attention to this requirement will help avoid delays in the closing of this transaction. Thank you.

The Company reserves the right to add additional items or make further requirements after review of the requested Affidavit/Declaration.

## INFORMATIONAL NOTES SECTION

NOTE NO. 1: The information on the attached plat is provided for your convenience as a guide to the general location of the subject property. The accuracy of this plat is not guaranteed, nor is it a part of any policy, report or guarantee to which it may be attached.

NOTE NO. 2: For wiring Instructions please contact your Title Officer or Title Company Escrow officer.

NOTE NO. 3: Lawyers Title is a division of Commonwealth Land Title Insurance Company. The insurer in policies of title insurance, when issued in this transaction, will be Commonwealth Land Title Insurance Company.

NOTE NO. 4: None of the items shown in this report will cause the Company to decline to attach CLTA Endorsement Form 100 to an ALTA Loan Policy, when issued.

The following information will be included in the CLTA Form 116 or ALTA Form 22-06 Endorsement to be issued pursuant to this order:

There is located on said Land: vacant

Known as: 4629 Cecilia Street, in the City of Cudahy, County of Los Angeles, State of California

There are no conveyances affecting said Land recorded within 24 months of the date of this report.

The Company requires current beneficiary demands prior to closing. If the demand is expired and a current demand cannot be obtained, our requirements will be as follows:

- a) If the Company accepts a verbal update on the demand, we may hold an amount equal to one monthly mortgage payment. This hold will be in addition to the verbal hold the lender may have stipulated.
- b) If the Company cannot obtain a verbal update on the demand, we will either pay off the expired demand or wait for the amended demand, at our discretion.
- c) All payoff figures are verified at closing. If the customer's last payment was made within 15 days of closing, our Payoff Department may hold one month's payment to insure the check has cleared the bank (unless a copy of the cancelled check is provided, in which case there will be no hold).

Typist: 2sm

Date Typed: March 11, 2015

**Attachment One (Revised 06-05-14)**

**CALIFORNIA LAND TITLE ASSOCIATION  
STANDARD COVERAGE POLICY – 1990**

**EXCLUSIONS FROM COVERAGE**

The following matters are expressly excluded from the coverage of this policy and the Company will not pay loss or damage, costs, attorneys' fees or expenses which arise by reason of:

1. (a) Any law, ordinance or governmental regulation (including but not limited to building or zoning laws, ordinances, or regulations) restricting, regulating, prohibiting or relating (i) the occupancy, use, or enjoyment of the land; (ii) the character, dimensions or location of any improvement now or hereafter erected on the land; (iii) a separation in ownership or a change in the dimensions or area of the land or any parcel of which the land is or was a part; or (iv) environmental protection, or the effect of any violation of these laws, ordinances or governmental regulations, except to the extent that a notice of the enforcement thereof or a notice of a defect, lien, or encumbrance resulting from a violation or alleged violation affecting the land has been recorded in the public records at Date of Policy.
- (b) Any governmental police power not excluded by (a) above, except to the extent that a notice of the exercise thereof or notice of a defect, lien or encumbrance resulting from a violation or alleged violation affecting the land has been recorded in the public records at Date of Policy.
2. Rights of eminent domain unless notice of the exercise thereof has been recorded in the public records at Date of Policy, but not excluding from coverage any taking which has occurred prior to Date of Policy which would be binding on the rights of a purchaser for value without knowledge.
3. Defects, liens, encumbrances, adverse claims or other matters:
  - (a) whether or not recorded in the public records at Date of Policy, but created, suffered, assumed or agreed to by the insured claimant;
  - (b) not known to the Company, not recorded in the public records at Date of Policy, but known to the insured claimant and not disclosed in writing to the Company by the insured claimant prior to the date the insured claimant became an insured under this policy;
  - (c) resulting in no loss or damage to the insured claimant;
  - (d) attaching or created subsequent to Date of Policy; or
  - (e) resulting in loss or damage which would not have been sustained if the insured claimant had paid value for the insured mortgage or for the estate or interest insured by this policy.
4. Unenforceability of the lien of the insured mortgage because of the inability or failure of the insured at Date of Policy, or the inability or failure of any subsequent owner of the indebtedness, to comply with the applicable doing business laws of the state in which the land is situated.
5. Invalidity or unenforceability of the lien of the insured mortgage, or claim thereof, which arises out of the transaction evidenced by the insured mortgage and is based upon usury or any consumer credit protection or truth in lending law.
6. Any claim, which arises out of the transaction vesting in the insured the estate of interest insured by this policy or the transaction creating the interest of the insured lender, by reason of the operation of federal bankruptcy, state insolvency or similar creditors' rights laws.

**EXCEPTIONS FROM COVERAGE—SCHEDULE B, PART I**

This policy does not insure against loss or damage (and the Company will not pay costs, attorneys' fees or expenses) which arise by reason of:

1. Taxes or assessments which are not shown as existing liens by the records of any taxing authority that levies taxes or assessments on real property or by the public records.  
Proceedings by a public agency which may result in taxes or assessments, or notices of such proceedings, whether or not shown by the records of such agency or by the public records.
2. Any facts, rights, interests, or claims which are not shown by the public records but which could be ascertained by an inspection of the land or which may be asserted by persons in possession thereof.
3. Easements, liens or encumbrances, or claims thereof, not shown by the public records.
4. Discrepancies, conflicts in boundary lines, shortage in area, encroachments, or any other facts which a correct survey would disclose, and which are not shown by the public records.
5. (a) Unpatented mining claims; (b) reservations or exceptions in patents or in Acts authorizing the issuance thereof; (c) water rights, claims or title to water, whether or not the matters excepted under (a), (b) or (c) are shown by the public records.
6. Any lien or right to a lien for services, labor or material not shown by the public records.

**CLTA HOMEOWNER'S POLICY OF TITLE INSURANCE (12-02-13)  
ALTA HOMEOWNER'S POLICY OF TITLE INSURANCE**

**EXCLUSIONS**

In addition to the Exceptions in Schedule B, You are not insured against loss, costs, attorneys' fees, and expenses resulting from:

1. Governmental police power, and the existence or violation of those portions of any law or government regulation concerning:
  - a. building;
  - b. zoning;
  - c. land use;
  - d. improvements on the Land;
  - e. land division; and
  - f. environmental protection.This Exclusion does not limit the coverage described in Covered Risk 8.a., 14, 15, 16, 18, 19, 20, 23 or 27.
2. The failure of Your existing structures, or any part of them, to be constructed in accordance with applicable building codes. This Exclusion does not limit the coverage described in Covered Risk 14 or 15.
3. The right to take the Land by condemning it. This Exclusion does not limit the coverage described in Covered Risk 17.
4. Risks:
  - a. that are created, allowed, or agreed to by You, whether or not they are recorded in the Public Records;

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- b. that are Known to You at the Policy Date, but not to Us, unless they are recorded in the Public Records at the Policy Date;
  - c. that result in no loss to You; or
  - d. that first occur after the Policy Date - this does not limit the coverage described in Covered Risk 7, 8.e., 25, 26, 27 or 28.
5. Failure to pay value for Your Title.
  6. Lack of a right:
    - a. to any land outside the area specifically described and referred to in paragraph 3 of Schedule A; and
    - b. in streets, alleys, or waterways that touch the Land.
 This Exclusion does not limit the coverage described in Covered Risk 11 or 21.
  7. The transfer of the Title to You is invalid as a preferential transfer or as a fraudulent transfer or conveyance under federal bankruptcy, state insolvency, or similar creditors' rights laws.
  8. Contamination, explosion, fire, flooding, vibration, fracturing, earthquake, or subsidence.
  9. Negligence by a person or an Entity exercising a right to extract or develop minerals, water, or any other substances.

**LIMITATIONS ON COVERED RISKS**

Your insurance for the following Covered Risks is limited on the Owner's Coverage Statement as follows:

- For Covered Risk 16, 18, 19, and 21 Your Deductible Amount and Our Maximum Dollar Limit of Liability shown in Schedule A.

The deductible amounts and maximum dollar limits shown on Schedule A are as follows:

	<u>Your Deductible Amount</u>	<u>Our Maximum Dollar Limit of Liability</u>
Covered Risk 16:	1.00% of Policy Amount Shown in Schedule A or \$2,500.00 (whichever is less)	\$ 10,000.00
Covered Risk 18:	1.00% of Policy Amount Shown in Schedule A or \$5,000.00 (whichever is less)	\$ 25,000.00
Covered Risk 19:	1.00% of Policy Amount Shown in Schedule A or \$5,000.00 (whichever is less)	\$25,000.00
Covered Risk 21:	1.00% of Policy Amount Shown in Schedule A or \$2,500.00 (whichever is less)	\$ 5,000.00

**2006 ALTA LOAN POLICY (06-17-06)**

**EXCLUSIONS FROM COVERAGE**

The following matters are expressly excluded from the coverage of this policy, and the Company will not pay loss or damage, costs, attorneys' fees, or expenses that arise by reason of:

1. (a) Any law, ordinance, permit, or governmental regulation (including those relating to building and zoning) restricting, regulating, prohibiting, or relating to
  - (i) the occupancy, use, or enjoyment of the Land;
  - (ii) the character, dimensions, or location of any improvement erected on the Land;
  - (iii) the subdivision of land; or
  - (iv) environmental protection;
 or the effect of any violation of these laws, ordinances, or governmental regulations. This Exclusion 1(a) does not modify or limit the coverage provided under Covered Risk 5.
- (b) Any governmental police power. This Exclusion 1(b) does not modify or limit the coverage provided under Covered Risk 6.
2. Rights of eminent domain. This Exclusion does not modify or limit the coverage provided under Covered Risk 7 or 8.
3. Defects, liens, encumbrances, adverse claims, or other matters
  - (a) created, suffered, assumed, or agreed to by the Insured Claimant;
  - (b) not Known to the Company, not recorded in the Public Records at Date of Policy, but Known to the Insured Claimant and not disclosed in writing to the Company by the Insured Claimant prior to the date the Insured Claimant became an Insured under this policy;
  - (c) resulting in no loss or damage to the Insured Claimant;
  - (d) attaching or created subsequent to Date of Policy (however, this does not modify or limit the coverage provided under Covered Risk 11, 13 or 14); or
  - (e) resulting in loss or damage that would not have been sustained if the Insured Claimant had paid value for the Insured Mortgage.
4. Unenforceability of the lien of the Insured Mortgage because of the inability or failure of an Insured to comply with applicable doing-business laws of the state where the Land is situated.
5. Invalidity or unenforceability in whole or in part of the lien of the Insured Mortgage that arises out of the transaction evidenced by the Insured Mortgage and is based upon usury or any consumer credit protection or truth-in-lending law.
6. Any claim, by reason of the operation of federal bankruptcy, state insolvency, or similar creditors' rights laws, that the transaction creating the lien of the Insured Mortgage, is
  - (a) a fraudulent conveyance or fraudulent transfer, or
  - (b) a preferential transfer for any reason not stated in Covered Risk 13(b) of this policy.

7. Any lien on the Title for real estate taxes or assessments imposed by governmental authority and created or attaching between Date of Policy and the date of recording of the Insured Mortgage in the Public Records. This Exclusion does not modify or limit the coverage provided under Covered Risk 11(b).

The above policy form may be issued to afford either Standard Coverage or Extended Coverage. In addition to the above Exclusions from Coverage, the Exceptions from Coverage in a Standard Coverage policy will also include the following Exceptions from Coverage:

#### **EXCEPTIONS FROM COVERAGE**

Except as provided in Schedule B - Part II, this policy does not insure against loss or damage, and the Company will not pay costs, attorneys' fees or expenses, that arise by reason of:

#### **PART I**

The above policy form may be issued to afford either Standard Coverage or Extended Coverage. In addition to the above Exclusions from Coverage, the Exceptions from Coverage in a Standard Coverage policy will also include the following Exceptions from Coverage:

1. (a) Taxes or assessments that are not shown as existing liens by the records of any taxing authority that levies taxes or assessments on real property or by the Public Records; (b) proceedings by a public agency that may result in taxes or assessments, or notices of such proceedings, whether or not shown by the records of such agency or by the Public Records.
2. Any facts, rights, interests, or claims that are not shown by the Public Records but that could be ascertained by an inspection of the Land or that may be asserted by persons in possession of the Land.
3. Easements, liens or encumbrances, or claims thereof, not shown by the Public Records.
4. Any encroachment, encumbrance, violation, variation, or adverse circumstance affecting the Title that would be disclosed by an accurate and complete land survey of the Land and not shown by the Public Records.
5. (a) Unpatented mining claims; (b) reservations or exceptions in patents or in Acts authorizing the issuance thereof; (c) water rights, claims or title to water, whether or not the matters excepted under (a), (b), or (c) are shown by the Public Records.
6. Any lien or right to a lien for services, labor or material not shown by the Public Records.

#### **PART II**

In addition to the matters set forth in Part I of this Schedule, the Title is subject to the following matters, and the Company insures against loss or damage sustained in the event that they are not subordinate to the lien of the Insured Mortgage:

### **2006 ALTA OWNER'S POLICY (06-17-06)**

#### **EXCLUSIONS FROM COVERAGE**

The following matters are expressly excluded from the coverage of this policy, and the Company will not pay loss or damage, costs, attorneys' fees, or expenses that arise by reason of:

1. (a) Any law, ordinance, permit, or governmental regulation (including those relating to building and zoning) restricting, regulating, prohibiting, or relating to
  - (i) the occupancy, use, or enjoyment of the Land;
  - (ii) the character, dimensions, or location of any improvement erected on the Land;
  - (iii) the subdivision of land; or
  - (iv) environmental protection;or the effect of any violation of these laws, ordinances, or governmental regulations. This Exclusion 1(a) does not modify or limit the coverage provided under Covered Risk 5.
- (b) Any governmental police power. This Exclusion 1(b) does not modify or limit the coverage provided under Covered Risk 6.
2. Rights of eminent domain. This Exclusion does not modify or limit the coverage provided under Covered Risk 7 or 8.
3. Defects, liens, encumbrances, adverse claims, or other matters
  - (a) created, suffered, assumed, or agreed to by the Insured Claimant;
  - (b) not Known to the Company, not recorded in the Public Records at Date of Policy, but Known to the Insured Claimant and not disclosed in writing to the Company by the Insured Claimant prior to the date the Insured Claimant became an Insured under this policy;
  - (c) resulting in no loss or damage to the Insured Claimant;
  - (d) attaching or created subsequent to Date of Policy (however, this does not modify or limit the coverage provided under Covered Risk 9 and 10); or
  - (e) resulting in loss or damage that would not have been sustained if the Insured Claimant had paid value for the Title.
4. Any claim, by reason of the operation of federal bankruptcy, state insolvency, or similar creditors' rights laws, that the transaction vesting the Title as shown in Schedule A, is
  - (a) a fraudulent conveyance or fraudulent transfer; or
  - (b) a preferential transfer for any reason not stated in Covered Risk 9 of this policy.
5. Any lien on the Title for real estate taxes or assessments imposed by governmental authority and created or attaching between Date of Policy and the date of recording of the deed or other instrument of transfer in the Public Records that vests Title as shown in Schedule A.

The above policy form may be issued to afford either Standard Coverage or Extended Coverage. In addition to the above Exclusions from Coverage, the Exceptions from Coverage in a Standard Coverage policy will also include the following Exceptions from Coverage:

#### **EXCEPTIONS FROM COVERAGE**

This policy does not insure against loss or damage, and the Company will not pay costs, attorneys' fees or expenses, that arise by reason of:

The above policy form may be issued to afford either Standard Coverage or Extended Coverage. In addition to the above Exclusions from Coverage, the Exceptions from Coverage in a Standard Coverage policy will also include the following Exceptions from Coverage:

1. (a) Taxes or assessments that are not shown as existing liens by the records of any taxing authority that levies taxes or assessments on real property or by the Public Records; (b) proceedings by a public agency that may result in taxes or assessments, or notices of such proceedings, whether or not shown by the records of such agency or by the Public Records.

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2. Any facts, rights, interests, or claims that are not shown in the Public Records but that could be ascertained by an inspection of the Land or that may be asserted by persons in possession of the Land.
3. Easements, liens or encumbrances, or claims thereof, not shown by the Public Records.
4. Any encroachment, encumbrance, violation, variation, or adverse circumstance affecting the Title that would be disclosed by an accurate and complete land survey of the Land and that are not shown by the Public Records.
5. (a) Unpatented mining claims; (b) reservations or exceptions in patents or in Acts authorizing the issuance thereof; (c) water rights, claims or title to water, whether or not the matters excepted under (a), (b), or (c) are shown by the Public Records.
6. Any lien or right to a lien for services, labor or material not shown by the Public Records.
7. Variable exceptions such as taxes, easements, CC&R's, etc. shown here.

## **ALTA EXPANDED COVERAGE RESIDENTIAL LOAN POLICY (12-02-13)**

### **EXCLUSIONS FROM COVERAGE**

The following matters are expressly excluded from the coverage of this policy and the Company will not pay loss or damage, costs, attorneys' fees or expenses which arise by reason of:

1. (a) Any law, ordinance, permit, or governmental regulation (including those relating to building and zoning) restricting, regulating, prohibiting, or relating to
  - (i) the occupancy, use, or enjoyment of the Land;
  - (ii) the character, dimensions, or location of any improvement erected on the Land;
  - (iii) the subdivision of land; or
  - (iv) environmental protection;or the effect of any violation of these laws, ordinances, or governmental regulations. This Exclusion 1(a) does not modify or limit the coverage provided under Covered Risk 5, 6, 13(c), 13(d), 14 or 16.
- (b) Any governmental police power. This Exclusion 1(b) does not modify or limit the coverage provided under Covered Risk 5, 6, 13(c), 13(d), 14 or 16.
2. Rights of eminent domain. This Exclusion does not modify or limit the coverage provided under Covered Risk 7 or 8.
3. Defects, liens, encumbrances, adverse claims, or other matters
  - (a) created, suffered, assumed, or agreed to by the Insured Claimant;
  - (b) not Known to the Company, not recorded in the Public Records at Date of Policy, but Known to the Insured Claimant and not disclosed in writing to the Company by the Insured Claimant prior to the date the Insured Claimant became an Insured under this policy;
  - (c) resulting in no loss or damage to the Insured Claimant;
  - (d) attaching or created subsequent to Date of Policy (however, this does not modify or limit the coverage provided under Covered Risk 11, 16, 17, 18, 19, 20, 21, 22, 23, 24, 27 or 28); or
  - (e) resulting in loss or damage that would not have been sustained if the Insured Claimant had paid value for the Insured Mortgage.
4. Unenforceability of the lien of the Insured Mortgage because of the inability or failure of an Insured to comply with applicable doing-business laws of the state where the Land is situated.
5. Invalidity or unenforceability in whole or in part of the lien of the Insured Mortgage that arises out of the transaction evidenced by the Insured Mortgage and is based upon usury, or any consumer credit protection or truth-in-lending law. This Exclusion does not modify or limit the coverage provided in Covered Risk 26.
6. Any claim of invalidity, unenforceability or lack of priority of the lien of the Insured Mortgage as to Advances or modifications made after the Insured has Knowledge that the vestee shown in Schedule A is no longer the owner of the estate or interest covered by this policy. This Exclusion does not modify or limit the coverage provided in Covered Risk 11.
7. Any lien on the Title for real estate taxes or assessments imposed by governmental authority and created or attaching subsequent to Date of Policy. This Exclusion does not modify or limit the coverage provided in Covered Risk 11(b) or 25.
8. The failure of the residential structure, or any portion of it, to have been constructed before, on or after Date of Policy in accordance with applicable building codes. This Exclusion does not modify or limit the coverage provided in Covered Risk 5 or 6.
9. Any claim, by reason of the operation of federal bankruptcy, state insolvency, or similar creditors' rights laws, that the transaction creating the lien of the Insured Mortgage, is
  - (a) a fraudulent conveyance or fraudulent transfer, or
  - (b) a preferential transfer for any reason not stated in Covered Risk 27(b) of this policy.
10. Contamination, explosion, fire, flooding, vibration, fracturing, earthquake, or subsidence.
11. Negligence by a person or an Entity exercising a right to extract or develop minerals, water, or any other substances.

## **Notice of Available Discounts**

Pursuant to Section 2355.3 in Title 10 of the California Code of Regulations Fidelity National Financial, Inc. and its subsidiaries ("FNF") must deliver a notice of each discount available under our current rate filing along with the delivery of escrow instructions, a preliminary report or commitment. Please be aware that the provision of this notice does not constitute a waiver of the consumer's right to be charged the filed rate. As such, your transaction may not qualify for the below discounts.

You are encouraged to discuss the applicability of one or more of the below discounts with a Company representative. These discounts are generally described below; consult the rate manual for a full description of the terms, conditions and requirements for such discount. These discounts only apply to transactions involving services rendered by the FNF Family of Companies. This notice only applies to transactions involving property improved with a one-to-four family residential dwelling.

### **FNF Underwritten Title Company**

LTC – Lawyers Title Company

### **FNF Underwriter**

CLTIC – Commonwealth Land Title Insurance Co.

### **Available Discounts**

#### **DISASTER LOANS (CLTIC)**

The charge for a Lender's Policy (Standard or Extended coverage) covering the financing or refinancing by an owner of record, within 24 months of the date of a declaration of a disaster area by the government of the United States or the State of California on any land located in said area, which was partially or totally destroyed in the disaster, will be 50% of the appropriate title insurance rate.

#### **EMPLOYEE RATE (LTC and CLTIC)**

No charge shall be made to employees (including employees on approved retirement) of the Company or its underwritten, subsidiary or affiliated title companies for policies or escrow services in connection with financing, refinancing, sale or purchase of the employees' bona fide home property. Waiver of such charges is authorized only in connection with those costs which the employee would be obligated to pay, by established custom, as a party to the transaction.

## **FIDELITY NATIONAL FINANCIAL PRIVACY NOTICE**

Fidelity National Financial, Inc. and its majority-owned subsidiary companies providing real estate- and loan-related services (collectively, “FNF”, “our” or “we”) respect and are committed to protecting your privacy. This Privacy Notice lets you know how and for what purposes your Personal Information (as defined herein) is being collected, processed and used by FNF. We pledge that we will take reasonable steps to ensure that your Personal Information will only be used in ways that are in compliance with this Privacy Notice.

This Privacy Notice is only in effect for any generic information and Personal Information collected and/or owned by FNF, including collection through any FNF website and any online features, services and/or programs offered by FNF (collectively, the “Website”). This Privacy Notice is not applicable to any other web pages, mobile applications, social media sites, email lists, generic information or Personal Information collected and/or owned by any entity other than FNF.

### **Collection and Use of Information**

The types of personal information FNF collects may include, among other things (collectively, “Personal Information”): (1) contact information (e.g., name, address, phone number, email address); (2) demographic information (e.g., date of birth, gender marital status); (3) Internet protocol (or IP) address or device ID/UDID; (4) social security number (SSN), student ID (SIN), driver’s license, passport, and other government ID numbers; (5) financial account information; and (6) information related to offenses or criminal convictions.

In the course of our business, we may collect Personal Information about you from the following sources:

- Applications or other forms we receive from you or your authorized representative;
- Information we receive from you through the Website;
- Information about your transactions with or services performed by us, our affiliates, or others; and
- From consumer or other reporting agencies and public records maintained by governmental entities that we either obtain directly from those entities, or from our affiliates or others.

Information collected by FNF is used for three main purposes:

- To provide products and services to you or one or more third party service providers (collectively, “Third Parties”) who are obtaining services on your behalf or in connection with a transaction involving you.
- To improve our products and services that we perform for you or for Third Parties.
- To communicate with you and to inform you about FNF’s, FNF’s affiliates and third parties’ products and services.

### **Additional Ways Information is Collected Through the Website**

**Browser Log Files.** Our servers automatically log each visitor to the Website and collect and record certain information about each visitor. This information may include IP address, browser language,

browser type, operating system, domain names, browsing history (including time spent at a domain, time and date of your visit), referring/exit web pages and URLs, and number of clicks. The domain name and IP address reveal nothing personal about the user other than the IP address from which the user has accessed the Website.

**Cookies.** From time to time, FNF or other third parties may send a “cookie” to your computer. A cookie is a small piece of data that is sent to your Internet browser from a web server and stored on your computer’s hard drive and that can be re-sent to the serving website on subsequent visits. A cookie, by itself, cannot read other data from your hard disk or read other cookie files already on your computer. A cookie, by itself, does not damage your system. We, our advertisers and other third parties may use cookies to identify and keep track of, among other things, those areas of the Website and third party websites that you have visited in the past in order to enhance your next visit to the Website. You can choose whether or not to accept cookies by changing the settings of your Internet browser, but some functionality of the Website may be impaired or not function as intended. See the [Third Party Opt Out](#) section below.

**Web Beacons.** Some of our web pages and electronic communications may contain images, which may or may not be visible to you, known as Web Beacons (sometimes referred to as “clear gifs”). Web Beacons collect only limited information that includes a cookie number; time and date of a page view; and a description of the page on which the Web Beacon resides. We may also carry Web Beacons placed by third party advertisers. These Web Beacons do not carry any Personal Information and are only used to track usage of the Website and activities associated with the Website. See the [Third Party Opt Out](#) section below.

**Unique Identifier.** We may assign you a unique internal identifier to help keep track of your future visits. We may use this information to gather aggregate demographic information about our visitors, and we may use it to personalize the information you see on the Website and some of the electronic communications you receive from us. We keep this information for our internal use, and this information is not shared with others.

**Third Party Opt Out.** Although we do not presently, in the future we may allow third-party companies to serve advertisements and/or collect certain anonymous information when you visit the Website. These companies may use non-personally identifiable information (e.g., click stream information, browser type, time and date, subject of advertisements clicked or scrolled over) during your visits to the Website in order to provide advertisements about products and services likely to be of greater interest to you. These companies typically use a cookie or third party Web Beacon to collect this information, as further described above. Through these technologies, the third party may have access to and use non-personalized information about your online usage activity.

You can opt-out of online behavioral services through any one of the ways described below. After you opt-out, you may continue to receive advertisements, but those advertisements will no longer be as relevant to you.

- You can opt-out via the Network Advertising Initiative industry opt-out at <http://www.networkadvertising.org/>.
- You can opt-out via the Consumer Choice Page at [www.aboutads.info](http://www.aboutads.info).
- For those in the U.K., you can opt-out via the IAB UK's industry opt-out at [www.youronlinechoices.com](http://www.youronlinechoices.com).
- You can configure your web browser (Chrome, Firefox, Internet Explorer, Safari, etc.) to delete and/or control the use of cookies.

More information can be found in the Help system of your browser. Note: If you opt-out as described above, you should not delete your cookies. If you delete your cookies, you will need to opt-out again.

#### **When Information Is Disclosed By FNF**

We may provide your Personal Information (excluding information we receive from consumer or other credit reporting agencies) to various individuals and companies, as permitted by law, without obtaining your prior authorization. Such laws do not allow consumers to restrict these disclosures. Disclosures may include, without limitation, the following:

- To agents, brokers, representatives, or others to provide you with services you have requested, and to enable us to detect or prevent criminal activity, fraud, material misrepresentation, or nondisclosure in connection with an insurance transaction;
- To third-party contractors or service providers who provide services or perform marketing services or other functions on our behalf;
- To law enforcement or other governmental authority in connection with an investigation, or civil or criminal subpoenas or court orders; and/or
- To lenders, lien holders, judgment creditors, or other parties claiming an encumbrance or an interest in title whose claim or interest must be determined, settled, paid or released prior to a title or escrow closing.

In addition to the other times when we might disclose information about you, we might also disclose information when required by law or in the good-faith belief that such disclosure is necessary to: (1) comply with a legal process or applicable laws; (2) enforce this Privacy Notice; (3) respond to claims that any materials, documents, images, graphics, logos, designs, audio, video and any other information provided by you violates the rights of third parties; or (4) protect the rights, property or personal safety of FNF, its users or the public.

We maintain reasonable safeguards to keep the Personal Information that is disclosed to us secure. We provide Personal Information and non-Personal Information to our subsidiaries, affiliated companies, and other businesses or persons for the purposes of processing such information on our behalf and promoting the services of our trusted business partners, some or all of which may store your information on servers outside of the United States. We require that these parties agree to process such information in compliance with our Privacy Notice or in a similar, industry-standard manner, and we use reasonable efforts to limit their use of such information and to use other appropriate confidentiality and security measures. The use of your information by one of our trusted business partners may be subject to that party's own Privacy Notice. We

do not, however, disclose information we collect from consumer or credit reporting agencies with our affiliates or others without your consent, in conformity with applicable law, unless such disclosure is otherwise permitted by law.

We also reserve the right to disclose Personal Information and/or non-Personal Information to take precautions against liability, investigate and defend against any third-party claims or allegations, assist government enforcement agencies, protect the security or integrity of the Website, and protect the rights, property, or personal safety of FNF, our users or others.

We reserve the right to transfer your Personal Information, as well as any other information, in connection with the sale or other disposition of all or part of the FNF business and/or assets. We also cannot make any representations regarding the use or transfer of your Personal Information or other information that we may have in the event of our bankruptcy, reorganization, insolvency, receivership or an assignment for the benefit of creditors, and you expressly agree and consent to the use and/or transfer of your Personal Information or other information in connection with a sale or transfer of some or all of our assets in any of the above described proceedings. Furthermore, we cannot and will not be responsible for any breach of security by any third parties or for any actions of any third parties that receive any of the information that is disclosed to us.

#### **Information from Children**

We do not collect Personal Information from any person that we know to be under the age of thirteen (13). Specifically, the Website is not intended or designed to attract children under the age of thirteen (13). You affirm that you are either more than 18 years of age, or an emancipated minor, or possess legal parental or guardian consent, and are fully able and competent to enter into the terms, conditions, obligations, affirmations, representations, and warranties set forth in this Privacy Notice, and to abide by and comply with this Privacy Notice. In any case, you affirm that you are over the age of 13, as **THE WEBSITE IS NOT INTENDED FOR CHILDREN UNDER 13 THAT ARE UNACCOMPANIED BY HIS OR HER PARENT OR LEGAL GUARDIAN.**

Parents should be aware that FNF's Privacy Notice will govern our use of Personal Information, but also that information that is voluntarily given by children – or others – in email exchanges, bulletin boards or the like may be used by other parties to generate unsolicited communications. FNF encourages all parents to instruct their children in the safe and responsible use of their Personal Information while using the Internet.

#### **Privacy Outside the Website**

The Website may contain various links to other websites, including links to various third party service providers. FNF is not and cannot be responsible for the privacy practices or the content of any of those other websites. Other than under agreements with certain reputable organizations and companies, and except for third party service providers

whose services either we use or you voluntarily elect to utilize, we do not share any of the Personal Information that you provide to us with any of the websites to which the Website links, although we may share aggregate, non-Personal Information with those other third parties. Please check with those websites in order to determine their privacy policies and your rights under them.

#### **European Union Users**

If you are a citizen of the European Union, please note that we may transfer your Personal Information outside the European Union for use for any of the purposes described in this Privacy Notice. By providing FNF with your Personal Information, you consent to both our collection and such transfer of your Personal Information in accordance with this Privacy Notice.

#### **Choices with Your Personal Information**

Whether you submit Personal Information to FNF is entirely up to you. You may decide not to submit Personal Information, in which case FNF may not be able to provide certain services or products to you.

You may choose to prevent FNF from disclosing or using your Personal Information under certain circumstances (“opt out”). You may opt out of any disclosure or use of your Personal Information for purposes that are incompatible with the purpose(s) for which it was originally collected or for which you subsequently gave authorization by notifying us by one of the methods at the end of this Privacy Notice. Furthermore, even where your Personal Information is to be disclosed and used in accordance with the stated purposes in this Privacy Notice, you may elect to opt out of such disclosure to and use by a third party that is not acting as an agent of FNF. As described above, there are some uses from which you cannot opt-out.

Please note that opting out of the disclosure and use of your Personal Information as a prospective employee may prevent you from being hired as an employee by FNF to the extent that provision of your Personal Information is required to apply for an open position.

If FNF collects Personal Information from you, such information will not be disclosed or used by FNF for purposes that are incompatible with the purpose(s) for which it was originally collected or for which you subsequently gave authorization unless you affirmatively consent to such disclosure and use.

You may opt out of online behavioral advertising by following the instructions set forth above under the above section “Additional Ways That Information Is Collected Through the Website,” subsection “Third Party Opt Out.”

#### **Access and Correction**

To access your Personal Information in the possession of FNF and correct inaccuracies of that information in our records, please contact us in the manner specified at the end of this Privacy Notice. We ask individuals to identify themselves and the information requested to be accessed and amended before processing such requests, and we may decline to process requests in limited circumstances as permitted by applicable privacy legislation.

#### **Your California Privacy Rights**

Under California’s “Shine the Light” law, California residents who provide certain personally identifiable information in connection with obtaining products or services for personal, family or household use are entitled to request and obtain from us once a calendar year information about the customer information we shared, if any, with other businesses for their own direct marketing uses. If applicable, this information would include the categories of customer information and the names and addresses of those businesses with which we shared customer information for the immediately prior calendar year (e.g., requests made in 2013 will receive information regarding 2012 sharing activities).

To obtain this information on behalf of FNF, please send an email message to [privacy@fnf.com](mailto:privacy@fnf.com) with “Request for California Privacy Information” in the subject line and in the body of your message. We will provide the requested information to you at your email address in response.

Please be aware that not all information sharing is covered by the “Shine the Light” requirements and only information on covered sharing will be included in our response.

Additionally, because we may collect your Personal Information from time to time, California’s Online Privacy Protection Act requires us to disclose how we respond to “do not track” requests and other similar mechanisms. Currently, our policy is that we do not recognize “do not track” requests from Internet browsers and similar devices.

#### **Your Consent to This Privacy Notice**

By submitting Personal Information to FNF, you consent to the collection and use of information by us as specified above or as we otherwise see fit, in compliance with this Privacy Notice, unless you inform us otherwise by means of the procedure identified below. If we decide to change this Privacy Notice, we will make an effort to post those changes on the Website. Each time we collect information from you following any amendment of this Privacy Notice will signify your assent to and acceptance of its revised terms for all previously collected information and information collected from you in the future. We may use comments, information or feedback that you may submit in any manner that we may choose without notice or compensation to you.

If you have additional questions or comments, please let us know by sending your comments or requests to:

Fidelity National Financial, Inc.  
601 Riverside Avenue  
Jacksonville, Florida 32204  
Attn: Chief Privacy Officer  
(888) 934-3354  
[privacy@fnf.com](mailto:privacy@fnf.com)

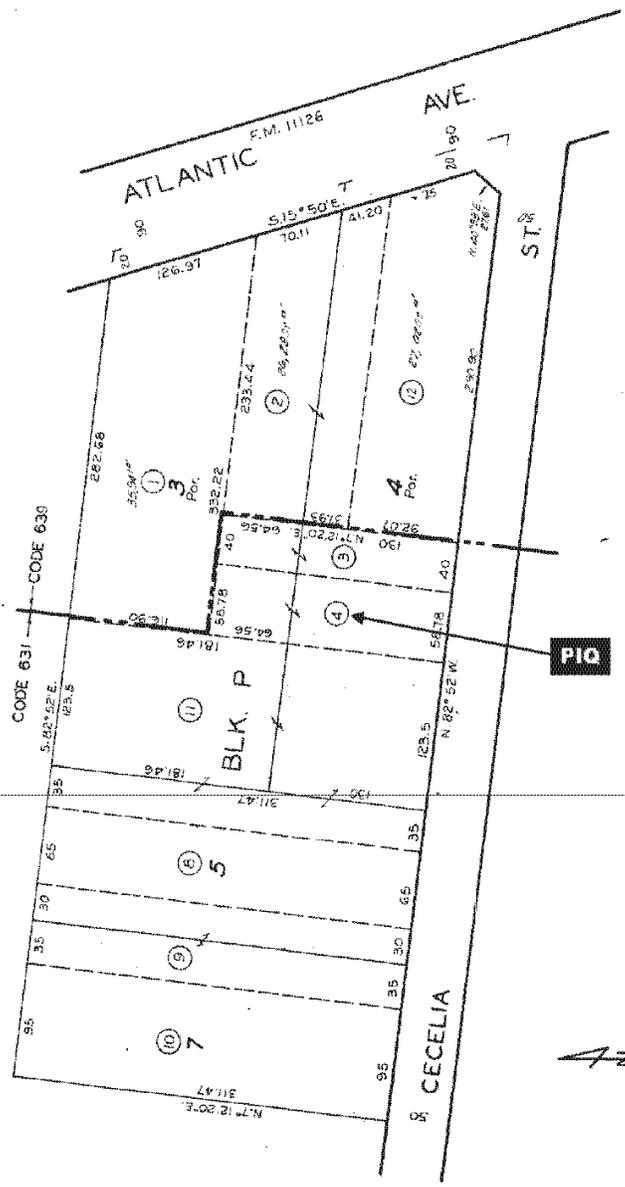
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EFFECTIVE AS OF: JANUARY 24, 2014

LAST UPDATED: JANUARY 24, 2014

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 7-3-60  
 7-6-64  
 2-9-67  
 2-2-68  
 29-3-69  
 1-1-69  
 7/18/69

6224 22  
 CASE 1-80



TRACT NO. 349  
 M.B. 14-194-195



CODE  
 631  
 639

FOR PREV. ASSMT. SEE 1943-22

ASSESSOR'S MAP  
 COUNTY OF LOS ANGELES, CALIF.

**OWNER'S DECLARATION**

The undersigned hereby declares as follows:

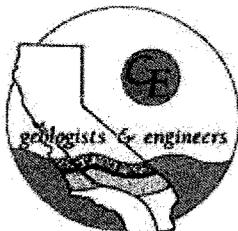
1. (Fill in the applicable paragraph and strike the other)
  - a. Declarant ("Owner") is the owner or lessee, as the case may be, of certain premises located at \_\_\_\_\_, further described as follows: See Preliminary Report/Commitment No. **08013978-919-JMH-Q60** for full legal description (the "Land").
  - b. Declarant is the \_\_\_\_\_ of \_\_\_\_\_ ("Owner"), which is the owner or lessee, as the case may be, of certain premises located at \_\_\_\_\_, further described as follows: See Preliminary Report/Commitment No. **08013978-919-JMH-Q60** for full legal description (the "Land").
2. (Fill in the applicable paragraph and strike the other)
  - a. During the period of six months immediately preceding the date of this declaration no work has been done, no surveys or architectural or engineering plans have been prepared, and no materials have been furnished in connection with the erection, equipment, repair, protection or removal of any building or other structure on the Land or in connection with the improvement of the Land in any manner whatsoever.
  - b. During the period of six months immediately preceding the date of this declaration certain work has been done and materials furnished in connection with \_\_\_\_\_ upon the Land in the approximate total sum of \$\_\_\_\_\_, but no work whatever remains to be done and no materials remain to be furnished to complete the construction in full compliance with the plans and specifications, nor are there any unpaid bills incurred for labor and materials used in making such improvements or repairs upon the Land, or for the services of architects, surveyors or engineers, except as follows: \_\_\_\_\_. Owner, by the undersigned Declarant, agrees to and does hereby indemnify and hold harmless **Commonwealth Land Title Company** against any and all claims arising therefrom.
3. Owner has not previously conveyed the Land; is not a debtor in bankruptcy (and if a partnership, the general partner thereof is not a debtor in bankruptcy); and has not received notice of any pending court action affecting the title to the Land.
4. Except as shown in the above-referenced Preliminary Report/Commitment, there are no unpaid or unsatisfied mortgages, deeds of trust, Uniform Commercial Code financing statements, claims of lien, special assessments, or taxes that constitute a lien against the Land or that affect the Land but have not been recorded in the public records.
5. The Land is currently in use as \_\_\_\_\_; \_\_\_\_\_ occupy/occupies the Land; and the following are all of the leases or other occupancy rights affecting the Land:  
\_\_\_\_\_
6. There are no other persons or entities that assert an ownership interest in the Land, nor are there unrecorded easements, claims of easement, or boundary disputes that affect the Land.
7. There are no outstanding options to purchase or rights of first refusal affecting the Land.

This declaration is made with the intention that **Commonwealth Land Title Company** (the "Company") and its policy issuing agents will rely upon it in issuing their title insurance policies and endorsements. Owner, by the undersigned Declarant, agrees to indemnify the Company against loss or damage (including attorneys fees, expenses, and costs) incurred by the Company as a result of any untrue statement made herein.

I declare under penalty of perjury that the foregoing is true and correct and that this declaration was executed on \_\_\_\_ at \_\_\_\_\_.

Signature: \_\_\_\_\_

*California*



*Environmental*

**ENVIRONMENTAL SITE ASSESSMENT - PHASE I**

Commercial Property  
APN 6224-022-001  
8135 Atlantic Avenue  
Cudahy, California, 90201

FOR

**CUDHAY ECONOMIC DEVELOPMENT CORPORATION**

5218 Santa Ana Street  
Cudahy, CA 90201  
Mr. Oliver Mujica

CE Job No. EV0812-3222

November 2012

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- Figure 2 - Plot Plan

### APPENDICES

- I. Environmental Field Reconnaissance Checklist, Field Interview and User Questionnaires
- II. EDR City Directory, Aerial Photographs, Sanborn Maps, and Topographic Maps
- III. Building Permits
- IV. Agency Inquiry and Response Letters
- V. EDR Radius Map with GeoCheck

## 1.0 EXECUTIVE SUMMARY

An Environmental Site Assessment - Phase I was prepared for the subject property located at 8135 South Atlantic Avenue, Cudahy, California 90201. The scope of work for the Phase I meets ASTM E 1527-05 *Standard Practice for Environmental Site Assessments*. The purpose of the Phase I report is to provide information regarding the potential for hazardous material impacts to the soil and groundwater beneath the subject property. Such threats or material threats are identified in this report as recognized environmental conditions (REC). The extent of this evaluation in conjunction with owner/client supplied data is intended to satisfy the requirements of all appropriate inquiry into the previous ownership and uses of the property. The scope of the work included a site reconnaissance, research of land use records and other sources for preliminary indications of hazardous material use, storage, or disposal at the property and/or on contiguous parcels.

Historical site utilization research indicates that the subject property was initially developed for residential use during the 1940s. Building permit records indicate that the current structure was completed during the mid-1950s as a bakery goods distribution center. The property was also used as a toy warehouse and furniture manufacturer in the 1960s. Western Diesel Electric occupied the subject property from the early 1980s through the mid-1990s (?). The subject property is currently occupied by Platinum Auto Body, which conducts auto frame/body repair work. Hazardous materials in the form of paints and solvents are used and stored onsite.

The subject property is identified on the standard government databases researched in the report. The former occupant of the property, Western Diesel Electric is listed as a small quantity generator of oily wastewater. The site is also listed in the FINDS, LA COUNTY HMS, and HAZNET databases. There are no underground storage tank files maintained by the County of Los Angeles Department of Public Works for the property. An industrial waste file was found for the subject site. The file contains inspection notices and a notice of violation. The notice of violation was issued to Western Diesel Electric for improper disposal of oily wastewater into floor drains that were connected to the sanitary sewer. Western Diesel Electric was required to abate this practice by sealing up the floor drains.

The nearest listed contaminated site to the subject property is the adjacent Grande Vista Steel and Metal company located to the south of the site. Low concentrations of fuel constituents were found during removal of an underground tank. The LACDPW issued case closure for this adjacent property in 2008. A second property located at 8111 South Atlantic Avenue also reported a release from underground tanks. This site is located approx 250 feet north of the subject property. Soil to depths of 65 feet is impacted with fuels. Assessment data reveals that the release was abated and the plume appears stable and contracting. The lead enforcement agency, the RWQCB, issued case closure for this property in January of 2012. It is considered unlikely that these identified offsite impacted properties would significantly affect the soil and groundwater quality beneath the subject site.

A data failure was encountered during preparation of this report. The current tenant of the site, Platinum Auto Body, did not return the environmental questionnaire. Review of recorded land title records

including evidence of environmental liens or activity use in the limitations was not completed. These records should be obtained and reviewed by the user of this report.

**This assessment has revealed evidence of a recognized environmental condition in connection with the subject property.** The current practice of allowing wastewater, possibly contaminated, to accumulate in the degraded asphalt pavement on the north and south sides of the property should be abated. The wastewater should be collected, properly profiled and disposed of accordingly. Testing of shallow soil should be implemented to evaluate if this wastewater practice has impacted shallow soil and/or groundwater beneath the property. It is recommended that the containers of hazardous materials, especially the 55-gallon drums of waste materials be provided with secondary containment.

## 2.0 INTRODUCTION

The following report presents the findings of the Environmental Site Assessment - Phase I prepared for the subject property located at 8135 Atlantic Avenue, California 90201. The scope of the Phase I study meets ASTM E 1527-05 *Standard Practice for Environmental Site Assessments* and included research of available land use records and other sources for preliminary indications of hazardous material use, storage or disposal at the property. The findings of this study are intended to provide information to the client regarding potential hazardous material impacts to the soil and groundwater beneath the site.

The scope of the investigation was conducted in general accordance with ASTM Standard Practice for Environmental Site Assessments – Phase I, Environmental Site Assessment Process ASTM E 1527-05. The steps outlined in this process are intended to permit a user (client) to satisfy one of the requirements to qualify for the innocent land owner, contiguous property owner, or bona fide purchaser limitations on CERCLA liability. Specifically, this report along with certain obligations of the client, constitutes All Appropriate Inquiry (AAI) into the previous ownership and uses of the property consistent with the standard of care as practiced in this area by environmental professionals. A main component of the assessment is to identify recognized environmental conditions as they may affect the subject property. As defined by ASTM E 1527-05, a recognized environmental condition (REC) means *"the presence or likely presence of any hazardous substances or petroleum products on a property under conditions that indicate an existing release, past release, or a material threat of a release of any hazardous substances or petroleum products into structures on the property or into the ground, groundwater, or surface water of the property."*

An important component of complying with the ASTM E 1527-05 Standard is information to be obtained or in the possession of the client and/or seller of the property. Such information includes obtaining and review of a recent title report, any specialized information regarding the site or surrounding area which may give rise to identification of a recognized environmental condition, and/or reasons given by the seller should the purchase price be significantly lower than what would be reasonably expected for a property of similar size and value. Often a real estate appraiser is commissioned to evaluate the purchase or sale price of a property. Such an appraisal is outside the scope of this Phase I Assessment report.

The independent conclusions represent California Environmental's (CE) professional judgment based on the conditions that existed and the information and data available during the course of study. Factual information regarding operations, conditions, and test data provided by the client, the owner or their representatives have been assumed to be correct and complete. This report includes **GENERAL FINDINGS** and **CONCLUSIONS AND RECOMMENDATIONS**, which together with the remainder of this report are subject to the **NOTICE** at the end of the report. **This report was prepared for the sole use and reliance by the client as identified on the title page of this report. Use of this report by other entities is expressly forbidden unless permission is granted by the client and CE.**

The scope of work included:

- A walkover of the site.
- Review of client/owner supplied information.
- Review of building and grading permits on file with the City of Cudahy and the County of Los Angeles Building Department.
- Review of underground storage tank files and industrial waste records maintained by the County of Los Angeles Department of Public Works-Underground Storage Tank and Hazardous Materials Divisions.
- Review of historical USGS topographic maps and historical aerial photographs maintained by EDR Company.
- Research of historical Sanborn Fire Insurance Maps maintained by EDR Company.
- Contact with the California Environmental Protection Agency, Department of Toxic Substances Control to review their files.
- Contact with the California Environmental Protection Agency, Regional Water Quality Control Board to review their files.
- Contact with the Los Angeles County Health Department to review their files.
- Contact with the South Coast Air Quality Management District to review their files.

- Review of the DOMS Online Mapping Program, Oil Field Maps, and oil well records maintained by the State of California Division of Oil, Gas, and Geothermal Resources.
- Review of Los Angeles County Landfill Maps.
- Review of the following lists and maps of suspect or known contaminated sites; a complete listing of these sources is contained within **APPENDIX V**.
  - California Regional Water Quality Control Board, (RWQCB) - *Computer Case Listing of Reported Underground Tank Leaks*, covering Los Angeles County.
  - California Department of Health Services - *Hazardous Waste and Substance Sites - Cortese List and Contaminated Wells List*, which includes the *Bond Expenditure Plan (BEP)* sites.
  - California Environmental Protection Agency, Facility and Manifest Data, HAZNET.
  - Historical California Environmental Protection Agency, Department of Toxic Substances Control - *CalSites List*.
  - California Department of Health Services, *Hazardous Waste Information System (HWIS)* and Tanner Report.
  - California Integrated Waste Management Board, *Solid Waste Information System - (SWIS) List*.
  - State Water Resources Control Board, *Toxic Pits Clean-up Act (Toxic Pits)*.
  - State Water Resources Control Board, *Hazardous Substance Storage Container Database (UST, LUST, SLIC, and WDS)*.
  - U.S. Environmental Protection Agency - *National Priorities List (NPL)*.
  - U.S. Environmental Protection Agency - *Comprehensive Environmental Response, Compensation, and Liability Information System (CERCLIS)*.
  - U.S. Environmental Protection Agency, *Toxic Release Inventory System (TRIS)*.
  - U.S. Environmental Protection Agency, *Resource Conservation and Recovery Information, System Treatment, Storage and Disposal Facilities, (RCRA-TSDF)*.
  - U.S. Environmental Protection Agency, *Resource Conservation and Recovery Information System, Large Quantity Generators, (RCRA-LQG)*.

- U.S. Environmental Protection Agency, *Resource Conservation and Recovery Information System, Small Quantity Generators, (RCRA-SQG)*.
- U.S. Environmental Protection Agency - *Superfund Amendment and Reauthorization Act, Title III, (SARA Title III)*.
- U.S. Environmental Protection Agency, *Emergency Response Notification System (ERNS)*.
- U.S. Environmental Protection Agency, *Facility Index System (FINDS)*.
- U.S. Environmental Protection Agency, *Civil Enforcement Docket (DOCKET)*.
- A review of government records databases of suspect or known contaminated sites and historical city directories research was performed by EDR Company. The results of the search are summarized in this report. The EDR reports are enclosed in **APPENDICES II and V**.
- Review of previous environmental reports prepared by CE for nearby properties.
- Preparation of this report.

### **3.0 SITE DESCRIPTION**

#### **3.1 LOCATION AND LEGAL DESCRIPTION**

The subject property is located in the west side of Atlantic Avenue approximately 200 feet north of Cecilia Street, the City of Cudahy, California; see **FIGURE 1 - VICINITY MAP**. The current street address for the property is 8135 Atlantic Avenue. The Los Angeles County Tax Assessor's office records indicate the Assessor's Parcel Number (APN) for the subject property is 6224-022-001.

#### **3.2 SITE RECONNAISSANCE**

The site conditions were observed during a reconnaissance conducted by Mr. Charles I. Buckley of California Environmental on August 15, 2012. California Environmental completed an Environmental Field Reconnaissance Checklist during the site reconnaissance. An Environmental Field Interview and User Questionnaires were provided to the current occupant of the property. The Field/User Questionnaire was not returned. The Environmental Field Reconnaissance Checklist is included in **APPENDIX I**. The features described below are shown on the enclosed **FIGURE 2 - PLOT PLAN**. Photographs of the subject property are attached in the **ILLUSTRATIONS** section of this report.

##### **3.2.1 Description of Property/Proposed Project**

The subject property consists of one roughly rectangular shaped parcel of land that encompasses approximately 32,000 square feet. The property is developed with a one-story, brick masonry/stucco commercial building originally constructed in the mid-1950s. The building is occupied by Platinum Auto Body and is used for automotive body repair work. Several covered work areas are present at the northwest and southwest corners of the building. Asphalt paved parking and work areas are present east, north and south of the structure. Access to the property is via paved driveway from Atlantic Avenue, located on the east side of the subject property.

### **3.2.2 Adjacent Properties**

The subject property is bordered by a mobile homes and a vacant commercial building to the north, Atlantic Avenue to the east, and an unoccupied steel and metal supply facility, the former Grand Vista Steel & Metal Supply to the south and by a commercial structure and Tract 349 Mutual Water Co. (offices, water well and holding tank) facilities to the west.

### **3.2.3 Topography and Drainage**

The subject property is nearly level. The topographic elevation of the subject property is approximately 120 feet amsl. Drainage from the site is by sheetflow towards the adjacent city street. No evidence of surface drains, catch basins, or sumps were observed on the subject property at the time of the site reconnaissance. Puddles of standing water were observed within the degraded asphalt pavement on the north and south sides of the structure.

### **3.2.4 Past Uses of the Property**

No evidence of the past use, treatment, storage, disposal or generation of hazardous substances was observed on the subject property at the time of the site reconnaissance.

### **3.2.5 Use of Hazardous Substances**

Hazardous substance use was observed on the subject property at the time of the site reconnaissance. Automotive chemicals and paints are utilized onsite as part of the auto body repair activities. 55-gallon drums of hazardous paint waste and 5 gallon containers of paints, solvents and thinners were observed on the south side of the structure. The containers were not provided with secondary containment. No evidence of significant spills was observed during the site walk.

### **3.2.6 Storage Tanks**

No evidence of existing aboveground or underground storage tanks, clarifiers, sumps, or grease interceptors was observed on the subject property at the time of the site reconnaissance.

### **3.2.7 Containers of Hazardous or Unidentified Substances**

Containers of automotive chemicals and paints are utilized onsite as part of the auto body repair activities. 55-gallon drums of hazardous paint waste and 5 gallon containers of paints, solvents and thinners were observed on the south side of the structure. The containers were not provided with secondary containment.

### **3.2.8 Solid Waste Disposal**

Several trash bins were observed on the south side of the property. The bins contained non-hazardous waste. No evidence of onsite disposal or landfill of solid waste material was observed on the subject property at the time of the site reconnaissance.

### **3.2.9 Poly-Chlorinated Biphenyl's (PCBs)**

No evidence of PCB containing transformers or equipment was observed on the subject property at the time of the site reconnaissance. Fluorescent light fixtures were observed in the subject building. Fluorescent light fixtures manufactured prior to 1977 (and fluorescent light fixtures without a date of manufacture) may have ballasts capacitors that contain PCBs, which is recognized by the EPA as a suspect carcinogen. Used fluorescent lamp tubes are considered to be hazardous mercury-bearing waste requiring proper disposal in accordance with local, state, and federal requirements. The onsite ballasts were not inspected during the site reconnaissance.

Due to the date of construction of the subject building in the early to mid-1950s, it is considered possible that the onsite ballasts contain PCB concentrations greater than the federal action limit of 50 parts per million (ppm). It is recommended that the fluorescent light fixtures be inspected for PCB content labels prior to disposal.

### **3.2.10 Heating/Cooling Equipment**

Heating and cooling equipment was not observed at the time of the site reconnaissance.

### **3.2.11 Asbestos Containing Building Materials (ACM)**

Sampling of suspect asbestos containing material (ACM) was not included in the scope of work for this study. Suspect ACM was observed in the form of floor tiles, linoleum, ceiling tiles, joint compound, wallboard. Due to the age of construction of the subject building (early to mid-1950s), it is recommended that an asbestos survey be conducted by a certified asbestos consultant prior to renovation or demolition of the subject buildings.

### **3.2.12 Wastewater Disposal Systems**

Wastewater treatment or disposal systems were not observed on the subject property at the time of the site reconnaissance. No evidence of wastewater treatment or disposal systems was observed on the subject property at the time of the site reconnaissance. It is not uncommon for early development properties to have onsite sewerage disposal systems such as seepage pits and/or cesspools.

### **3.2.13 Radon**

Radon hazard assessment was not included in the scope of this study. However, the EDR research report indicates the concentrations of radon at three sites located within the 90201 zip code in Los Angeles County were below the Federal Action level of four picoCurie per Liter (pCi/L).

### **3.2.14 Lead**

Sampling of suspect lead in paint was not included in the scope of work for this project. Lead content in paint was significantly reduced in 1977. Due to the date of construction of the subject building in the 1950s, it is considered possible that lead based paint was utilized onsite. It is recommended that a lead based paint survey be conducted by a certified lead consultant prior to any renovation or demolition of the subject buildings. The paint coating of the structures was in good condition at the time of the site reconnaissance.

### **3.2.15 Wells**

No evidence of dry wells, irrigation wells, injection wells, abandoned wells, monitoring wells or other wells was observed on the subject property at the time of the site reconnaissance.

### **3.2.16 Odor**

No evidence of strong, pungent or noxious odors was noted on the subject property at the time of the site reconnaissance.

### **3.2.17 Stressed Vegetation**

No evidence of stressed vegetation was observed on the subject property at the time of the site reconnaissance.

### **3.2.18 Staining or Residue**

Areas of minor paint staining were observed on the interior and exterior paved surfaces. No evidence of significant staining or residue was observed on the subject property at the time of the site reconnaissance.

### **3.2.19 Pits, Ponds, or Lagoons**

No evidence of pits, ponds, and/or lagoons was observed on the subject property at the time of the site reconnaissance.

### **3.2.20 Potable Water Supply**

The local water company supplies water to the subject property.

### **3.2.21 Sewage Disposal System**

The subject property is connected to the public sewage disposal system.

### **3.2.22 Other Conditions of Concern**

No other conditions of environmental concern regarding potential sources for soil and groundwater contamination were observed on the subject property at the time of the site reconnaissance.

### **3.3 SITE DRIVE-BY**

A drive-by of the area within one-quarter mile of the property was conducted to help identify nearby sites that possibly use, store or generate hazardous materials. The subject property is located within a commercial/industrial area of Cudahy. No service stations are located on the properties adjacent to the subject property. A list of selected environmental risk sites identified within a one-quarter mile radius of the subject property is included in the **STANDARD ENVIRONMENTAL RECORDS SOURCES** section of this report.

## **4.0 PREVIOUS WORK**

No previous environmental reports were obtained for the subject for the subject property. CE prepared a Phase I Assessment report for the adjacent property to the south of the subject property; *ENVIRONMENTAL SITE ASSESSMENT - PHASE I, Grande Vista Steel & Metal Supply Co; APNs 6224-022-002, 003, 004 and 012, 8201 and 8221 S. Atlantic Avenue 4629 and 4633 Cecilia Street Cudahy, CA 9020, dated April 2012.*

Historical site utilization research indicates the adjacent property was undeveloped in 1901. The property was developed with three dwellings and detached garages in 1929. Rose Trucking Line

occupied the property in 1944. Western Welding Service occupied the property in 1946. A loading dock was constructed in 1947 for C.S. Schmidt. The property was developed with the existing structures prior to 1950. Historical city directories indicate that John Stang Yard occupied the property from 1954 through 1964. Sub Grade Engineering occupied the property in 1958 and 1964. Grande Vista Steel & Metal Supply Co. occupied the property from 1967 through 2000. Hobby Heaven occupied the property in 2000 and 2006. The property includes a residential structure and detached parking garage, a two-story stucco office building, a metal warehouse building, and a loading dock. Scrap metal, wood debris, metal bins, several vehicles, and trailers are stored throughout the property. No evidence of hazardous substance use was observed on the subject property at the time of the site reconnaissance.

The adjacent property is listed on the standard environmental government sources researched in this report. Grande Vista Steel & Metal Supply is listed as a facility that had a reported release of fuel on the LUST database. Records regarding the underground storage tanks and fuel release data are on file under John Stang and Grande Vista Steel & Metal Supply with the County of Los Angeles Department of Public Works-HMS database. The 1985 Schulman Investment Trust is listed as a generator of hazardous materials on the HAZNET database. Records provided to CE included subsurface site assessment reports and agency *No Further Action* letters associated with removal of a 1,000-gallon and a 4,000-gallon underground fuel storage tanks, a sand/grease trap, and waste water separator (clarifier).

KCE Matrix prepared four closure reports for the property following the removal and soil sampling beneath one 4,000-gallon gasoline UST (September 5, 2007), a three-stage clarifier (November 1, 2007), a 1,000-gallon fuel UST (November 24, 2009), and a wastewater separator/sump (November 24, 2009). The substructures were removed under permits obtained from the County of Los Angeles Department of Public Works and the County of Los Angeles Fire Department. The County of Los Angeles Department of Public Works issued a *No Further Action* for the abandonment work.

This Phase I assessment report for the adjacent property to the south identified no evidence of a recognized environmental condition in connection with that property. One 1,000 and one 4,000-gallon underground fuel storage tanks, a clarifier and sand/grease trap were removed from the property. Grand Vista Steel & Metal Supply was issued *No Further Action* letters from County of Los Angeles for the

removal of the tanks, clarifier, and sand/grease trap. The issuance of the *No Further Action* letters is considered a historical recognized environmental condition.

## 5.0 GEOLOGY AND HYDROGEOLOGY

The subject property is located within the Central Groundwater Basin of the Los Angeles Coastal Plain. Alluvial deposits consisting of gravel, sand, silt and some clay underlie the site. The Los Angeles River is located approximately 4,000 feet to the east. The depth to first groundwater beneath the site is estimated at 50-60 feet bgs. Depth to first groundwater information was obtained nearby industrial facility (1000 feet south) located near the intersection of Ardine Street and Salt Lake Avenue. Groundwater monitor wells were installed as part of assessment work at that location. The groundwater wells were sounded in December 2012. The depth to groundwater was measured at 50-60 feet bgs. The groundwater gradient is towards the southwest. The service station at 8111 S. Atlantic Ave (250 ft north of the site) had shallow groundwater monitor wells installed to evaluate a fuel release to groundwater. The depth to groundwater in 2011 was 47 ft below the ground surface. The groundwater flow direction was reported to be southerly.

The Los Angeles County Department of Public Works Hydrological Records Division maintains well information for the County of Los Angeles. The nearest production well for which public information is available is well 1542F, which is located east of the Wilcox Avenue and Cecelia Street intersection, approximately one-half of a mile east of the subject property. The well was initially gauged on April 15, 1988. The depth to groundwater in November 28, 2000 was 98.0 feet bgs. The ground surface elevation for the well is 114.0 feet above mean sea level. The well was destroyed in September 2009. The adjacent property to the west contains a groundwater extraction well for Tract 349 Mutual Water Company. The operator of the well indicates the well is approximately 1000 feet deep with a static water level of approximately 100 feet. The well is sealed in the upper 100 feet and is screened below a depth of 500 feet.

## 6.0 SITE UTILIZATION HISTORY

### 6.1 HISTORICAL CITY DIRECTORIES

EDR Company was contacted to research historical city directories for the subject property and adjacent sites. The city directories were reviewed at approximately five year intervals spanning from 1920-2004. A summary of city directories reviewed for the subject property is included in **TABLE I**. The EDR City Directory is attached in **APPENDIX II**.

**TABLE I**  
**Historical City Directories**

Year	Use/User	Source
	8135 Atlantic Avenue Cudahy, CA 90201	
1967	House of Toys	Pacific Telephone
2006	Dominguez Distributor Inc	Haines Company, Inc.

### 6.2 BUILDING PERMIT RESEARCH

The County of Los Angeles Department of Building and Safety was contacted for the purpose of researching building permits and Certificates of Occupancies for the property. The building permit information found for the property address indicates that the building was originally constructed in the mid-1950s as a bakery goods distribution center. Other operations for the subject building include a toy wholesale warehouse (late 1960s) and furniture manufacturer (1962). A Notice of Violation (NOV) from L.A. County (April 1984) was contained in the permit file. The NOV was issued to Western Diesel Electric Company for illegal discharge of engine wash water. Various other permits were on file for building improvements (connect to sanitary sewer-1955), repairs (cap floor drains-1984), and upgrades to accommodate the changing building utilization. Copies of the permits are included in **APPENDIX III**.

### **6.3 UNDERGROUND STORAGE TANK PERMIT RESEARCH**

The County of Los Angeles Department of Public Works (Underground Storage Tank and Hazardous Materials Divisions) was contacted to obtain files containing underground storage tank (UST) records and industrial waste files for the subject property. File 9091-108093 is maintained for the property. The file contains inspection reports and data regarding a Notice of Violation (NOV-1984) issued to Western Diesel Electric for improper discharge of engine wash down water to the sanitary sewer via onsite floor drains. The drains were required to be abandoned. The inquiry and response letters are attached in **APPENDIX IV**.

### **6.4 STATE REGULATORY AGENCY FILE REVIEW**

Inquiry letters were sent to the State of California Department of Toxic Substances Control (DTSC) and the California Regional Water Quality Control Board – Los Angeles Region (RWQCB). Response letters from both agencies indicate that there were no records maintained for the subject property address. The agency inquiries and response letters are included in **APPENDIX IV**.

CalEPA DTSC and RWQCB online databases were also reviewed. The DTSC Envirostor lists Federal Superfund, State Response, Voluntary Clean-ups, School Clean-ups and Investigations, Military Evaluations and Geotracker LUFT/SLIC databases. The subject property (Western Diesel Electric) is listed on the RCRA-SQG, FINDS, LA CO. HMS and Haznet databases researched for this report. Western Diesel Electric produced waste oil wastewater, which was disposed of offsite in 1999. No violations were listed. The adjacent property to the south, Grande Vista Steel & Metal Co. had a reported release of xylenes to soil following the removal of one 4,000-gallon underground storage tank. The 4,000-gallon gasoline UST was located adjacent to the west of the former warehouse building. The County of Los Angeles Department of Public Works issued a closure letter on April 7, 2008. The UST Closure Report for Grande Vista is summarized in **SECTION 4.0 PREVIOUS WORK**.

The nearest listed contaminated sites to the subject property is the service station site located at 8111 S. Atlantic Ave located approximately 250 feet to the north. A release of gasoline was reported and

assessment/clean up work was conducted under the jurisdiction of the LARWQCB. Soil was impacted with fuels to a depth of 65 ft. Groundwater at a depth of 47 feet was impacted with fuels. Groundwater flow is towards the south. The LARWQCB issued case closure for the property in 2012.

## **6.5 LACHD AND SCAQMD FILE REVIEW**

Inquiry letters were sent to the Los Angeles County Health Department (LACHD) and South Coast Air Quality Management District (SCAQMD) for any information they may have regarding soil, water or air contamination at the subject property. The agency inquiries are included in **APPENDIX IV**. A copy of a Permit to Operate a paint spray booth was provided by the SCAQMD for the current occupants of the subject property, Platinum Auto Body. A review of the SCAQMD Facility Information Detail (FIND) database indicates that Platinum Auto Body was in violation of compliance in 2009 after installing a paint spray booth without a Permit to Operate. SCAQMD records include inspection notices for Western Diesel electric and Cudahy Collision Center. A response letter from LACHD indicates that there are no records maintained for the subject property address. The agency inquiry and response letters and the SCAQMD FIND database records are included in **APPENDIX IV**.

## **6.6 HISTORICAL AERIAL PHOTOGRAPH RESEARCH**

Historical aerial photographs were reviewed as part of this study. The photographs are part of the aerial photograph collections maintained by the EDR Company. Nine photographs were reviewed for the subject property. The photographs are summarized below in **TABLE II**. The aerial photographs are attached in **APPENDIX II** of this report.

**TABLE II**  
**Historical Aerial Photographs**

Date	Flight No.	Description
1928	Fairchild	Subject property is undeveloped. Property is bound to the north by undeveloped land; to the west and south by residential property; and to the east by Atlantic Avenue with residential property beyond.
1938	Laval	Subject property with small shed and coops Property is bound to the north and west by light agricultural land land; to the south by residential properties and Cecelia Street beyond; and to the east by Atlantic Avenue with developed property beyond.
1947	Fairchild	Subject property is developed with several buildings. Property is bound to the north and west by developed property; to the south by agricultural/residential property with Cecelia Street beyond; and to the east by Atlantic Avenue with developed property beyond.
1956	Fairchild	Subject property is developed with several buildings. Property is bound to the north and west by developed property; to the south by residential buildings with Cecelia Street beyond; and to the east by Atlantic Avenue with developed property beyond.
1965	Fairchild	Subject property is developed with commercial building. Water tank to the west. Property is bound to the north, south and west by commercial property; with Cecelia Street beyond; and to the east by Atlantic Avenue with developed property beyond.
1976	Teledyne	Subject property is developed with one commercial building. Property is bound to the north by a mobile home community, to the west and south by developed property; and to the east by Atlantic Avenue with developed property beyond.
1989	USGS	Subject and adjacent properties remain as previously described in the 1976 aerial photograph.
1994	EDR	Subject and adjacent properties remain as previously described in the 1976 aerial photograph.
2005	EDR	Subject and adjacent properties remain as previously described in the 1976 aerial photograph.

### 6.7 HISTORICAL FIRE INSURANCE MAPS

The EDR Company was contacted to review historical fire insurance maps for the subject property. There is no Sanborn historical fire insurance map coverage for the subject property. The EDR response letter is included in **APPENDIX IV** of this report. Maps covering the subject property for two time periods (year) were found. The map descriptions are summarized below in **TABLE III**. Copies of the fire insurance maps are attached in the **ILLUSTRATIONS** section of this report

**TABLE III**  
**Historical Fire Insurance Maps**

Date	Description
1929	Subject site developed with several residential dwellings and sheds. Residential properties surround subject site.
1950	Subject site developed with several residential dwellings and sheds. Residential properties surround subject site
1966	Subject site developed with commercial warehouse used for toy storage. Machine shop building adjacent to the west. Trailer court to the north and commercial to the south.

## 6.8 HISTORICAL TOPOGRAPHIC MAP RESEARCH

Historical USGS topographic maps were provided by EDR Company and from online database sources. Maps covering the subject property for ten time periods were found. The map descriptions are summarized below in TABLE IV. The topographic maps are attached in APPENDIX II of this report.

**TABLE IV**  
**Historical Topographic Maps**

Date	Quadrangle	Description
1901	Southern CA Sheet I	Subject and adjacent properties are undeveloped.
1902	Downey	Subject and adjacent properties are undeveloped. Atlantic Avenue exists to the east.
1936	Bell	Subject and adjacent properties are undeveloped. Atlantic Avenue exists to the east.
1947	South Gate	Subject and adjacent properties are undeveloped. Atlantic Avenue exists to the east.
1949	South Gate	Subject and adjacent properties are located within an area of urban development. Property is bound to the east by Atlantic Avenue.
1952	South Gate	Subject and adjacent properties are located within an area of urban development. Property is bound to the east by Atlantic Avenue.
1953	Los Angeles	Subject and adjacent properties are located within an area of urban development. Property is bound to the east by Atlantic Avenue.
1964	South Gate	Subject and adjacent properties are located within an area of urban development. Property is bound to the east by Atlantic Avenue.
1972	South Gate	Subject and adjacent properties are located within an area of urban development. Property is bound to the east by Atlantic Avenue.
1981	Torrance	Subject and adjacent properties are located within an area of urban development. Property is bound to the east by Atlantic Avenue. The Los Angeles River is located approximately 1,000 feet to the east.

## 7.0 NEARBY CONTAMINATED SITES

### 7.1 LANDFILLS

The Major Waste System maps for Los Angeles County, the Solid Waste Information Systems (SWIS), and the Waste Management Unit Database (WMUD) were reviewed to identify landfills and transfer stations located near the property. Map no. 084-197 indicates that there are no landfills or transfer stations located within a 2,000-foot radius of the subject property. The EDR database report indicates that System Disposal Service Company exists approximately 1,000 feet west of the subject property. No active hazardous waste landfills are located within Los Angeles County.

## **7.2 OIL FIELD MAPS/METHANE HAZARD ZONES**

Oil field maps published by the State of California Division of Oil, Gas and Geothermal Resources (DOGGR) and online mapping systems (DOMS 2.0) were researched to determine if oil production occurred on or near the subject property. The nearest oil well to the subject property is the Oaks & Mead "Graham 1" an idle oil well located approximately 1,000 feet east the subject property. The property is not located within a recognized methane hazard zone or oil field.

## **7.3 STANDARD ENVIRONMENTAL RECORD SOURCES**

In addition to the above records, agency database lists were reviewed for known or suspected contaminated sites and for sites which store, generate or use hazardous materials near the subject property. The subject property is listed on the standard environmental government sources researched in this report. Western Diesel Electric listed as on the RCRA-SQG, FINDS, LOS ANGELES CO. HMS, HAZNET databases. Records regarding the underground storage tanks and fuel release for the adjacent property to the south are on file under John Stang and Grande Vista Steel & Metal Supply with the County of Los Angeles Department of Public Works. The 1985 Schulman Investment Trust is listed as a generator of hazardous materials on the HAZNET database. Offsite properties listed on the LOS ANGELES CO. HMS, NPDES, SLIC, WIP, RCRA-SQG, FINDS, CERCLIS, US ENG CONTROLS, ROD, UST INST CONTROLS, ENF, LA COUNTY Site Mitigation, HAZNET, EMI, UST, CA FID UST, SWEEPS UST, HIST UST, and CA WDS databases, are located nearby the subject property.

The nearest listed contaminated site to the subject property is the service station site located at 8111 S. Atlantic Ave located approximately 250 feet to the north. A release of gasoline was reported and assessment/clean up work was conducted under the jurisdiction of the LARWQCB. Soil was impacted with fuels to a depth of 65 ft. Groundwater at a depth of 47 feet was impacted with fuels. Groundwater flow is towards the south. The LARWQCB issued case closure for the property in 2012. It is considered unlikely that the soil and/or groundwater beneath the subject property are impacted from this offsite property. Selected environmental risk sites found to exist nearby the property are listed in **TABLE V**. The EDR Radius Map with GeoCheck is attached in **APPENDIX IV**.

**TABLE V**  
**Standard Environmental Record Sources**

Name	Address	Distance from Subject Property	Source(s)
Western Diesel Electric	8135 Atlantic Avenue	Subject Property	RCRA-SQG, FINDS, LOS ANGELES CO. HMS, HAZNET
Copper Drum	9316 Atlantic Avenue	Regional	NPL, Proposed NPL, CERCLIS, RCRA-SQG, US ENG CONTROLS, RODS, FINDS, UST INST ONTROLS, HIST UST, ENF, HIST CORTESE, SWEEPS UST, LOS ANGELES CO. HMS.HAZNET, EMI, ENVIROSTOR
Grande Visa Steel & Metal Supply	8221 S. Atlantic Avenue	Adjacent Property S	Los Angeles County HMS, LUST - case closed, SWEEPS UST, LOS ANGELES CO. HMS
Myers Enterprises D	4620 Cecelia Street	200 ft. SW	RCRA-NON GEN
Custom Chemical Formulators Inc.	4630 Cecelia Street	200 ft. SW	RCRA-SQG, FINDS, HIST UST, LA CO. SITE Mitigation, HAZNET
Richard Hatch Automotive	8214 Atlantic Avenue	250 ft. SE	RCRA-SQG, FINDS
Grahams Auto Electric SVC	8216 Atlantic Boulevard	250 ft. SE	RCRA-NON GEN, FINDS, LOS ANGELES CO. HMS
Scott Gasket Co.	8220 Atlantic Avenue	250 ft. SE	HIST UST
AAA Paperstock	4610 Santa Ana Street	100 ft. N	SWEEPS UST
Imperial Park Station 022 Antchau ARCO California Target -022	8111 Atlantic Avenue	250 ft N	UST, HIST UST, HIST CORTESE, LUST-case closed, HAZNET, SWEEPS UST, LOS ANGELES HMS
Atlantic Motors Auto, Porters Service	8100 Atlantic Avenue	250 ft N	RCRA-NonGen, FINDS, HIST UST, SWEEPS UST,
Quad Service, Inc.	4727 Cecelia Street	500 ft. SE	RCRA-SQG, FINDS
Cudahy Building Materials	8331 Atlantic Avenue	500 ft. SE	HIST CORTESE, LUST-case closed, LOS ANGELES HMS
ITL Inc.	8330 Atlantic Avenue	600 ft. SE	UST, WDS, NPDES, HIST UST, SWEEPS UST, LOS ANGELES CO HMS, HAZNET
Mobile	8029 Atlantic Avenue	500 ft. N	UST, SWEEPS UST, LOS ANGELES CO HMS, HIST UST
KMART	8017 Atlantic Avenue	800 ft. N	RCRA-SQG, FINDS, HIST UST
Myers Engineering, Inc.	8376 Salt Lake Avenue	755 ft. SW	RCRA-SQG, HAZNET
Day-Glo Color Corp.	4615 Ardine Street	780 ft. S	RCRA-LQG, FINDS, LOS ANGELES CO. HMS

Note: A search of public information databases may omit some nearby contaminated sites due to missing or inaccurate information in the public record. The orphan site summary in the EDR database report lists small quantity generators (i.e. auto repair and medical offices) of hazardous waste. The properties are located greater than 500 feet from the subject site and are not expected to have an impact on the subject property.

#### **7.4 POTENTIAL VAPOR ENCROACHMENT CONDITION (p-VEC)**

The State of California has adopted Indoor Air Quality Guidelines (CHHSL's) issued by CALEPA in 2005. Potential sources for indoor air contamination include degassing of solvents and other compounds from contaminated soil and contaminated groundwater. No evidence of soil and groundwater contamination that would suggest the potential impact of vapor encroachment into onsite structure was noted within the scope of this investigation.

### **8.0 GENERAL FINDINGS**

During the research phase of this study, the following information was obtained:

- Historical topographic map research indicates the subject property and adjacent properties were undeveloped until the late 1940s. By 1949, the subject property was in an area of urban development.
- The elevation of the subject property is 121 feet above mean sea level.
- Topographic contour lines in the vicinity of the subject and adjacent properties indicate a regional slope to the south
- Sanborn Fire Insurance Map research indicates the subject property was residential in 1929 – 1950. The commercial building was onsite (toy warehouse) in 1966.
- Historical aerial photograph research indicates that the subject property was undeveloped in 1938 with residential development until the 1950s. During and following 1960s, the area became a mixture of commercial, industrial, and residential development.
- Building permit records indicate the subject property was originally constructed in the early to mid-1950s as a bakery goods distribution center. Other operations for the subject building include a toy wholesale warehouse (late 1960s) and furniture manufacturer (1962). Various permits were obtained for building improvements, repairs, and upgrades to accommodate the changing building utilization.
- Historical city directories indicate that the subject property was listed as House of Toys in 1967 and Dominguez Distributors, Inc. in 2007.

- No underground storage tank records were found for the property. LACDPW industrial waste files contain inspection reports and a Notice of Violation for improper discharge of oily water to the sewer via a floor drain system.
- No records are maintained at DTSC for the subject property.
- No records are maintained at RWQCB for the subject property.
- A review of the SCAQMD Facility Information Detail (FIND) database indicates that Platinum Auto Body was in violation of compliance in 2009 after installing a paint spray booth without a Permit to Operate.
- No records are maintained at LACHD for the subject property.
- No landfills or transfer stations are located within a 2,000-foot radius of the subject property.
- No oil wells or oil fields are located within a 2,000-foot radius of the subject property.
- The subject property is not located within a recognized methane hazard zone.
- The subject property is identified on the environmental government sources researched in this report.
- The nearest listed contaminated site to the subject property is the case-closed service station located 250 ft to the north.
- The depth to groundwater beneath the subject property is approximately 50 feet bgs.
- A potential vapor encroachment condition (p-VEC) was not found associated with the subject property.
- The regional direction of groundwater flow is towards the south.

During the site reconnaissance, the following observations were made:

- The subject property consists of one commercial building which operates as Platinum Auto Body's main garage and administrative offices.
- The subject property is nearly level. Drainage from the site is by sheetflow towards the east.

- No evidence of catch basins or sumps was observed on the subject property. Puddles of wash down water were observed in the degraded asphalt pavement on the north and south sides of the property.
- No evidence of the past use, treatment, storage, disposal or generation of hazardous substances was observed on the subject property.
- Paints and solvents (thinner) are used onsite for automotive body work.
- No evidence of existing aboveground or underground storage tanks, clarifiers, sumps, or grease interceptors was observed on the subject property.
- Containers of hazardous substances include 5-55 gallon containers of waste fresh paint and solvents.
- No evidence of onsite disposal or landfill of solid waste material was observed on the subject property.
- No evidence of PCB containing transformers or equipment was observed on the subject property.
- Heating and cooling equipment was not observed at the time of the site reconnaissance.
- No evidence of wastewater treatment or disposal systems was observed on the subject property.
- No evidence of dry wells, irrigation wells, injection wells, abandoned wells, monitoring wells or other wells was observed on the subject property.
- No evidence of strong, pungent or noxious odors was noted on the subject property.
- No evidence of stressed vegetation was observed on the subject property.
- No evidence of staining or residue was observed on the subject property.
- No evidence of pits, ponds, and/or lagoons was observed on the subject property.
- The subject property is connected to the public sewage disposal system.
- No other conditions of environmental concern regarding potential sources for soil and groundwater contamination were observed on the subject property.
- The area surrounding the subject property consists of properties.

## 9.0 CONCLUSIONS AND RECOMMENDATIONS

Historical site utilization research indicates that the subject property was initially developed for residential use during the 1940s. Surrounding development at that time was also residential. Building permit records indicate that the current structure was completed during the mid-1950s as a bakery goods distribution center. The property was also used as a toy warehouse and furniture manufacturer in the 1960s. Western Diesel Electric occupied the subject property from the early 1980s through the mid-1990s(?). The subject property is currently occupied by Platinum Auto Body which conducts auto frame/body repair work. Hazardous materials in the form of paints and solvents are used and stored onsite. The subject property is identified on the standard government databases researched in the report. The former occupant of the property, Western Diesel Electric is listed as a small quantity generator of oily wastewater. The site is also listed in the FINDS, LA COUNTY HMS, and HAZNET databases. There are no underground storage tank files maintained by the County of Los Angeles Department of Public Works for the property. An industrial waste file was found for the subject site. The file contains inspection notices and a notice of violation. The notice of violation was issued to Western Diesel Electric for improper disposal of oily wastewater into floor drains which were connected to the sanitary sewer. Western Diesel Electric was required to abate this practice by sealing up the floor drains

The nearest listed contaminated site to the subject property is the adjacent Grande Vista Steel and Metal company located to the south of the site. Low concentrations of fuel constituents were found during removal of an underground tank. The LACDPW issued case closure for this adjacent property in 2008. A second property located at 8111 South Atlantic Avenue also reported a release from underground tanks. This site is located approx 250 feet north of the subject property. Soil to depths of 65 feet are impacted with fuels. Fuel constituents including gasoline and MTBE were reported in groundwater. The depth to groundwater at this offsite facility is approximately 47 feet with a flow direction to the south, towards the subject property. Assessment data reveals that the release was abated and the plume appears stable and contracting. The lead enforcement agency, the RWQCB, issued case closure for this property in January of 2012. It is considered unlikely that these identified offsite impacted properties would significantly affect the soil and groundwater quality beneath the subject site.

A data failure was encountered during preparation of this report. The current tenant of the site, Platinum Auto Body, did not return the environmental questionnaire. Review of recorded land title records including evidence of environmental liens or activity use in the limitations was not completed. These records should be obtained and reviewed by the user of this report.

California Environmental has prepared an Environmental Site Assessment - Phase I in conformance with the scope and limitations of ASTM 1527-05 for the property located at 8135 Atlantic Avenue, Cudahy, California. This assessment has revealed evidence of a recognized environmental condition in connection with the subject property. The current practice of allowing wastewater, possibly contaminated, to accumulate in the degraded asphalt pavement on the north and south sides of the property should be abated. The wastewater should be collected, properly profiled and disposed of accordingly. Testing of shallow soil should be implemented to evaluate if this wastewater practice has impacted shallow soil and/or groundwater beneath the property. It is recommended that the containers of hazardous materials, especially the 55 gallon drums of waste materials be provided with secondary containment.

This report is subject to the following NOTICE:

### 10.0 NOTICE

All properties are subject to some element of environmental risk and the risk cannot be eliminated. Industrial and commercial properties developed prior to modern environmental laws are especially risk prone to environmental hazards which include, but are not limited to, wastes which may be toxic, ignitable, corrosive or reactive. The potential for these environmental hazards to impact the use of the property can be reduced by the identification and mitigation of the hazards prior to development or redevelopment of the property. Due to the difficulty in locating underground wastes, in some cases it is not always possible to ascertain that hazardous wastes are present on the property prior to development.

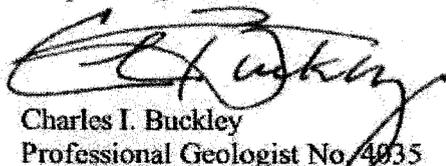
A Phase I environmental site assessment does not utilize subsurface exploration to check for the presence of hazardous wastes on the property. The experience of the assessor, along with the research of available reports, aerial photographs and land use records are used to evaluate the potential for hazardous wastes to occur on the site. Based on the information gained from the historical research, subsurface exploration may be recommended to check for the presence of hazardous wastes. Preexisting environmental problems such as the presence of hazardous wastes in the soil or groundwater, can be concealed by grading activities and site improvements. If such wastes are present these wastes cannot be observed.

The undersigned, Charles I. Buckley declares that, to the best of my professional knowledge and belief, I meet the definition of Environmental Professional as defined in Section 312.10 of 40 CFR 312 and I have the specific education, training, and experience necessary to exercise professional judgment to develop opinions and conclusions regarding conditions indicative of releases or threatened releases on, at, in, or to a property, sufficient to meet the objectives and performance factors in §312.20.

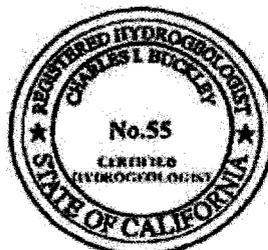
This report was prepared with the skill and competence as commonly used by environmental professionals in this area. No warranty, expressed or implied, of any kind is made or intended in connection with this report, or by the fact you are being furnished this report, or by any other oral or written statement.

Should you have any questions or desire any additional information, please contact the undersigned.

Respectfully Submitted,



Charles I. Buckley  
Professional Geologist No. 4035  
Certified Engineering Geologist No. 1250  
Certified Hydrogeologist No. 55



## 11.0 REFERENCES AND QUALIFICATIONS

1. ASTM International, Designation: E1527-05, *Standard Practice for Environmental Site Assessment: Phase I Environmental Site Assessment Process*, 2005.
2. ASTM International, Designation: E2600-10, *Standard Practice for Assessment of Vapor Encroachment into Structures on Property Involved in Real Estate Transactions*, 2010.
3. California Environmental Protection Agency (CalEPA), *California Human Health Screening Levels (CHHSLs) in Evaluation of Contaminated Properties*, January 2005, updated 2010.
4. Los Angeles County Department of Public Works Hydrological Records Division, *Well Information*, July 2007.
5. SCAQMD, *File Review*, July 2012.
6. LACHD, *File Review*, July 2012.
7. RWQCB, *File Review*, July 2012.
8. DTSC, *File Review*, September 2012.
9. EDR Aerial Photo Decade Package, *Inquiry No. 1937426.5*, September 2012.
10. EDR Historical Topographic Map Report, *Inquiry No. 1937426.4*, September 2012.
11. EDR-Radius Map with Geocheck, *Inquiry No. 1937426.2s*, September 2012.
12. EDR-City Directory, *Inquiry No. 1937426.6*, September 2012.
13. Certified Sanborn® Map Report, *Inquiry No. 1937426.3*, September 2012.
14. Major Waste Systems Maps, Los Angeles County, *Map No. 144-157*, June 1972.
15. State of California Division of Oil, Gas and Geothermal Resource, *Wildcat Map no. W1-5*, April 1988.
16. State of California Division of Oil, Gas and Geothermal Resource, *DOMS 2.0*.
17. USGS 7.5-minute Topographic Map, *Hollywood Quadrangle*, 1966 Photo Revised 1981.
18. Report by California Environmental, *ENVIRONMENTAL SITE ASSESSMENT - PHASE I, Grande Vista Steel & Metal Supply Co., APNs 6224-022-002, 003, 004 and 012, 8201 and 8221 S. Atlantic Avenue 4629 and 4633 Cecilia Street Cudahy, CA 90201, dated April 2012.*



**PROFESSIONAL EXPERIENCE: (continued)**

Mar 84-Dec 87      KOVACS-BYER AND ASSOCIATES  
                                 **Manager Environmental Services Group**

Spearheaded the development into the groundwater and environmental segments of consulting market. Ascended from project geologist status to manager of Environmental Services Group. Responsible for all aspects of project management including organization and staffing, developing technical requirements needed to complete projects, client and agency liaison.

Provided technical leadership for groundwater testing including design and analysis of aquifer pump tests. Lead Geotechnical Investigator for remedial repair of complex landslide terrains. Prepared Seismic Analysis for critical facilities. Recommended specialized drainage systems for abatement of groundwater problems. Project Consultant for award winning projects on which severe geotechnical problems were overcome.

Mar 80-Mar 84      GEOTECHNICAL SERVICES GROUP; BUREAU OF ENGINEERING;  
                                 CITY OF LOS ANGELES  
                                 **Assistant Engineering Geologist**

Performed geologic mapping in hillside areas of the City of Los Angeles. Reviewed Geotechnical Reports submitted to the City of Los Angeles for private development. Directed landslide investigations. Prepared Expert Opinion documents regarding groundwater and geologic issues for the City Engineer and City Attorney. Conducted field monitoring of known landslides within the City of Los Angeles.

Aug 79-Mar 80      UNITED STATES GEOLOGICAL SURVEY  
                                 **Field Assistant**

Assisted in geological mapping for a uranium resource development project sponsored by the Department of Energy and the United States Geological Survey.

**CONTINUING EDUCATION:**

- ◆ "Advanced Data Analysis Techniques for Evaluating and Quantifying Natural Attenuation for Remediation of Contaminated Sites", NGWA Short Course, March 2007.
- ◆ "Technical Guidance for Indoor Air Vapor Intrusion", Severn Trent Laboratory, San Pedro, CA, 1/2005.
- ◆ "Low Cost Remediation Techniques", AGSE, San Francisco, CA 2002.
- ◆ "Remediation of MtBE", AGSE, Anaheim, CA 2002.
- ◆ "Assessment and Management of MtBE Impacted Sites", San Francisco, January 1999.
- ◆ "Workshop on MtBE Water Issues", Los Angeles, June 1997.
- ◆ "Management Action Programs Seminar", Newport Beach, November 1996.
- ◆ "ACWA - Groundwater Workshop", Monterey, June 1995.
- ◆ "SeSoil Modeling Workshop" GSC, San Francisco, CA, October 1994
- ◆ "Groundwater Monitoring and Remediation", Short Course AEG, October 1992

- ◆ "Microbial Processes in Biodegradation", AGSE, Albuquerque NM, February, 1991

#### **CONTINUING EDUCATION: (continued)**

- ◆ "Introduction to Groundwater Geochemistry", National Water Well Association, San Francisco, CA 1988
- ◆ "Fate and Transport of Contaminants in the Subsurface", United States Environmental Protection Agency, San Francisco, CA, December, 1987.
- ◆ "How to Monitor and Sample the Vadose Zone "National Water Well Association, San Diego, CA, 1988.
- ◆ "Treatment Technology for Contaminated Groundwater" UCLA Fall, 1986.
- ◆ "Groundwater Contamination Detection, Monitoring and Cleanup", UCLA, April, 1986.
- ◆ "Introduction to Groundwater Modeling", National Water Well Association, Fullerton, CA 1985.

#### **ORAL PRESENTATIONS AND SEMINARS:**

- ◆ "Overview of Environmental Regulations, State and Federal Laws" Guest Lecturer, University of Southern California, 1991.
- ◆ "Environmental Risks and Underground Tank Leaks, Commercial Property Inspection" California Real Estate Inspectors Association, Santa Monica, CA., May, 1988.
- ◆ "Modified Technique for Soil/Gas Surveys to Detect Groundwater Contamination". Association of Engineering Geologists, Southern California Section meeting. December, 1987.
- ◆ "Historic Aerial Photographic Evidence of Landslide Development, Potrero Canyon, CA." Association of Engineering Geologists Annual Meeting, San Francisco, CA., October, 1986.
- ◆ "Environmental Issues and Careers", Guest Lecturer, USC Department of Geology, Spring 1992.

#### **PROFESSIONAL PAPERS:**

- ◆ "Geology, Landslides and Slope Stabilization. Potrero Canyon Park, Pacific Palisades, CA." Association of Engineering Geologists Guidebook, June 20, 1987.
- ◆ "Red Rose Landslide Stabilization, 3358-3400 Red Rose Drive, CA. with Hollingsworth, R.A.; Association of Engineering Geologists Guidebook. June 20, 1987.
- ◆ "Residential Development and Landsliding, Castellammare Mesa area, Los Angeles, CA." Association of Engineering Geologists Guidebook. June 2, 1984.

#### **AFFILIATIONS:**

Association of Engineering Geologists.  
Association of Groundwater Scientists and Engineers.  
California Groundwater Association.  
Hazardous Waste Association of California.  
Hydrology Section-American Geophysical Union.  
National Water Well Association.

## **ILLUSTRATIONS**

**Site Photographs - Plates 1-4**

**Figure 1 - Vicinity Map**

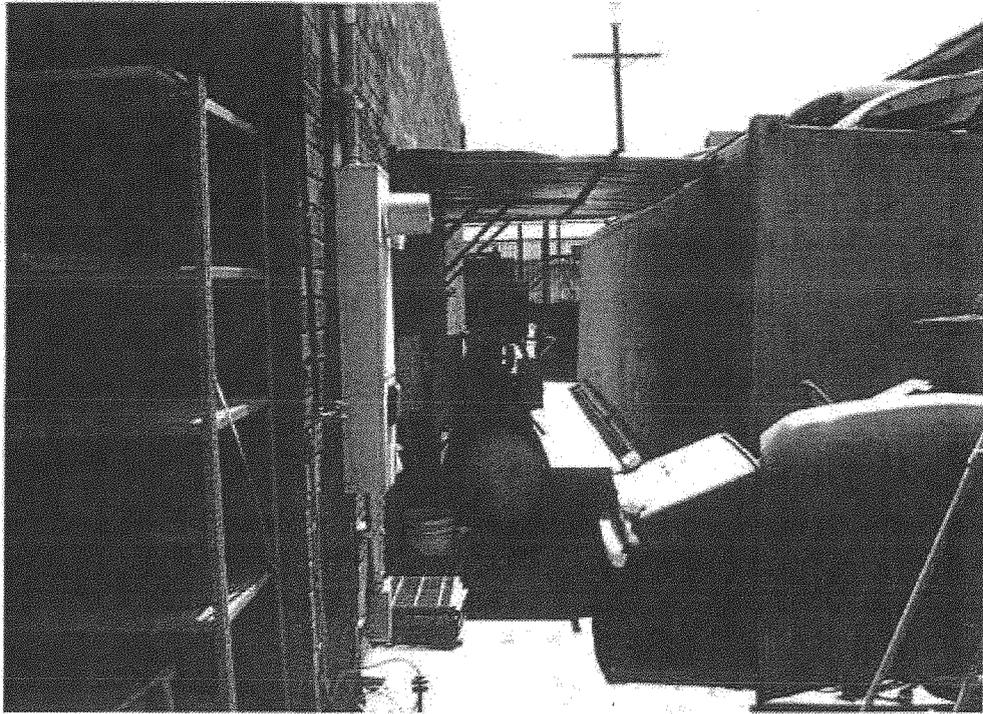
**Figure 2 - Plot Plan**



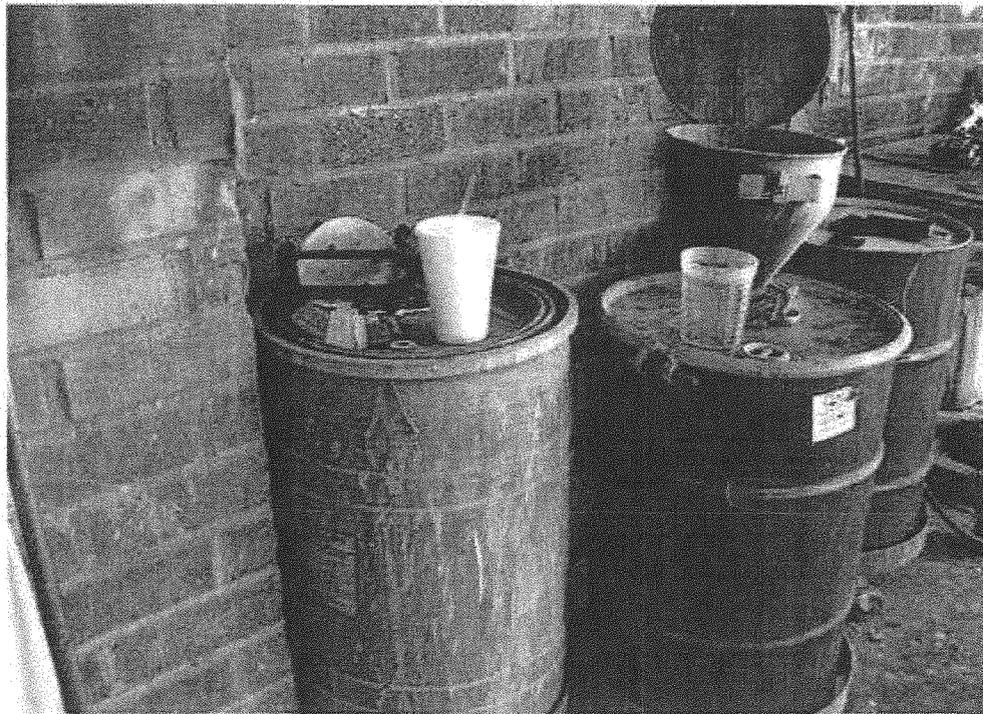
View of east side of subject property looking west.  
8135 S. Atlantic Ave. Cudahy, CA 90201



Degraded pavement with wash down water – north side of property  
8135 S. Atlantic Ave. Cudahy, CA 90201



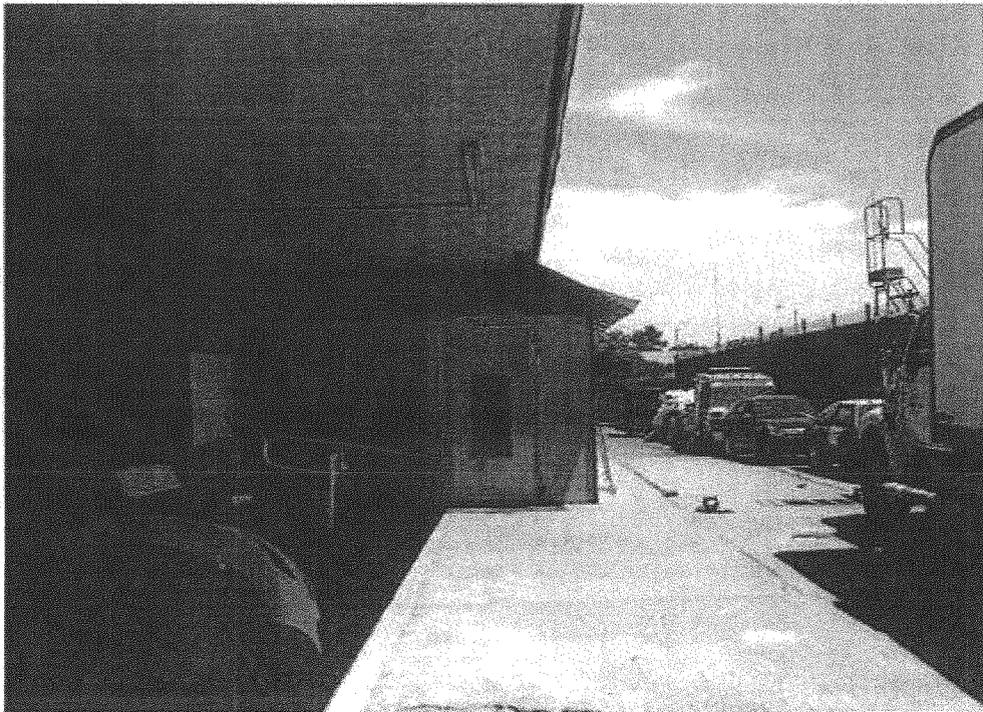
Storage container and compressors – west side of property  
8135 S. Atlantic Ave. Cudahy, CA 90201



Drum storage – waste and fresh paint/solvent – south side of property.  
8135 S. Atlantic Ave. Cudahy, CA 90201



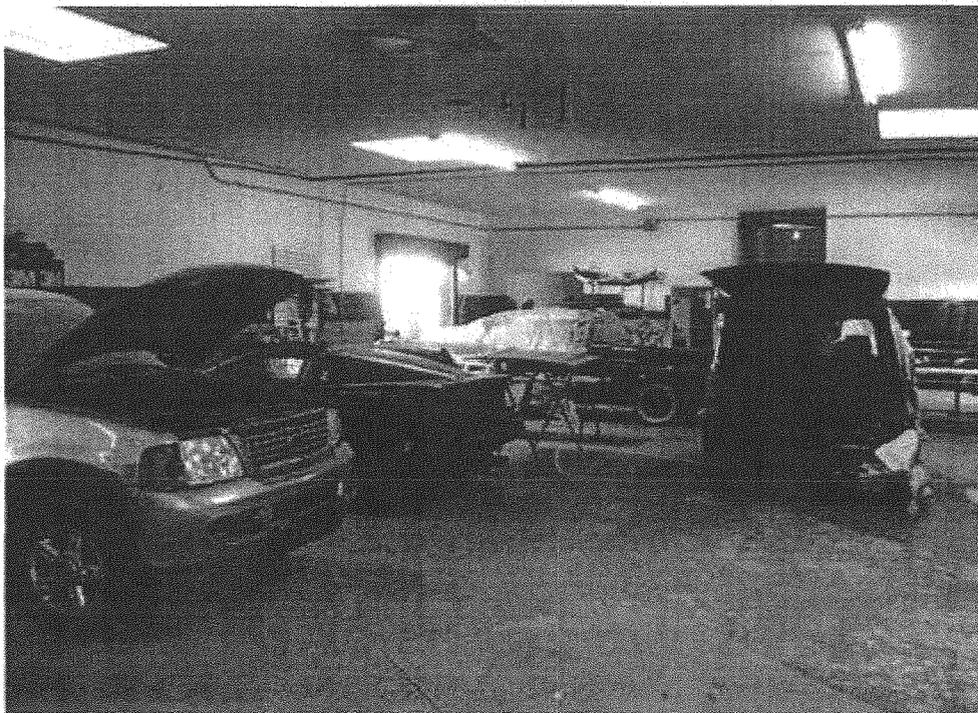
Paint mixing area – south side of property.  
8135 S. Atlantic Ave. Cudahy, CA 90201



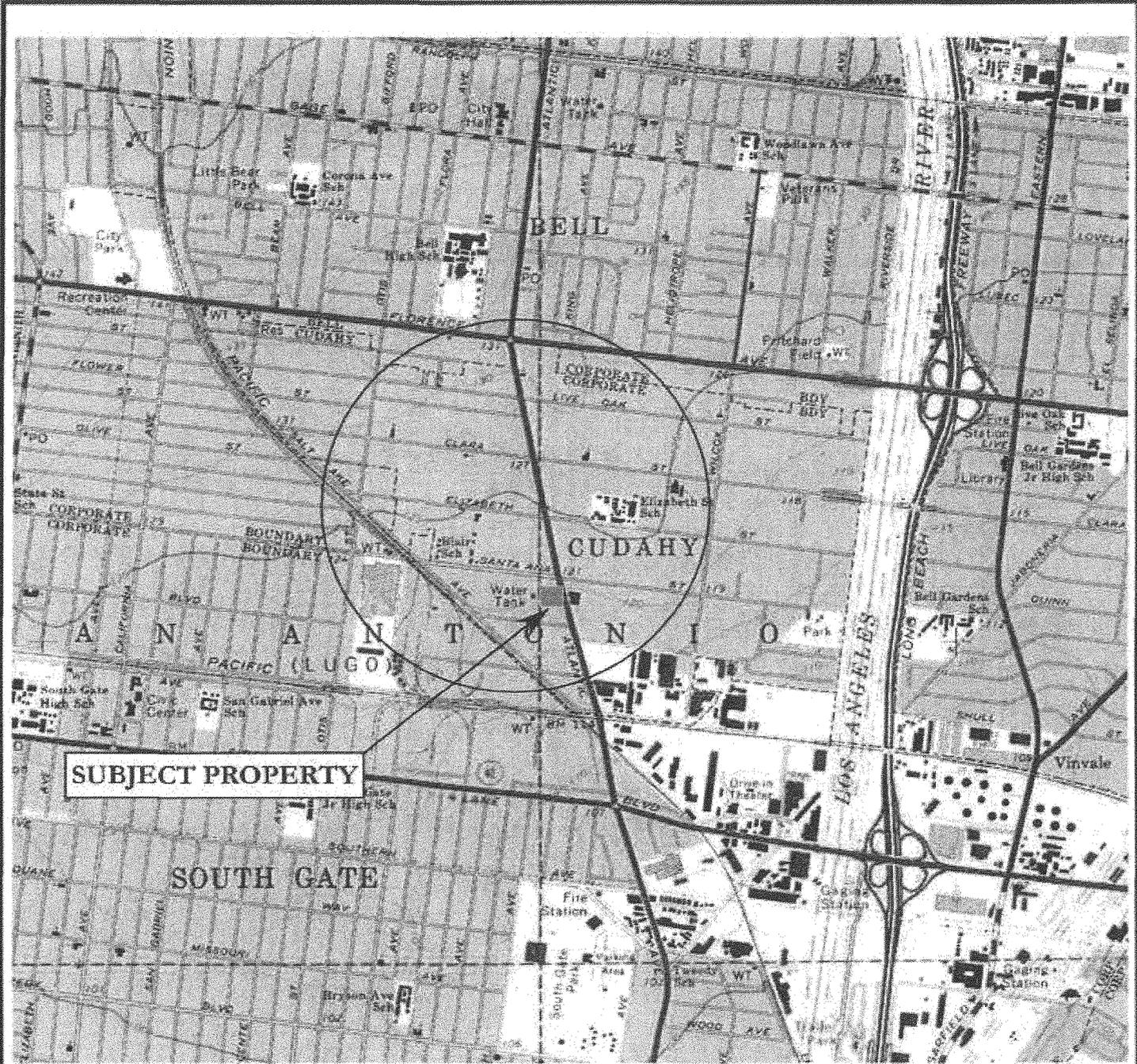
Paint spray booth – south side of property  
8135 S. Atlantic Ave. Cudahy, CA 90201



Degraded pavement with wash down water – south side of property  
8135 S. Atlantic Ave. Cudahy, CA 90201

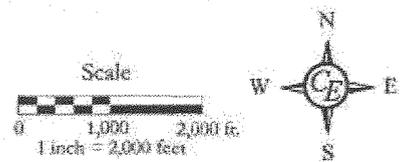


View of interior work area.  
8135 S. Atlantic Ave. Cudahy, CA 90201

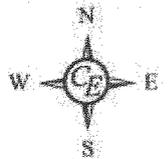
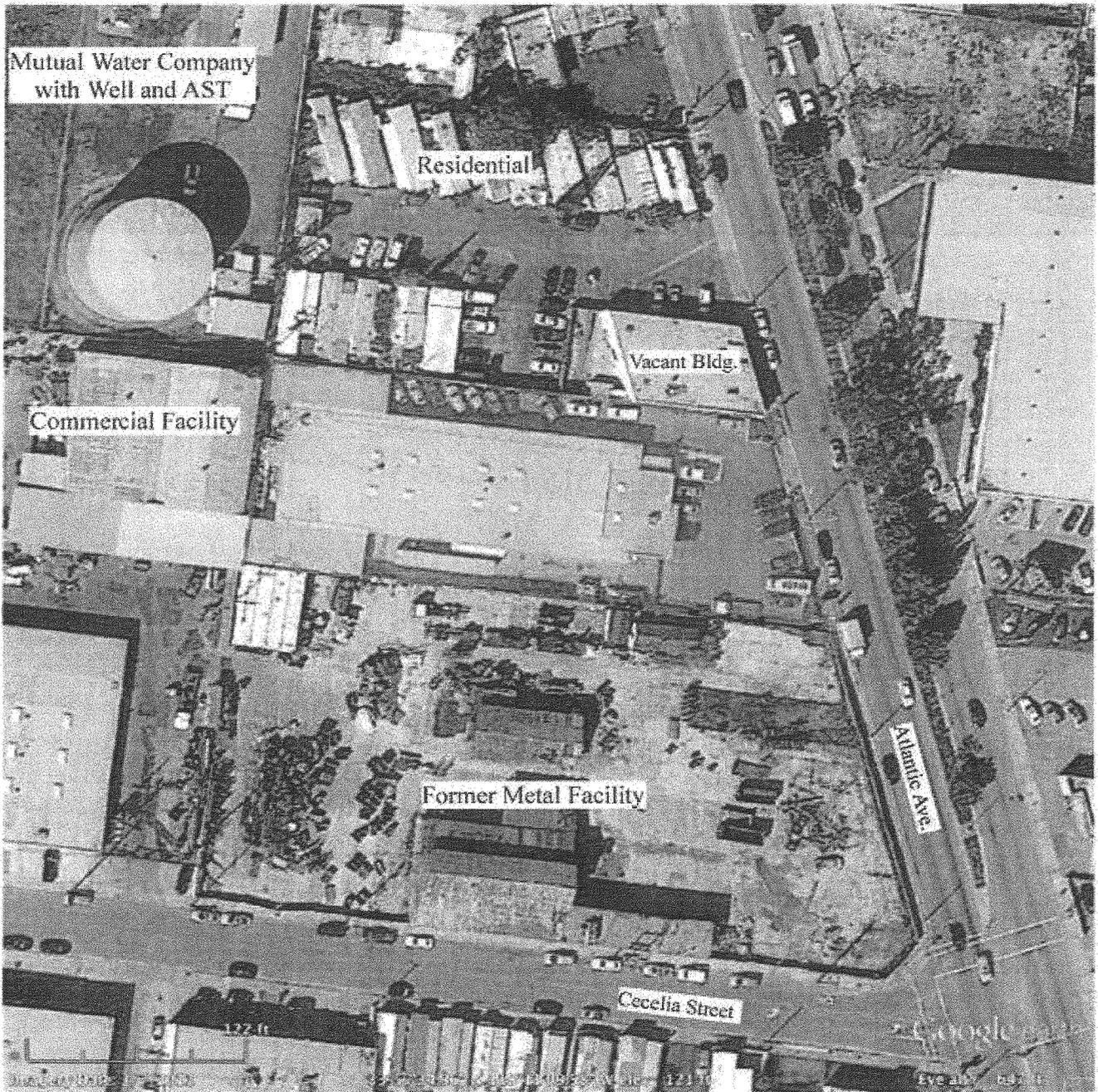


**SUBJECT PROPERTY**

References: USGS 7.5' South Gate Topographic Quadrangle, 1981.



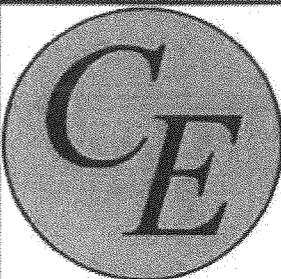
	<b>FIGURE 1 - VICINITY MAP</b> 8135 S. Atlantic Ave. Cudahy, CA 90201		<i>California Environmental</i>	
	Drawn By: <b>RMW</b>	Job # <b>EV0812-3222</b>		
	Checked By: <b>CIB</b>	Date: <b>NOVEMBER 2012</b>		



References: Google Earth, Field Map and Los Angeles County Assessor's Office Map

**FIGURE 2 - PLOT PLAN**

8135 S. Atlantic Ave.  
Cudahy, CA 90201



Drawn By: RMW

Job # EB812-3222

Checked By: CIB

Date: NOVEMBER 2012

*California  
Environmental*

## **Professional Profile**

Laura Botzong has been engaged in the environmental sector since 2011 with experience in environmental consulting, environmental field work, environmental education, and sustainable solutions. Ms. Botzong has worked directly with clients and regulatory bodies to investigate historical and current site use and help clients achieve compliance with federal regulations for residential and commercial properties. Ms. Botzong's experience includes management of all stages of environmental projects including Phase I Environmental Site Assessments, Transaction Screen Assessments, and Database Reviews.

## **Current Responsibilities**

Ms. Botzong is currently responsible for:

- Project Management of Phase I Environmental Site Assessments, Database Reviews, Transaction Screen Assessments
- Field activities including site inspections
- Liaising with regulatory agencies including the Regional Water Quality Control Board, Air Quality Management District, Los Angeles Fire Department, and counties throughout Northern and Southern California, Texas and Arizona

## **Education and Background**

- University of California, Santa Barbara  
Bachelor of Science in Environmental Studies

## **Certifications**

- OSHA 40-Hour Hazardous Waste Operations and Emergency Response Certified

## **Professional Profile**

Noli Valera is an experienced environmental professional and has been in the environmental consulting industry since 2006. His due diligence experience has included preparation of Phase I Environmental Site Assessments and Transactions Screen assessments, residential, commercial and industrial property audits, dry cleaning facility audits, and groundwater and soil sampling. His industrial hygiene experience has included indoor air quality and microbial investigations, and asbestos/lead/PCB surveys and abatement oversight. He has also provided client services for regulatory compliance projects, which include development of SPCC plans, hazardous material reports, and emergency response plans for various clients.

## **Current Responsibilities**

Mr. Valera is currently responsible for:

- Project Management of Phase I Environmental Site Assessments and other due diligence type assessments.
- Communicating with regulatory agencies, including DTSC, Los Angeles RWQCB, and other Southern California regulatory agencies.
- Client relations and training staff members.

## **Education and Background**

- University of California, Berkeley  
Bachelor of Arts in Environmental Sciences, 2006
- Loyola Marymount University  
Master of Science in Civil Engineering, 2015 (expected)

## **Certifications**

- OSHA 40-Hour Hazardous Waste Operations Certified
- California Division of Occupational Safety & Health (DOSH) Certified Site Surveillance Technician (CA, #08-4415, 2008)
- California Department of Public Health (DPH) Certified Lead Sampling Technician (CA, #21468)

## **Professional Profile**

Nicole J. Rivera has been in the environmental business since 2005 and meets the definition of Environmental Professional (EP) as defined in the EPA All Appropriate Inquiry (AAI) regulations. Ms. Rivera has worked directly with clients and regulatory bodies to investigate historical and current site use and assess environmental conditions of various residential, commercial, and light industrial and heavy industrial properties. Ms. Rivera's experience includes all stages of environmental projects including Phase I environmental site assessments and Phase II soil testing and sampling.

## **Current Responsibilities**

Ms. Rivera is currently responsible for:

- Senior Project Management of Phase I Environmental Site Assessments typically involving retail, light industrial/warehouse, and industrial properties.
- Overseeing field activities including soil sampling and vapor extraction system maintenance for Phase II Investigations including dry cleaning operations, gas stations and industrial facilities
- Training and education of employees and clients
- Marketing, client relations, business development
- Management of the Phase I Department, consisting of thirteen staff members

## **Education and Background**

- University of Southern California:  
Bachelor of Science in Environmental Studies
- California State University of Northridge:  
Master of Science in Environmental and Occupational Health

## **Certifications**

- Registered Environmental Health Specialist (REHS) – in progress
- Certified Industrial Hygienist (CIH) – in progress
- OSHA 40-Hour Hazardous Waste Operations Certified