Los Angeles City Planning Department

200 North Spring Street • Room 750 • Los Angeles, CA 90012

DRAFT ENVIRONMENTAL IMPACT REPORT
Volume II—Technical Appendices
Appendix A

HOLLYWOOD COMMUNITY PLAN AREA

Sunset Bronson Studios Entertainment Center Project

ENV-2010-1768-EIR
State Clearinghouse No. 2011091029
Council District No. 13

THIS DOCUMENT COMPRISES THE FIRST PART OF THE ENVIRONMENTAL IMPACT REPORT (EIR) FOR THE PROJECT DESCRIBED BELOW. THE FINAL EIR WILL COMPRISE THE SECOND AND FINAL PART.

Project Address: 5800 West Sunset Boulevard, Los Angeles, California 90028

Project Description: The Proposed Project includes the development of a 13-story office building and five-story production office building, both of which would be supported by a proposed seven-story parking structure with two levels of subterranean parking. The Proposed Project would also include a replacement guard station along Van Ness Avenue, an outdoor seating area and café adjacent to the proposed production office building, and landscaping. These improvements would be developed in place of an existing surface parking lot and ancillary studio-related buildings located on an approximately 4.36-acre portion of the 10.55-acre Sunset Bronson Studios campus as well as one non-contiguous area of the campus. The 13-story office building would be designed to provide approximately 314,495 square feet of building area, while the five-story production office building would be designed to provide approximately 90,304 square feet of building area. When accounting for the existing square footage to be removed, the Proposed Project would result in a net increase of approximately 391,018 square feet of building area within the Project Site. In addition, the Proposed Project would provide 1,399 net new parking spaces.

APPLICANT:
SUNSET BRONSON ENTERTAINMENT PROPERTIES, LLC

PREPARED BY:
Matrix Environmental

PREPARED FOR:
Los Angeles City Planning Department

March 2013

Appendices

Appendix A

Initial Study/NOP/NOP Comment Letters

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Section I. Introduction

The subject of this Initial Study is the proposed Sunset Bronson Studios (SBS) Project (Proposed Project), located on the southwest corner of the intersection of Sunset Boulevard and Van Ness Avenue in the Hollywood area of the City of Los Angeles. The Proposed Project would remove a surface parking lot and studio-related ancillary buildings and construct in their place a 13-story office building and a five-story production office building, both of which would be supported by a seven-story parking structure with two levels of subterranean parking. The 13-story office building would be designed to provide approximately 314,495 square feet of leasable floor space and 100 parking spaces, while the five-story production office building would be designed to provide approximately 90,304 square feet of leasable space. The seven-story parking structure would be designed to provide approximately 1,635 parking spaces. The Proposed Project also would include a replacement guard station along Van Ness Avenue, an outdoor seating area and café adjacent to the proposed production office building, and landscaping. The Project would allow SBS to meet the needs of the entertainment industry for enhanced post-production and administration facilities, while respecting identified historic resources in the Project area.

This Initial Study serves as an informational document and provides an analysis of the potential environmental effects of the Proposed Project, including construction activities and the operation of the proposed uses. This Initial Study shall be used in connection with all other permits and approvals necessary for the construction and operation of the Project. This Initial Study shall be used by the City of Los Angeles Department of Planning, Community Redevelopment Agency, Department of Building and Safety, Department of Transportation, Department of Public Works (including the Bureaus of Engineering and Sanitation), and all other responsible public agencies which must approve activities undertaken with respect to the Proposed Project.

A. Project Information

Project Title: Sunset Bronson Studios Project

Project Location: The southwest corner of the intersection of Sunset Boulevard and Van Ness Avenue in the Hollywood area of the City of Los Angeles. The Project Site is bordered by a commercial land

uses north across Sunset Boulevard, the Bernstein High School campus east across Van Ness Avenue, and by the SBS campus on the south and west.

Project Applicant: Sunset Bronson Entertainment Properties, LLC
11601 Wilshire Boulevard, Suite 1600
Los Angeles, California 90025

Lead Agency: City of Los Angeles
Department of City Planning
200 North Spring Street
Los Angeles, California 90012

B. Organization of the Initial Study

- This Initial Study is organized into five sections as follows:

- **Introduction:** This section provides introductory information such as the Project title, the Project Applicant, and the lead agency for the Proposed Project.

- **Project Description:** This section provides a detailed description of the environmental setting and the Proposed Project, including project characteristics and environmental review requirements.

- **Initial Study Checklist:** This section contains the completed Initial Study Checklist.

- **Environmental Impact Analysis:** This section provides an assessment and discussion of the Project's potential environmental impacts for each environmental issue identified in the Initial Study Checklist. When the evaluation identifies potentially significant effects, as identified in the Initial Study Checklist, mitigation measures are provided to reduce such impacts to a less than significant level.

- **Preparers of the Initial Study and Persons Consulted:** This section provides a list of individuals from the City and other governmental agencies, as well as consultant team members, who participated in the preparation of the Initial Study.

Section II. Project Description

A. Introduction

Sunset Bronson Entertainment Properties, LLC, the Project Applicant, proposes to develop a 13-story office building and five-story production office building, supported by a proposed seven-story parking structure (the Proposed Project or Project) within the Hollywood Community of the City of Los Angeles. These improvements, which would include approximately 397,929 square feet of net new building area, would be developed in place of an existing surface parking lot and ancillary studio-related buildings located on an approximately 4.36-acre portion of the 10.55-acre Sunset Bronson Studios (SBS) campus (the Project Site). The primary goal of the Proposed Project is to maintain the SBS tradition of providing television, video and motion picture production facilities, while supporting the evolving needs of the entertainment industry for enhanced post-production facilities, compatible office space, and other studio-related facilities.

B. Project Location and Surrounding Uses

The Proposed Project is situated on approximately 4.36 acres at the intersection of Sunset Boulevard and Van Ness Avenue, in the northeast portion of the approximately 10.55-acre SBS campus. The Project Site is irregular in shape and is bounded by: Sunset Boulevard to the north, Van Ness Avenue to the east, and the SBS campus to the south and west. The overall SBS campus is bounded by Sunset Boulevard to the north, Van Ness Avenue to the east, Fernwood Avenue to the south, and Bronson Avenue to the west. The Project Site is located within the Hollywood Community Plan (the Community Plan) Area of the City of Los Angeles (the City), approximately five miles northwest of downtown Los Angeles and approximately 12 miles east of the Pacific Ocean.

The Project Site is located in a highly urbanized area and may be accessed via several regional freeways and local surface streets. The Project Site is located approximately 0.1 mile west of the Hollywood (US 101) Freeway and is locally accessible via Sunset Boulevard to the north, Van Ness Avenue to the east, Fernwood Avenue to the south, and Bronson Avenue to the West, with driveway access on Van Ness Avenue. Sunset Boulevard provides direct access to the US 101 Freeway to the east of the Project

Site. Additional nearby major arterials include Hollywood Boulevard to the north, Western Avenue to the east, Santa Monica Boulevard to the south, and Vine Street to the west.

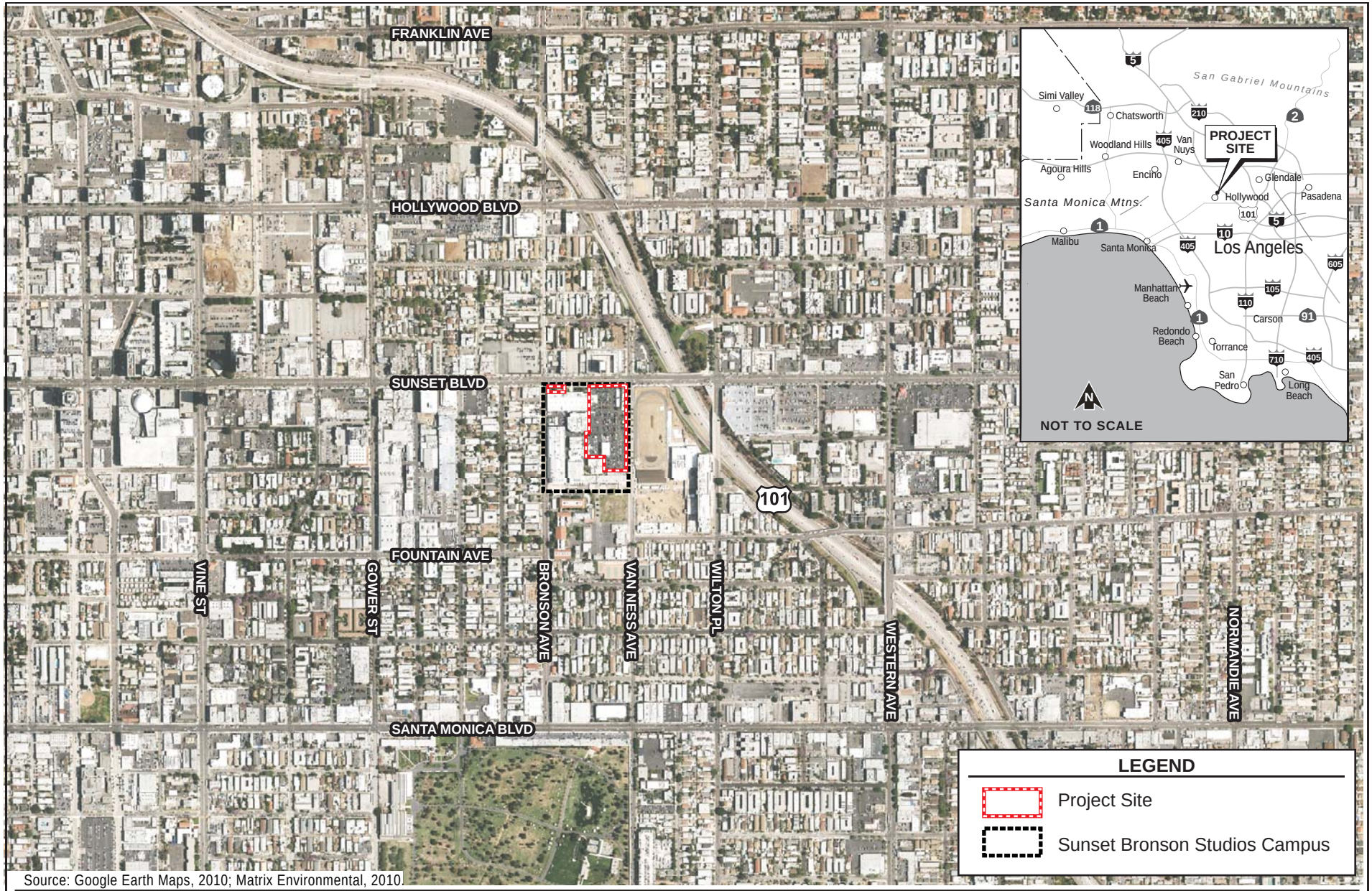
Land uses in the Project area include a mix of commercial, industrial, and residential land uses. As mentioned above, the Project Site is a part of the overall SBS campus, and studio facilities are located immediately adjacent to the south and west side of the Project Site. Land uses to the north, across Sunset Boulevard, include commercial uses, surface parking lots, and the Metropolitan Hotel tower. Land uses to the east, across Van Ness Avenue, consist of the Los Angeles Unified School District (LAUSD) Bernstein High School campus, with the US 101 Freeway located further to the east. Land uses to the south, across Fernwood Avenue, consist of the LAUSD Joseph Le Conte Middle School campus, followed by residential development. Land uses to the west, across Bronson Avenue, include single- and multi-family residential developments, with commercial land uses located adjacent to the south side of Sunset Boulevard.

Figure II-1 on page II-3 depicts the Project Site and surrounding area; and Figure II-2 on page II-4 provides an aerial photograph of the Project Site and surrounding area.

C. Site Background and Existing Conditions

The Project Site has been developed with studio-related uses since approximately 1920, when Warner Brothers Studios established their executive office building (EOB) and several soundstages on what has become the current SBS campus. Several of the studio buildings constructed during that period are still present, including the EOB fronting Sunset Boulevard. Existing development on the overall SBS campus includes approximately 297,729 square feet of building area. As described in more detail below, at present, the portion of the SBS campus that comprises the Project Site is developed with a surface parking lot, three studio-related buildings, two structural additions to the EOB, and several additional studio-related ancillary structures. Existing development on the Project Site includes approximately 14,499 square feet of building area. Figure II-3 on page II-5 depicts the existing development on the Project Site.

The on-site surface parking lot provides approximately 466 parking spaces. As shown in Figure II-3, the three one-story, studio-related buildings and several additional studio-related ancillary structures are interspersed throughout the surface parking lot. The one-story studio-related buildings include a 293 square foot guard station located at the Van Ness Avenue entrance to the Project Site (the Van Ness Gate), a 7,259 square foot scenic shop located in the southern half of the lot, and a 77 square foot restroom building located near the center of the lot. The additional studio-related ancillary structures located on the surface parking lot include several satellite dishes and emergency generators,



Source: Google Earth Maps, 2010; Matrix Environmental, 2010.

matrix environmental

0' .25 .5 Miles

Approximate Scale in Miles

Figure II-1

Regional and Project Vicinity Map

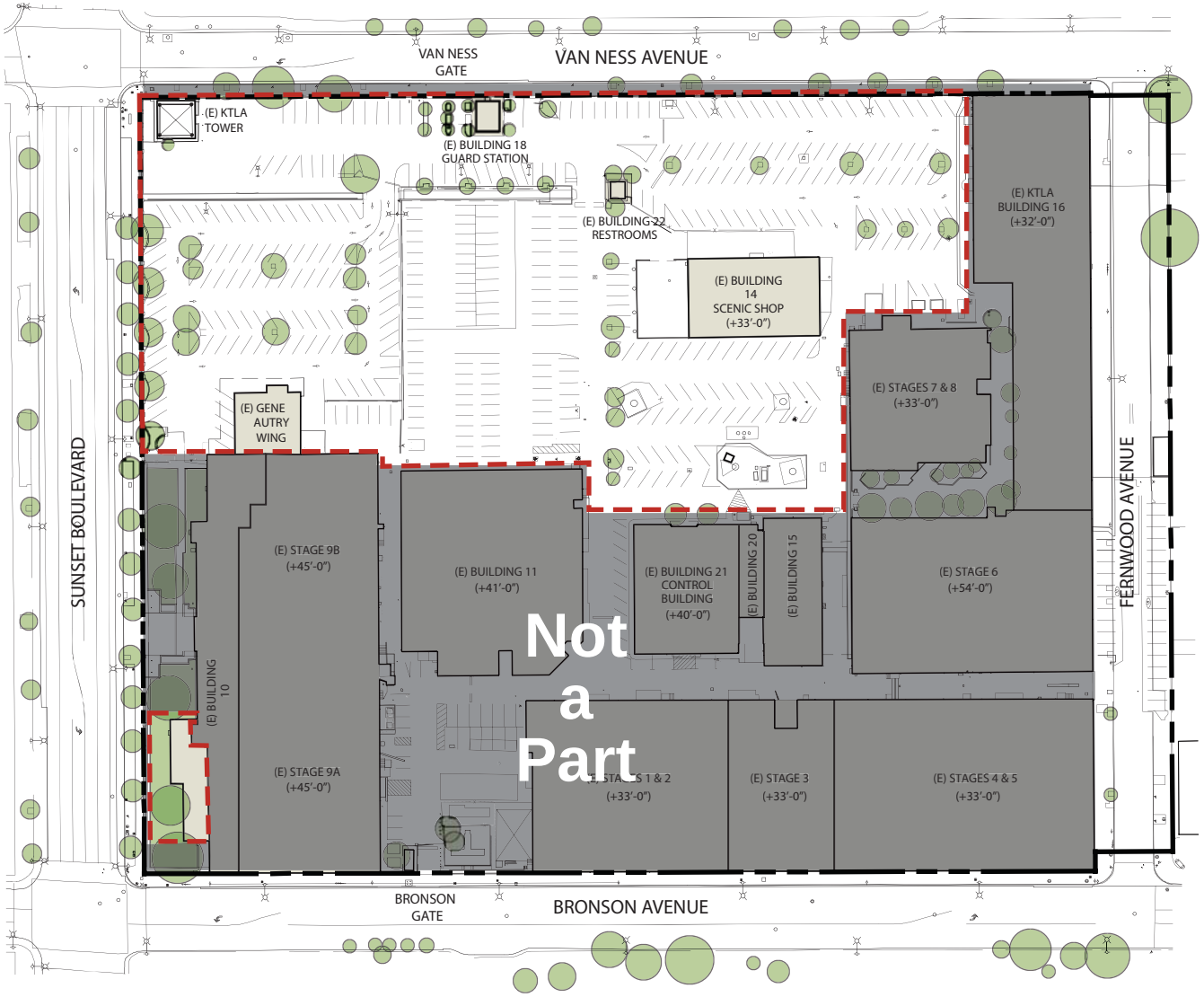
Source: Google Earth Maps, 2010; Matrix Environmental, 2010.

Sunset Bronson Studios

matrix environmental

0' 250' 500'
Approximate Scale in Feet

Figure II-2
Aerial Photograph



Source: Gensler, February 2010.

Sunset Bronson Studios

matrix environmental

N

0' 100' 200 Feet

Approximate Scale in Feet

Figure II-3
Existing Site Plan

located at the southwest portion of the lot, and the KTLA Tower, located at the northwest corner of the lot. The four-legged, steel-skeleton KTLA Tower is approximately 160 feet tall and has the letters "KTLA" and the number "5" attached vertically to all four sides. Two electronic message boards are attached to the lower sides of the KTLA Tower. On the western periphery of the surface lot is the approximately 4,757 square foot, two-story addition to the off-site EOB known as the Gene Autry Wing. The Gene Autry Wing was constructed in 1964 as a structural addition to the east side of the off-site EOB.

In addition to the area in and around the surface parking lot, the Project Site includes one non-contiguous area at the southeast corner of Sunset Boulevard and Bronson Avenue, immediately in front of the off-site EOB. This area contains a 2,113 square foot, one-story addition to the north side of the off-site EOB. This addition is currently used as additional office space.

The Project Site is generally flat, with a topography that slopes very gently down to the south, with a difference of approximately 20 feet between the northern and southern ends of the Project Site. Vegetation on-site is limited to sparse landscaping in the form of trees and shrubs throughout the parking areas, along the adjacent roadways, and around some building perimeters.

Public transit service to the Project Site and surrounding community is provided by the Los Angeles County Metropolitan Transportation Authority (Metro) and the Los Angeles Department of Transportation (LADOT). Metro operates the No. 2/302 Line, which travels from downtown Los Angeles to the Pacific Palisades via Sunset Boulevard. Stops in the Project vicinity include those at Sunset Boulevard's intersection with Bronson and Van Ness Avenues. In the Project vicinity, LADOT operates the Hollywood DASH Line, which serves the Hollywood area and also maintains stops at Sunset Boulevard's intersection with Bronson and Van Ness Avenues.

D. Zoning and Land Use Designations

1. General Plan Designation

The Land Use Element of the City General Plan is divided into 35 Community Plans for the purpose of developing, maintaining and implementing the General Plan. The Project

Site is located within the adopted Hollywood Community Plan (Community Plan). The Community Plan was adopted on December 13, 1988, and the City is currently in the process of updating the Community Plan. The Draft Hollywood Community Plan was released for public review on June 29, 2009.[1] At the time of filing this application for a development project, the City has not adopted the updated Draft Hollywood Community Plan. Consequently, the type, density, and design of development permitted on the Project Site is subject to the provisions of the adopted Community Plan. The corresponding General Plan land use designation for the Project Site is Limited Manufacturing. The Project is designed to comply with this land use designation.

2. Zoning

The Project Site is zoned M1-1 pursuant to the Los Angeles Municipal Code (LAMC). The M1 (Limited Industrial) zone permits any use permitted in the MR1(Restricted Industrial) zone—provided that all regulations of the zone are complied with, except that front yard setbacks are not required)—and any enclosed use permitted in the C2 (Commercial) zone. Example land uses permitted in the M1 zone include media products, machine shops, wireless telecommunications, and limited commercial and manufacturing uses. The "1" component of the Project Site's zoning designation indicates the Project Site is located in Height District 1, which permits a maximum floor area ratio (FAR) of 1.5:1, with no limit on building height. The Project is designed to comply with these zoning requirements.

3. Hollywood Redevelopment Plan

The Project Site is located within the planning boundaries of the Hollywood Redevelopment Plan (the Redevelopment Plan). The Redevelopment Plan sets forth a range of goals that include encouraging economic development; promoting and retaining the entertainment industry; revitalizing Hollywood's historic core; and preserving historically significant structures. The Redevelopment Plan further recognizes that several types of commercial uses have traditionally been associated with Hollywood and contribute to the unique character of the area. These uses include restaurants, theaters, bookstores and technical entertainment-related business uses. The Project Site is designated for Limited Industrial land uses on the Redevelopment Plan Map, which permits uses such as

[1] *A Draft EIR regarding the Hollywood Community Plan Update was prepared and released for public review on March 3, 2011.*

television, radio, motion picture, and other related and compatible uses. The Project is designed to comply with these land use designations.

4. Historic Designations

The Project Site is not located within a designated City Historic Preservation Overlay Zone. However, the overall SBS campus is listed on the Los Angeles Historical-Cultural Monument (HCM) Listing database as HCM #180, Site of the Filming of First Talking Film, *The Jazz Singer*. Further, the existing off-site EOB is listed on the National Register of Historic Places (NRHP) under Criterion A.

5. State Enterprise Zone

State Enterprise Zones are administered by the California Department of Housing and Community Development to provide incentives to stimulate business attraction, growth, and increased employment opportunities in targeted areas of the State. The Project Site is located within the boundary of the Los Angeles Enterprise Zone, which was conditionally designated by the State legislature on October 15, 2006. Within the Los Angeles Enterprise Zone, developments can take advantage of tax credits, deductions, and other financial incentives not available to developments elsewhere.

E. Project Characteristics

Sunset Bronson Entertainment Properties, LLC, the Project Applicant, proposes to develop a 13-story office building and five-story production building, supported by a proposed seven-story parking structure that would include two additional levels of subterranean parking. These improvements would be developed in place of an existing surface parking lot and ancillary studio-related buildings located on an approximately 4.36-acre portion of the 10.55-acre SBS campus. As shown in Table II-1 on page II-9, the Proposed Project would result in the addition of approximately 397,929 square feet of net new building area within the Project Site. The Proposed Project would allow SBS to maintain its tradition of providing film studio facilities, while concurrently meeting the demands and needs of the entertainment industry for enhanced post-production and administration facilities. This would allow the SBS to move the studio into the next era of film production, while respecting on-site structures.

1. Office Building

As shown in the Conceptual Site Plan provided in Figure II-4 on page II-10, the proposed 13-story office building is anticipated to be located within the northeast corner of

Table II-1
Project Development Summary Table

Land Use	Existing Development	To Be Removed	Proposed Development	Net New Development
Office	6,870 sf [a]	(6,870) sf	404,799 sf [b]	397,929 sf
Support	7,629 sf [c]	(7,629) sf	718 sf [d]	(6,911) sf
Stage	0 sf	0 sf	0 sf	0 sf
Total Building Area	**14,499 sf**	**14,499 sf**	**405,517 sf**	**391,018 sf**
Parking	466 sp	(401) sp	1,800 sp [e]	1,334 sp
Total Parking Spaces	**466 sp**	**(401) sp**	**1,800 sp**	**1,334 sp**

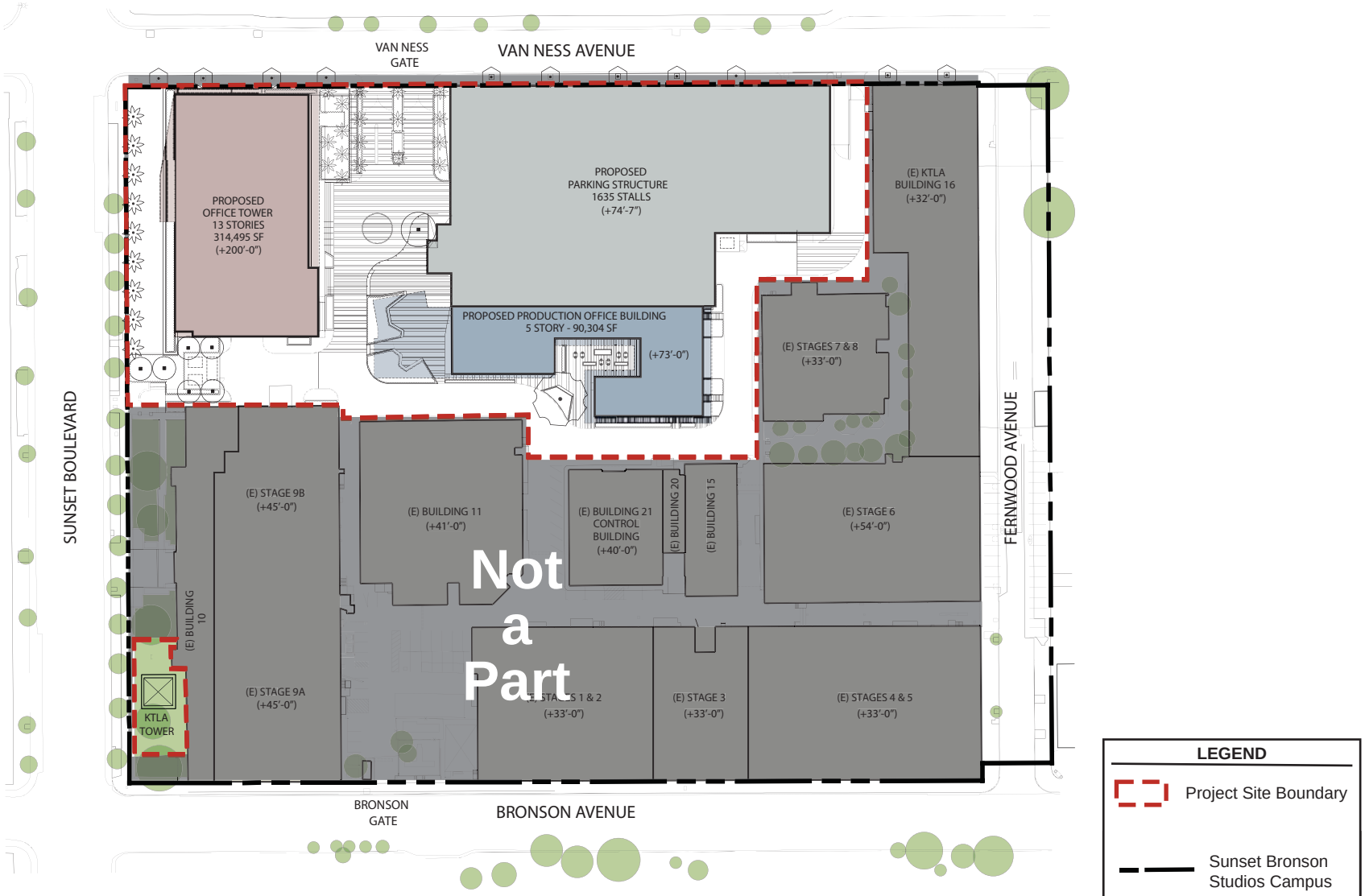
[a] *Includes the 4,757 sf Gene Autry Wing to the EOB and the 2,113 sf northern addition to the EOB.*
[b] *Includes 314,495 sf of office space in the proposed office building and 90,304 sf of production office space in the proposed production office building.*
[c] *Includes the 7,259 sf scenic shop, the 293 sf guard station, and the 77 sf restroom.*
[d] *Includes a 136 sf replacement guard station at the Van Ness Gate and a 582 sf support office in the proposed parking structure.*
[e] *Includes 1,635 spaces in the proposed parking structure, 100 spaces in a single level of subterranean parking below the proposed office building, and 65 existing surface parking spaces that would remain.*

Source: Gensler, April 2010.

the Project Site. The office building would be of a contemporary design that would feature a distinctive glass and concrete panel façade. This façade would utilize energy efficient glass to bring natural light into the building, as well as to reduce energy demands and reduce glare. The energy efficient glass would be a part of the Project's energy-efficient design, which would target LEED Silver certification. The office building would include approximately 314,495 square feet of building area and each of office building's 13 floors would be designed to provide approximately 25,000 square feet of flexible, column-free leasable space. The penthouse floor would offer additional ceiling height and access to exterior terraces. Pedestrian access to the office building would be provided through a pedestrian-friendly landscaped plaza entrance on Van Ness Avenue, with lobbies and amenities at the plaza level. One level of subterranean parking would be provided below the office building.

2. Production Building

As shown in the Conceptual Site Plan provided in Figure II-4 on page II-10, the five-story production building is anticipated to be located near the center of the Project Site. The production building would be located immediately adjacent to the west side of the proposed parking structure, creating the visual appearance of a single building with a production office component and a parking component. The proposed production building



Source: Gensler, February 2010.

Sunset Bronson Studios

matrix environmental

N

0' 100' 200 Feet

Approximate Scale in Feet

Figure II-4

Conceptual Project Development Plan

would be positioned to take advantage of its location in the heart of the SBS campus, immediately adjacent to the studios existing 10 active production stages. The production building would include approximately 90,304 square of enclosed interior space and would be designed to offer highly flexible, easily sub-divisible production office space. The proposed production building would wrap a partially enclosed outdoor courtyard space that would include a fabrication shop and access to a ground level café with outdoor seating. The proposed production building would incorporate sustainable features into its design as part of the Project's targeted LEED Silver certification, including operable windows and access to outdoor space and natural light.

3. Project Parking

Parking for the Proposed Project would be provided in one subterranean level beneath the proposed office building that would provide approximately 100 spaces, and in the proposed seven-story parking structure, which would provide approximately 1,635 spaces. Additional parking would be provided in 65 existing surface parking spaces located throughout the SBS campus that would remain. The Proposed Project would provide a total of 1,800 parking spaces.

As shown in the Conceptual Site Plan provided in Figure II-4 on page II-10, the proposed parking structure is anticipated to be located within the southern portion of the Project Site along Van Ness Avenue. As mentioned above, the parking structure would be located immediately adjacent to the east side of the production building, creating the visual appearance of a single building with a production office component and a parking component. The proposed parking structure would include two levels of subterranean parking and would be connected to the proposed office tower through an underground driveway and passageway. Access to the proposed parking structure would be provided through an entrance internal to the Project Site, immediately inside the Van Ness Gate. The parking structure would also provide additional parking for the entire SBS campus.

As shown in Table II-1 on page II-9, although the removal of the surface parking lot would result in a temporary loss of approximately 401 parking spaces, the construction of the proposed parking structure and one level of subterranean parking beneath the proposed office building would increase on-site parking by approximately 1,334 net new spaces.

4. Development Compatibility

The Proposed Project would be designed to make a positive impact on Sunset Boulevard, where the office building would be designed to establish a strong identity for the Van Ness Avenue corner, as well as a discernible threshold to Sunset Boulevard in

conjunction with the existing Metropolitan Hotel building across the street. The height and mass of the proposed office building would be designed to be compatible with existing and recently approved projects along Sunset Boulevard in the vicinity, including the Sunset and Vine, Columbia Square, Spaghetti Factory, and Emerson College projects.

5. Historic Sensitivity

The proposed office building would be designed to complement and improve the sightlines to the immediately adjacent EOB. For instance, by removing the Gene Autry Wing and northern addition that were subsequently added to the original EOB over time, the Project seeks to restore the original facade of the EOB. The proposed office building would be set back from Sunset Boulevard and landscaping would be kept low to enhance views of the historic façade. To complement the existing EOB, the proposed office building would feature a soffit (decorative molding) on the building's third floor that would align with the eave line of the EOB, establishing a scale relationship between the buildings.

Further, the proposed office building would feature landscaping and decorative architectural features (e.g., free-standing columns atop decorative bases) along the Sunset Boulevard street frontage, to mimic the design and cadence of the historic colonnade and masonry fence line found along Sunset Boulevard. The glazed and transparent glass utilized on the first floor of the proposed office building would be recessed along Sunset Boulevard to allow the detailed, articulated façade of the EOB to be visually prominent.

Lastly, as shown in Figure II-4, the KTLA Tower, currently on the Van Ness Avenue corner, would be relocated in front of the west wing of the EOB, to its original on-site location.

6. Access and Security

As mentioned above, pedestrian access would be provided through a pedestrian-friendly landscaped plaza entrance on Van Ness Avenue, with lobbies and amenities at the plaza level. Pedestrian access would be limited to authorized personnel only due to studio security needs. The new access gate would be designed to provide more efficient ingress and egress to the studio, enhance internal circulation through its proximity to the proposed office and production buildings, and improve security by centralizing access to the Project Site. Security would continue to be provided through the use of access gates, on-site security personnel, foot patrols, closed-circuit camera, and through the use of identification badges.

7. Landscaping

As shown in Figure II-4 on page II-10, the Proposed Project would provide a landscaped area at the Van Ness Gate and another 60-foot-long landscaped setback area along Sunset Boulevard, in front of the proposed office building. Additionally, the Project would provide an outdoor seating area with landscaping immediately adjacent to the proposed production office building. The landscaped area at the Van Ness gate would be designed to enhance the SBS's arrival area and would be accentuated by a large oak tree. The landscaped setback area along Sunset Boulevard would be designed to enhance the pedestrian environment of the Project Site by providing additional landscaping along the Sunset Boulevard streetscape. In total, the Proposed Project would add approximately 21,500 square feet of new landscaping and open space. The landscaping would feature species native to California and include efficient watering devices.

8. Operational Characteristics

The proposed office building would be open Monday through Friday during regular business hours. Studio-related production activities would occur 24-hours a day, seven days a week, in the production building, similar to existing conditions on the SBS campus. The Proposed Project is anticipated to accommodate approximately 1,017 additional employees and 156 additional guests on the Project Site during operations.

F. Construction/Phasing

The Proposed Project would be constructed over an approximately 24 to 36 month time period, with Project completion estimated in 2014. During construction, it is estimated that approximately 63,000 cubic yards of grading would occur, the majority of which would be exported off-site.

G. Necessary Approvals

The City of Los Angeles has the principal responsibility for approving the proposed project. Approvals required for development of the proposed project may include, but not limited to, the following:

- Conditional Use Permit for a Major Development Project (i.e., greater than 100,000 square feet of non-residential floor area in an M1 zone) pursuant to LAMC Section 12.24.U.14

- Los Angeles Community Redevelopment Agency project review pursuant to Section 504 of the Hollywood Redevelopment Plan;
- Demolition, grading, foundation, and building permits;
- Haul route(s) approval, as necessary; and
- Any additional actions as may be determined necessary.

Section III. Initial Study Checklist

LEAD CITY AGENCY	COUNCIL DISTRICT	DATE
City of Los Angeles Department of City Planning	13	September 7, 2011

RESPONSIBLE AGENCIES

PROJECT TITLE/NO.	CASE NO.
Sunset Bronson Studios Project	**ENV-2010-1768-EAF**

PREVIOUS ACTIONS CASE NO.	
	☐ **DOES have significant changes from previous actions.**
	☐ **DOES NOT have significant changes from previous actions.**

PROJECT DESCRIPTION:

The Proposed Project consists of replacing a surface parking lot and studio-related ancillary buildings with a 13-story office building and a five-story production office building, both supported by a seven-story parking structure with two levels of subterranean parking. The 13-story office building would be designed to provide approximately 314,495 square feet of leasable floor space and 100 parking spaces, while the five-story production office building would be designed to provide approximately 90,304 square feet of leasable space. The seven-story parking structure would be designed to provide approximately 1,635 parking spaces. The Proposed Project also would include a replacement guard station along Van Ness Avenue, an outdoor seating area and café adjacent to the proposed production office building, and landscaping.

ENVIRONMENTAL SETTING:

The Proposed Project is situated on approximately 4.36 acres at the southwest corner of Sunset Boulevard and Van Ness Avenue, in the northeast corner of the approximately 10.55-acre Sunset Bronson Studios campus. The Project Site is irregular in shape and is bounded by: Sunset Boulevard to the north, Van Ness Avenue to the east, and the SBS campus to the south and west. Land uses in the Project area include a mix of commercial, industrial, educational, and residential land uses. The Bernstein High School campus is located east of the Project Site across Van Ness Avenue, while the Joseph Le Conte Middle School Campus is located south of Fernwood Avenue.

PROJECT LOCATION

The southwest corner of Sunset Boulevard and Van Ness Avenue in the Hollywood Area of the City of Los Angeles.

PLANNING DISTRICT	STATUS:
Hollywood Community Plan	☐ **PRELIMINARY** ☐ **PROPOSED** ☒ **ADOPTED** December 13, 1998 (date)

EXISTING ZONING	MAX. DENSITY ZONING	
M1-1 (Limited Industrial)	1.5:1	☒ **DOES CONFORM TO PLAN**
PLANNED LAND USE & ZONE M1-1 (Limited Industrial)	**MAX. DENSITY PLAN** 1.5:1	☐ **DOES NOT CONFORM TO PLAN**
SURROUNDING LAND USES Commercial, Industrial, Educational, and Residential	**PROJECT DENSITY** 1.5:1	☐ **NO DISTRICT PLAN**

DETERMINATION (To be completed by Lead Agency)

On the basis of this initial evaluation:

☐ I find that the proposed project COULD NOT have a significant effect on the environment, and a NEGATIVE DECLARATION will be prepared.

☐ I find that although the proposed project could have a significant effect on the environment, there will not be a significant effect in this case because revisions on the project have been made by or agreed to by the project proponent. A MITIGATED NEGATIVE DECLARATION will be prepared.

☒ I find the proposed project MAY have a significant effect on the environment, and an ENVIRONMENTAL IMPACT REPORT is required.

☐ I find the proposed project MAY have a "potentially significant impact" or "potentially significant unless mitigated" impact on the environment, but at least one effect 1) has been adequately analyzed in an earlier document pursuant to applicable legal standards, and 2) has been addressed by mitigation measures based on earlier analysis as described on attached sheets. An ENVIRONMENTAL IMPACT REPORT is required, but it must analyze only the effects that remain to be addressed.

☐ I find that although the proposed project could have a significant effect on the environment, because all potentially significant effects (a) have been analyzed adequately in an earlier EIR or NEGATIVE DECLARATION pursuant to applicable standards, and (b) have been avoided or mitigated pursuant to that earlier EIR or NEGATIVE DECLARATION, including revisions or mitigation measures that are imposed upon the proposed project, nothing further is required.

SIGNATURE	TITLE

EVALUATION OF ENVIRONMENTAL IMPACTS:

1) A brief explanation is required for all answers except "No Impact" answers that are adequately supported by the information sources a lead agency cites in the parentheses following each question. A "No Impact" answer is adequately supported if the referenced information sources show that the impact simply does not apply to projects like the one involved (e.g., the project falls outside a fault rupture zone). A "No Impact" answer should be explained where it is based on project-specific factors as well as general standards (e.g., the project will not expose sensitive receptors to pollutants based on a project-specific screening analysis).
2) All answers must take account of the whole action involved, including off-site as well as on-site, cumulative as well as project-level, indirect as well as direct, and construction as well as operational impacts.
3) Once the lead agency has determined that a particular physical impact may occur, then the checklist answers must indicate whether the impact is potentially significant, less that significant with mitigation, or less than significant. "Potentially Significant Impact" is appropriate if there is substantial evidence that an effect may be significant. If there are one or more "Potentially Significant Impact" entries when the determination is made, an EIR is required.
4) "Negative Declaration: Less Than Significant With Mitigation Incorporated" applies where the incorporation of a mitigation measure has reduced an effect from "Potentially Significant Impact" to "Less Than Significant Impact." The lead agency must describe the mitigation measures, and briefly explain how they reduce the effect to a less than significant level (mitigation measures from Section XVII, "Earlier Analysis," cross referenced).
5) Earlier analysis must be used where, pursuant to the tiering, program EIR, or other CEQA process, an effect has been adequately analyzed in an earlier EIR, or negative declaration. Section 15063 (c)(3)(D). In this case, a brief discussion should identify the following:
    1) Earlier Analysis Used. Identify and state where they are available for review.
    2) Impacts Adequately Addressed. Identify which effects from the above checklist were within the scope of and adequately analyzed in an earlier document pursuant to applicable legal standards, and state whether such effects were addressed by mitigation measures based on the earlier analysis.
    3) Mitigation Measures. For effects that are "Less Than Significant With Mitigation Measures Incorporated," describe the mitigation measures which were incorporated or refined from the earlier document and the extent to which they address site-specific conditions for the project.
6) Lead agencies are encouraged to incorporate into the checklist references to information sources for potential impacts (e.g., general plans, zoning ordinances). Reference to a previously prepared or outside document should, where appropriate, include a reference to the page or pages where the statement is substantiated
7) Supporting Information Sources: A sources list should be attached, and other sources used or individuals contacted should be cited in the discussion.
8) This is only a suggested form, and lead agencies are free to use different formats; however, lead agencies should normally address the questions from this checklist that are relevant to a project's environmental effects in whichever format is selected.
9) The explanation of each issue should identify:
    1) The significance criteria or threshold, if any, used to evaluate each question; and
    2) The mitigation measure identified, if any, to reduce the impact to less than significance.

ENVIRONMENTAL FACTORS POTENTIALLY AFFECTED:

The environmental factors checked below would be potentially affected by this project, involving at least one impact that is a "Potentially Significant Impact" as indicated by the checklist on the following pages.

☒ Aesthetics	☒ Greenhouse Gas Emissions	☐ Population/Housing
☐ Agricultural and Forestry Resources	☐ Hazards & Hazardous Materials	☐ Public Services
☒ Air Quality	☐ Hydrology/Water Quality	☐ Recreation
☐ Biological Resources	☒ Land Use/Planning	☒ Transportation/Traffic
☒ Cultural Resources	☐ Mineral Resources	☒ Utilities/Service Systems
☐ Geology/Soils	☒ Noise	☒ Mandatory Findings of Significance

INITIAL STUDY CHECKLIST (To be completed by the Lead City Agency)

BACKGROUND

PROPONENT NAME	**PHONE NUMBER**
Sunset Bronson Entertainment Properties, LLC	(310) 445-5700

PROPONENT ADDRESS

11601 Wilshire Boulevard, Suite 1600
Los Angeles, California 90025

AGENCY REQUIRING CHECKLIST	**DATE SUBMITTED**
City of Los Angeles, Department of City Planning	August 30, 2011

PROPOSAL NAME (If Applicable)

Sunset Bronson Studios Project

ENVIRONMENTAL IMPACTS (Explanations of all potentially and less than significant impacts are required to be attached on separate sheets)

	Potentially Significant Impact	Potentially Significant Unless Mitigation Incorporated	Less Than Significant Impact	No Impact
I. AESTHETICS. Would the project:				
a. Have a substantial adverse effect on a scenic vista?	☒	☐	☐	☐
b. Substantially damage scenic resources, including, but not limited to, trees, rock outcroppings, and historic buildings, or other locally recognized desirable aesthetic natural feature within a city-designated scenic highway?	☐	☐	☐	☒
c. Substantially degrade the existing visual character or quality of the site and its surroundings?	☒	☐	☐	☐
d. Create a new source of substantial light or glare which would adversely affect day or nighttime views in the area?	☒	☐	☐	☐
II. AGRICULTURAL AND FOREST RESOURCES. In determining whether impacts to agricultural resources are significant environmental effects, lead agencies may refer to the California Agricultural Land Evaluation and Site Assessment Model (1997) prepared by the California Department of Conservation as an optional model to use in assessing impacts on agriculture and farmland. In determining whether impacts to forest resources, including timberland, are significant environmental effects, lead agencies may refer to information compiled by the California Department of Forestry and Fire Protection regarding the state's inventory of forest land, including the Forest and Range Assessment Project and the Forest Legacy Assessment project; and forest carbon measurement methodology provided in Forest Protocols adopted by the California Air Resources Board. Would the project:				
a. Convert Prime Farmland, Unique Farmland, or Farmland of Statewide Importance, as shown on the maps prepared pursuant to the Farmland Mapping and Monitoring Program of the California Resources Agency, to non-agricultural use?	☐	☐	☐	☒
b. Conflict with existing zoning for agricultural use, or a Williamson Act Contract?	☐	☐	☐	☒
c. Conflict with existing zoning for, or cause rezoning of, forest land (as defined in Public Resources Code section 12220(g)), timberland (as defined by Public Resources Code section 4526), or timberland zoned Timberland Production (as defined by Government Code section 51104(g))?	☐	☐	☐	☒
d. Result in the loss of forest land or conversion of forest land to non-forest use?	☐	☐	☐	☒

	Potentially Significant Impact	Potentially Significant Unless Mitigation Incorporated	Less Than Significant Impact	No Impact
e. Involve other changes in the existing environment which, due to their location or nature, could result in conversion of Farmland, to non-agricultural use?	☐	☐	☐	☒
III. AIR QUALITY. Where available, the significance criteria established by the South Coast Air Quality Management District (SCAQMD) may be relied upon to make the following determinations. Would the project:				
a. Conflict with or obstruct implementation of the SCAQMD or Congestion Management Plan?	☒	☐	☐	☐
b. Violate any air quality standard or contribute substantially to an existing or projected air quality violation?	☒	☐	☐	☐
c. Result in a cumulatively considerable net increase of any criteria pollutant for which the air basin is non-attainment (ozone, carbon monoxide, & PM 10) under an applicable federal or state ambient air quality standard?	☒	☐	☐	☐
d. Expose sensitive receptors to substantial pollutant concentrations?	☒	☐	☐	☐
e. Create objectionable odors affecting a substantial number of people?	☐	☐	☒	☐
IV. BIOLOGICAL RESOURCES. Would the project:				
a. Have a substantial adverse effect, either directly or through habitat modification, on any species identified as a candidate, sensitive, or special status species in local or regional plans, policies, or regulations by the California Department of Fish and Game or U.S. Fish and Wildlife Service?	☐	☐	☐	☒
b. Have a substantial adverse effect on any riparian habitat or other sensitive natural community identified in the City or regional plans, policies, regulations by the California Department of Fish and Game or U.S. Fish and Wildlife Service?	☐	☐	☐	☒
c. Have a substantial adverse effect on federally protected wetlands as defined by Section 404 of the Clean Water Act (including, but not limited to, marsh vernal pool, coastal, etc.) Through direct removal, filling, hydrological interruption, or other means?	☐	☐	☐	☒
d. Interfere substantially with the movement of any native resident or migratory fish or wildlife species or with established native resident or migratory wildlife corridors, or impede the use of native wildlife nursery sites?	☐	☐	☒	☐

	Potentially Significant Impact	Potentially Significant Unless Mitigation Incorporated	Less Than Significant Impact	No Impact
e. Conflict with any local policies or ordinances protecting biological resources, such as tree preservation policy or ordinance (e.g., oak trees or California walnut woodlands)?	☐	☐	☒	☐
f. Conflict with the provisions of an adopted Habitat Conservation Plan, Natural Community Conservation Plan, or other approved local, regional, or state habitat conservation plan?	☐	☐	☐	☒
V. CULTURAL RESOURCES. Would the project:				
a. Cause a substantial adverse change in significance of a historical resource as defined in State CEQA §15064.5?	☒	☐	☐	☐
b. Cause a substantial adverse change in significance of an archaeological resource pursuant to State CEQA §15064.5?	☐	☒	☐	☐
c. Directly or indirectly destroy a unique paleontological resource or site or unique geologic feature?	☐	☒	☐	☐
d. Disturb any human remains, including those interred outside of formal cemeteries?	☐	☒	☐	☐
VI. GEOLOGY AND SOILS. Would the project:				
a. Expose people or structures to potential substantial adverse effects, including the risk of loss, injury or death involving :				
i. Rupture of a known earthquake fault, as delineated on the most recent Alquist-Priolo Earthquake Fault Zoning Map issued by the State Geologist for the area or based on other substantial evidence of a known fault? Refer to Division of Mines and Geology Special Publication 42.	☐	☐	☒	☐
ii. Strong seismic ground shaking?	☐	☐	☒	☐
iii. Seismic-related ground failure, including liquefaction?	☐	☐	☒	☐
iv. Landslides?	☐	☐	☒	☐
b. Result in substantial soil erosion or the loss of topsoil?	☐	☐	☒	☐
c. Be located on a geologic unit or soil that is unstable, or that would become unstable as a result of the project, and potential result in on- or off-site landslide, lateral spreading, subsidence, liquefaction, or collapse?	☐	☐	☒	☐
d. Be located on expansive soil, as defined in Table 18-1-B of the Uniform Building Code (1994), creating substantial risks to life or property?	☐	☐	☒	☐

	Potentially Significant Impact	Potentially Significant Unless Mitigation Incorporated	Less Than Significant Impact	No Impact
e. Have soils incapable of adequately supporting the use of septic tanks or alternative waste water disposal systems where sewers are not available for the disposal of waste water?	☐	☐	☐	☒
VII. GREENHOUSE GAS EMISSIONS. Would the project				
a. Generate greenhouse gas emissions, either directly or indirectly, that may have a significant impact on the environment?	☒	☐	☐	☐
b. Conflict with an applicable plan, policy, or regulation adopted for the purpose of reducing the emissions of greenhouse gasses?	☒	☐	☐	☐
VIII. HAZARDS AND HAZARDOUS MATERIALS. Would the project:				
a. Create a significant hazard to the public or the environment through the routine transport, use, or disposal of hazardous materials	☐	☐	☒	☐
b. Create a significant hazard to the public or the environment through reasonably foreseeable upset and accident conditions involving the release of hazardous materials into the environment?	☐	☐	☒	☐
c. Emit hazardous emissions or handle hazardous or acutely hazardous materials, substances, or waste within one-quarter mile of an existing or proposed school?	☐	☐	☒	☐
d. Be located on a site which is included on a list of hazardous materials sites compiled pursuant to Government Code Section 65962.5 and, as a result, would it create a significant hazard to the public or the environment?	☐	☐	☒	☐
e. For a project located within an airport land use plan or, where such a plan has not been adopted, within two miles of a public airport or public use airport, would the project result in a safety hazard for people residing or working in the project area?	☐	☐	☐	☒
f. For a project within the vicinity of a private airstrip, would the project result in a safety hazard for the people residing or working in the area?	☐	☐	☐	☒
g. Impair implementation of or physically interfere with an adopted emergency response plan or emergency evacuation plan?	☐	☐	☒	☐
h. Expose people or structures to a significant risk of loss, injury or death involving wildland fires, including where wildlands are adjacent to urbanized areas or where residences are intermixed with wildlands?	☐	☐	☐	☒

	Potentially Significant Impact	Potentially Significant Unless Mitigation Incorporated	Less Than Significant Impact	No Impact
IX. HYDROLOGY AND WATER QUALITY. Would the project result in:				
a. Violate any water quality standards or waste discharge requirements?	☐	☐	☒	☐
b. Substantially deplete groundwater supplies or interfere with groundwater recharge such that there would be a net deficit in aquifer volume or a lowering of the local groundwater table level (e.g., the production rate of pre-existing nearby wells would drop to a level which would not support existing land uses or planned land uses for which permits have been granted)?	☐	☐	☒	☐
c. Substantially alter the existing drainage pattern of the site or area, including through the alteration of the course of a stream or river, in a manner which would result in substantial erosion or siltation on- or off-site?	☐	☐	☒	☐
d. Substantially alter the existing drainage pattern of the site or area, including through the alteration of the course of a stream or river, or substantially increase the rate or amount of surface runoff in an manner which would result in flooding on- or off site?	☐	☐	☒	☐
e. Create or contribute runoff water which would exceed the capacity of existing or planned stormwater drainage systems or provide substantial additional sources of polluted runoff?	☐	☐	☒	☐
f. Otherwise substantially degrade water quality?	☐	☐	☒	☐
g. Place housing within a 100-year flood plain as mapped on federal Flood Hazard Boundary or Flood Insurance Rate Map or other flood hazard delineation map?	☐	☐	☐	☒
h. Place within a 100-year flood plain structures which would impede or redirect flood flows?	☐	☐	☐	☒
i. Expose people or structures to a significant risk of loss, injury or death involving flooding, including flooding as a result of the failure of a levee or dam?	☐	☐	☒	☐
j. Inundation by seiche, tsunami, or mudflow?	☐	☐	☒	☐
X. LAND USE AND PLANNING. Would the project:				
a. Physically divide an established community?	☒	☐	☐	☐

	Potentially Significant Impact	Potentially Significant Unless Mitigation Incorporated	Less Than Significant Impact	No Impact
b. Conflict with applicable land use plan, policy or regulation of an agency with jurisdiction over the project (including but not limited to the general plan, specific plan, coastal program, or zoning ordinance) adopted for the purpose of avoiding or mitigating an environmental effect?	☒	☐	☐	☐
c. Conflict with any applicable habitat conservation plan or natural community conservation plan?	☐	☐	☐	☒
XI. MINERAL RESOURCES. Would the project:				
a. Result in the loss of availability of a known mineral resource that would be of value to the region and the residents of the state?	☐	☐	☐	☒
b. Result in the loss of availability of a locally-important mineral resource recovery site delineated on a local general plan, specific plan, or other land use plan?	☐	☐	☐	☒
XII. NOISE. Would the project result in:				
a. Exposure of persons to or generation of noise in level in excess of standards established in the local general plan or noise ordinance, or applicable standards of other agencies?	☒	☐	☐	☐
b. Exposure of people to or generation of excessive groundborne vibration or groundborne noise levels?	☒	☐	☐	☐
c. A substantial permanent increase in ambient noise levels in the project vicinity above levels existing without the project?	☒	☐	☐	☐
d. A substantial temporary or periodic increase in ambient noise levels in the project vicinity above levels existing without the project?	☒	☐	☐	☐
e. For a project located within an airport land use plan or, where such a plan has not been adopted, within two miles of a public airport or public use airport, would the project expose people residing or working in the project area to excessive noise levels?	☐	☐	☐	☒
f. For a project within the vicinity of a private airstrip, would the project expose people residing or working in the project area to excessive noise levels?	☐	☐	☐	☒
XIII. POPULATION AND HOUSING. Would the project:				
a. Induce substantial population growth in an area either directly (for example, by proposing new homes and businesses) or indirectly (for example, through extension of roads or other infrastructure)?	☐	☐	☒	☐

	Potentially Significant Impact	Potentially Significant Unless Mitigation Incorporated	Less Than Significant Impact	No Impact
b. Displace substantial numbers of existing housing necessitating the construction of replacement housing elsewhere?	☐	☐	☐	☒
c. Displace substantial numbers of people necessitating the construction of replacement housing elsewhere?	☐	☐	☐	☒
XIV. PUBLIC SERVICES.				
a. Would the project result in substantial adverse physical impacts associated with the provision of new or physically altered governmental facilities, construction of which could cause significant environmental impacts, in order to maintain acceptable service ratios, response times or other performance objectives for any of the public services:				
i. Fire protection?	☐	☐	☒	☐
ii. Police protection?	☐	☐	☒	☐
iii. Schools?	☐	☐	☒	☐
iv. Parks?	☐	☐	☒	☐
v. Other governmental services (including roads)?	☐	☐	☒	☐
XV. RECREATION.				
a. Would the project increase the use of existing neighborhood and regional parks or other recreational facilities such that substantial physical deterioration of the facility would occur or be accelerated?	☐	☐	☒	☐
b. Does the project include recreational facilities or require the construction or expansion of recreational facilities which might have an adverse physical effect on the environment?	☐	☐	☒	☐

	Potentially Significant Impact	Potentially Significant Unless Mitigation Incorporated	Less Than Significant Impact	No Impact
XVI. TRANSPORTATION/CIRCULATION. Would the project:				
a. Conflict with an applicable plan, ordinance or policy establishing measures of effectiveness for the performance of a circulation system, taking into account all modes of transportation including mass transit and non-motorized travel and relevant components of the circulation system, including but not limited to intersections, streets, highways and freeways, pedestrian and bicycle paths, and mass transit?	☒	☐	☐	☐
b. Conflict with an applicable congestion management program, including, but not limited to level of service standards and travel demand measures, or other standards established by the county congestion management agency for designated roads or highways?	☒	☐	☐	☐
c. Result in a change in air traffic patterns, including either an increase in traffic levels or a change in location that results in substantial safety risks?	☐	☐	☒	☐
d. Substantially increase hazards to a design feature (e.g., sharp curves or dangerous intersections) or incompatible uses (e.g., farm equipment)?	☐	☐	☒	☐
e. Result in inadequate emergency access?	☐	☐	☒	☐
f. Conflict with adopted policies, plans, or programs regarding public transit, bicycle, or pedestrian facilities, or otherwise decrease the performance or safety of such facilities?	☒	☐	☐	☐
XVII. UTILITIES. Would the project:				
a. Exceed wastewater treatment requirements of the applicable Regional Water Quality Control Board?	☐	☐	☒	☐
b. Require or result in the construction of new water or wastewater treatment facilities or expansion of existing facilities, the construction of which could cause significant environmental effects?	☐	☐	☒	☐
c. Require or result in the construction of new stormwater drainage facilities or expansion of existing facilities, the construction of which could cause significant environmental effects?	☐	☐	☒	☐
d. Have sufficient water supplies available to serve the project from existing entitlements and resource, or are new or expanded entitlements needed?	☒	☐	☐	☐

	Potentially Significant Impact	Potentially Significant Unless Mitigation Incorporated	Less Than Significant Impact	No Impact
e. Result in a determination by the wastewater treatment provider which serves or may serve the project that it has adequate capacity to serve the project's projected demand in addition to the provider's existing commitments?	☐	☐	☒	☐
f. Be served by a landfill with sufficient permitted capacity to accommodate the project's solid waste disposal needs?	☐	☐	☒	☐
g. Comply with federal, state, and local statutes and regulations related to solid waste?	☐	☐	☒	☐
h. Other utilities and service systems?	☐	☐	☒	☐
XVIII. MANDATORY FINDINGS OF SIGNIFICANCE				
a. Does the project have the potential to degrade the quality of the environment, substantially reduce the habitat of fish or wildlife species, cause a fish or wildlife population to drop below self-sustaining levels, threaten to eliminate a plant or animal community, reduce the number or restrict the range of a rare or endangered plant or animal or eliminate important examples of the major periods of California history or prehistory?	☒	☐	☐	☐
b. Does the project have impacts which are individually limited, but cumulatively considerable?("Cumulatively considerable" means that the incremental effects of an individual project are considerable when viewed in connection with the effects of past projects, the effects of other current projects, and the effects of probable future projects).	☒	☐	☐	☐
c. Does the project have environmental effects which cause substantial adverse effects on human beings, either directly or indirectly?	☒	☐	☐	☐

DISCUSSION OF THE ENVIRONMENTAL EVALUATION (Attach additional sheets if necessary)

PREPARED BY	TITLE	TELEPHONE #	DATE
Stephanie Eyestone-Jones Matrix Environmental 6701 Center Drive, Suite 900 Los Angeles, CA 90045	President	(424) 207-5333	August 30,2011

Section IV. Explanation of Checklist Determinations

The following discussion provides responses to each of the questions set forth in the City of Los Angeles Initial Study Checklist. The responses below indicate those issues that are expected to be addressed in an Environmental Impact Report (EIR) and demonstrate why other issues will not result in a potentially significant environmental impact and thus do not need to be addressed further in an EIR. The questions with responses that indicate a "Potentially Significant Impact" do not presume that a significant environmental impact would result from the proposed project. Rather, such responses indicate those issues that will be addressed in an EIR with conclusions of impact reached as part of the analysis within that future document.

I. Aesthetics

a. Would the project have a substantial adverse effect on a scenic vista?

Potentially Significant Impact. Scenic vistas generally include panoramic views that provide visual access to large panoramic views of natural features, unusual terrain, or unique urban or historic features, for which the field of view can be wide and extend into the distance, and focal views that focus on a particular object, scene, or feature of interest.

The Project Site is located along Sunset Boulevard, within a highly urbanized portion of the City of Los Angeles. Visual resources within the Project vicinity include the Hollywood skyline, historic buildings and districts, and the Hollywood Hills and Santa Monica Mountains. Scenic vistas in the Project vicinity are available from area roadways, public schools and some private residences and commercial businesses.

The Project Site is developed with a surface parking lot and ancillary, studio-related buildings, including a guard structure, a scenic workshop, a restroom building, the two-story Gene Autry wing of the existing Executive Office EOB (EOB), a one-story addition to the north side of the EOB, the steel-structured KTLA Tower, and miscellaneous satellite dishes and emergency generators. These existing structures include approximately 14,499 square feet of building area. Limited vegetation is also located on the Project Site and generally consists of ornamental trees and shrubs.

The Proposed Project would involve the removal of the existing on-site structures, with the exception of the KTLA Tower, which would be relocated. In addition, the Proposed Project would include excavation and grading, and the construction of three structures including a 13-story office building, a five-story production office building and a seven-story parking structure. These buildings would include approximately 405,517 square feet of building area. The Proposed Project's buildings could potentially obstruct views of scenic vistas in the Project vicinity. Thus, the Project has the potential to affect existing views of visual resources from public view locations in the Project area. Therefore, further analysis of this topic in an Environmental Impact Report (EIR) is recommended.

b. Would the project substantially damage scenic resources, including, but not limited to, trees, rock outcroppings, and historic buildings within a City scenic highway?

No Impact. The Project Site is completely developed and does not contain any natural resources such as rock outcroppings or other locally notable recognized aesthetic natural features. Although identified historic resources are located adjacent to and in the vicinity of the Project Site, the Project Site is not located along a City-designated scenic highway.[1] The nearest identified scenic highway is Highland Avenue, approximately 1.25 miles west of the Project Site. Therefore, the Proposed Project would not substantially damage scenic resources, including, but not limited to, trees, rock outcroppings, and historic buildings located within the vicinity of a state scenic highway and no impact would occur. As discussed in Checklist Question V(a) below, potential impacts to historic resources in the Project vicinity would be evaluated in an EIR.

c. Would the project substantially degrade the existing visual character or quality of the site and its surroundings?

Potentially Significant Impact. The Project Site is surrounded by dense urban development consisting of a mixture of commercial, industrial, educational, and residential buildings, as well as listed historic structures and historic districts, and parking uses.

The existing visual character of the Project Site is largely defined by the surface parking lot and several small ancillary studio-related buildings located throughout the lot. Additionally, the KTLA Tower is also located at the northeast corner of the Project Site. The visual character of the Sunset Bronson Studios (SBS) campus is defined by the EOB

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[1] *City of Los Angeles General Plan, Transportation Element. Map E: Scenic Highways in the City of Los Angeles, available at: http://cityplanning.lacity.org/cwd/gnlpln/transelt/TEMaps/E_Scnc.gif, accessed April 15, 2010.*

along Sunset Boulevard and by the soundstages and production office buildings throughout the remainder of the SBS campus.

The Proposed Project would include the replacement of the existing surface parking lot and ancillary studio-related structures with an office building, a production office building, a parking structure, and associated landscaping. Thus, Project development would alter the existing appearance of the Project Site. As such, further analysis of the potential for the Project to impact the visual character or quality of the Project Site and vicinity in an EIR is recommended.

d. Would the project create a new source of substantial light or glare which would adversely affect day or nighttime views in the area?

Artificial Light

Potentially Significant Impact. The Project lies within an urbanized area, with existing levels of ambient nighttime artificial light from surrounding commercial, educational, industrial, and residential uses. Traffic on local streets also contributes to overall ambient artificial light levels in the Project vicinity.

The Proposed Project would involve the replacement of the existing surface parking lot and ancillary studio-related structures with an office building, a production office building, and a supporting parking structure on the Project Site. These new uses would include security lighting, architectural highlighting, and building signage. The Project therefore has the potential to increase ambient lighting in the Project vicinity. Therefore, analysis of this topic in an EIR is recommended.

Glare

Potentially Significant Impact. The Proposed Project would result in the development of new mid-rise buildings in areas that are currently developed with surface parking lots and ancillary studio-related buildings. Therefore, analysis of the potential for the Project to result in glare impacts associated with reflective building surfaces and nighttime glare from vehicle movements in an EIR is recommended.

Shade/Shadow

Potentially Significant Impact. The Proposed Project would introduce new buildings of up to approximately 200 feet in height. Therefore, analysis of the potential for the Project to result in shading impacts to uses sensitive to shading in an EIR is recommended.

II. Agriculture and Forest Resources

a. Would the project convert Prime Farmland, Unique Farmland, or Farmland of Statewide Importance (Farmland), as shown on the maps prepared pursuant to the Farmland Mapping and Monitoring Program of the California Resources Agency, to non-agricultural use?

No Impact. The Project Site is located in a heavily urbanized area of the City of Los Angeles and does not include any agricultural land. The Extent of Important Farmland Map maintained by the State Division of Land Protection indicates that the Project Site is not included in the Important Farmland category.[2] Therefore, the Proposed Project would not convert Prime Farmland, Unique Farmland, or Farmland of Statewide Importance (Farmland), as shown on the maps prepared pursuant to the Farmland Mapping and Monitoring Program of the California Resources Agency, to a non-agricultural use. No impacts would occur, and no mitigation measures would be required. No further analysis of this topic in an EIR is recommended.

b. Would the project conflict with existing zoning for agricultural use, or a Williamson Act Contract?

No Impact. The Project Site is currently zoned for limited industrial land uses and is not under a Williamson Act Contract. Therefore, the Proposed Project would not conflict with existing zoning for agricultural use or a Williamson Act Contract. No impacts would occur, and no mitigation measures would be required. No further analysis of this topic in an EIR is recommended.

c. Would the project conflict with existing zoning for, or cause rezoning of, forest land (as defined in Public Resources Code section 12220(g)), timberland (as defined by Public Resources Code section 4526), or timberland zoned Timberland Production (as defined by Government Code section 51104(g))?

No Impact. The Project Site is located in a heavily urbanized area of the City of Los Angeles and does not include any forest or timberland. Additionally, the Project Site is currently zoned for limited industrial land uses and is not used for forest services. Therefore, the Proposed Project would not rezone forest land or timberland as defined by

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[2] *California Department of Conservation, Division of Land Resource Protection, Farmland Mapping and Monitoring Program, Important Farmland in California, 2006, website: www.consrv.ca.gov/DLRP/fmmp/overview/survey_area_map.htm, accessed April 16, 2010.*

the Public Resources Code. No impacts would occur, and no mitigation measures would be required. No further analysis of this topic in an EIR is recommended.

d. Would the project result in the loss of forest land or conversion of forest land to non-forest use?

No Impact. As mentioned above, the Project Site is located in a heavily urbanized area of the City of Los Angeles and does not include any forest or timberland. Therefore, the Proposed Project would not result in the loss or conversion of forest land. No impacts would occur, and no mitigation measures would be required. No further analysis of this topic in an EIR is recommended.

e. Would the project involve other changes in the existing environment, which due to their location or nature, could result in conversion of Farmland, to non-agricultural use?

No Impact. As noted above, the Project Site is located in an urbanized area of Los Angeles and does not contain any agricultural uses, nor are any agricultural uses located in the vicinity of the Project Site. Thus, development of the Proposed Project would not convert any farmland to non-agricultural use. No impacts would occur, and no mitigation measures would be required. No further analysis of this topic in an EIR is recommended.

III. Air Quality

a. Would the project conflict with or obstruct implementation of the applicable air quality plan?

Potentially Significant Impact. The Project Site is located within the 6,745-square-mile South Coast Air Basin (Basin). The South Coast Air Quality Management District (SCAQMD) is required, pursuant to the federal Clean Air Act, to reduce emissions of criteria pollutants for which the Basin is in non-attainment (i.e., ozone, PM_{10}, and $PM_{2.5}$). The Proposed Project would be subject to the SCAQMD's Air Quality Management Plan (AQMP). The AQMP contains a comprehensive list of pollution control strategies directed at reducing emissions and achieving ambient air quality standards. These strategies are developed, in part, based on regional population, housing, and employment projections prepared by the Southern California Association of Governments (SCAG).

SCAG is the regional planning agency for Los Angeles, Orange, Ventura, Riverside, San Bernardino and Imperial Counties and addresses regional issues relating to transportation, the economy, community development and the environment.[3] With regard to future growth, SCAG has prepared the Regional Transportation Plan (RTP), which provides population, housing, and employment projections for cities under its jurisdiction. The growth projections in the RTP are based in part on projections originating under County and City General Plans. The RTP growth projections are utilized in the preparation of the air quality forecasts and consistency analysis included in the AQMP.

Project development would involve the demolition and removal of the surface parking lot and all existing on-site ancillary structures, excavation and grading, and the construction of three structures, containing office, production office, and parking uses.

Thus, the Proposed Project would result in an increase in stationary and mobile source air emissions associated with construction and operation of the Project. Therefore, analysis of the potential for the Project to have an adverse effect on the AQMP in an EIR is recommended. As discussed in Checklist Question XV(g) (Transportation/Circulation) below, the potential impacts with regard to the Los Angeles County Congestion Management Plan would also be addressed in an EIR.

b. Would the project violate any air quality standard or contribute substantially to an existing or projected air quality violation?

Construction Emissions

Potentially Significant Impact. As indicated above, the Project Site is located within the South Coast Air Basin, which is characterized by relatively poor air quality. Project development would involve the demolition and removal of the surface parking lot and all existing on-site ancillary structures, excavation and grading, establishing building foundations, installation of utility lines and services, and the construction of two buildings and a supporting parking structure. Air emissions would occur during all phases of Project construction (e.g., demolition, excavation, site preparation, and constructing the buildings themselves). As a result, the Project has the potential to exceed SCAQMD-prescribed emission thresholds during its construction. Therefore, further analysis of this topic in an EIR is recommended.

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[3] *SCAG serves as the federally designated metropolitan planning organization (MPO) for the southern California region.*

Operational Emissions

Potentially Significant Impact. Project development would generate air emissions during its operational phase due to vehicle trips, energy consumption and on-site activities associated with studios and office uses, such as lighting and heating and cooling. These emissions have the potential to exceed SCAQMD-prescribed emission standards. Therefore, further analysis of this topic in an EIR is recommended.

c. Would the project result in a cumulatively considerable net increase of any criteria pollutant for which the project region is non-attainment under an applicable federal or state ambient air quality standard (including releasing emissions, which exceed quantitative threshold for ozone precursors)?

Potentially Significant Impact. The Proposed Project, as described above, would result in increases in air emissions from activities associated with construction and operation, occurring in the Basin, which is currently in non-attainment of federal and state air quality standards for ozone, PM_{10} and $PM_{2.5}$. Construction activities that would result in an increase of on-site emissions include, but are not limited to, the demolition and removal of all existing on-site structures, excavation and grading, establishing building foundations, installation of utility lines and services, and the construction of three mid-rise buildings. Project operations that would result in increases in stationary and mobile air emissions include, but are not limited to, the consumption of natural gas for space and water heating, the operation of landscape maintenance equipment, and vehicle travel. Therefore, implementation of the Proposed Project could potentially contribute to air quality impacts, which combined with other existing and future emissions sources in the area, could cause a cumulative impact. Therefore, further analysis of this topic in an EIR is recommended.

d. Would the project expose sensitive receptors to substantial pollutant concentrations?

Potentially Significant Impact. Project construction activities and operations, as described above, would increase air emissions above current levels. Sensitive receptors in the Project vicinity include, but are not limited to, the Helen Bernstein High School east across Van Ness Avenue, the Joseph Le Conte Middle School south across Fernwood Avenue, and residences west across Bronson Avenue. Thus, it is recommended that the potential for the Project to expose these sensitive receptors to substantial pollutant concentrations be addressed in an EIR.

e. Would the project create objectionable odors affecting a substantial number of people?

Less Than Significant Impact. According to the SCAQMD *CEQA Air Quality Handbook*, land uses associated with odor complaints typically include agricultural uses, wastewater treatment plants, food processing plants, chemical plants, composting, refineries, landfills, dairies, and fiberglass molding. The Proposed Project would not include any of these uses; the Proposed Project involves the development of studio-related office and production uses. These types of land uses would not introduce any major odors that would have the potential to affect a substantial number of people. Limited odors associated with project operations would be generated by on-site waste generation and storage, the use of certain cleaning agents, and/or stage construction, all of which would be consistent with existing conditions on-site and in the surrounding area. In addition, activities and materials associated with proposed construction would be typical of construction projects of similar type and size. Any odors that may be generated during construction or operation of the Project would be localized and temporary in nature, and would not be sufficient to affect a substantial number of people or result in a nuisance as defined by SCAQMD Rule 402. Under SCAQMD rules, the Project would be required to implement Best Available Control Technology procedures to limit potential odor impacts for applicable sources. As such, impacts would be less than significant and no mitigation measures would be required. No further analysis of this topic in an EIR is recommended.

IV. Biological Resources

a. Would the project have a substantial adverse effect, either directly or through habitat modifications, on any species identified as a candidate, sensitive, or special status species in local or regional plans, policies, or regulation, or by the California Department of Fish and Game or U.S. Fish and Wildlife Service?

No Impact. The Project Site and the surrounding area are developed and urbanized. In addition on-site vegetation is limited to ornamental landscaping in the form of ornamental trees within the surface parking lot and ornamental trees and shrubs along the adjacent roadways and around some building perimeters. Due to the developed nature of the existing Project Site and surrounding area, species likely to occur on-site are limited to small terrestrial and avian species typically found in developed settings. Thus, the Project would not have a substantial adverse effect, either directly or through habitat modification, on any species identified as a candidate, sensitive, or special status species in local or regional plans, policies, or regulations by the California Department of Fish and Game or U.S. Fish and Wildlife Service. Therefore, no impacts would occur and no mitigation measures would be required. No further analysis of this topic in an EIR is recommended.

A discussion of potential habitat for migratory bird species is found in Checklist Question IV(d) below.

b. Would the project have a substantial adverse effect on any riparian habitat or other sensitive natural community identified in local or regional plans, policies, regulations or by the California Department of Fish and Game or U.S. Fish and Wildlife Service?

No Impact. As mentioned above, the Project Site and the surrounding area are completely developed and urbanized, and on-site vegetation is limited to ornamental trees and shrubs. No sensitive natural communities identified in local or regional plans or by the State and Federal agencies cited are located on the Project Site. Furthermore, no watercourses are present within or adjacent to the Project Site that have the potential to support riparian vegetation. Therefore, no impact would occur and no mitigation measures would be required. No further analysis of this topic in an EIR is recommended.

c. Would the project have a substantial adverse effect on federally protected wetlands as defined by Section 404 of the Clean Water Act (including, but not limited to, marsh, vernal pool, coastal, etc.) through direct removal, filling, hydrological interruption, or other means?

No Impact. The Project Site and the surrounding area are completely developed and urbanized, and as noted above, vegetation is limited to ornamental landscaping in the form of trees and shrubs throughout the parking areas, along the adjacent roadways, and around some building perimeters. No water features or topographic depressions are present on-site that would be considered wetlands, including those defined by Section 404 of the Clean Water Act. As such, no impact would occur and no mitigation measures would be required. No further analysis of this topic in an EIR is recommended.

d. Would the project interfere substantially with the movement of any native resident or migratory fish or wildlife species or with established native resident or migratory wildlife corridors, or impede the use of native wildlife nursery sites?

Less Than Significant Impact. The Project Site and the surrounding area are completely developed and urbanized. Accordingly, development of the Project Site would not significantly impact any regional wildlife corridors or native wildlife nursery sites. Furthermore, no water bodies exist on the site and surrounding area that could serve as habitat for fish species.

The Project Site contains ornamental trees, some of which are mature (i.e., greater than 12 inches in diameter at breast height). These mature trees could potentially provide nesting sites for migratory birds. Thus, removal of on-site mature trees would be

conducted in accordance with the Migratory Bird Treaty Act (MBTA). In accordance with the MBTA, efforts would be made to schedule removal of mature trees between September 1 and February 14 to avoid the nesting season. If activities were to occur during the nesting season, all suitable habitats would be thoroughly surveyed for the presence of nesting birds by a qualified biologist prior to removal. If any active nests were detected, the area would be flagged, along with a minimum 50-foot buffer (buffer may range between 50 and 300 feet as determined by the monitoring biologist), and would be avoided until the nesting cycle has completed or the monitoring biologist determines that the nest has failed.

Nonetheless, given the highly urbanized setting of the site, the Project would not substantially interfere with the movement of any native resident or migratory fish or wildlife species or use of any native wildlife nursery site. Impacts would be less than significant and no mitigation measures would be required, and no further analysis of this topic in an EIR is recommended.

e. Would the project conflict with any local policies or ordinances protecting biological resources, such as a tree preservation policy or ordinance (e.g., oak trees or California walnut woodlands)?

Less Than Significant Impact. As described above, on-site vegetation is limited to ornamental landscaping in the form of trees and shrubs throughout the parking areas, along the adjacent roadways, and around some building perimeters. In addition, the Project Site does not support protected tree species (i.e., native oaks, walnut, California bay laurel and sycamore), as defined by City Ordinance No. 177,404. Several of the on-site trees may have trunks that are over 12 inches in diameter at breast height (DBH), and as such, are considered mature, non-protected trees by the City. As part of the Project, a landscaped area would be provided at the Van Ness Gate and another 60-foot-long landscaped setback area would be provided along Sunset Boulevard. The landscaped area at the Van Ness Gate would feature a large native oak tree. In addition, in accordance with City policy, any removed mature trees would be replaced at a 1:1 ratio in these landscaped areas. Furthermore, if any street trees are removed, such trees would be replaced in accordance with the City's Street Tree Ordinance. As a result, the Project would comply with all City ordinances pertaining to trees and would result in a less than significant impact. No mitigation measures would be required, and no further analysis of this topic in an EIR is recommended.

f. Would the project conflict with the provisions of an adopted Habitat Conservation Plan, Natural Community Conservation Plan, or other approved local, regional, or state habitat conservation plan?

No Impact. The Project Site and its vicinity are not located within an area covered by a Habitat Conservation Plan, Natural Community Conservation Plan, or other approved

conservation plan. No impact would occur and no mitigation measures would be required. Therefore, no further analysis of this topic in an EIR is recommended.

V. Cultural Resources

a. Would the project cause a substantial adverse change in the significance of a historical resource as defined in §15064.5?

Potentially Significant Impact. A historical resource is defined in Section 15064.5(a)(3) of the CEQA Guidelines as any object, building, structure, site, area, place, record, or manuscript determined to be historically significant or significant in the architectural, engineering, scientific, economic, agricultural, educational, social, political, military, or cultural annals of California. Historical resources are further defined as being associated with significant events, important persons, or distinctive characteristics of a type, period or method of construction; representing the work of an important creative individual; or possessing high artistic values. Resources listed in or determined eligible for the California Register, included in a local register, or identified as significant in a historic resource survey are also considered historical resources under CEQA.[4] A project-related significant adverse effect would occur if the Proposed Project were to adversely affect a historical resource.

The Project Site, as a portion of the overall SBS campus, is listed on the City of Los Angeles Historic-Cultural Monument (HCM) List (#180) as the Site of the Filming of the First Talking Film, *The Jazz Singer*. Although the entire SBS campus is listed as HCM #180, it is important to note that the *The Jazz Singer* was filmed in Building 9, which is not located within the boundaries of the Project Site. Further, the EOB located immediately adjacent to the Project Site is listed on the National Register of Historic Places. The on-site Gene Autry Wing is an addition to the listed EOB; however, the wing was constructed after the EOB's period of significance.

Nevertheless, given the presences of known historic resources in the Project vicinity and the age of existing structures within the Project Site, an analysis of potential impacts to historic resources in an EIR is recommended.

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[4] *Resources identified as eligible for the National Register and/or California Register are typically over 50 years of age, unless they can demonstrate "exceptional" significance.*

b. Would the project cause a substantial adverse change in the significance of an archaeological resource pursuant to §15064.5?

Less Than Significant Impact With Mitigation Incorporated. The Project Site is located within an urbanized area of the City of Los Angeles and has been subject to disturbance in the past. Any archaeological resources that may have existed near the surface of the Project Site are likely to have been disturbed or previously removed. The Project Site is not within a designated archeological survey area or near an identified archeological site, and there is no record that any archaeological resources have ever been recovered on the Project Site. However, the Proposed Project would result in deeper excavations on the Project Site than have occurred for prior construction. As such, the possibility exists that deeper-lying archeological artifacts that were not recovered during prior construction or other human activity may be present. Therefore, the following mitigation measures are recommended to assure that the Project's potential impact on any previously undiscovered archaeological resources is addressed:

Mitigation Measure V-1: If any archaeological materials are encountered during the course of the Project development, work in the area shall cease and deposits shall be treated in accordance with Federal, State, and local guidelines, including those set forth in California Public Resources Code Section 21083.2. As part of this effort, the services of an archaeologist meeting the Secretary of the Interior Professional Qualification Standards for Archaeology shall be secured by contacting the California Historical Resources Information System South Central Coastal Information Center (CHRIS-SCCIC) at Cal State University Fullerton, or a member of the Register of Professional Archaeologists (RPA) to assess the resources and evaluate the impact. In addition, if it is determined that an archaeological site is a historical resource, the provisions of Section 21084.1 of the Public Resources Code and CEQA Guidelines Section 15064.5 would be implemented.

Mitigation Measure V-2: If any archaeological materials are encountered during the course of the Project development, a report on the archaeological findings shall be prepared by the qualified archaeologist. A copy of the report shall be submitted to the CHRIS-SCCIC.

Mitigation Measure V-3: If any archaeological materials are encountered during the course of the Project development, recovered archaeological materials shall be curated at an appropriate accredited curation facility. If the materials are prehistoric in nature, affiliated Native American groups (identified by the Native American Heritage Commission) may be consulted regarding selection of the curation facility.

With compliance with existing regulatory requirements and implementation of the mitigation measures identified above, Project activities would not disturb, damage, or degrade potential unique archaeological resources or archaeological sites considered historic resources. Project impacts on any previously undiscovered archaeological resources would be less than significant and no further analysis of this topic in an EIR is recommended.

c. Would the project directly or indirectly destroy a unique paleontological resource or site or unique geologic feature?

Less Than Significant Impact With Mitigation Incorporated. Section 5097.5 of the PRC specifies that any unauthorized removal of paleontological remains is a misdemeanor. Further, the California Penal Code Section 622.5 sets the penalties for damage or removal of paleontological resources. As described above, subsurface conditions were previously disturbed during past development activity on the Project Site and there is no record that any items of paleontological significance were ever recovered at the Project Site. However, the Proposed Project would result in deeper excavations on the Project Site than have occurred for prior construction, and as such, the possibility exists that deeper-lying paleontological artifacts, that were not recovered during prior construction or other human activity, may be present. As a result, the Project could uncover a unique paleontological resource. While the uncovering of notable resources is not anticipated, to be conservative, the following mitigation measure is proposed:

Mitigation Measure V-4: If any paleontological materials are encountered during the course of the Project development, work in the area shall be halted. The services of a qualified paleontologist shall be secured by contacting the Los Angeles County Natural History Museum to assess the resources. In addition, a report on the paleontological findings shall be prepared by the qualified paleontologist and a copy of the paleontological report shall be submitted to the Los Angeles County Natural History Museum.

Thus, with compliance with regulatory requirements, City guidelines for the protection of paleontological resources, and with implementation of the above mitigation measure, Project impacts on any previously undiscovered paleontological resources would be less than significant. No further analysis of this topic in an EIR is recommended.

The Project Site does not include any known unique geologic features. In addition, no unique geologic features are anticipated to be encountered during Project construction. Therefore, the Project would not directly or indirectly destroy a unique geologic feature. Impacts associated with unique geologic features would be less than significant and no mitigation measures would be necessary.

d. Would the project disturb any human remains, including those interred outside of formal cemeteries?

Less Than Significant Impact With Mitigation Incorporated. Although no human remains are known to have been found on the Project Site, there is the remote possibility that unknown resources could be encountered during Project construction, particularly during ground-disturbing activities such as excavation and grading. While the uncovering of human remains is not anticipated, to be conservative, the following mitigation measure is recommended to assure that the Project's potential impact on any previously undiscovered human remains is addressed:

Mitigation Measure V-5: As required by state law (e.g., Public Resources Code Section 5097.98, State Health and Safety Code Section 7050.5, and California Code of Regulations Section 15064.5(e)), if human remains are discovered at the Project Site during construction, work at the specific construction site at which the remains have been uncovered shall be suspended, and the City of Los Angeles Public Works Department and County coroner shall be immediately notified. If the remains are determined by the County coroner to be Native American, the Native American Heritage Commission shall be notified within 24 hours, and the guidelines of the Native American Heritage Commission shall be adhered to in the treatment and disposition of the remains.

Through compliance with regulatory requirements, and with implementation of the above mitigation measure, Project impacts to unknown human remains would be less than significant and no further analysis of this topic in an EIR is recommended.

VI. Geology and Soils

The following analysis is based, in part, upon three geotechnical studies prepared for each of the three proposed buildings; the *Geotechnical Engineering Investigation, Proposed High-Rise Office Building* (High-Rise Geotechnical Report), the *Geotechnical Engineering Investigation, Proposed Production Office Building* (Production Office Geotechnical Report), and the *Geotechnical Engineering Investigation, Proposed Parking Structure* (Parking Structure Geotechnical Report). All three Geotechnical Reports were prepared by Geotechnologies, Inc., October 2008. A copy of these Geotechnical Reports is provided in Appendix A of this Initial Study.

a. Would the project expose people or structures to potential substantial adverse effects, including the risk of loss, injury, or death involving:

i. Rupture of a known earthquake fault, as delineated on the most recent Alquist-Priolo Earthquake Fault Zoning Map issued by the State Geologist for the area or based on other substantial evidence of a known fault? Refer to Division of Mines and Geology Special Publication 42.

Less Than Significant Impact. Fault rupture occurs when movement on a fault deep within the earth breaks through to the surface. Based on criteria established by the California Geological Survey (CGS), faults can be classified as active, potentially active, or inactive. Active faults are those having historically produced earthquakes or shown evidence of movement within the past 11,000 years (during the Holocene Epoch). Potentially active faults have demonstrated displacement within the last 1.6 million years (during the Pleistocene Epoch) while not displacing Holocene Strata. Inactive faults do not exhibit displacement younger than 1.6 million years before the present. In addition, there are buried thrust faults, which are faults with no surface exposure. Due to their buried nature, the existence of buried thrust faults is usually not known until they produce an earthquake.

The CGS establishes regulatory zones around active faults, called Alquist-Priolo Earthquake Fault Zones (previously called Special Study Zones). These zones, which extend from 200 to 500 feet on each side of the known fault, identify areas where a potential surface fault rupture could prove hazardous for buildings used for human occupancy. Development projects located within an Alquist-Priolo Earthquake Fault Zone are required to prepare special geotechnical studies to characterize hazards from any potential surface ruptures. Additionally, the City of Los Angeles designates Fault Rupture Study Areas along the sides of active and potentially active faults to establish areas of potential hazard due to fault rupture.

The Project Site is not located with an Alquist-Priolo Earthquake Fault Zone, and no known faults exist on the site.[5] The closest active fault to the Project Site is the Hollywood Fault, located approximately 0.8 mile north of the Project Site.[6] Therefore, the potential for surface rupture to occur on the Project Site is considered low. However, as with other

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[5] *City of Los Angeles, Department of City Planning, Los Angeles Citywide General Plan, Safety Element, November 26, 1996, Exhibit A. Available at: http://cityplanning.lacity.org/cwd/gnlpln/saftyelt.pdf, accessed April 16, 2010.*

[6] *City of Los Angeles Department of City Planning, Parcel Profile Report: 5800 W Sunset Boulevard. Generated April 14, 2010.*

development in the southern California region, the Project would be subject to moderate to strong ground shaking during an earthquake. To minimize seismic impacts, the Project would comply with the current seismic design provisions of the 2007 California Building Code (CBC). The 2007 CBC incorporates the latest seismic design standards for structural loads and materials as well as provisions from the National Earthquake Hazards Reduction Program (NEHRP) to mitigate losses from an earthquake and provide for the latest in earthquake safety. Additionally, construction of the proposed Project would be required to adhere to the seismic safety requirements contained in the Los Angeles Building Code as well as the applicable recommendations provided in the geotechnical investigations required by the City to minimize seismic-related hazards. Thus, with adherence to regulatory requirements and geotechnical recommendations, impacts related to the rupture of a known earthquake fault would be less than significant and no mitigation measures would be required. No further analysis of this topic in an EIR is recommended.

ii. Strong seismic ground shaking?

Less Than Significant Impact Like most of southern California, the Project Site is located in a seismically active region, and development of the Proposed Project could expose future users of the site to moderate to strong seismic ground shaking. This seismic ground shaking could damage proposed buildings, parking areas, and utility infrastructure.

The closest fault is the Hollywood Fault, which is located approximately 0.8 mile north of the Project Site. During an earthquake, this and other faults could produce moderate to strong seismic ground shaking within the Project Site. According to the CBC, the Project Site is classified as a Site Class D, which corresponds to a “Stiff Soil” profile. The parameters shown in Table IV-1 on page IV-17 for the seismic design of the Project were derived or taken from the most recent CBC.

As with any new development in the State of California, building design and construction for the Project would be required to conform to the current seismic design provisions of the CBC. As indicated above, the 2007 CBC incorporates the latest seismic design standards for structural loads and materials as well as provisions from the NEHRP to mitigate losses from an earthquake and provide for the latest in earthquake safety. Additionally, construction of the proposed Project would be required to adhere to the seismic safety requirements contained in the Los Angeles Building Code as well as the applicable recommendations provided in the geotechnical investigations required by the City to minimize seismic-related hazards. With compliance with regulatory requirements, impacts associated with seismic ground shaking would be less than significant. Thus, no mitigation measures would be required. No further analysis of this topic in an EIR is recommended.

Table IV-1
California Building Code (CBC) Seismic Design Parameters for the Project

Parameter	Value
Site Class	D
Mapped Spectral Acceleration at Short Periods (Ss)	1.868g
Site Coefficient (Fa)	1.0
Maximum Considered Earthquake Spectral Response for Short Periods (SMS)	1.868g
Five-Percent Dampened Design Spectral Response Acceleration for Short Periods (SDS)	1.245g
Mapped Spectral Acceleration of a One-Second Period (S1)	0.620g
Site Coefficient (Fv)	1.5
Maximum Considered Earthquake Spectral Response for One-Second Period (SM1)	0.930g
Five-Percent Damped Design Spectral Response Acceleration for One-Second Period	0.620g

Source: Geotechnologies, Inc., October 2008.

iii. Seismic-related ground failure, including liquefaction?

Less Than Significant Impact. Liquefaction is a form of earthquake-induced ground failure that occurs primarily in relatively shallow, loose, granular, water-saturated soils. Liquefaction can occur when these types of soils lose their shear strength due to excess water pressure that builds up during repeated seismic shaking. A shallow groundwater table, the presence of loose to medium dense sand and silty sand, and a long duration and high acceleration of seismic shaking are factors that contribute to the potential for liquefaction. Liquefaction usually results in horizontal and vertical movements from lateral spreading of liquefied materials.

The Project Site is not located within a State of California designated Liquefaction Hazard Zone.[7] This determination is based on existing groundwater depth records, soil type, and distance to a fault capable of producing a substantial earthquake, as well as on laboratory testing performed as part of the three Geotechnical Studies. Historical records indicate groundwater depths in the order of 40 feet below ground surface (bgs). However, the Project Site is underlain by cohesive, clayey soil materials that would not be prone to liquefaction even with the occurrence of groundwater less than 50 feet from the surface. Therefore, the Proposed Project would not be considered prone to liquefaction and impacts

[7] *California Geological Survey (formerly the Division of Mines and Geology), Seismic Hazards Zone Map, Hollywood Quadrangle, 1999.*

would be less than significant. No mitigation measures would be required and no further analysis of this topic in an EIR is recommended.

iv. Landslides?

Less Than Significant Impact. The Project Site is not located within a City-designated Hillside Grading Area and is not subject to the City's Hillside Ordinance.[8] Additionally, the Project Site is generally flat and there is a general lack of elevation difference in the Project vicinity. Further, the Project Site is not in close proximity to any mountains or steep slopes. As such, there is no potential for landslides to occur on or near the Project Site. Therefore, the Project would not expose people or structures to potential substantial adverse effects involving landslides and impacts would be less than significant. No mitigation measures would be required and no further analysis of this topic in an EIR is recommended.

b. Would the project result in substantial soil erosion or the loss of topsoil?

Less Than Significant Impact. During construction, approximately 4.3 acres of the Project Site would be subject to ground-disturbing activities. These activities would expose soils for a limited time, allowing for possible erosion. Although Project development has the potential to result in the erosion of soils, this potential would be reduced by implementation of standard erosion controls imposed during site preparation and grading activities. Specifically, all grading activities would require grading permits from the City's Department of Building and Safety, which would include requirements and standards designed to limit potential impacts associated with erosion to acceptable levels. In addition, on-site grading and site preparation would also comply with all applicable provisions of Chapter IX, Article1 of the Los Angeles Municipal Code (LAMC), which addresses grading, excavations, and fills. Lastly, as Project construction would require greater than one acre of ground disturbing activities, the Project Applicant would be required to prepare a Stormwater Pollution Prevention Plan (SWPPP) in accordance with the National Pollutant Discharge Elimination System (NPDES) permit. The SWPPP incorporates best-management practices (BMPs) to control erosion and to protect the quality of surface water runoff during the Project's construction period. Regarding soil erosion during Project operations, the potential is relatively low due to the fact that the Project Site would be paved over and/or landscaped.

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[8] *City of Los Angeles Department of City Planning, Parcel Profile Report: 5800 W Sunset Boulevard. Generated April 14, 2010.*

With compliance with regulatory requirements that include implementation of BMPs, less than significant impacts would occur related to erosion or loss of topsoil. No mitigation measures would be required and no further analysis of this topic in an EIR is recommended. For a more detailed discussion of the stormwater management plans applicable to the Proposed Project, please refer to Checklist Question VIII(a) of this document below.

c. Would the project be located on a geologic unit or soil that is unstable, or that would become unstable as a result of the project, and potentially result in on- or off-site landslide, lateral spreading, subsidence, liquefaction or collapse?

Less Than Significant Impact. Soils on the Project Site consist of fill material underlain by natural alluvium. The fill materials extend to a depth of 3 to 8 feet bgs and are comprised of silty sands, clayey silts, and silty clays. The underlying native soils predominantly consist of older alluvium deposits consisting of sandy clays, sandy silts, and silty sands to sands.

Potential impacts with respect to liquefaction and landslide potential were determined to be less than significant based on the analysis presented in Checklist Questions VI(a)(iii) and (iv), above. With respect to lateral spreading, subsidence, or collapse, all Project construction would comply with the CBC as supplemented by additional requirements in the LAMC. These regulations are designed to assure safe construction and include building foundation requirements appropriate to the conditions present at the Project Site. As part of these requirements a grading plan would be reviewed and approved by the consulting geologist and soils engineer followed by review by the Department of Building and Safety. In addition, in accordance with regulatory requirements, grading activities would be conducted under the direction and supervision of a licensed engineering geologist and/or soils engineer. Therefore, with compliance with standard City requirements, impacts associated with lateral spreading, subsidence, or collapse would be less than significant. No mitigation measures are required and no further analysis of this topic in an EIR is recommended.

d. Would the project be located on expansive soil, as identified in Table 18-1-B of the Uniform Building Code (1994), creating substantial risks to life or property?

Less Than Significant Impact. Expansive soils are typically associated with fine-grained clayey soils that have the potential to shrink and swell with repeated cycles of wetting and drying. According to the Geotechnical Reports prepared for the Project, the on-site soils have an expansion index ranging from 7 to 53 and are classified as being in the very low to moderate expansion range. Although some on-site soils are in the moderate expansion

range, construction of the Proposed Project would be required to comply with the CBC and supplemental requirements of the LAMC, as enforced by the City of Los Angeles. These requirements would include building foundation and other requirements appropriate to site-specific conditions that would be provided in accordance with the design level geotechnical investigation required by the City. Thus, with implementation of existing regulatory requirements, impacts with respect to expansive soils would be less than significant. No mitigation measures would be required and no further analysis of this topic in an EIR is recommended.

e. Would the project have soils incapable of adequately supporting the use of septic tanks or alternative wastewater disposal systems where sewers are not available for the disposal of wastewater?

No Impact. Wastewater generated by the Proposed Project would be accommodated by the existing City sewer infrastructure. As such, the Project would not require the use of septic tanks or alternative wastewater disposal systems. Thus, the Project would not result in impacts related to the ability of soils to support septic tanks or alternative wastewater disposal systems. As no impact would result, no mitigation measures would be required. No further analysis of this topic in an EIR is recommended.

VII. Greenhouse Gas Emissions

a. Would the project generate greenhouse gas emissions, either directly or indirectly, that may have a significant impact on the environment?

Potentially Significant Impact. Global climate change refers to changes in average climatic conditions on Earth as a whole, including changes in temperature, wind patterns, precipitation, and storms. Global warming, which is a part of climate change, is the observed increase in average temperature of the Earth's surface and atmosphere. One identified cause of global warming is an increase of greenhouse gases (GHGs) in the atmosphere. GHGs are those compounds in the Earth's atmosphere that play a critical role in determining the Earth's surface temperature. Specifically, GHGs allow the sun's rays to enter the Earth's atmosphere, but trap the energy which is radiated back from the Earth to space, resulting in a warming of the atmosphere. The earthward movement of this radiation is known as the "greenhouse effect."

The State of California is undertaking initiatives designed to address the effects of greenhouse gas emissions, and to establish targets and emission reduction strategies for greenhouse gas emissions in California. These efforts include California Global Warming Solutions Act of 2006, also known as Assembly Bill (AB) 32. AB 32 commits the State to achieving 1990 levels by 2020 (approximately 28.4 percent below "business as usual").

The California Air Resources Board (CARB) recently approved a *Climate Change Scoping Plan* as set forth by AB 32.[9] The *Climate Change Scoping Plan* proposes a "comprehensive set of actions designed to reduce overall carbon GHG emissions in California, improve our environment, reduce our dependence on oil, diversify our energy sources, save energy, create new jobs, and enhance public health."[10] Moreover, the City of Los Angeles published the *"Green LA, An Action Plan to Lead the Nation in Fighting Global Warming"* (*LA Green Plan*), outlining the goals and actions the City has established to reduce the generation and emission of GHGs from both public and private activities. According to the *LA Green Plan*, the City of Los Angeles is committed to the goal of reducing emissions of CO_2 to 35 percent below 1990 levels. Recognizing that over 40 percent of GHG emissions are generated from buildings, the City of Los Angeles also adopted a green building ordinance (Ordinance 179,820) in April 2008 to address the impact on climate change from new development. This ordinance establishes the Green Building Program, whereby certain new development (e.g., projects of 50,000 square feet or more or with more than 50 residential units) must at a minimum meet the intent of the "certified" performance level under the US Green Building Council's (USGBC) Leadership in Energy and Environmental and Design program (LEED). Lastly, Section 15064.4 of the CEQA Guidelines was adopted to assist lead agencies in determining the significance of the impacts of GHGs.

Activities associated with the Project, including construction and operational activities, would generate greenhouse gas emissions. Thus, it is recommended that evaluation of these emissions and associated emission reduction strategies be undertaken in the EIR.

b. Would the project conflict with an applicable plan, policy, or regulation adopted for the purpose of reducing the emissions of greenhouse gasses?

Potentially Significant Impact. As discussed above, plans and policies to reduce greenhouse gas emissions applicable to the Proposed Project include AB 32, CARB's *Climate Change Scoping Plan*, the *LA Green Plan*, the City of Los Angeles green building ordinance, and Section 15064.4 of the CEQA Guidelines.

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[9] *Climate Change Proposed Scoping Plan was approved by CARB on December 11, 2008.*

[10] *Climate Change Scoping Plan, CARB, December 2008. Available at http://www.arb.ca.gov/cc/scopingplan/document/scopingplandocument.htm.*

As discussed above, the Proposed Project would include construction and operational activities that have the potential to result in greenhouse gas emissions. As such, further analysis of the Project's consistency with relevant existing plans, polices and regulations related to greenhouse gasses in an EIR is recommended.

VIII. Hazards and Hazardous Materials

The following analysis is based, in part, upon the *Phase I Environmental Assessment of Sunset Bronson Studios, 5800 Sunset Boulevard, Los Angeles, California 90028* (the Phase I ESA), prepared by EMG Corporation, April 2010. The Phase I ESA included the on-site observation of accessible areas on February 24 and 25, 2010. A copy of the Phase I ESA is provided as Appendix B to this Initial Study.

a. Would the project create a significant hazard to the public or the environment through the routine transport, use, or disposal of hazardous materials?

Less Than Significant Impact. Project construction activities would result in a temporary increase in the use of typical construction materials, including paints, cleaning materials, and vehicle fuels. The use of these materials during Project construction would be short term and would occur in accordance with standard construction practices and manufacturer guidelines, as well as with all applicable Federal, State, and local regulations. Construction activities would, therefore, not create a hazard to the public or environment through the routine transport, use, or disposal of hazardous materials and impacts would be less than significant.

The types of hazardous materials associated with operation of the Proposed Project include those typically used in the maintenance of an office building and those used in the operation of a studio-related production office building. Hazardous materials used in the maintenance of a typical office building include cleaning solutions, solvents, and pesticides. The production office building would use these same materials during day-to-day operations, but would also use small quantities of hazardous materials typical of those used on small film sets, and those used during film-processing and post-production activities. These additional hazardous materials may include paints, paint thinner, acetone, petroleum-based oils, adhesives, glues, fiberglass, foam, solvents, mineral oil, compressed gasses, and batteries. These materials would be stored in quantities much smaller than those typical on the full-scale film and television soundstages on the SBS campus. As a result, most hazardous substances used in the production office building would be stored in small, individually packaged containers.

Both the office and production office buildings would be included as part of the overall operations at the SBS campus, and as such, would be included in the SBS's Los Angeles County Unified Program Form (Unified Program Form). In the City of Los Angeles, the Unified Program Form is administered by the City of Los Angeles Fire Department (LAFD) under the Hazardous Materials Disclosure Program. Information required to be provided in the Unified Program Form includes emergency contacts, phone numbers, facility information, chemical inventory, and hazardous materials handling and storage locations. The Unified Program Form also includes instructions on how to properly store on-site hazardous materials, procedures to deal with an accidental release of these materials, and also requires the implementation of an approved employee training plan. In accordance with the procedures in the Unified Program Form, all on-site hazardous materials would routinely be monitored by the LAFD under the Hazardous Materials Disclosure Program.

Implementation of the requirements of the Unified Program Form would ensure that all potentially hazardous materials would be contained, stored, and used in accordance with manufacturers' instructions and handled in compliance with applicable standards and regulations. With compliance with existing Federal, State, and local regulations, the transport, use, and storage of these materials would not pose a significant hazard to the public or the environment and the Proposed Project would result in a less than significant impact. No mitigation measures would be required and no further analysis of this topic in an EIR is recommended.

b. Would the project create significant hazard to the public or the environment through reasonably foreseeable upset and accident conditions involving the release of hazardous materials into the environment?

Less Than Significant Impact. A site inspection was conducted on February 24 and 25, 2010, as part of the Phase I ESA prepared for this Project. The site inspection identified one underground storage tank (UST), three aboveground storage tanks (ASTs), routine cleaning materials, and paints and paint-related materials (i.e., solvents and paint sludge) on the Project Site. The UST and three ASTs are all part of an interconnected system to supply three on-site emergency generators with diesel fuel. The UST is located in the western portion of the Project Site, west of the scenic shop. The UST was installed in 1984 and has a capacity of 5,000 gallons. Required annual inspections and testing of the UST have concluded that the UST and associated piping are working properly and are not leaking. The three on-site ASTs are also located in the immediate vicinity of the UST, west of the scenic shop, and are associated with the three on-site emergency generators. Two of the ASTs are included as an integrated part of emergency generator units, while the third is located immediately adjacent to one of the generator units in a "day tank". The capacity of all three ASTs is approximately 100 gallons each. All three ASTs appear to be

in proper operating condition and are not leaking. Paints and paint-related materials were observed in the scenic shop. These materials were observed to be properly stored and were not concluded to represent a hazard. In addition, paint sludge and other related wastes are removed by a licensed waste hauler on a bi-annual basis.

The Proposed Project would require the removal of all on-site structures, including the surface parking lot, all ancillary buildings and UST. Project construction activities would use standard construction materials, including paints, cleaning materials, and vehicle fuels. The use of these materials would be short term and would occur in accordance with standard construction practices and manufacturer guidelines. As the scenic shop would be removed, all paints and paint-related materials (i.e., solvents, paint sludge) would be relocated to another location within the SBS campus. Relocation of these materials would occur by trained personnel in accordance with all manufacturers' recommendations and guidelines, as well as in accordance with all applicable Federal, State, and local regulations. As such, the relocation of these materials would result in a less than significant impact.

Asbestos-containing materials (ACMs) were identified in the overall SBS campus, and although no LBP surveys were conducted, given the age of the buildings to be removed (i.e., constructed prior to 1979), there is the potential for LBP and ACMs to be present within the structures. However, in accordance with SCAQMD Rule 1403, Asbestos Emissions from Demolition/Renovation Activities, prior to demolition activities associated with the Project, the Applicant would conduct surveys of all buildings to verify the presence or absence of any of these materials and conduct remediation or abatement before any disturbance occurs. Any ACMs and/or LBPs would be removed by a licensed abatement contractor in accordance with all federal, State and local regulations prior to renovation or demolition. Mandatory compliance with applicable Federal and State standards and procedures would reduce risks associated with LBP and ACMs to acceptable levels. Therefore, a less than significant impact associated with exposure to these materials would occur.

The Proposed Project includes the removal of the above-mentioned, existing on-site UST. The removal of the UST would occur in accordance with LAMC Section 57.31.52 (Abandonment of Underground Storage Tanks). In accordance with this section, the Applicant would: notify the Los Angeles Fire Department (LAFD) prior to tank removal, inert (remove or neutralize any flammable materials and vapors) the UST prior to transport, and establish to the satisfaction of the LAFD that no release of hazardous materials has occurred. Compliance with the LAMC would ensure no risk of the release of hazardous materials associated with the removal of the UST. Therefore, a less than significant impact associated with the removal of this UST would occur.

Regarding Project operations, as mentioned above, the types of potentially hazardous materials associated with operation of the Proposed Project include solvents typically used in the maintenance of an office building (e.g., paints, petroleum products, cleaning solutions, solvents, paint sludge, and pesticides) and those utilized in a studio-related production office building (e.g., paints, paint thinner, acetone, paint waste, petroleum-based oils, adhesives, glues, fiberglass, foam, solvents, mineral oil, compressed gasses, and batteries). As discussed above, due to the limited quantities that would be utilized in the production office building, these materials would be used in small quantities available in commercially available packages. In addition, hazardous materials used in the proposed office and production office buildings would be included in SBS campus's Unified Program Form, as administered by the LAFD's Hazardous Materials Disclosure Program.

Under the requirements of the Unified Program Form, all potentially hazardous materials would be contained, stored, and used in accordance with manufacturers' instructions and handled in compliance with applicable standards and regulations. Specifically, the Unified Program Form would include a complete inventory of the hazardous materials being used and stored on a site, and would also identify employee training and emergency response procedures to manage and abate any accidental release of hazardous materials. While routine compliance with the requirements of the Unified Program Form would reduce the potential for an accidental release of hazardous materials to occur, the Unified Program Form would also identify emergency procedures to be implemented if an accidental release should occur. Implementation of all emergency procedures identified in the Unified Program Form would contain any accidental release to the immediate vicinity of the release. With compliance with existing local, State, and Federal regulations, these materials would not create a significant hazard to the public or the environment. Lastly, paint sludge and other related wastes would continue to be removed by a licensed waste hauler on a regular basis.

In conclusion, in accordance with SCAQMD Rule 1403, Project impacts with regard to the release of hazardous materials during both construction and operation of the Proposed Project would be less than significant. No mitigation measures would be required and no further analysis of this topic in an EIR is recommended.

c. Would the project emit hazardous emissions or handle hazardous or acutely hazardous materials, substances, or waste within one-quarter mile of an existing or proposed school?

Less Than Significant Impact. The Project Site is located adjacent to two existing schools; the Bernstein High School (located directly east across Van Ness Avenue) and the Joseph Le Conte Middle School (located directly south across Fernwood Avenue). As stated in Checklist Question VII(b), above, Project construction would not create significant hazards to the public or the environment through the release of hazardous materials into

the environment. Additionally, as stated in Checklist Question VII(a), above, the Proposed Project would include the use of solvents typically used in the maintenance of an office building and in the operation of a production office building (e.g., cleaning solutions, solvents, paint sludge, and pesticides) and those utilized in a production office building (e.g., paints, paint thinner, acetone, paint waste, petroleum-based oils, adhesives, glues, fiberglass, foam, solvents, mineral oil, compressed gasses, and batteries). All potentially hazardous materials would be used, stored, and disposed of in accordance with manufacturers' specifications and applicable Federal, State, and local health and safety regulations, including the reporting and containment requirements outlined in the Unified Program Form, as administered by the LAFD Hazardous Materials Program. Additionally, paint sludge and other related wastes would continue to be removed by a licensed waste hauler on a regular basis. As such, the Proposed Project would not pose a substantial risk involving the routine transport, use, and disposal of hazardous materials or the accidental release of hazardous materials. Therefore, potential impacts associated with the emission of hazardous materials near an existing or proposed school would be less than significant. No mitigation measures are required and no further analysis of this topic in an EIR is recommended.

As indicated above Checklist Question Nos. III(b) and III(d), an analysis of potential localized emissions from construction and operation of the Project will be included in the EIR.

d. Would the project be located on a site which is included on a list of hazardous materials sites compiled pursuant to Government Code Section 65962.5 and, as a result, would it create a significant hazard to the public or the environment?

Less Than Significant Impact. California Government Code Section 65962.5 requires various State agencies to compile lists of hazardous waste disposal facilities, unauthorized releases from USTs, contaminated drinking water wells, and solid waste facilities from which there is known migration of hazardous waste and submit such information to the State on at least an annual basis. The Project Site is listed on the Historical Auto Stations and HIST UST databases. Information in the Historical Auto Stations database indicates that listings for potential automobile service stations were identified at the Project Site in 1924 and 1929. However, no automobile service station has ever been known to be located on the Project Site and other historical resources researched provided no information to confirm repair/fueling facilities on the Project Site. The HIST UST database indicates that a single diesel fuel UST is registered for the Project Site. The UST was installed in 1984. The UST database (which is more current) does not provide any details regarding the former or current USTs. The Project Site is not located on any other hazardous materials databases or any database that reports spills, incidents, or releases.

The overall SBS campus that includes the Project Site is listed on the HAZNET and the RCRA-Generator databases. According to the HAZNET database, Tribune Cal Prop., Inc. reported the generation and off-site disposal of approximately 3.37 tons of asbestos-containing wastes, which was the result of building renovations. In addition, KTLA has reported the generation and off-site disposal of 10.12 tons of asbestos-containing waste (also from building renovations); 0.29 tons of "tank bottom waste" (presumably pumped from a former UST at the northwestern corner of the SBS campus prior to removal); and other wastes including organic wastes, halogenated organic compounds, and metal sludges. Tribune Studios has reported the generation of paint sludge wastes (removed by a licensed recycler) and latex wastes. Channel 5 KTLA has also reported the generation and off-site disposal of "other inorganic solid waste". According to the RCRA-Generator database, the SBS campus is a small quantity generator of hazardous wastes with no violations reported. The SBS campus was not listed on any additional databases. Further, the SBS campus was not listed on any database which reports spills, incidents or releases.

Regarding adjacent properties, Joseph Le Conte Junior High School (located directly east across Fernwood Avenue) was listed on the RCRA-Generator database as a small quantity generator of hazardous wastes with no violations reported. Additionally, Bernstein High School (located directly east across Van Ness Avenue) was listed on both the SCH and Envirostor Databases as a school cleanup site that falls under the California Department of Toxic Substances Control's (DTSC's) Site Mitigation and Brownfield Reuse Program. Arsenic contamination was identified at this site and approximately 136 cubic yards of contaminated soils were removed for proper off-site disposal. DTSC subsequently determined that all appropriate response actions had been completed and that no further removal/remedial action was necessary regarding the arsenic contamination issue and granted this facility a "Certified" status. Based on current regulatory status and the absence of reported releases, no further action or assessment is recommended regarding this facility. Lastly, the Mobil Station, located northwest of the Project Site at the northeast corner of Sunset Boulevard and Bronson Avenue, is listed on the SWEEPS UST, Historical Auto Stations, UST, HIST UST, and LUST databases as a the location of a former and existing automobile service station. Information in the LUST database indicates that gasoline groundwater contamination has been identified and remedial efforts are ongoing with no case closure date reported.

As concluded in the Phase I ESA, none of the identified sites are anticipated to have any impact at the Project Site. Although the on-site UST would be removed under the Proposed Project, as mentioned above, all removal would occur in accordance with applicable City regulations. Therefore, the Project is not anticipated to create a hazard to the public or the environment and impacts would be less than significant. No mitigation measures would be required and no further analysis of this topic in an EIR is recommended.

e. For a project located within an airport land use plan or, where such a plan has not been adopted, within two miles of a public airport or public use airport, would the project result in a safety hazard for people residing or working in the project area?

No Impact. The Project Site is not located within two miles of a public airport. The closest airport to the Project Site is the Burbank-Glendale-Pasadena (Bob Hope) Airport (BUR), which is located approximately 7.5 miles north of the Project Site. Therefore, the Proposed Project would not result in a safety hazard associated with an airport and no mitigation measures would be required. No further analysis of this topic in an EIR is recommended.

f. For a project within the vicinity of a private airstrip, would the project result in a safety hazard for people residing or working in the project area?

No Impact. There are no private airstrips in the vicinity of the Project Site and the Site is not located within a designated airport hazard area. Therefore, the Proposed Project would not result in airport-related safety hazards. No impact would occur and no mitigation measures would be required. No further analysis of this topic in an EIR is recommended.

g. Would the project impair implementation of or physically interfere with an adopted emergency response plan or emergency evacuation plan?

Less Than Significant Impact. According to the Safety Element of the City of Los Angeles General Plan, the Project Site is not located along a designated disaster route.[11] The nearest evacuation route is Santa Monica Boulevard, which parallels Sunset Boulevard in this area, approximately one-half mile to the south. The majority of construction activities for the Project would be confined to the Project Site itself; however, limited off-site infrastructure improvements may require some work in adjacent street rights-of-way. As such, some partial lane closures adjacent to the Site, including on Sunset Boulevard and Van Ness Avenue, may occur. However, these closures would be temporary in nature and even in the event of partial lane closures, both directions of travel on area roadways would be maintained. As discussed in Checklist Question XV(a), the potential traffic impacts of the Proposed Project would be evaluated in an EIR. However, traffic impacts with respect to identified emergency evacuation routes are anticipated to be less than significant. As discussed in Checklist Questions XIII(a)(i) and (ii), the Proposed

[11] *City of Los Angeles Department of Planning General Plan Safety Element – Critical Facilities and Lifeline Systems, Exhibit H (November 26, 1996).*

Project would have a less than significant impact with respect to fire and police services, including emergency response. Since the Project would not cause an impediment along the City's designated disaster routes, nor would the proposed office and studio uses impair the implementation of the City's emergency response plan, the Project would have a less than significant impact with respect to these topics. No mitigation measures would be required and no further analysis of this topic in an EIR is recommended.

h. Would the project expose people or structures to a significant risk of loss, injury or death involving wildland fires, including where wildlands are adjacent to urbanized areas or where residences are intermixed with wildlands?

No Impact. The Project Site is located in a highly urbanized area of the City of Los Angeles and is not subject to wildland fires. Therefore, the Proposed Project would not expose people or structures to a significant risk of loss, injury, or death involving wildland fires. No mitigation measures would be required and no further analysis of this topic in an EIR is recommended.

IX. Hydrology and Water Quality

The following analysis is based, in part, upon the *On-Site Drainage Study: Sunset Bronson Studios Project* (Hydrology Report), prepared by Hall & Foreman, Inc., August 18, 2010 and the supplemental analysis of pre- and post-development stormwater runoff flows for Van Ness Avenue, prepared by Hall & Foreman, Inc., March 11, 2011. A copy of the Hydrology Report and supplemental analysis is provided as Appendix C of this Initial Study.

a. Would the project violate any water quality standards or waste discharge requirements?

Less Than Significant Impact. The Proposed Project does not include any point-source discharges. During construction, ground-disturbing activities (e.g., removal of an existing surface parking lot and ancillary structures, excavation of on-site soil to accommodate the proposed structures, foundation construction, and the installation of utilities) would expose soils for a limited time, which could allow for possible erosion. However, as discussed above, grading and site preparation would comply with all applicable provisions of Chapter IX, Division 70 of the LAMC, which includes requirements such as the preparation of an erosion control plan to reduce the effects of sedimentation and erosion. In addition, the Project Applicant would be required to meet the provisions of the NPDES General Permit for Discharges of Storm Water with regard to surface water quality as governed by the SWRCB. The General Permit requires that, prior to construction activity, project applicants file the Permit Registration Documents (PRDs) with the SWRCB

and prepare a project-specific SWPPP. The SWPPP would also be subject to review by the City for compliance with the City of Los Angeles' *Best Management Practices Handbook*, *Part A Construction Activities.* As part of these regulatory requirements, BMPs would be implemented to control erosion and to protect the quality of surface water runoff during construction by controlling potential contaminants such as petroleum products, paints and solvents, detergents, fertilizers, and pesticides.

Regarding other incidental pollutants that could result from construction activities, in addition to the BMPs implemented during Project construction, routine safety precautions for the handling and storing of construction materials would also help to effectively mitigate the potential pollution of stormwater by these materials. The application of these "good housekeeping" procedures would also be extended to non-hazardous stormwater pollutants such as sawdust and other solid wastes. Any construction, leaks, drips, and spills would be cleaned up immediately to prevent contaminated soil on paved surfaces that could be washed into the storm drains. Furthermore, all construction waste would be disposed of properly, including the use of appropriately labeled recycling bins to recycle construction materials including: solvents, water-based paints, vehicle fluids, broken asphalt and concrete, wood, and vegetation. Non recyclable materials/wastes would be taken to an appropriate landfill. Toxic wastes, should they be generated, would be discarded at a licensed regulated disposal site to help ensure that pollutants are not exposed to soils.

With regard to operation of the Project, the Proposed Project would be required to incorporate operational BMPs per the City of Los Angeles Standard Urban Stormwater Management Plan (SUSMP) permit requirements. In accordance with these requirements, the Proposed Project has been designed to include three below-ground gravel infiltration pits located throughout the Project Site. All runoff generated on the Project Site would flow through one of these three gravel infiltration pits, which would capture pollutants in runoff flows and infiltrate cleaned water into the native soil below the Project Site. By infiltrating runoff flows, the three gravel infiltration pits would effectively reduce pollutants in stormwater runoff, as well as the overall quantity of stormwater runoff from the Project Site. Pursuant to the City's SUSMP requirements the Proposed Project would be required to infiltrate 9,328 cubic feet (cf) of runoff during a 50-year storm event. The three gravel infiltration pits have been designed to accommodate this requirement (refer to Preliminary On-Site Drainage Study prepared by Hall & Foremen, Inc. for the locations of the proposed infiltration pits and infiltration volume calculations). During storm events that exceed the capacity of the gravel infiltration pits (i.e., storm events greater than a 50-year storm event), excess runoff would be conveyed to the public streets via designed overflow systems.

Based on the above, which complies with the City's SUSMP permit requirements through the provision of three below-ground infiltration gravel pits, impacts related to water

quality would be less than significant. No mitigation measures would be required and no further analysis of this topic in an EIR is recommended.

b. Would the project substantially deplete groundwater supplies or interfere substantially with groundwater recharge such that there would be a net deficit in aquifer volume or a lowering of the local groundwater table level (e.g., the production rate of pre-existing nearby wells would drop to a level which would not support existing land uses or planned uses for which permits have been granted)?

Less Than Significant Impact. The Project Site is 98 percent covered by impervious surfaces, such as a large surface parking lot, ancillary buildings, and cement walkways. Thus, during a storm event, most water that encounters the site runs off onto area roadways and into the local stormdrain system. Under current conditions, the Project produces a runoff volume of 13.95 cubic feet per second (cfs) under a 50-year storm event. Implementation of the Proposed Project's landscaped area at the Van Ness Gate, landscaped setback area along Sunset Boulevard, and outdoor seating area with landscaping adjacent to the proposed production office building would reduce the amount of impervious surface on the Project Site. Additionally, as noted above, the Proposed Project would include three below-ground infiltration gravel pits to infiltrate runoff from the impervious surfaces on the Project Site to the native soils below the Project Site. As such, more stormwater would be retained on-site when compared to existing conditions. While this retained stormwater would penetrate the ground surface, it is anticipated that the majority of this groundwater would be absorbed by vegetation and the upper layers of soil, and would not reach the groundwater table. In addition, the quantity of water retained on-site would be negligible in comparison to overall groundwater recharge volumes. Lastly, the Project Site is not an area identified as being important to groundwater recharge. As a result, the Project would not result in a measurable change in the groundwater recharge occurring at the Site.

With regard to other potential groundwater impacts, as described in the Geotechnical Studies (refer to Appendix A), groundwater is encountered at a depth of between 42 and 55 feet bgs. As the Project would require excavations to a depth of approximately 30 feet bgs and foundation placement at a depth of approximately 25 feet below ground surface, the Project would not require temporary dewatering during construction or long-term dewatering during Project operation. Domestic water for the Proposed Project would be provided by the municipal water system and no wells would be drilled. Therefore, impacts would be less than significant. No mitigation measures would be required and no further analysis of this topic in an EIR is recommended.

c. Would the project substantially alter the existing drainage pattern of the site or area, including through the alteration of the course of a stream or river, in a manner, which would result in substantial erosion or siltation on- or off-site?

Less Than Significant Impact. During Project construction, temporary alteration of existing on-site drainage pattern may occur. However, these changes would not result in substantial erosion or siltation due to stringent controls imposed via City grading and building permit regulations as discussed under Checklist Question VIII(a) above. As such, any alteration of existing drainage patterns would not result in substantial erosion or siltation on- or off-site and Project impacts related to this topic would be less than significant.

As stated previously, the Project Site is 98 percent covered with impervious surfaces and most of the runoff flows to the local stormdrain system during a storm event. As mentioned above, the Project would decrease the amount of impervious surfaces on the Project Site and would install below-ground gravel infiltration pits to infiltrate stormwater runoff into native soils below the Project Site. Thus, the Proposed Project would reduce the quantity of stormwater that leaves the Project Site. On a macro scale, the Proposed Project would not substantially alter drainage patterns or increase erosion or siltation.

In terms of street conveyance, the Proposed Project would marginally redirect more stormwater runoff to Van Ness Avenue. Specifically, 6.18 cfs of stormwater runoff is currently conveyed through the Project Site and into Van Ness Avenue. After Project development, 11.11 cfs of stormwater runoff would be conveyed through the Project Site and into Van Ness Avenue. Therefore, when accounting for existing stormwater runoff, the Project would result in a net increase stormwater runoff to Van Ness Avenue of 4.93 cfs. As referenced in the Project's Hydrology Report, drainage runoff along Van Ness Avenue is ultimately captured via existing duel curb inlets located approximately 1,600 feet to the south near Lexington Avenue. Even though post-development runoff volumes to Van Ness Avenue would increase slightly under the Proposed Project, the Proposed Project's Hydrology Report concluded that it is not anticipated that this increase would exceed the street's conveyance capacity based on existing curb heights and existing gutter slopes. Specifically, as shown in the supplemental analysis, existing runoff has a flow depth of approximately 4.5 inches to the 8-inch curb along Van Ness Avenue. Project development would result in a flow depth of approximately 5 inches to the same 8-inch curb along Van Ness Avenue. Both existing and post development flows would be well within the capacity of Van Ness Avenue. Additionally, there is not any known potential of downstream erosion or flooding due to the fact that the street is paved and otherwise stabilized.

However, adequate capacity would be determined during the Project's permitting process. If warranted, certain portions of the proposed on-site grading/drainage features for

the new project improvements could be re-designed to redirect some of the proposed on-site stormwater runoff back to Fernwood Avenue, as is the case under existing conditions, should Van Ness Avenue prove to not have the needed street conveyance capacity. Regardless of the design option chosen, the Proposed Project would result in a net reduction in the quantity of stormwater runoff from the Project Site, and could be accommodated by the City's local stormwater drainage system.

As a result, Project development would not result in substantial erosion or siltation on- or off-site. Therefore, a less than significant impact would occur. No mitigation measures would be required and no further analysis of this topic in an EIR is recommended.

d. Would the project substantially alter the existing drainage pattern of the site or area, including through the alteration of the course of a stream or river, or substantially increase the rate or amount of surface runoff in a manner which would result in flooding on- or off-site?

Less Than Significant Impact. The Project Site is located in a highly urbanized area and is served by existing City stormdrain infrastructure. The Project Site, under current conditions, is almost entirely covered with impervious surfaces. As mentioned above, the Project would decrease the amount of impervious surfaces on the Project Site and would install below ground gravel infiltration pits, and would therefore, result in a decrease in the quantity of urban stormwater runoff from the Project Site.

As discussed above, runoff to Van Ness Avenue would total 11.11 cfs during a 50-year storm event, resulting in a 4.93 cfs increase over existing conditions. Although the post-development site run-off to Van Ness Avenue would be greater than the pre-development run-off, the Proposed Project's Hydrology Report and the supplemental analysis of runoff flows to Van Ness Avenue concluded that it is not anticipated that this manageable increase would exceed the street's conveyance capacity. Also, there is not any known downstream flooding along Van Ness Avenue. Nonetheless, adequate capacity would be determined during the Project's permitting process. If warranted, certain portions of the proposed on-site grading/drainage features for the new project improvements could be re-designed in order to redirect some of the proposed on-site stormwater runoff back to Fernwood Avenue, as is the case under existing conditions, should Van Ness Avenue prove to not have the needed street conveyance capacity. Regardless of the design option chosen, the Proposed Project would result in a net reduction in the quantity of stormwater runoff from the Project Site, and could be accommodated by the City's local stormwater drainage system.

Furthermore, the Project Site is not located adjacent to any stream or river, and Project runoff would continue to drain into existing City storm drain infrastructure. Therefore, the Proposed Project would not have the potential to result in flooding due to altered drainage patterns and impacts would be less than significant. No mitigation measures would be required and no further analysis of this topic in an EIR is recommended.

e. Would the project create or contribute runoff water which would exceed the capacity of existing or planned stormwater drainage systems or provide substantial additional sources of polluted runoff?

Less Than Significant Impact. A project-related significant adverse effect would also occur if a project would substantially increase the sources of polluted runoff that would reach the storm drain system.

As noted above, the Project Site is 98 percent covered by impervious surfaces and drainage is by sheet flow along the Project Site's contours, eventually conveying flows to either Van Ness or Fernwood Avenues. As stated previously, the Proposed Project's below-ground gravel infiltration pits would effectively filter/clean out and otherwise treat the pollutants from the stormwater runoff in accordance with the City's SUSMP permit requirements, as well as provide a volume reduction in the site's overall storm water runoff. Even though the post-development site runoff to Van Ness Avenue would be greater than the pre-development run-off, it is not anticipated that this manageable increase would exceed the street's conveyance capacity based on existing curb heights and existing gutter slopes. Final conveyance capacity would be determined during final City permitting, and if warranted, stormwater flows could be redirected back to Fernwood Avenue, as is currently the case. Under any circumstances, the Proposed Project would result in an overall reduction in stormwater flows from the Project Site when compared to existing conditions and all sheet flow would continue to be directed towards City streets. Since the storm drain system can adequately handle existing flows, the reduction in stormwater flows following Project development would not exceed the capacity of the local storm drain system. Therefore, a less than significant impact would result. No mitigation measures would be required and no further analysis of this topic in an EIR is recommended. Refer to Checklist Question VIII(a) for a discussion of Project impacts related to water quality.

f. Would the project otherwise substantially degrade water quality?

Less Than Significant Impact. As discussed above in Checklist Question VIII(a), BMPs implemented as part of the Project's SWPPP and SUSMP requirements, including the installation of below-ground gravel infiltration pits, as well as good housekeeping practices would preclude sediment and hazardous substances from entering stormwater

flows. Therefore, a less than significant impact would result and no mitigation measures would be required. No further analysis of this topic in an EIR is recommended.

g. Would the project place housing within a 100-year flood hazard area as mapped on a federal Flood Hazard Boundary or Flood Insurance Rate Map or other flood hazard delineation map?

No Impact. The Project Site is not located within a flood zone, including the 100-year flood zone designated by the Federal Emergency Management Agency (FEMA).[12] No impacts would occur and no mitigation measures would be required. No further analysis of this topic in an EIR is recommended.

h. Would the project place within a 100-year flood hazard area structures which would impede or redirect flood flows?

No Impact. As noted above, the Project Site is not located within a flood zone. Thus, no impacts would occur and no mitigation measures would be required. No further analysis of this topic in an EIR is recommended.

i. Would the project expose people or structures to a significant risk of loss, injury or death involving flooding, including flooding as a result of the failure of a levee or dam?

Less Than Significant Impact. The Project Site lies within the potential inundation area of the Hollywood Reservoir.[13] Dam safety regulations are the primary means of reducing damage or injury due to inundation occurring from dam failure.[14] The California Division of Safety of Dams regulates the siting, design, construction, and periodic review of all dams in the State. In addition, dams and reservoirs are monitored during storms, and measures are instituted in the event of potential overflow. These measures include seismic retrofits and other related dam improvements completed under the requirements of the 1972 State Dam Safety Act. Further, in the event of a dam failure at the Hollywood Reservoir, existing urban development north of the Project Site, including the US-101 Freeway, would serve as a physical barrier between the upstream reservoirs/dams and the

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[12] *City of Los Angeles Department of City Planning, Parcel Profile Report: 5800 W Sunset Boulevard. Generated April 14, 2010.*

[13] *City of Los Angeles General Plan, Safety Element, Exhibit G: Inundation & Tsunami Hazard Areas in the City of Los Angeles, November 1996.*

[14] *City of Los Angeles, Department of City Planning, Los Angeles Citywide General Plan Framework, Draft Environmental Impact Report, January 19, 1995, pages 2.17-38 and 2.17-40.*

Project Site. Based on the above, the risk of flooding from inundation by a seiche or a dam failure is considered low. Therefore, a less than significant impact associated with flooding, including flooding due to the failure of a levee or dam, would occur. No mitigation measures would be required and no further analysis of this topic in an EIR is recommended.

j. Would the project expose people or structures to a significant risk of loss, injury, or death involving inundation by seiche, tsunami, or mudflow?

Less Than Significant Impact. The Project Site is not located in a potential tsunami zone.[15] The closest body of water to the Project Site is the Hollywood Reservoir, which is located approximately 1.6 miles northwest of the Project Site. As such, the Project Site is not located in close proximity to a contained body of water and there is no potential impact associated with a seiche. With respect to the potential impact from a mudflow, the Project Site is relatively flat and is surrounded by urban development; therefore, it does not contain any sources that could result in a mudflow (e.g., steep slopes with unstable soils). Thus, a less than significant impact would occur with respect to risk of loss, injury, or death by seiche, tsunami, or mudflow. No mitigation measures would be required and no further analysis of this topic in an EIR is recommended.

X. Land Use and Planning

a. Would the project physically divide an established community?

Potentially Significant Impact. All proposed development associated with the Proposed Project would occur within the boundaries of the Project Site as it currently exists, and would not require an alteration of the existing transportation infrastructure. Also, the Proposed Project would not result in the closure of any existing pedestrian routes. Therefore, the development of the Project's various components is not anticipated to occur in a configuration that would physically divide an established community. However, based on the scale and intensity of the land uses proposed under the Proposed Project, and reflecting the importance of land use issues in the community, further evaluation of this topic in an EIR is recommended.

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[15] *City of Los Angeles General Plan, Safety Element, Exhibit G: Inundation & Tsunami Hazard Areas in the City of Los Angeles, November 1996.*

b. Would the project conflict with any applicable land use plan, policy or regulation of an agency with jurisdiction over the project (including but not limited to the general plan, specific plan, coastal program, or zoning ordinance) adopted for the purpose of avoiding or mitigating an environmental effect?

Potentially Significant Impact. Various local and regional plans guide development of the Project Site. At the local level, the Hollywood Community Plan implements land use policies of the Los Angeles General Plan for the Project Site and vicinity. Other applicable City plans include the Hollywood Community Redevelopment Plan, which sets forth an array of goals that include encouraging economic development; promoting and retaining the entertainment industry; revitalizing the historic core; and preserving historically significant structures. In addition, new project development within the City is subject to the requirements and regulations of the City of Los Angeles Department of City Planning Walkability Checklist. Moreover, the Project Site is subject to the regulations of the LAMC, which governs land use at the Project Site through development restrictions and building standards. Lastly, at the regional level, the Southern California Association of Governments (SCAG) Compass Blueprint Growth Vision Report sets forth a framework with respect to regional growth and through its growth management policies addresses land use within a broader context.

Currently, land uses on the Project Site are limited to a large surface parking lot and ancillary studio structures. The Proposed Project's 13-story office building, seven-story parking structure, and five-story production office building would represent a change from the current land use on the Project Site. Thus, it is recommended that an analysis of the consistency of the Project with applicable land use plans and policies be included in an EIR.

c. Would the project conflict with any applicable habitat conservation plan or natural community conservation plan?

No Impact. There are no habitat conservation plans or natural community conservation plans applicable to the Project Site or Project area. As such, implementation of the Proposed Project would not conflict with any habitat conservation or natural community conservation plan. Therefore, no mitigation measures are required and no further analysis of this topic in an EIR is recommended.

XI. Mineral Resources

a. Would the project result in the loss of availability of a known mineral resource that would be of value to the region and the residents of the state?

No Impact. The Project Site is not located within a City-designated Mineral Resource Zone where significant mineral deposits are known to be present, nor within a mineral producing area as classified by the California Geological Survey (CGS).[16] No mineral extraction operations currently occur or have occurred on the site. Furthermore, the site has been developed with studio-related uses for many decades, and thus the potential of uncovering mineral resources during Project construction would be remote. The Project would not result in the loss of availability of a known mineral resource. No impacts would occur, and no mitigation measures would be required. Further analysis of this topic in an EIR is not recommended.

b. Would the project result in the loss of availability of a locally-important mineral resource recovery site delineated on a local general plan, specific plan or other land use plan?

No Impact. Government Code Section 65302(d) states that a conservation element of the general plan shall address "minerals and other natural resources." According to the Conservation Element of the City of Los Angeles General Plan, sites that contain potentially significant sand and gravel deposits which are to be conserved follow the Los Angeles River flood plain, coastal plain, and other water bodies and courses and lie along the flood plain from the San Fernando Valley through downtown Los Angeles. The Proposed Project is not located within the vicinity of these areas.[17] As noted in Checklist Question X(a), Project implementation would not result in impacts associated with the loss or availability of a known mineral resource that would be of value to the region and the residents of the state. No impacts would occur, and no mitigation measures would be required. No further analysis of this topic in an EIR is necessary.

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[16] *City of Los Angeles Department of City Planning, Los Angeles Citywide General Plan Framework, Draft Environmental Impact Report, January 19, 1995, Areas Containing Significant Mineral Deposits in the City of Los Angeles (Figure GS-1).*

[17] *City of Los Angeles, Conservation Element of the City of Los Angeles General Plan, September 26, 2001.*

XII. Noise

a. Would the project result in exposure of persons to or generation of noise levels in excess of standards established in the local general plan or noise ordinance, or applicable standards of other agencies?

Potentially Significant Impact. Construction of the Proposed Project would result in a short-term increase in noise levels within the Project vicinity. In addition, as the Proposed Project would increase the various types of uses that occur on the Project Site, noise levels from on-site sources also have the potential to increase during Project construction and operation. Existing on-site noise sources would include vehicle noise from parking lot activity, building equipment (i.e., HVAC equipment); and construction and operation of sets. The traffic attributable to the Proposed Project also has the potential to cause noise levels to exceed City Noise Ordinance standards. Therefore, further analysis of this topic in an EIR is recommended.

b. Would the project result in exposure of persons to or generation of excessive groundborne vibration or groundborne noise levels?

Potentially Significant Impact. Vibration is sound radiated through the ground. In addition, the rumbling sound caused by the vibration of room surfaces is referred to as groundborne noise.

Construction of the Proposed Project would require the use of construction equipment during grading, excavation, hauling, establishing building foundations, installation of utility lines and services, and other construction activities. The use of this equipment could potentially cause groundborne vibration and noise. During Project operation ground-borne vibration may also result from on-site activities. Therefore, further analysis of this topic in an EIR is recommended.

c. Would the project result in a substantial permanent increase in ambient noise levels in the project vicinity above levels existing without the project?

Potentially Significant Impact. As concluded in Checklist Question XI(a) above, traffic and on-site activities associated with the Proposed Project have the potential to increase ambient noise levels above existing levels. Therefore, further analysis of this topic in an EIR is recommended.

d. Would the project result in a substantial temporary or periodic increase in ambient noise levels in the project vicinity above levels existing without the project?

Potentially Significant Impact. As discussed above in Checklist Questions XI(a) and XI(b), construction activity attributable to the Proposed Project has the potential to temporarily or periodically increase ambient noise levels above existing levels. In addition, the increase in on-site uses may also result in periodic increases in noise levels. Therefore, further analysis of this topic in an EIR is recommended.

e. For a project located within an airport land use plan or, where such a plan has not been adopted, within two miles of a public airport or public use airport, would the project expose people residing or working in the project area to excessive noise levels?

No Impact. As discussed in item VII(e), the Project Site is located approximately 7.5 miles south of the Burbank-Glendale-Pasadena (Bob Hope) Airport and is outside of the airport 65 CNEL noise contours[18]; therefore, no impact would occur. No mitigation measures or further evaluation of this topic in an EIR are required.

f. For a project within the vicinity of a private airstrip, would the project expose people residing or working in the project area to excessive noise levels?

No Impact. This question would apply to the Project only if it were in the vicinity of a private airstrip and would subject area residents and workers to excessive noise levels. The Project Site is not located in the vicinity of a private airstrip. As no such facilities are located in the vicinity of the Project Site, no impact would occur. No mitigation measures or further evaluation of this topic in an EIR are required.

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[18] *City of Los Angeles, Noise Element of the Los Angeles City General Plan, Exhibit D: Burbank-Glendale-Pasadena Airport Noise Exposure Contours, February 1999.*

XIII. Population and Housing

a. Would the project induce substantial population growth in an area, either directly (for example, by proposing new homes and businesses) or indirectly (for example, through extension of roads or other infrastructure)?

Less Than Significant Impact. The Proposed Project's impacts with respect to population and housing in the Community Plan Area are discussed below.

Population

In 2008, the population in the Hollywood Community Plan area was estimated at approximately 226,112 persons.[19] If the population growth experienced during the 2000-2008 time period continues, the estimated population for the Community Plan area in 2014, the year of Project buildout, would be approximately 238,302 persons.[20] This translates to an increase of 12,190 persons or an approximately 5.4 percent increase from the 2008 population estimate. As the Proposed Project would not result in the construction of any residential units, the Proposed Project would not directly contribute to population growth within the Community Plan Area or subregion.

Construction of the Proposed Project would create temporary construction-related jobs. However, the work requirements of most construction projects are highly specialized so that construction workers remain at a job site only for the time in which their specific skills are needed to complete a particular phase of the construction process. Thus, Project-related construction workers would not be anticipated to relocate their household's place of residence as a consequence of working on the Proposed Project and, therefore, no new permanent residents would be generated during construction of the Proposed Project.

The proposed office and studio-related uses are anticipated to generate approximately 1,595 additional employees, when compared to existing conditions on the Project Site. While new employment opportunities would be created within the Project, most of the employees would be drawn from the existing labor force in the region and would not require the need to relocate or place a demand for housing in the area. This is especially true given that there are numerous studio-related employment opportunities

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[19] *City of Los Angeles Planning Department. Hollywood Community Plan Area Population and Housing Statistics. Available at: http://cityplanning.lacity.org/. Accessed April 21, 2010*

[20] *Ibid.*

already present in the Hollywood Community Plan area, and therefore, the Proposed Project would not create a new employment type in the area for which people would relocate. While it is possible that some of the future employees would be new residents to the area and subregion; this growth would not be substantial in the context of the growth forecasted for the City of Los Angeles or the Hollywood Community Plan area.

Based on the above, potential impacts associated with population growth would be less than significant. No mitigation measures would be required and no further analysis of this topic in an EIR is recommended.

Housing

In 2008, the estimated housing inventory in the Community Plan Area was 102,629 residential units.[21] If the housing growth experienced during the 2000-2008 time period continues, the expected number of housing units for the Community Plan Area in 2014, the year of project buildout, would be approximately 104,694 residential units. This represents a 2,065 housing unit, or 2 percent, increase above the 2008 housing inventory. The Proposed Project does not involve the construction of residential dwelling units. As mentioned above, the Proposed Project would generate approximately 1,595 additional jobs at the Project Site; however, most of the employees are anticipated to be drawn from the existing labor force and employees are not anticipated to relocate to the Community Plan Area as a result of taking a job at the Project Site. As mentioned above, while it is possible that some of the future employees would be new residents to the area and subregion; this growth would not be substantial in the context of the growth forecasted for the City of Los Angeles or the Hollywood Community Plan area. Therefore, the Proposed Project would not result in a notable increase in demand for new housing, and any new demand, should it occur, would be very minor in the context of forecasted growth. As such, the addition of any secondary growth would be within the City's housing projections for the Hollywood Community Plan Area and subregion. Therefore, the Proposed Project would result in a less than significant housing impact. No mitigation measures are required and no further analysis of this topic in an EIR is recommended.

b. Would the project displace substantial numbers of existing housing, necessitating the construction of replacement housing elsewhere?

No Impact. The Project Site is currently occupied by surface parking and ancillary structures. No housing currently exists on the Project Site. Therefore, no residential

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[21] *South Central Los Angeles Community Plan, Local Population and Housing Profile, available at: http://cityplanning.lacity.org, accessed March 10, 2010.*

displacement would be associated with the Proposed Project and no impact would occur. No mitigation measures would be required and no further analysis of this topic in an EIR is recommended.

c. Would the project displace substantial numbers of people, necessitating the construction of replacement housing elsewhere?

No Impact. Based on the existing on-site uses, people do not currently reside on the Project Site. Therefore, people would not be displaced by the construction of the Proposed Project and no impact would occur. No mitigation measures would be required and no further analysis of this topic in an EIR is recommended.

XIV. Public Services

a. Would the project result in substantial adverse physical impacts associated with the provision of new or physically altered government facilities, need for new or physically altered governmental facilities, the construction of which could cause significant environmental impacts, in order to maintain acceptable service ratios, response times or other performance objective for any of the following public services:

i. Fire protection?

Less Than Significant Impact. Fire protection for the Project Site is provided by the LAFD. The LAFD generally considers fire protection services for a project adequate if a project is within the maximum response distance for the land use proposed. Pursuant to Section 57.09.07A of the LAMC, the maximum response distance between commercial land uses and an LAFD station that houses an engine is 1.0 mile and for a truck company is 1.5 miles. If either of these distances is exceeded, all structures located on a Project Site would require automatic fire sprinklers.

The "first-in" fire station serving the Project Site would be Fire Station No. 82, located at 1800 North Bronson Avenue, less than 1 mile (0.4 mile) north of the Project Site. Equipment at Fire Station No. 82 consists of a light force company (i.e., an engine company and truck company that respond as one unit) and an additional engine company.[22] Under LAMC criteria, the existing fire response distance and equipment

[22] *Telephone correspondence between Fire Station No. 82 and Matrix Environmental, May 13, 2010.*

provisions would be adequate. Nonetheless, the proposed office and production office buildings would be constructed with a fire sprinkler system to reduce the potential for fire impacts at the Project Site. Further, the proposed office building would also include a fire pump connected to a back-up generator. As required by the LAFD, all fire lanes would be 28 feet wide, except at gated entries, which can be 20 feet wide initially then flare to 28 feet as soon as practical. In addition, the Proposed Project would provide at least two points of access to the site and gate/controlled access would require special provisions for LAFD, per LAFD requirements.

Short-term Project construction activities and the staging of construction equipment would occur mainly within the Project Site. Off-site parking for construction workers and some construction staging may also take place on an off-site surface parking lot either owned or leased by the Applicant. This surface parking lot would be located within walking distance of the Project Site or a shuttle would be provided to transport construction workers. No construction parking or staging would occur on adjacent residential streets. As mentioned above, infrastructure improvements may require minor work within adjacent streets. As such, some partial lane closures adjacent to the site may occur, including on Sunset Boulevard and Van Ness Avenue. However, these closures would be temporary in nature and in the event of partial lane closures, both directions of travel on area roadways and access to the Project Site would be maintained. Further, emergency vehicle drivers have a variety of options for avoiding traffic, such as using their sirens to clear a path of travel or driving in the lanes of opposing traffic. In addition, Project construction activities would not impede access to other nearby uses. As such, Project construction would result in a less than significant impact with respect to fire protection services. Operational fire truck access would continue to be available along sunset Boulevard, Van Ness Avenue, Fernwood Avenue, and Bronson Avenue.

The Proposed Project is anticipated to generate approximately 1,595 new employees at the Project Site. The Proposed Project could therefore potentially increase the demand for LAFD services. However, the Project would comply with all applicable provisions in the City of Los Angeles Fire and Building Codes. In addition, as mentioned above, both the office and production office building would be constructed with a sprinkler system; the sprinkler system on the office building would be connected to an on-site fire pump with a back-up generator. Moreover, the LAFD would be consulted during final building design to ensure adequate Code compliance prior to the issuance of any construction permits. Standard LAFD regulations, including access, fire flow and fire prevention measures would be applied to the Project as standard conditions of approval by the LAFD and the City Planning Department. Therefore, although the Project could increase demand on existing fire services and facilities, the Project is not anticipated to increase service ratios, response times, or other performance objectives to the extent that new or physically altered fire facilities would be required.

The adequacy of existing fire flow infrastructure is discussed in Checklist Question XVI(b) below. As concluded therein, existing fire flow infrastructure would be adequate to serve the Project Site and would meet all established codes and provide adequate fire flow.

Since the Project would be within a one-mile fire response distance of a station with an adequate equipment roster, provide adequate fire flow and access, and meet building fire safety regulations, impacts with respect to fire services are concluded to be less than significant. In addition, with compliance with all LAMC and fire code requirements, no mitigation measures would be required. Furthermore, any increased demands for additional LAFD staffing, equipment, and facilities would be funded via existing mechanisms (e.g., property taxes and government funding), to which the Proposed Project would contribute. No further analysis of this topic in an EIR is recommended.

ii. Police protection?

Less Than Significant Impact. The Hollywood Community Police Station, which serves the Project area, is located at 1358 North Wilcox Avenue, approximately 0.8 mile northwest of the Project Site. This station is under the jurisdiction of the LAPD's West Bureau. The Hollywood Community Police Station serves an area that spans 17.2 square miles and has a resident population over 300,000 people.[23]

As discussed above, short-term Project construction activities and the staging of construction equipment would occur mainly within the Project Site. However, as mentioned above, infrastructure improvements may require minor work within adjacent streets. As such, some partial lane closures adjacent to the site may occur, including on Sunset Boulevard and Van Ness Avenue. However, these closures would be temporary in nature and even in the event of partial lane closures, both directions of travel on area roadways and access to the Project Site would be maintained. Further, emergency vehicle drivers have a variety of options for avoiding traffic, such as using their sirens to clear a path of travel or driving in the lanes of opposing traffic. In addition, project construction activities would not impede access to other nearby uses. As such, Project construction would result in a less than significant impact with respect to police protection services.

Long-term operation of the Proposed Project would result in an increase of employees and visitors within the Project Site, thereby generating a potential increase in

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[23] *Los Angeles Police Department, LAPD Hollywood Community Station website. website: http://www.lapdonline.org/hollywood_community_police_station/content_basic_view/1665, accessed April 22, 2010.*

the number of service calls from the Project Site. The LAPD establishes an officer-to-resident ratio to determine adequate staffing levels, at one sworn officer to every one thousand residents. Since the Project does not propose any residential units, the existing officer-to-resident ratio would remain unchanged by the Proposed Project. Nevertheless, the Project's employees and visitors could create additional demand for police services.

Security is a top priority to studio uses due to the industry-sensitive operations that occur on a studio site and the potential for unauthorized public intrusions. To help reduce any on-site increase in demand for police services, the Proposed Project would implement comprehensive safety and security features to enhance public safety and reduce the demand for police services, including: limiting access to authorized personnel; on-site security personnel; adequate and strategically positioned functional and thematic lighting; foot patrols; closed-circuit cameras; the use of identification badges; and access control to the building and parking garage. The Project would also be equipped with an alarm system which would be monitored, and police would be dispatched as needed. These preventative and proactive security measures would decrease the amount of service calls the LAPD would receive.

Additionally, the Proposed Project would be subject to LAPD review and would be required to comply with all applicable safety requirements of the LAPD and the City of Los Angeles in order to adequately address police protection service demands. Overall, no new or expanded police facility would be expected to be required as a result of the Proposed Project and a less than significant impact would result. No mitigation measures would be required and no further analysis of this topic in an EIR is recommended.

iii. Schools?

Less Than Significant Impact. The Project includes the development of office and studio-related uses. Development of new residential land uses, which directly generate school-aged children and a demand for school services, is not proposed. As discussed above, the majority of the Proposed Project's 1,595 net new employees would not be anticipated to relocate to the area for employment, particularly when considering that the entertainment industry already maintains a strong employment presence in the Project area. As a result, the Proposed Project is not anticipated to substantially increase the number of students at LAUSD serving the Project Site.

Nonetheless, the California Education Code Section 17620(a)(1) states that the governing board of any school district is authorized to levy a fee, charge, dedication, or other requirement against any construction within the boundaries of the district, for the purpose of funding the construction or reconstruction of school facilities. The LAUSD School Facilities Fee Plan has been prepared to support the school district's levy of the

fees authorized by Section 17620 of the California Education Code. Per Section 65995 of the Government Code, Level 2 residential developer fees have been imposed at a rate of $0.47 per square foot of non-residential development and $0.09 per square foot of new parking structure area (effective October 23, 2009 through October 22, 2010). As such, the proposed Project would be required to pay school fees in accordance with Section 65995 of the Government Code. Per these provisions, the payment of these fees constitutes full and complete mitigation of a project's impacts on school facilities. As a result, the Proposed Project would result in a less than significant impact with respect to school services. No mitigation measures would be required and no further analysis of this topic in an EIR is recommended.

iv. Parks?

Less Than Significant Impact. The Project includes the development of office and production office buildings. Development of new residential land uses, which typically create the greatest demand for parks and recreational services is not proposed. While the Proposed Project would result in an additional 1,595 employees working on-site, most people tend to recreate near their place of residence and not their place of work. Additionally, Project employees would not typically enjoy large periods of time during a work shift to recreate. As such, the 1,595 additional employees generated by the Project would not create a substantial demand for parks and recreational services. As stated previously in Checklist Question XII(a), the type of employment offered by the Project would not cause a substantial number of people, to move to the Project area. Thus, the Proposed Project would not likely result in any measurable demand for parks and recreational services, and therefore, would not create the need for new or altered parks and recreational facilities. Thus, the Project would have a less than significant impact on park and recreational facilities. No mitigation measures or further analysis of this topic in an EIR are recommended.

v. Other governmental facilities (including roads)?

Less Than Significant Impact. The impact of a project on library services is primarily based on the future residential population that would be served by the library. The Project area is served by existing libraries, including the nearby Frances Howard Goldwyn - Hollywood Regional Branch Library, located at 1623 North Ivar Avenue. The library is open to the community four days and six nights a week. As the Project does not include residential development, which typically generates demand for library services, the Project is not anticipated to cause an increase in the community population that would exceed the service capacity of the Frances Howard Goldwyn - Hollywood Regional Branch Library. As such, impacts with respect to library services would be less than significant. No mitigation measures would be required and no further analysis of this topic in an EIR is recommended.

During development and operation of the Project, other governmental services, including roads, would continue to be utilized. Project employees and visitors would use the existing road network without the need for new roadways to serve the Project Site. As discussed below in Checklist Question XV(a) below, the potential for the Project to result in a significant increase in the number of vehicle trips on local roadways would be evaluated in an EIR. However, it is anticipated that the additional use of roadways would not be excessive and would not necessitate the upkeep of such facilities beyond normal requirements. Therefore, the Project would result in a less than significant impact on other governmental services. Further analysis of other governmental services in an EIR is not recommended, and no mitigation measures would be required.

XV. Recreation

a. Would the project increase the use of existing neighborhood and regional parks or other recreational facilities such that substantial physical deterioration of the facility would occur or be accelerated?

Less Than Significant Impact. As discussed previously in Checklist Question XIII(a)(iv), the Project involves the construction of office and studio-related uses. New residential land uses, which typically create the greatest demand for parks and recreational services, are not proposed. The Project would result in an additional 1,595 employees working at the Project Site. However, Project employees do not typically enjoy large periods of time during a work shift to recreate. As such, the 1,595 additional employees generated by the Project would not create a substantial need for parks and recreational services. As stated previously in Checklist Question XII(a), the type of employment offered by the Project would not cause a substantial number of people, to move to the Project area. Thus, the Project would not result in any measurable demand for parks and recreational services and, therefore, would not increase the use of existing neighborhood and regional parks or other recreational facilities such that a substantial physical deterioration of the facility would occur or be accelerated. Therefore, Project development would result in a less than significant impact to existing neighborhood or regional parks, or other recreational facilities. No mitigation measures would be required and no further analysis of this topic in an EIR is recommended.

b. Does the project include recreational facilities or require the construction or expansion of recreational facilities which might have an adverse physical effect on the environment?

Less Than Significant Impact.

While the Proposed Project includes a proposed outdoor café and dining area immediately west of the proposed production office building, the Project does not include recreational facilities. In addition, as discussed previously in Checklist Question XIII(a)(iv), the Project would not result in any measurable demand for parks and recreational services and, therefore, would not require the construction or expansion of recreational facilities which might have an adverse physical effect on the environment. Therefore, impacts would be less than significant. No mitigation measures would be required and no further analysis of this topic in an EIR is recommended.

XVI. Transportation/Circulation

a. Would the project conflict with an applicable plan, ordinance or policy establishing measures of effectiveness for the performance of a circulation system, taking into account all modes of transportation including mass transit and non-motorized travel and relevant components of the circulation system, including but not limited to intersections, streets, highways and freeways, pedestrian and bicycle paths, and mass transit?

Potentially Significant Impact. Construction of the Proposed Project would require the hauling of excavated materials and debris, the transport of construction equipment, the delivery of construction materials and travel by construction workers to and from the Project Site. This increased activity has the potential to adversely affect roadway conditions around the Project Site. Therefore, further analysis of this topic in an EIR is recommended.

Once construction is completed, the Project's employees and visitors would generate vehicle and transit trips throughout the day. Therefore, further analysis of this topic in an EIR is recommended.

b. Would the project conflict with an applicable congestion management program, including, but not limited to level of service standards and travel demand measure, or other standards established by the county congestion management agency for designated roads or highways?

Potentially Significant Impact. The Congestion Management program (CMP) was adopted to regulate and monitor regional traffic growth and transportation improvement

programs. The CMP designates a transportation network, which includes all state highways and some arterials within the County of Los Angeles. If the level of service standard deteriorates on the CMP network, then local jurisdiction must prepare a deficiency plan to be in conformance with the Los Angeles County CMP. The intent of the CMP is to provide information to decision makers to assist in the allocation of transportation funds through the State Transportation Improvement Program (STIP) process. A CMP traffic impact analysis is required if a project will add 150 or more trips to the freeway, in either direction during either the a.m. or p.m. weekday peak hour. An analysis is also required at all CMP monitoring intersections where a project would add 50 or more peak hour trips.

The potential exists that the Proposed Project's traffic, individually and/or cumulatively, would exceed the established service levels of CMP designated roads and highways. Therefore, further analysis of this topic in an EIR is recommended.

c. Would the project result in a change in air traffic patterns, including either an increase in traffic levels or a change in location that results in substantial safety risks?

Less Than Significant Impact. The Project Site is not located near any airports. Nevertheless, while the proposed office building would not exceed the height of existing multi-story buildings in the area, it would extend 200 feet above existing grade. As such, in accordance with 14 CFR 77.13, the Applicant would be required to submit copies of FAA Form 7460-1 to the FAA Obstruction Evaluation service (OES). The OES would then evaluate the Project and any OES recommendations would be incorporated into the building's design, including protocols pertaining to building markings and lighting. Implementation of required design features and lighting would ensure that impacts associated with air traffic safety would be less than significant. No mitigation measures or further analysis of this topic in an EIR is required.

d. Would the project substantially increase hazards due to a design feature (e.g., sharp curves or dangerous intersections) or incompatible uses (e.g., farm equipment)?

No Impact. The Proposed Project would not alter existing street patterns in the vicinity. Curbs and gutters along Sunset Boulevard and Van Ness Avenue would also be maintained, with the exception of the Van Ness Gate driveway, which would be renovated in accordance with City requirements. In addition, the Project would not include any dangerous design features, including sharp curves or dangerous intersections, on-site or off-site. Furthermore, the Project does not propose any hazardous or incompatible uses. Since the Project would not include any hazardous design features or incompatible uses, no impacts would occur and no mitigation measures would be required. No further analysis of this topic in an EIR is recommended.

e. Would the project result in inadequate emergency access?

Less Than Significant Impact. As described in Checklist Question VII(g), the Proposed Project would not impact existing emergency routes. In addition, no changes to the existing access and circulation patterns in the Project area would occur as a result of the Project. Rather, primary access to the Project Site would continue to be provided along Van Ness Avenue at the existing Van Ness Gate. Furthermore, the Proposed Project would be subject to the site plan review requirements of the LADOT, the LAFD, and the LAPD to ensure that all access roads, driveways and parking areas would remain accessible to emergency service vehicles. In addition, as discussed above, Project construction is not anticipated to impede emergency access to the Project Site or any off-site locations. As a result, the Proposed Project would result in a less than significant impact related to emergency access. No mitigation measures are required and no further analysis of this topic in an EIR is recommended.

f. Would the project conflict with adopted policies, plans, or programs regarding public transit, bicycle, or pedestrian facilities, or otherwise decrease the performance or safety of such facilities?

Potentially Significant Impact. The Proposed Project would involve the construction of additional office and studio-related uses on the Project Site. The Proposed Project could therefore increase demand for alternative transportation modes. Therefore, analysis of the consistency of the Project with policies, plans and programs regarding alternative transportation in an EIR is recommended.

XVII. Utilities and Service Systems

The following analysis is based, in part, upon the *Sewer Area Study: Sunset Bronson Studios Project* (Sewer Report), prepared by Hall & Foreman, Inc., August 18, 2010. A copy of the Sewer Report is provided as Appendix D of this Initial Study.

a. Would the project exceed wastewater treatment requirements of the applicable Regional Water Quality Control Board?

Less Than Significant Impact. Wastewater treatment services within the Project vicinity are provided by the City of Los Angeles Department of Public Works (LADPW). Wastewater from the Project Site is conveyed via municipal sewage infrastructure to the Hyperion Treatment Plant (HTP) located in El Segundo. The existing municipal sewage infrastructure consists of sanitary sewer mains located in the Project vicinity's adjacent public streets. These sewer mains include an existing 8-inch vitrified clay pipe (VCP) sewer pipe and an existing 24-inch concrete centrifugal sewer pipe, which both lie within Sunset

Boulevard and flow westerly. In addition, a 6-inch VCP sewer pipe flows southerly in Van Ness Avenue; however, this has been deemed by City of Los Angeles' Bureau of Sanitation as not viable for new sewer connection purposes due to its sub-standard size.[24] As mentioned above, the local sewer lines ultimately transport wastewater flows from the Project Site to the HPT. The HTP is a part of the Hyperion Treatment System, which also includes the Tilman Water Reclamation Plant (TWRP) and the Los Angeles-Glendale Water Reclamation Plant (LAGWRP). The HTP is designed to treat 450 million gallons per day (mgd). Existing flow levels at the HTP are approximately 362 million gallons per day (mgd). As such, the HTP is currently operating at approximately 80 percent of its capacity, with an available capacity of approximately 88 mgd.[25]

Most of the effluent from the HTP is discharged into the Santa Monica Bay through a five-mile ocean outfall, while approximately 50 mgd of secondary effluent are recycled on-site or transported to the West Basin Municipal Water District Water Recycling Plant for use by local industries.[26] The discharge of effluent from the HTP into Santa Monica Bay is regulated by permits issued under the Clean Water Act's National Pollution Discharge Elimination System (NPDES) and is required to meet the Regional Water Quality Control Board's (RWQCB) requirements for a recreational beneficial use. Accordingly, HTP effluent to Santa Monica Bay is continually monitored to ensure that it meets or exceeds prescribed standards. The Los Angeles County Department of Health Services also monitors flows into the Santa Monica Bay.[27]

The proposed office and studio-related buildings are not anticipated to generate sewer flows that would contain constituents that would jeopardize the ability of the HTP to operate within its established wastewater treatment requirements. For a more detailed discussion of the Proposed Project's wastewater flows and their potential impacts on wastewater facilities, please refer to Section XVII(b) immediately below. As with all wastewater treated by HTP, wastewater from the Proposed Project would be treated according to the treatment requirements enforced by the NPDES permit authorized by the RWQCB. As a result, the Proposed Project would not exceed the requirements of the

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[24] *Sewer Area Study: Sunset Bronson Studios Project. Hall & Foreman, Inc., August 18, 2010.*

[25] *City of Los Angeles Bureau of Sanitation. "About Wastewater – Treatment Plants." – http://www.lacity.org/san/wastewater/factsfigures.htm, accessed April 23, 2010.*

[26] *City of Los Angeles, Department of Public Works, Bureau of Sanitation, About the Los Angeles Sewage System, accessed online at: http://www.lastormwater.com/Siteorg/general/lasewers.htm, accessed April 7, 2010.*

[27] *City of Los Angeles Department of Public Works, Bureau of Sanitation, Environmental Monitoring Division. "Santa Monica Bay Biennial Assessment Report: 2003-2004".*

LARWQCB and a less than significant impact would result. No mitigation measures or further evaluation of this topic in an EIR is recommended.

b. Would the project require or result in the construction of new water or wastewater treatment facilities or expansion of existing facilities, the construction of which could cause significant environmental effects?

Less Than Significant Impact.

Wastewater Treatment Facilities and Infrastructure

The Project Site would continue to be served by existing City water and wastewater utility lines. As mentioned above, the Project Site would be served by either an existing 8-inch sewer line or an existing 24-inch sewer line, both located within Sunset Boulevard. The Proposed Project would generate approximately 81,375 gallons per day (gpd) of wastewater.[28] This equates to a peak flow of 198 gallons per minute, or 0.44 cfs.

While no data on the flow levels in the 8-inch line is available, the sewer is assumed to be operating at 50 percent capacity (0.39 cfs) in accordance with standard practice. If the Proposed Project's flows were added to the existing 8-inch sewer line, total flows in the sewer line would be 0.83 cfs and the sewer line would be operating at 85.2 percent capacity.[29] This would exceed the standard acceptable operating limit of 75 percent capacity.

The 24-inch sewer line along Sunset Boulevard has an existing flow rate of 11.00 cfs and is operating at 81.3 percent of total capacity. If the Proposed Project's flows were added to this 24-inch sewer line, total flows in the sewer line would be 11.44 cfs and the sewer line would also be operating at 85.2 percent. Similar to the scenario with the existing 8-inch sewer line, this would exceed the standard acceptable limit of 75 percent capacity.

While the Proposed Project would cause both the existing 8-inch sewer line and the 24-inch sewer line to operate over standard acceptable limits, the Sewer Capacity Availability Request, attached to Appendix D of this Initial Study, from the Bureau of Sanitation demonstrates that the 24-inch water line along Sunset Boulevard has adequate

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[28] *Sewer Area Study: Sunset Bronson Studios Project. Hall & Foreman, Inc., August 18, 2010.*

[29] *Note that the relationship of flows to sewer line capacity/depth is not linear. Therefore, while the Proposed Project would result in total flows of 0.83 cfs, which is approximately twice as much as existing flows of 0.39 cfs, when accounting for sewer line flow levels and depth, only a 35.2 percent increase from existing conditions in sewer line capacity would result.*

capacity to accommodate the Proposed Project's net increase in wastewater flows of 81,375 gpd. As such, wastewater treatment demands generated by the Project are not expected to result in the need to construct new wastewater lines to serve the Proposed Project. The Project would require construction of a new connection to either the existing 24-inch sewer line in Sunset Boulevard to service the new development's sewage demand. This connection would extend from the Project Site to the existing sewer line and the Applicant would be required to make necessary improvements to complete this connection in accordance with City requirements. The design of these connections would be developed by a registered engineer and approved by the Los Angeles Bureau of Engineering. In addition, the construction of wastewater infrastructure would be localized to the Project Site and immediate vicinity, and would not result in the construction of new wastewater treatment facilities or major utility lines. Although partial lane closures may be required to establish a connection to the existing sewer lines, these restrictions would be temporary and would cease upon the completion of construction. Furthermore, a single lane of traffic, as well as access to the Project Site and surrounding properties, would be maintained at all times during construction of the sewer connector line. As a result, the Proposed Project would result in a less than significant impact with respect to wastewater conveyance infrastructure serving the Project Site.

As mentioned in Checklist Question XVI(a) above, wastewater from the Project Site is conveyed via municipal sewage infrastructure to the HTP, which is currently operating at approximately 80 percent of its capacity, with an available capacity of approximately 88 mgd.

In November 2006, the City of Los Angeles, Integrated Resources Plan, Facilities Plan (IRP) developed by the LADPW was approved by the Los Angeles City Council. The IRP accounts for projected needs and sets forth improvements and upgrades to wastewater systems, recycled water systems, and runoff management programs in the City of Los Angeles through the year 2020. Furthermore, future increases in wastewater flows are addressed in the IRP through improvements, additions, and expansions within the Hyperion Service Area. These improvements would increase the capacity of the Hyperion Service Area to a total of 570 mgd, consisting of the HTP's capacity of 450 mgd, the TWRP's new capacity of 100 mgd, and the LAGWRP's capacity of 20 mgd. As discussed in the IRP, based on LADWP information, projects have been completed within all the treatment plants and sewer lines and additional on-going improvements have been proposed in order to continually provide services and meet wastewater needs of the City. Implementation of the IRP improvements would be dependent on monitored triggers, including population growth, recycled water regulations, wastewater discharge regulations, Total Maximum Daily Load (TMDL) requirements, available funding, etc. This staging of projects enables the City to target the most critical and immediate wastewater treatment needs. As stated in the IRP, many of the projects are "Go-Projects" and are considered for

immediate implementation to protect the public health and environment. Therefore, with implementation of the IRP, LADPW expects to provide ample amount of wastewater treatment services to the City of Los Angeles and contracting cities through the year 2020.

As discussed above, the Proposed Project would result in an approximately 81,375 gpd net increase in the amount of wastewater generated on-site which represents 0.09 percent of the available capacity at the HTP. Thus, given the amount of wastewater expected to be generated by the Project, existing wastewater treatment capacity, and future wastewater treatment capacity set forth by the IRP, adequate wastewater capacity would be available to serve the Project Site.

Based on the above, the Proposed Project would have a less than significant impact with respect to wastewater treatment and infrastructure. No mitigation measures would be required and no further analysis of this topic in an EIR is recommended.

Water Treatment Facilities and Existing Infrastructure

The Project Site is located within the Los Angeles Department of Water and Power's (LADWP's) Central Water Service Area. Water in LADWP's Central Service Area is primarily provided by the Los Angeles Aqueduct Filtration Plant, located in Sylmar, which treats City water prior to distribution throughout the Central Water Service Area. Incidental amounts of water in the Central service Area are provided by LADWP's Southern Combined Wells. The current designed treatment capacity for the plant is 600 mgd. The average plant flow is approximately 450 mgd during the non-summer months and 550 mgd during the summer months, and thus operates at between 75 and 92 percent capacity.

According to accepted standards, approximately 80 percent of domestic water demand is discharged as wastewater. The remaining water demand is utilized for on-site operations that consume water but do not discharge it back into the wastewater system, such as landscaping. Therefore, in order to calculate the water demand, the wastewater flows presented above are multiplied by a factor of 1.25. Under this assumption, the Proposed Project would generate a demand for approximately 101,719 gpd of water. The LADWP's Central Water Service Area has an excess capacity of at least 50 mgd. Thus, the Proposed Project would constitute 0.20 percent of the LADWP's Central Water Service Area's remaining capacity. As such, implementation of the Proposed Project would result in a negligible reduction of this facility's capacity. It is important to note that this rate is conservative in that it does not take into account City-required water conservation features. Specifically, the Proposed Project would comply with the City's mandatory water conservation measures that, relative to the City's increase in population, have substantially reduced the rate of water demand in recent years.

Within the Project vicinity, the Project Site is directly served by an 8-inch water main located in Van Ness Avenue. This water line supports four fire hydrants along Van Ness Avenue and one fire hydrant internal to the Project Site. The water main and associated fire hydrants maintain a static water pressure of 20 pounds per square inch (psi) for a minimum of 6 hours and can provide a minimum of 6,000 gallons per minute for fire flow.[30] Construction of the Proposed Project would include all necessary on- and off-site water line improvements to adequately connect the Project Site to the City's existing water delivery systems and to provide adequate fire flows. For the proposed buildings, the LAFD would require a water flow of 4,000 gpm (i.e., 1,000 gpm from four fire hydrants flowing simultaneously). As such, existing off-site infrastructure would be adequate to provide for the fire flow necessary to serve the Proposed Project.

Based on the above, the Proposed Project would have a less than significant impact with respect to water treatment facilities and infrastructure. No mitigation measures would be required and no further analysis of this topic in an EIR is recommended.

c. Would the project require or result in the construction of new stormwater drainage facilities or expansion of existing facilities, the construction of which could cause significant environmental effects?

Less Than Significant Impact. The Project Site is currently served by existing storm drains in the surrounding streets. As discussed in Checklist Question VIII(e), the Project Site is almost entirely covered with impervious surfaces. In addition, the Project would decrease the amount of impervious surface area on the Project Site as discussed in Checklist Question VIII(e) and VIII(f) above. As a result, the Proposed Project would result in a minor decrease in the amount of stormwater flows from the Project Site. Project runoff would continue to drain into existing City storm drain infrastructure and runoff from the Project Site would not exceed the capacity of existing or planned stormwater drainage systems. Thus, impacts with respect to existing or planned drainage systems would be less than significant. No mitigation measures would be required and no further analysis of this topic in an EIR is recommended.

d. Would the project have significant water supplies available to serve the project from existing entitlements and resources, or are new or expanded entitlements needed?

Potentially Significant Impact. The LADWP is responsible for providing water service to the Project Site. The City of Los Angeles' water supply comes from local

[30] *Verbal communication between the LAFD and Hall and Foreman Inc., May 25, 2010.*

groundwater sources, the Los Angeles-Owens River Aqueduct and the State Water Project, and water purchased from the Metropolitan Water District of Southern California (MWD) (obtained from the Colorado River Aqueduct).

As mentioned above, the Proposed Project's anticipated average water demand would be approximately 101,719 gpd. The Project includes more than 250,000 square feet of commercial building area and would employ more than 1,000 employees. Thus, in accordance with the provisions of Senate Bill (SB) 610, a water supply assessment will be conducted by LADWP to determine if there is sufficient water supply to serve the project during normal, single dry, and multiple dry water years. Since a water supply assessment is required for the Proposed Project, it is recommended that water supply be analyzed further in an EIR.

e. Would the project result in a determination by the wastewater treatment provider which serves or may serve the project that it has adequate capacity to serve the project's projected demand in addition to the provider's existing commitments?

Less Than Significant Impact. As discussed in Checklist Question XVI(b), the Project would not exceed the capacity of the HTP. Specifically, the Project's projected wastewater generation represents only a negligible percentage (0.09 percent) of the available capacity at the HTP. In addition, in order to comply with the City's water conservation ordinances, the Proposed Project would be equipped with water conservation devices (i.e., toilets, faucets, etc.) that would reduce on-site wastewater generation. Therefore, the Project would have a less than significant impact with respect to wastewater treatment capacity. No mitigation measures would be required and no further analysis of this topic in an EIR is recommended.

f. Would the project be served by a landfill with sufficient permitted capacity to accommodate the project's solid waste disposal needs?

Less Than Significant Impact. Los Angeles County continually evaluates landfill disposal needs and capacity through preparation of the Los Angeles County Countywide Integrated Waste Management Plan (ColWMP) Annual Reports. Within each annual report, future landfill disposal needs over the next 15-year planning horizon are addressed in part by determining the available landfill capacity.[31] Based on the most recent Los Angeles County Countywide Integrated Waste Management Plan 2009 Annual Report, the

[31] *Los Angeles County Department of Public Works, Environmental Programs Division, Los Angeles County Integrated Waste Management Plan, 2009 Annual Report, February 2011.*

remaining disposal capacity for the County's Class III landfills is estimated at approximately 142 million tons as of December 31, 2009. Aggressive waste reduction and diversion programs on a countywide level have helped reduce disposal levels at the County's landfills. Based on the 2009 CoIWMP, the County anticipates that future disposal needs can be adequately met through 2024 through scenarios that include a combination of all or some of the following: (1) successfully permitting and developing all proposed in-County landfill expansions; (2) utilizing available or planned out-of-County disposal capacity; (3) developing the necessary infrastructure to facilitate exportation of waste to out-of-County landfills; 4) development of conversion and other alternative technologies; and (5) continuing to enhance diversion programs and increasing the Countywide diversion rate.[32]

Various public agencies and private companies provide solid waste management services in the City of Los Angeles. Private collectors service most multi-family units and commercial developments, whereas the City's Bureau of Sanitation collects the majority of residential waste from single-family and some smaller multi-family residences. The remaining disposal capacity for the County's Class III landfills open to all or portions of the City is estimated at approximately 115.902 million tons. As of December 31, 2009, the City disposed of approximately 2.395 million tons of solid waste in the County's Class III landfills and approximately 59,260 tons at transformation facilities. [33] The amount of solid waste disposed of in the County's Class III landfills accounts for approximately 2.07 percent of the remaining capacity for the County's Class III landfills open to the City.

Construction-Related Impacts

A variety of scraps and wastes would be generated during grading and construction activities. Based on a generation rate of 4.34 pounds per square foot for non-residential construction, the Proposed Project would generate approximately 912 tons of construction waste over the course of Project construction.[34] This waste would be disposed of at one of the unclassified landfills available to the City of Los Angeles, which have a total remaining capacity of approximately 55.799 million tons. As a result, Project construction would account for only a small percentage of the available capacity of unclassified landfills

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[32] *Ibid.*

[33] *Los Angeles County Department of Public Works Reports http://dpwprod3.co.la.ca.us/swims/download/rpt_201146_194611_956_16.pdf; accessed April 6, 2011.*

[34] *US EPA, Estimating 2003 Building-Related Construction and Demolition Materials Amounts, March 2009, page 11. Parking structures are considered part of a development's total construction waste and are not included separately. Based on a total of 14,769 gross square feet of non-residential demolition and 405,517 gross square feet of non-residential development; see Section II (Project Description) of this Draft Initial Study.*

serving the City of Los Angeles. Therefore, construction waste generated by the Project would not exceed the capacity of unclassified landfills available to the City of Los Angeles. Thus, impacts would be less than significant and no mitigation measures would be required. No further evaluation of this topic in an EIR is recommended.

Operational Impacts

Based on a generation rate of 10.53 pounds per day per employee, the Proposed Project's approximately 1,595 net new employees would generate a net increase of approximately 16,795 pounds (8.4 tons) of solid waste per day during operation.[35] This would represent an increase of approximately 2,184 tons per year. The annual amount of solid waste generated by the Project Site would represent a negligible amount (approximately 0.09 percent) of the annual solid waste disposed of by the City of Los Angeles (2,454,110 tons),[36] thus representing a negligible fraction of the total waste generated Citywide. It is important to note that this estimate is conservative, in that the amount of solid waste that would need to be landfilled would likely be less than this forecast based on successful City implementation of AB 939 and the City's objective to achieve a 70 percent diversion goal by 2020 and eventually to a zero waste scenario as envisioned in the Los Angeles Solid Waste Integrated Resources Plan. Therefore, a less than significant impact associated with operational solid waste would occur. No mitigation measures or further analysis of this topic in an EIR are required.

g. Would the project comply with federal, state, and local statutes and regulations related to solid waste?

Less Than Significant Impact. Solid waste management in the State is primarily guided by the California Integrated Waste Management Act of 1989 (AB 939) which emphasizes resource conservation through reduction, recycling, and reuse of solid waste. AB939 establishes an integrated waste management hierarchy consisting of (in order of priority): (1) source reduction, (2) recycling and composting, and (3) environmentally safe transformation and land disposal. Additionally, in March 2006, the City Council adopted RENEW LA, a 20-year plan with the primary goal of shifting from waste disposal to resource recovery within the City, resulting in "zero waste" and an overall diversion level of 90 percent. The "blueprint" of the plan builds on the key elements of existing reduction and recycling programs and infrastructure, and combines them with new systems and conversion technologies to achieve resource recovery (without combustion) in the form of

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[35] *City of Los Angeles CEQA Thresholds Guide, 2006, page M.3-2.*

[36] *Los Angeles County Department of Public Works Reports http://dpwprod3.co.la.ca.us/swims/download/rpt_201146_194611_956_16.pdf; accessed April 6, 2011.*

traditional recyclables, soil amendments, renewable fuels, chemicals, and energy. The plan also calls for reductions in the quantity and environmental impacts of residue material disposed in landfills.

The Project would be consistent with the applicable regulations associated with solid waste. Specifically, the Project would provide adequate storage areas in accordance with the City of Los Angeles Space Allocation Ordinance (Ordinance No. 171,687), which requires that developments include a recycling area or room of specified size on the Project Site.[37] The Project would also promote compliance with AB 939 and City waste diversion goals by providing clearly marked, source sorted receptacles to facilitate recycling. Since the Project would comply with federal, State, and local statutes and regulations related to solid waste, no impacts would occur and no mitigation measures would be required. No further analysis of this topic in an EIR is recommended

h. Other Utilities and Service Systems?

Less Than Significant Impact. Other utility and service system impacts resulting from the proposed improvements associated with the Project are anticipated to be the use of electricity and natural gas. The construction of the Proposed Project would include all necessary on- and off-site improvements and connections to adequately link the Project to the existing utility systems. Therefore, construction impacts to these systems would be less than significant.

Electrical transmission to the Project Site is provided and maintained by LADWP. As shown in Table IV-2 on page IV-61, the existing on-site development consumes approximately 171.9 megawatt hours (MWh) of electricity annually. The proposed on-site development would consume approximately 5,251.1 MWh of electricity annually. Thus, upon Project completion, the Project Site would result in a net increase in the consumption of electricity by approximately 5,079.2 MWh annually. In 2009, the LADWP had an annual electricity consumption of 25,399,000 MWh; by 2014, the year of Project buildout, the electricity consumption for the LADWP is projected to increase to approximately 26,611,000 MWh.[38] Thus, the projected 2009-2014 increase in LADWP electrical consumption would total approximately 1,212,000 MWh. Therefore, the project-related net increase in electricity demand would represent approximately 0.02 percent of LADWP's

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[37] *Ordinance No. 171687 adopted by the Los Angeles City Council on August 6, 1997.*

[38] *California Energy Commission, California Energy Demand 2010 - 2020 Commission-Adopted Forecast, Los Angeles Water and Power Department Commission-Adopted Demand Forecast Forms. December 2009.*

Table IV-2
Proposed Project Electricity Consumption

Type of Use	Unit	Electricity Consumption Factor (MWh per unit)	Annual Electrical Consumption (MWh)
Existing Development (to be removed)			
EOB Gene Autry Wing	(4,757) sf	0.01295/sf	(61.603)
Guard Structure	(293) sf	0.01050/sf	(3.077)
Restroom	(77) sf	0.01050/sf	(0.809)
Scenic Shop	(7,529) sf	0.01050/sf	(79.055)
EOB Maintenance Addition [b]	(2,113) sf	0.01295/sf	(27.363)
Electricity Consumption Under Existing Conditions			*(171.907)*
Proposed Development			
Office	314,495 sf	0.01295/sf	4,072.710
Production Office	90,304 sf	0.01295/sf	1,169.437
Parking Structure	N/A	N/A	N/A
Guard Structure	136 sf	0.01050/sf	1.428
Garage Support Office	582 sf	0.01295/sf	7.537
Electricity Consumption Under Proposed Conditions			*5,251.112*
Net Total Electricity Consumption			**5,079.205**

Source: SCAQMD, CEQA Air Quality Handbook, Table A9-11-A: Electricity Usage Rates, 1993.

2014 electricity consumption and approximately 0.4 percent of the forecasted growth in electricity consumption between 2009 and 2014. It is important note that this incremental growth in electricity consumption is conservative in that it does not account for the energy conservation features proposed by the Project by implementing design features consistent with the Project's LEED Silver certification or the recent requirements of Title 24 and the City of Los Angeles Green Building Ordinance. Therefore, the Project is within the anticipated electrical service capabilities of LADWP.

Natural gas is provided to the Project Site by the Southern California Gas Company (the Gas Company). As shown in Table IV-3 on page IV-62, the existing on-site development consumes approximately 354.5 thousand cubic feet (kcf) of natural gas per year. The proposed on-site development would consume a total of approximately 9,732.4 kcf of natural gas per year. Thus, implementation of the Project would result in a net increase of approximately 9,378.0 kcf of natural gas per year. Relative to a projected annual demand of 768.2 billion cubic feet within the entire Gas Company service area in 2014, the annual consumption of natural gas associated with the Project would be

Table IV-3
Proposed Project Natural Gas Consumption

Type of Use	Size	Factor	Annual Natural Gas Consumption (kcf)
Existing Development (to be removed)			
EOB Gene Autry Wing	(4,757) sf	0.024/sf	(114.168)
Guard Structure	(293) sf	0.024/sf	(7.032)
Restroom	(77) sf	0.024/sf	(1.848)
Scenic Shop	(7,529) sf	0.024/sf	(180.696)
EOB Maintenance Addition [b]	(2,113) sf	0.024/sf	50.712
Natural Gas Consumption Under Existing Conditions			*354.456*
Proposed Development			
Office	314,495 sf	0.024/sf	7,547.880
Production Office	90,304 sf	0.024/sf	2,167.296
Parking Structure	N/A	N/A	N/A
Guard Structure	136 sf	0.024/sf	3.264
Garage Support Office	582 sf	0.024/sf	13.968
Natural Gas Consumption Under Proposed Conditions			*9,732.408*
Net Total Natural Gas Consumption			**9,377.952**

Source: SCAQMD, CEQA Air Quality Handbook, Table A9-12-A: Natural Gas Usage Rates, 1993.

approximately 0.001 percent and would be within the service capabilities of The Gas Company.[39]

The electricity and natural gas demand estimates presented above for the Project are based on consumption factors presented in the 1993 SCAQMD CEQA Air Quality Handbook, which do not take into account the energy conservation measures that would be incorporated into the Project. For instance, the Project would be designed to meet LEED Silver certification, designed to comply with the City's Green Building Ordinance, and designed to comply with the Title 24 Energy Efficiency Standards for water heating, space heating and cooling for the Project's office and studio-related Project components. The City's Green Building Ordinance establishes the Green Building Program, whereby certain

[39] *California Energy Commission, California Energy Demand 2010 - 2020 Commission-Adopted Forecast, Natural Gas Planning Areas Commission-Adopted Forecast Forms. December 2009.*

new development (e.g., projects of 50,000 square feet or more or with more than 50 residential units) must at a minimum meet the intent of the "certified" performance level under LEED. Title 24, which is incorporated into the City Building Code, applies to all new development and establishes standards for heating and cooling efficiency of a building envelope, mechanical systems, indoor and outdoor lighting, signs, residential HVAC and residential water heating.

Therefore, the actual electricity and natural gas demands of the Project would be less than estimated. Furthermore, utility providers are required to plan for necessary upgrades and expansions to their systems to ensure that adequate service will be provided. Based on the above, Project impacts with respect to energy demand would be less than significant. No mitigation measures would be required and no further analysis of this topic in an EIR is recommended.

XVIII. Mandatory Findings of Significance

a. Does the project have the potential to degrade the quality of the environment, substantially reduce the habitat of a fish or wildlife species, cause a fish or wildlife population to drop below self-sustaining levels, threaten to eliminate a plant or animal community, reduce the number or restrict the range of a rare or endangered plant or animal or eliminate important examples of the major periods of California history or prehistory?

Potentially Significant Impact. The preceding analyses concludes that no significant unmitigated impacts to the environment would occur with respect to the Project's potential to substantially reduce the habitat of fish or wildlife species, cause a fish or wildlife population to drop below self-sustaining levels, threaten to eliminate a plant or animal community, or reduce the number or restrict the range of a rare or endangered plant or animal. In its existing state, the Project Site is developed with a large surface parking interspersed with studio-related structures. As discussed above, the Proposed Project has the potential to alter the environment with respect to aesthetics, air quality, historic resources, land use, noise, traffic and parking, and water supply. As such, an EIR is recommended to analyze and document these potentially significant impacts.

b. Does the project have impacts that are individually limited, but cumulatively considerable? ("Cumulatively considerable" means that the incremental effects of a project are considerable when viewed in connection with the effects of past projects, the effects of other current projects, and the effects of probable future projects)?

Potentially Significant Impact. CEQA requires that the analysis of potential project impacts include cumulative impacts. CEQA defines cumulative impacts as "two or more individual effects which, when considered together are considerable or which compound or increase other environmental impacts."[40] This analysis of cumulative impacts need not be as in-depth as what is performed relative to the project, but instead is to "be guided by the standards of practicality and reasonableness."[41]

As indicated above, the Proposed Project has the potential to alter the environment with respect to aesthetics, air quality, historic resources, land use, noise, traffic and parking, and water supply. As such, potential cumulative impacts of these environmental topic areas would be analyzed in an EIR.

As provided below, the Proposed Project would not contribute to cumulative impacts for those environmental topics that were demonstrated by this Initial Study to be less than significant or to have no project impact.

- Agriculture Resources – The Project site and vicinity is not designated as Farmland, zoned for agricultural uses, or used for agricultural uses. Therefore, no cumulative impacts related to agricultural resources would occur. No mitigation measures would be required and no further analysis of this topic in an EIR is recommended.

- Biological Resources – The Project vicinity is highly urbanized. In addition, the Project Site is developed with buildings and paving with limited non-native ornamental landscaping. No biological resources, including special status species, or wetlands and habitats supporting such resources are located in the Project vicinity. Therefore, the Project would not result in impacts associated with biological resources. In addition, the impact of related projects on biological resources would be assessed on a project-by-project basis and are generally site specific. Related projects would also be required to comply with both the City of

[40] *State CEQA Guidelines, 14 California Code of Regulations, § 15355, et seq.*

[41] *Ibid, § 15355.*

Los Angeles' Protected Tree Ordinance, as well as the provisions of the Street Tree Ordinance. Thus, cumulative impacts related to biological resources would be less than significant. No mitigation measures would be required and no further analysis of this topic in an EIR is recommended.

- Cultural Resources – With regard to potential cumulative impacts related to archeological and paleontological resources, the Project vicinity is located within an urbanized area that has been substantially disrupted over time. Impacts related to cultural resources are site-specific and as such, are assessed on a site-by-site basis. In the event that such resources are uncovered, each related project would be required to comply with regulatory requirements. In addition, as part of the environmental review processes for related projects, as with the Project, related projects would be subject to existing regulations to address the potential for uncovering of archaeological and paleontological resources. As such, cumulative impacts to cultural resources would be less than significant. No mitigation measures would be required and no further analysis of this topic in an EIR is recommended.

- Geology and Soils – Due to their site-specific nature, geology impacts are typically assessed on a project-by-project basis or for a particular localized area. Related projects are not located immediately adjacent to the Project Site. Thus, cumulative geologic impacts resulting from the Project and other related projects would not occur. Cumulative development would expose a greater number of people to seismic hazards. However, as with the Project, related projects would be subject to Federal, State, and local regulations and standards for seismic safety, including the CBC. Thus, cumulative impacts related to geology and soils would be less than significant. No mitigation measures would be required and no further analysis of this topic in an EIR is recommended.

- Hazards and Hazardous Materials – As discussed above, the Proposed Project would not generate, use, or emit any hazardous materials that would have the potential to result in adverse environmental conditions. In addition, as with the Project, all related development located within the vicinity of the Project Site would be subject to Federal, State, and local regulations pertaining to hazards and hazardous materials. Therefore, with adherence to such regulations, the concurrent development of the Project and related projects would not result in cumulatively significant impacts with regard to hazards and hazardous materials. No mitigation measures would be required and no further analysis of this topic in an EIR is recommended.

- Hydrology and Water Quality - Development of other projects in the vicinity of the project site could potentially result in an increase or decrease in surface water

runoff and contribute point and non-point source pollutants to nearby water bodies. However, as with the Project, related projects would be subject to NPDES permit requirements for both construction and operation, including development of SWPPPs for construction projects greater than one acre, compliance with SUSMP requirements during operation, and compliance with other local requirements pertaining to hydrology and surface water quality. It is anticipated that related projects would be evaluated on an individual basis by City of Los Angeles Department of Public Works to determine appropriate BMPs and treatment measures to avoid significant impacts to hydrology and surface water quality. Thus, cumulative impacts related to hydrology/water quality would be less than significant. No mitigation measures would be required and no further analysis of this topic in an EIR is recommended.

- Mineral Resources – As the Project Site is not located within a City-designated Mineral Resource Zone or a mineral producing area as classified by the CGS, the Project would not result in the loss of a locally-important mineral resource recovery site. Related projects have the potential to be within an oil drilling district zone; however, any potential resources found beneath these sites could be accessed from off-site locations, and thus, development of each related project would not preclude future extraction. Therefore, the Project's contribution to the loss of mineral resources would not be cumulatively considerable. No mitigation measures would be required and no further analysis of this topic in an EIR is recommended.

- Population/Housing – Assuming that growth trends experienced during the 2000-2008 timeframe continue into the near future, the Community Plan Area population and housing projections for 2014 are 238,302 residents and 104,694 total residential units. As discussed above, the Project would not contribute any residential units to this total and the Project's employment is not expected to cause a notable number of residents to move to the Hollywood Community Plan Area. Further, the Project Site is located in an urbanized area with infrastructure that is already in place. Thus, the Project would not induce substantial population growth or displace substantial numbers of people. Thus, cumulative impacts associated with population and housing would be less than significant. No mitigation measures would be required and no further analysis of this topic in an EIR is recommended.

- Fire Protection – Regarding fire protection services, development of the Project in conjunction with related projects would cumulatively increase the demand for fire services. However, all projects would be required to comply with response distance criteria and all applicable fire safety regulations and standard conditions imposed by the LAFD. In addition, all project plans would be reviewed by the

LAFD in order to ensure adequate fire flow capabilities and adequate emergency access. Compliance with LAFD requirements and building code requirements would ensure that cumulative impacts to fire protection would be below a level of significance. No mitigation measures would be required and no further analysis of this topic in an EIR is recommended.

- Police Protection – Regarding police protection services, development of the Project in conjunction with related projects would cumulatively increase the demand for LAPD services. However, it is anticipated that related projects would be reviewed by the LAPD to ensure that sufficient security measures would be implemented to reduce potential impacts to police protection services. Notwithstanding, the Proposed Project would not increase the residential population in the station's service area. Furthermore, given the Project's proposed security design features, the Project's contribution to cumulative impacts to police protection would be less than significant. No mitigation measures would be required and no further analysis of this topic in an EIR is recommended.

- Schools – Although the Proposed Project does not include the development of residential units, related projects may include residential uses that would result in an increased demand for school services. It is likely that some of the students generated by related projects would already reside in areas served by the LAUSD and would already be enrolled in LAUSD schools. Section 65995 of the California Government Code sets a maximum level of fees a developer may be required to pay to mitigate a project's impact on school facilities. As such, the applicants of the related commercial and residential projects, in addition to the Proposed Project, would be required to pay a school fee to the LAUSD to help reduce cumulative impacts on school services. Compliance with the provisions of Section 65995 of the California Government Code is deemed to provide full and complete mitigation of school facilities impacts. Therefore, with the full payment of all applicable school fees, the proposed and related projects would reduce potential cumulative impacts to schools to less than significant levels. No mitigation measures or further analysis of this topic in an EIR is required.

- Parks and Recreation – The Proposed Project does not include residential development, which typically creates demand on park services. In addition, related projects would be subject to discretionary review by the City, would be required to implement mitigation measures to ensure that no significant impacts to park and recreational services would occur, and would be required to comply with the parks and recreation requirements of the Quimby Act and the LAMC. Pursuant to LAMC Section 12.33, any rezoning of properties for multiple residential uses would also be subject to the requirements of Section 17.12.

Therefore, cumulative impacts would be less than significant. No mitigation measures or further analysis of this topic in an EIR are required.

- Libraries – As discussed above, the Project would not result in a significant impact on library services and facilities. In addition, much of the growth associated with the Project and related projects is already accounted for in the service population projections made by the LAPL. Furthermore, it would be expected that related projects would implement measures as necessary to reduce their respective impacts on library facilities. Therefore, the Project would not contribute to a cumulatively considerable impact with regard to libraries. No mitigation measures or further analysis of this topic in an EIR are required.

- Wastewater and Stormwater – Due to shared urban infrastructure, the Project and related projects would cumulatively increase wastewater generation and stormwater discharge. However, utility system capacity must be demonstrated during the approval process for each project. In addition, if necessary, related projects would be required to improve or replace substandard or deteriorated utility lines per City of Los Angeles Building and Safety Code and Department of Public Works requirements. Furthermore, the service providers conduct ongoing evaluations to ensure that facilities are adequate to serve the forecasted growth of the community. Thus, cumulative impacts would be less than significant. No mitigation measures or further analysis of this topic in an EIR are required.

- Solid Waste – The Project in conjunction with related projects would increase the need for solid waste disposal during their respective construction periods. However, since unclassified landfills in the County do not generally have capacity concerns, inert landfills serving related projects would have sufficient capacity to accommodate construction waste disposal needs. With regard to operational waste disposal needs, the Project and related projects would generate an increased amount of solid waste in the City of Los Angeles. However, this increase would represent a negligible fraction of the total waste generated Citywide. Furthermore, the most recent (2009) County of Los Angeles Solid Waste Annual Report indicates that the County would be able to accommodate solid waste disposal needs for the 15-year planning period ending in 2024. With the implementation of solid waste policies and objectives intended to help achieve the requirements of AB 939 and the City's 70 percent diversion goal, it is expected that the Project and related projects would not substantially reduce the projected timeline for landfills within the region to reach capacity. Therefore, cumulative impacts on solid waste would be less than significant. No mitigation measures would be required and no further analysis of this topic in an EIR is recommended.

- Electricity and Natural Gas – Development of the Project and related projects would increase the use of electricity and natural gas. Nevertheless, as required by the City Building Code, all related projects would incorporate Title 24 Energy Efficiency Standards into their project design. In addition, all buildings meeting the requirements of the City's Green Building Ordinance would be required to be designed to meet LEED certification requirements. Therefore, cumulative impacts would be less than significant. No mitigation measures would be required and no further analysis of this topic in an EIR is recommended.

Based on the above, the Project would not result in significant cumulative impacts with respect to these environmental topic areas. No mitigation measures would be required for these environmental topic areas.

c. Does the project have environmental effects, which will cause substantial adverse effects on human beings, either directly or indirectly?

Potentially Significant Impact. The Proposed Project could result in potentially significant impacts with regard to aesthetics, air quality, historic resources, land use, noise, traffic and parking, and water supply. As these impacts could have potential adverse effects on human beings directly and indirectly, it is recommended that these topics be analyzed in an EIR.

Section V. Preparers and Persons Consulted

A. Initial Study Preparation

Environmental Consultant

Matrix Environmental
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- Stephanie Eyestone-Jones, President
- Laura Rodriquez, Environmental Planner

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Santa Monica, California 90404

- Ryan Spruston, AIA LEED AP, Senior Associate
- John Wiedner, Assoc. AIA, LEEP AP, Senior Associate

Technical Subconsultants

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439 Western Avenue
Glendale, California 91204
(818) 240-9600

- Stanley S. Tang, R.C.E., Registered Engineer

EMG Corporation
222 Shilling Circle, Suite 275
Hunt Valley, Maryland 21031
(800) 733-0660

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(661) 284-7400

- Henrick Nazarian, PE, LEED AP, Vice President, Principal

B. CEQA Lead Agency

City of Los Angeles, Department of City Planning
200 North Spring Street
Los Angeles, California 90012

Adam Villani
(213) 978-1454

C. Project Applicant

Sunset Bronson Entertainment Properties, LLC
11601 Wilshire Boulevard, Suite 1600
Los Angeles, California 90025
(310) 445-5700

- Chris Barton, Vice President of Development & Construction

Appendix A-1

High-Rise Office Building Geotechnical Report

Geotechnologies, Inc.
Consulting Geotechnical Engineers

439 Western Avenue
Glendale, California 91201-2837
818.240.9600 • Fax 818.240.9675

October 13, 2008
File No. 19716-03

Hudson Capital, LLC.
11601 Wilshire Boulevard, Suite 1600
Los Angeles, California 90025-0317

Attention: Christopher J. Barton

Subject: Geotechnical Engineering Investigation
Proposed High-Rise Office Building
Sunset Bronson Studios
5800 West Sunset Boulevard, Hollywood, California

Ladies and Gentlemen:

This letter transmits the Geotechnical Engineering Investigation for the subject property prepared by Geotechnologies, Inc. This report provides geotechnical recommendations for the development of the site, including earthwork, seismic design, retaining walls, excavations, shoring and foundation design. Engineering for the proposed project should not begin until approval of the geotechnical investigation is granted by the local building official. Significant changes in the geotechnical recommendations may result due to the building department review process.

The validity of the recommendations presented herein is dependant upon review of the geotechnical aspects of the project during construction by this firm. The subsurface conditions described herein have been projected from limited subsurface exploration and laboratory testing. The exploration and testing presented in this report should in no way be construed to reflect any variations which may occur between the exploration locations or which may result from changes in subsurface conditions.

Should you have any questions please contact this office.

Respectfully submitted,
GEOTECHNOLOGIES, INC.

REGISTERED PROFESSIONAL ENGINEER
STANLEY SIU-KEI TANG
No. 56178
Exp. 12/31/08
CIVIL
STATE OF CALIFORNIA

STANLEY S. TANG
R.C.E. 56178

SST:km

Distribution: (3) Addressee
(7) Gensler; Attn: Kevin Heinly

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SECTION

GEOTECHNICAL ENGINEERING INVESTIGATION

PROPOSED HIGH-RISE OFFICE BUILDING

SUNSET BRONSON STUDIOS

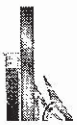
5800 WEST SUNSET BOULEVARD

HOLLYWOOD, CALIFORNIA

INTRODUCTION

This report presents the results of the geotechnical engineering investigation performed on the subject property. The purpose of this investigation was to identify the distribution and engineering properties of the earth materials underlying the site, and to provide geotechnical recommendations for the design of the proposed development.

This investigation included fourteen exploratory borings, collection of representative samples, laboratory testing, engineering analysis, review of published geologic data, review of available geotechnical engineering information and the preparation of this report. The exploratory excavation locations are shown on the enclosed Plot Plan. The results of the exploration and the laboratory testing are presented in the Appendix of this report.



PROPOSED DEVELOPMENT

Information concerning the proposed development was furnished by the client. The proposed development will consist of two phases. The initial phase will consist of a 7-story parking structure with 1 to 2 subterranean parking levels, and an at-grade 5-story production office building. The second phase will consist of a new 12-story high-rise office building with 2 levels of subterranean parking garage. The locations of the proposed structures are presented in the enclosed Plot Plan.

This report provides design recommendations for the proposed high-rise office building only. Recommendations for the proposed parking structure and the production office building will be provided under separate reports.

The proposed high-rise office building will be located at the northeast corner of the Sunset Bronson Studios. The proposed office building will be constructed over 2 subterranean parking levels. In addition, a subterranean connector will also be constructed extending from the south side of the office building connecting to the subterranean levels of the planned parking garage.

The proposed subterranean levels and connector will extend up to 25 feet below the existing grade. It is anticipated that retaining walls and excavations up to 30 feet in height will be required as part of the proposed development.

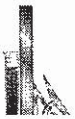
Column loads are estimated to be between 800 and 1,500 kips. Wall loads are estimated to be between 10 and 15 kips per lineal foot. Grading will consist of removal and recompaction of the existing unsuitable soils, excavations of the proposed subterranean levels, and minor wall backfill.

Any changes in the design of the project or location of any structure, as outlined in this report, should be reviewed by this office. The recommendations contained in this report should not be considered valid until reviewed and modified or reaffirmed, in writing, subsequent to such review.

SITE CONDITIONS

The Sunset Bronson Studios property is located at the southwest corner of Sunset Boulevard and Van Ness Avenue, in the Hollywood area of the City of Los Angeles, California. The subject site is bounded by Sunset Boulevard to the north, by Van Ness Avenue to the east, by Fernwood Avenue to the south, and by Bronson Avenue to the west. The property slopes very gently to the south, with an approximate relief of 20 feet across the studio lot.

At the time of exploration, the site was occupied by offices, sound stages, and parking lots associated with the ongoing activities of the studio. The area of the proposed high-rise office building is located at the northeast corner of the studio lot. The area of the proposed development is currently developed with asphaltic parking lots, a 1-story stucco building, and office trailers.



The neighboring development consists of commercial and residential structures. Vegetation consists of isolated trees and planters. Drainage is by sheetflow along the existing contours to the city streets.

GEOTECHNICAL EXPLORATION

FIELD EXPLORATION

The site was explored between August 20, 2008, and August 30, 2008, by excavating fourteen exploratory borings. The exploratory borings varied in depth from 20 to 100 feet. The borings were excavated with the aid of a truck-mounted drilling machine, using 8-inch diameter hollowstem augers. The exploration locations are shown on the Plot Plan and the geologic materials encountered are logged on Plates A-1 through A-14.

Geologic Materials

Fill materials underlying the subject site consist of silty sands, clayey silts, and silty clays, which are yellowish to dark grayish brown in color, slightly moist to moist, medium dense to medium firm, with occasional brick, asphalt, and concrete fragments. Fill thickness ranging from 3 to 8 feet were encountered in the exploratory borings.

The existing fill materials are underlain by Older Alluvium. The Older Alluvium consists of sandy clays, sandy silts, and silty sands to sands, which are yellowish to dark brown in color, slightly moist to wet, stiff to very stiff, and very dense, fine to coarse grained. More detailed soil profiles may be obtained from individual boring logs.

Groundwater and Caving

Groundwater was encountered at depths between 42 and 55 feet below the existing site grade in the exploratory borings. Caving could not be directly observed during exploration due to the type of drilling equipment utilized.

Based on groundwater data supplied by the Seismic Hazard Zone Report of the Hollywood Quadrangle, by the State of California Geological Survey, (SHZR 026), the historic-high groundwater for the site is on the order of 40 feet below the existing site grade.

Fluctuations in the level of groundwater may occur due to variations in rainfall, temperature, and other factors not evident at the time of the measurements reported herein. Fluctuations also may occur across the site. High groundwater levels can result in changed conditions.

SEISMIC EVALUATION

REGIONAL GEOLOGIC SETTING

The subject site is located north of the Peninsular Ranges Geomorphic Province and within the Transverse Ranges Geomorphic Province. The Peninsular Ranges are characterized by northwest-trending blocks of mountain ridges and sediment-floored valleys. The dominant geologic structural features are northwest trending fault zones that either die out to the northwest or terminate at east-trending reverse faults that form the southern margin of the Transverse Ranges.

The Transverse Ranges are characterized by roughly east-west trending mountains and the northern and southern boundaries are formed by reverse fault scarps. The convergent deformational features of the Transverse Ranges are a result of north-south shortening due to plate tectonics. This has resulted in local folding and uplift of the mountains along with the propagation of thrust faults. The intervening valleys have been filled with sediments derived from bordering mountains.

REGIONAL FAULTING

Based on criteria established by the California Division of Mines and Geology (CDMG), which is currently known as California Geologic Survey (CGS), faults may be categorized as active, potentially

active, or inactive. Active faults are those which show evidence of surface displacement within the last 11,000 years (Holocene-age). Potentially-active faults are those that show evidence of most recent surface displacement within the last 1.6 million years (Quaternary-age). Faults showing no evidence of surface displacement within the last 1.6 million years are considered inactive for most purposes, with the exception of design of some critical structures.

Buried thrust faults are faults without a surface expression but are a significant source of seismic activity. They are typically broadly defined based on the analysis of seismic wave recordings of hundreds of small and large earthquakes in the Southern California area.

Two major buried thrust faults in the Los Angeles area are the Elysian Park fold and thrust belt and the Torrance-Wilmington fold and thrust belt. It is postulated that the Elysian Park structure was responsible for the magnitude 5.9, October 1, 1987 Whittier Narrows earthquake, and that the Torrance-Wilmington structure was responsible for the magnitude 5.0, January 19, 1989 Malibu earthquake. It is believed that the magnitude 6.7, January 17, 1994 Northridge earthquake was caused by a still un-named buried thrust fault located beneath the San Fernando Valley.

Due to the buried nature of these thrust faults, their existence is usually not known until they produce an earthquake. The risk for surface rupture potential of these buried thrust faults is inferred to be low (Leighton, 1990). However, the seismic risk of these buried structures in terms of recurrence and

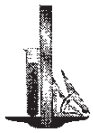
maximum potential magnitude, is not well established. Therefore, the potential for surface rupture on these surface-verging splays at magnitudes higher than 6.0 cannot be precluded.

SEISMIC HAZARDS AND DESIGN CONSIDERATIONS

The primary geologic hazard at the site is moderate to strong ground motion (acceleration) caused by an earthquake on any of the local or regional faults. The potential for other earthquake-induced hazards was also evaluated including surface rupture, liquefaction, dynamic settlement, inundation and landsliding.

Surface Rupture

In 1972, the Alquist-Priolo Special Studies Zones Act (now known as the Alquist-Priolo Earthquake Fault Zoning Act) was passed into law. The Act defines "active" and "potentially active" faults utilizing the same aging criteria as that used by the CDMG. However, established state policy has been to zone only those potentially active faults which are considered to possess a relatively high potential for ground rupture. Therefore, not all faults termed "potentially active" by the CDMG are zoned under the Alquist-Priolo Act.



Based on research of available literatures and the Alquist-Priolo Earthquake Fault Zone Maps, no known active or potentially active faults underlie the subject site. The subject site is not located within any Alquist-Priolo Earthquake Fault Zone, as set forth by the State Mining and Geology Board of the State of California.

Seismic Velocity Measurements

Downhole seismic velocity measurements were performed by GeoPentech within Boring Number 2, which was excavated to a depth of 100 feet below the existing site grade. Results of the seismic velocity measurements are presented in a the Downhole Seismic Survey Results report by GeoPentech, dated September 19, 2008. According to the seismic survey report, an average shear wave velocity of 790 feet/second was measured between 0 and 25 feet, and an average shear wave velocity of 1,230 feet/second was measured between 25 and 100 feet. A copy of the GeoPentech's report is enclosed at the end of the Appendix.

2007 California Building Code Seismic Parameters

According to Table 1613.5.2 of the 2006 International Building Code, the subject site is classified as Site Class D, which corresponds to a "Stiff Soil" Profile. The following Mapped Spectral Accelerations and Site Coefficients may be used for the design and analysis of the proposed structure.

Site Coefficients and Maximum Considered Earthquake Spectral Response Acceleration Parameters	
Site Class	D - Stiff Soil Profile
Mapped Spectral Acceleration at Short Periods (S_S)	1.868g
Site Coefficient (F_a)	1.0
Maximum Considered Earthquake Spectral Response for Short Periods (S_{MS})	1.868g
Five-Percent Damped Design Spectral Response Acceleration at Short Periods (S_{DS})	1.245g
Mapped Spectral Acceleration at One-Second Period (S_1)	0.620g
Site Coefficient (F_v)	1.5
Maximum Considered Earthquake Spectral Response for One-Second Period (S_{M1})	0.930g
Five-Percent Damped Design Spectral Response Acceleration at Short Periods (S_{D1})	0.620g

Seismic Hazard Zone Report Ground Motion Parameters

The California Geological Survey (CGS) has published the Seismic Hazard Zone Report for the Hollywood 7.5-Minute Quadrangle, Los Angeles County, California (SHZR 026, 2006). Figure 3.3 of the report indicates the Peak Ground Acceleration having a 10 percent probability of being exceeded in 50 years for an alluvial site condition in this area of Los Angeles to be 0.51g. In addition,

Figure 3.4 indicates the predominant earthquake, which has a moment magnitude (M_W) of 6.4, contributes the majority of the ground motion to the site.

Liquefaction

Liquefaction is a phenomenon in which saturated silty to cohesionless soils below the groundwater table are subject to a temporary loss of strength due to the buildup of excess pore pressure during cyclic loading conditions such as those induced by an earthquake. Liquefaction-related effects include loss of bearing strength, amplified ground oscillations, lateral spreading, and flow failures.

The Seismic Hazards Maps of the State of California (CDMG, 1999), does not classify the site as part of the potentially "Liquefiable" area. This determination is based on groundwater depth records, soil type and distance to a fault capable of producing a substantial earthquake.

A site-specific liquefaction analysis was performed following the Recommended Procedures for Implementation of CDMG Special Publication 117, Guidelines for Analyzing and Mitigating Liquefaction in California (SCEC, 1999).

The enclosed liquefaction analysis was performed using the spreadsheet template LIQ2_30.WQ1 developed by Thomas F. Blake (1996). This program utilizes the 1996 NCEER method of analysis.

This semi-empirical method is based on a correlation between measured values of Standard Penetration Test (SPT) resistance and field performance data.

According to the Seismic Hazard Zone Report, a predominant earthquake with a moment magnitude (M_W) of 6.4, which contributes the majority of the ground motion to the site, is utilized for the Magnitude Scaling Factor.

A peak ground acceleration of 0.51g is used in the enclosed liquefaction analysis. This value is the higher of the peak ground acceleration based on the Five-Percent Damped Design Spectral Response Acceleration at Short Periods (S_{DS}) divided by 2.5 in accordance with the California Building Code, and the peak ground acceleration having a 10 percent probability of being exceeded in 50 years for an alluvial site condition in this area of Los Angeles in accordance with the Seismic Hazard Zone Report.

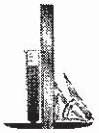
According to the groundwater data supplied by the Seismic Hazard Zone Report of the Hollywood Quadrangle, by the State of California Geological Survey, (SHZR 026), the historic-high groundwater for the site is on the order of 40 feet below the existing site grade. Based on this historic-high groundwater data, liquefaction analysis was performed by conservatively assuming a groundwater level of 40 feet below the existing site grade.

Hydrometer analyses of selected samples are presented on the enclosed Plates E-1 and E-5. Recommendations provided in Recommended Procedures for Implementation of DMG Special Publication 117 - Guidelines for Analyzing and Mitigating Liquefaction in California, published by SCEC, dated March 1999, were incorporated into the analysis. The vast majority of liquefaction hazards are associated with sandy soils and silty soils of low plasticity. Cohesive, clayey soil materials are generally considered non-liquefiable, subject to confirmation through testing. Where the results of hydrometer testing showed more than 15 percent clay content (percent finer than 0.005 millimeters), the soils would be considered non-liquefiable, and the analysis of these clayey soil layers was turned off in the liquefaction susceptibility column.

The site-specific liquefaction analysis included in the Appendix, indicates that the site soils would not be prone to liquefaction during the ground motion expected during the design basis earthquake.

Dynamic Dry Settlement

Seismically-induced settlement or compaction of dry or moist, cohesionless soils can be an effect related to earthquake ground motion. Such settlements are typically most damaging when the settlements are differential in nature across the length of structures.



Some seismically-induced settlement of the proposed structures should be expected as a result of strong ground-shaking, however, due to the uniform nature of the underlying earth materials, excessive differential settlements are not expected to occur.

Tsunamis, Seiches and Flooding

Tsunamis are tidal waves generated by fault displacement or major ground movement below the ocean. The site is high enough and far enough from the ocean to preclude being prone to hazards of a tsunami.

Seiches are large waves generated in enclosed bodies of water in response to ground shaking. No major water-retaining structures are located immediately up gradient from the project site. Therefore, the risk of flooding from a seismically-induced seiche is considered to be remote.

Review of the County of Los Angeles Flood and Inundation Hazards Map (Leighton, 1990), indicates the site lies within the inundation boundaries of the Hollywood Reservoir. A determination of whether a higher site elevation would remove the site from the potential inundation zones is beyond the scope of this investigation.

Landsliding

The probability of seismically-induced landslides occurring on the site is considered to be low due to the general lack of elevation difference slope geometry across or adjacent to the site.

CONCLUSIONS AND RECOMMENDATIONS

Based upon the exploration, laboratory testing, and research, it is the preliminary finding of this firm that construction of the proposed high-rise office building is considered feasible from a geotechnical engineering standpoint provided the advice and recommendations presented herein are followed and implemented during construction.

Between 3 and 6 feet of existing fill materials was encountered during exploration at the site. Due to the variable nature and the varying depths of the existing fill materials, the existing fill materials are considered to be unsuitable for support of the proposed foundations, floor slabs, or additional fill.

The subterranean levels of the proposed office building and the proposed subterranean connector will extend up to 25 feet below the existing site grade. It is anticipated that excavation of the proposed subterranean levels will remove the existing fill materials and expose the underlying dense Older Alluvium. The proposed office building and subterranean connector may be supported on

conventional foundations bearing in the underlying dense native soils. Any existing fill materials not removed during the excavation of the subterranean levels shall be properly removed and recompacted for slab support.

Due to the location of the proposed structure relative to property lines, and public way, it is anticipated that the excavation of the proposed subterranean levels will require shoring measures to provide a stable excavation.

The validity of the conclusions and design recommendations presented herein is dependant upon review of the geotechnical aspects of the proposed construction by this firm. The subsurface conditions described herein have been projected from borings on the site as indicated and should in no way be construed to reflect any variations which may occur between these borings or which may result from changes in subsurface conditions. Any changes in the design or location of any structure, as outlined in this report, should be reviewed by this office. The recommendations contained herein should not be considered valid until reviewed and modified or reaffirmed subsequent to such review.

FILL SOILS

The maximum depth of fill encountered on the site was 6 feet. This material and any fill generated during demolition should be removed during the excavation of the subterranean levels and wasted from the site, or be properly removed and recompacted as controlled fill for slab support.

EXPANSIVE SOILS

The onsite earth materials are in the very low to moderate expansion range. The Expansion Index was found to be between 7 and 53 for bulk samples remolded to 90 percent of the laboratory maximum density. Recommended reinforcing is indicated in the "Foundation Design" and "Slabs On Grade" sections of this report.

WATER-SOLUBLE SULFATES

The portland cement portion of concrete is subject to attack when exposed to water-soluble sulfates. Usually the two most common sources of exposure are from soil and marine environments.

The source of natural sulfate minerals in soils include the sulfates of calcium, magnesium, sodium, and potassium. When these minerals interact and dissolve in subsurface water, a sulfate concentration

is created, which will react with exposed concrete. Over time sulfate attack will destroy improperly proportioned concrete well before the end of its intended service life.

The water-soluble sulfate content of the onsite soils was determined to be severe. It is recommended that Type V cement be utilized for concrete in contact with the underlying site soils. In addition, the maximum water-cementitious materials ratio shall not exceed 0.45, and a minimum compressive strength of 4,500 psi shall be utilized in design of concrete.

GRADING GUIDELINES

Site Preparation

It is anticipated that excavation of the proposed subterranean levels will remove the existing fill materials and expose the underlying dense Older Alluvium. Any existing fill materials not removed during the excavation of the subterranean levels shall be properly removed and recompacted for slab support.

All vegetation, existing fill, and soft or disturbed earth materials should be removed from the areas to receive controlled fill. The excavated areas shall be carefully observed by the geotechnical engineer prior to placing compacted fill.

Any vegetation or associated root system located within the footprint of the proposed structures should be removed during grading. Any existing or abandoned utilities located within the footprint of the proposed structures should be removed or relocated as appropriate. All existing fill materials and any disturbed earth materials resulting from grading operations should be removed and properly recompacted prior to foundation excavation.

Subsequent to the indicated removals, the exposed grade shall be scarified to a depth of six inches, moistened to optimum moisture content, and recompacted in excess of the minimum required comparative density.

Compaction

All fill should be mechanically compacted in layers not more than 8 inches thick. All fill shall be compacted to at least 90 percent of the maximum laboratory density for the materials used, except for cohesionless soils having less than 15 percent finer than 0.005 millimeters, which shall be compacted to a minimum 95 percent of the maximum density, in accordance with the April 15, 1998 amendment to the Los Angeles Municipal Code. The maximum density shall be determined by the laboratory operated by Geotechnologies, Inc. using test method ASTM D 1557-02 or equivalent.

Field observation and testing shall be performed by a representative of the geotechnical engineer during grading to assist the contractor in obtaining the required degree of compaction and the proper moisture content. Where compaction is less than required, additional compactive effort shall be made with adjustment of the moisture content, as necessary, until a minimum of 90 percent (or 95 percent for cohesionless soils having less than 15 percent finer than 0.005 millimeters) compaction is obtained.

Acceptable Materials

The excavated onsite materials are considered satisfactory for reuse in the controlled fills as long as any debris and/or organic matter is removed.

Any imported materials shall be observed and tested by the representative of the geotechnical engineer prior to use in fill areas. Imported materials should contain sufficient fines so as to be relatively impermeable and result in a stable subgrade when compacted. Any required import materials should consist of relatively non-expansive soils with an expansion index of less than 50. The water-soluble sulfate content of the import materials should be less than 0.1% percentage by weight.

Imported materials should be free from chemical or organic substances which could effect the proposed development. A competent professional should be retained in order to test imported

materials and address environmental issues and organic substances which might effect the proposed development.

Utility Trench Backfill

Utility trenches should be backfilled with controlled fill. The utility should be bedded with clean sands at least one foot over the crown. The remainder of the backfill may be onsite soil compacted to 90 percent (or 95 percent for cohesionless soils having less than 15 percent finer than 0.005 millimeters) of the laboratory maximum density. Utility trench backfill should be tested by representatives of this firm in accordance with ASTM D-1557-02.

Wet Soils

At the time of exploration, some of the underlying native soils encountered at the anticipated subgrade level were found to be locally above optimum moisture content. It is anticipated that the excavated material to be placed as compacted fill, and the materials exposed at the bottom of excavated plane may require significant drying and aeration prior to recompaction.

Pumping of the high-moisture content soils at the bottom of the excavation may occur during operation of heavy equipment. Where pumping is encountered, a layer of angular minimum ¾-inch gravel should be placed and vibrated to a dense state.

The gravel will function as a stabilization material upon which heavy equipment may operate. It is not recommended that rubber tire construction equipment attempt to operate directly on the subgrade soils prior to placing the gravel. Direct operation of rubber tire equipment on the soft subgrade soils will likely result in excessive disturbance to the soils, which in turn will result in a delay to the construction schedule since those disturbed soils would then have to be removed and properly recompacted. Extreme care should be utilized to place gravel as the subgrade becomes exposed.

Shrinkage

Shrinkage results when a volume of soil removed at one density is compacted to a higher density. A shrinkage factor between 5 and 15 percent should be anticipated when excavating and recompacting the existing fill and underlying native earth materials on the site to an average comparative compaction of 92 percent.

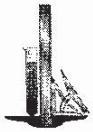
Weather Related Grading Considerations

When rain is forecast all fill that has been spread and awaits compaction shall be properly compacted prior to stopping work for the day or prior to stopping due to inclement weather. These fills, once compacted, shall have the surface sloped to drain to an area where water can be removed.

Temporary drainage devices should be installed to collect and transfer excess water to the street in non-erosive drainage devices. Drainage should not be allowed to pond anywhere on the site, and especially not against any foundation or retaining wall. Drainage should not be allowed to flow uncontrolled over any descending slope.

Work may start again, after a period of rainfall, once the site has been reviewed by a representative of this office. Any soils saturated by the rain shall be removed and aerated so that the moisture content will fall within three percent of the optimum moisture content.

Surface materials previously compacted before the rain shall be scarified, brought to the proper moisture content and recompacted prior to placing additional fill, if considered necessary by a representative of this firm.



Geotechnical Observations and Testing During Grading

Geotechncial observations and testing during grading are considered to be a continuation of the geotechnical investigation. It is critical that the geotechnical aspects of the project be reviewed by this firm during the construction process. Compliance with the design concepts, specifications or recommendations during construction requires review by this firm during the course of construction. Any fill which is placed should be observed, tested, and verified if used for engineered purposes. Please advise this office at least twenty-four hours prior to any required site visit.

FOUNDATION DESIGN

Conventional

It is recommended that the proposed office building and subterranean connector be supported on a system of conventional foundations bearing in the underlying dense Older Alluvium. Continuous foundations may be designed for a bearing capacity of 4,000 pounds per square foot, and should be a minimum of 12 inches in width, 24 inches in depth below the lowest adjacent grade and 24 inches into the recommended bearing material.

Column foundations may be designed for a bearing capacity of 5,000 pounds per square foot, and should be a minimum of 24 inches in width, 24 inches in depth below the lowest adjacent grade and 24 inches into the recommended bearing material.

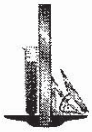
The bearing capacity increase for each additional foot of width is 150 pounds per square foot. The bearing capacity increase for each additional foot of depth is 500 pounds per square foot. The maximum recommended bearing capacity is 10,000 pounds per square foot.

The bearing capacities indicated above are for the total of dead and frequently applied live loads, and may be increased by one third for short duration loading, which includes the effects of wind or seismic forces.

Since the recommended bearing capacity is a net value, the weight of concrete in the foundations may be taken as 50 pounds per cubic foot and the weight of the soil backfill may be neglected when determining the downward load on the foundations.

Miscellaneous Foundations

Conventional foundations for structures such as privacy walls or trash enclosures which will not be rigidly connected to the proposed structure may bear in native soils and/or properly compacted fill.



Continuous footings may be designed for a bearing capacity of 1,500 pounds per square foot, and should be a minimum of 12 inches in width, 18 inches in depth below the lowest adjacent grade and 18 inches into the recommended bearing material. No bearing capacity increases are recommended.

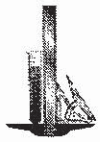
Foundation Reinforcement

Due to a moderate expansion potential for the onsite earth materials, all continuous foundations should be reinforced with a minimum of four #4 steel bars. Two should be placed near the top of the foundation, and two should be placed near the bottom.

Lateral Design

Resistance to lateral loading may be provided by friction acting at the base of foundations and by passive earth pressure. An allowable coefficient of friction of 0.3 may be used with the dead load forces.

Passive earth pressure for the sides of foundations poured against undisturbed or recompacted soil may be computed as an equivalent fluid having a density of 400 pounds per cubic foot with a maximum earth pressure of 4,000 pounds per square foot. When combining passive and friction for



lateral resistance, the passive component should be reduced by one third. A one-third increase in the passive value may be used for wind or seismic loads.

Foundation Settlement

Settlement of the foundation system is expected to occur on initial application of loading. The maximum settlement is expected to be 1 inch and occur below the heaviest loaded columns. Differential settlement is not expected to exceed ½ inch.

Foundation Observations

It is critical that all foundation excavations are observed by a representative of this firm to verify penetration into the recommended bearing materials. The observation should be performed prior to the placement of reinforcement. Foundations should be deepened to extend into satisfactory earth materials, if necessary. Foundation excavations should be cleaned of all loose soils prior to placing steel and concrete. Any required foundation backfill should be mechanically compacted, flooding is not permitted.

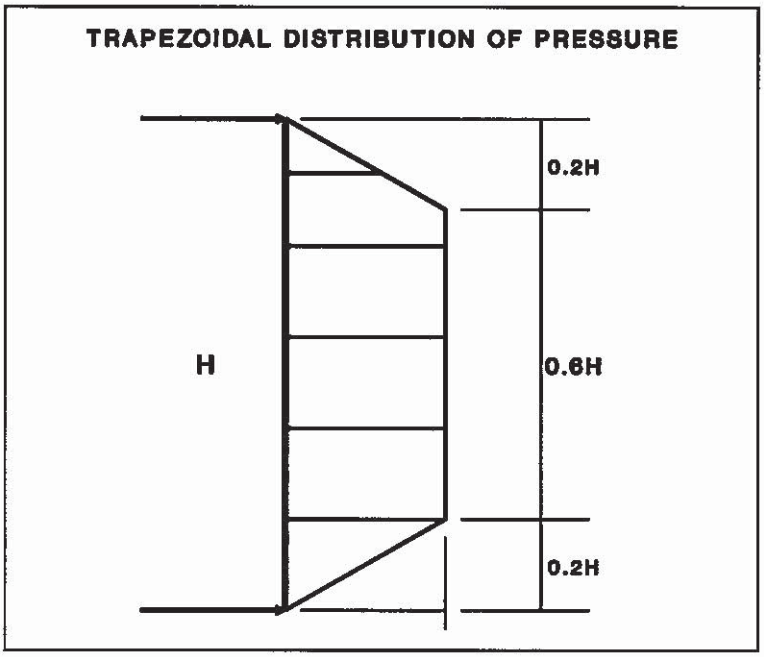
RETAINING WALL DESIGN

Cantilever retaining walls supporting a level backslope may be designed utilizing a triangular distribution of active earth pressure. Restrained retaining walls may be designed utilizing an at-rest trapezoidal pressure distribution of lateral earth pressure as indicated in the diagram below. Retaining walls may be designed utilizing the following table:

Height of Retaining Wall (feet)	Cantilever Retaining Wall Equivalent Fluid Pressure (pcf) Triangular Distribution of Pressure	Restrained Retaining Wall Lateral Earth Pressure (psf)* Trapezoidal Distribution of Pressure
15 feet	50 pcf	40H psf
30 feet	55 pcf	40H psf

*Where H is the height of the retaining wall in feet.

For these equivalent fluid pressures to be valid, walls which are to be restrained at the top should be backfilled prior to the upper connection being made. Additional active pressure should be added for a surcharge condition due to sloping ground, vehicular traffic or adjacent structures. Foundations may be designed using the allowable bearing capacities, friction, and passive earth pressure found in the "Foundation Design" section above.



In addition to the recommended earth pressure, the upper ten feet of the retaining wall adjacent to streets, driveways or parking areas should be designed to resist a uniform lateral pressure of 100 pounds per square foot, acting as a result of an assumed 300 pounds per square foot surcharge behind the walls due to normal street traffic. If the traffic is kept back at least ten feet from the retaining walls, the traffic surcharge may be neglected.

The lateral earth pressures recommended above for retaining walls assume that a permanent drainage system will be installed so that external water pressure will not be developed against the walls. Also,

where necessary, the retaining walls should be designed to accommodate any surcharge pressures that may be imposed by existing buildings on the adjacent property.

Dynamic (Seismic) Lateral Forces

Retaining walls exceeding 12 feet in height shall be designed to resist the additional earth pressure caused by seismic ground shaking. An inverse triangular pressure distribution should be utilized for seismic loads, with an equivalent fluid pressure of 22 pounds per cubic foot. Utilizing this inverse triangular pressure distribution, the earthquake load would be zero at the base of the wall, and would increase linearly to a maximum of 22(H) pounds per square foot at the top of the wall, where H is the height of the retaining wall.

Waterproofing

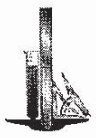
Moisture effecting retaining walls is one of the most common post construction complaints. Poorly applied or omitted waterproofing can lead to efflorescense or standing water inside the building. Efflorescence is a process in which a powdery substance is produced on the surface of the concrete by the evaporation of water. The white powder usually consists of soluble salts such as gypsum, calcite, or common salt. Efflorescence is common to retaining walls and does not effect their strength or integrity.

It is recommended that retaining walls be waterproofed. Waterproofing design and inspection of its installation is not the responsibility of the geotechnical engineer. A qualified waterproofing consultant should be retained in order to recommend a product or method which would provide protection to below grade walls.

Retaining Wall Drainage

All retaining walls shall be provided with a subdrain in order to minimize the potential for future hydrostatic pressure buildup behind the proposed retaining walls. Subdrains may consist of four-inch diameter perforated pipes, placed with perforations facing down. The pipe shall be encased in at least one-foot of gravel around the pipe. The gravel may consist of three-quarter inch to one inch crushed rocks.

A compacted fill blanket or other seal shall be provided at the surface. Retaining walls may be backfilled with gravel adjacent to the wall to within 2 feet of the ground surface. The onsite earth materials are acceptable for use as retaining wall backfill as long as they are compacted to a minimum of 90 percent (or 95 percent for cohesionless soils having less than 15 percent finer than 0.005 millimeters) of the maximum density as determined by ASTM D 1557-02 or equivalent.



Certain types of subdrain pipe are not acceptable to the various municipal agencies, it is recommended that prior to purchasing subdrainage pipe, the type and brand is cleared with the proper municipal agencies. Subdrainage pipes should outlet to an acceptable location.

As an alternative, omission of one-half of a block at the back of the wall on eight foot centers is an acceptable method of draining the walls. The resulting void would be filled with gravel. A collector is placed within the gravel which directs collected waters through the wall to a sump or standard pipe and gravel system constructed under the slab.

The lateral earth pressures recommended above for retaining walls assume that a permanent drainage system will be installed so that external water pressure will not be developed against the walls. If a drainage system is not provided, the walls should be designed to resist an external hydrostatic pressure due to water in addition to the lateral earth pressure. In any event, it is recommended that retaining walls be waterproofed.

Retaining Wall Backfill

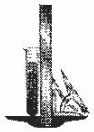
Any required backfill should be mechanically compacted in layers not more than 8 inches thick, to at least 90 percent (or 95 percent for cohesionless soils having less than 15 percent finer than 0.005 millimeters) of the maximum density obtainable by the ASTM Designation D 1557-02 method of

compaction. Flooding should not be permitted. Proper compaction of the backfill will be necessary to reduce settlement of overlying walks and paving. Some settlement of required backfill should be anticipated, and any utilities supported therein should be designed to accept differential settlement, particularly at the points of entry to the structure.

Sump Pump Design

The purpose of the recommended retaining wall backdrainage system is to relieve hydrostatic pressure. Though groundwater was encountered during exploration between 42 and 55 feet below the existing site grade, the proposed subterranean level is to be serviced by the backdrainage system is only on the order of 25 feet below site grade. It is considered improbable that the ambient groundwater level would rise 20 feet during the design life of the structure to effect the retaining wall backdrainage system. Therefore the only water which could effect the proposed retaining walls would be irrigation waters and precipitation. Additionally the site grading is such that all drainage is directed to the street and the structure has been designed with adequate non-erosive drainage devices.

Based on these considerations the retaining wall backdrainage system is not expected to experience an appreciable flow of water, and in particular, no groundwater will effect it. However, for the purposes of design, a minimum flow of 5 gallons per minute may be assumed.



TEMPORARY EXCAVATIONS

It is anticipated that excavations on the order of 25 to 30 feet in vertical height will be required for the proposed subterranean levels. The excavations are expected to expose fill and dense native soils, which are suitable for vertical excavations up to 5 feet where not surcharged by adjacent traffic or structures.

Excavations which will be surcharged by adjacent traffic, public way, properties, or structures should be shored. Where sufficient space is available, temporary unsurcharged embankments could be sloped back without shoring. Excavations over 5 feet in height should may be excavated at a uniform 1:1 (h:v) slope gradient to a maximum height of 20 feet. A uniform sloped excavation does not have a vertical component.

Where sloped embankments are utilized, the tops of the slopes should be barricaded to prevent vehicles and storage loads within seven feet of the tops of the slopes. If the temporary construction embankments are to be maintained during the rainy season, berms are suggested along the tops of the slopes where necessary to prevent runoff water from entering the excavation and eroding the slope faces. The soils exposed in the cut slopes should be inspected during excavation by personnel from this office so that modifications of the slopes can be made if variations in the soil conditions occur.

Excavation Observations

It is critical that the soils exposed in the cut slopes are observed by a representative of this office during excavation so that modifications of the slopes can be made if variations in the earth material conditions occur. Many building officials require that temporary excavations should be made during the continuous observations of the geotechnical engineer. All excavations should be stabilized within 30 days of initial excavation. Water should not be allowed to pond on top of the excavation nor to flow towards it.

SHORING DESIGN

The following information on the design and installation of the shoring is as complete as possible at this time. It is suggested that this office review the final shoring plans and specifications prior to bidding or negotiating with a shoring contractor.

One method of shoring would consist of steel soldier piles, placed in drilled holes and backfilled with concrete. The soldier piles may be designed as cantilevers or laterally braced utilizing drilled tied-back anchors or raker braces.

Soldier Piles

Drilled cast-in-place soldier piles should be placed no closer than 2 diameters on center. The minimum diameter of the piles is 18 inches. Structural concrete should be used for the soldier piles below the excavation; lean-mix concrete may be employed above that level. As an alternative, lean-mix concrete may be used throughout the pile where the reinforcing consists of a wideflange section. The slurry must be of sufficient strength to impart the lateral bearing pressure developed by the wideflange section to the earth materials. For design purposes, an allowable passive value for the earth materials below the bottom plane of excavation, may be assumed to be 800 pounds per square foot per foot. To develop the full lateral value, provisions should be implemented to assure firm contact between the soldier piles and the undisturbed earth materials.

Groundwater was encountered during exploration at depths between 42 and 55 feet below the existing site grade. Piles placed below the water level require the use of a tremie to place the concrete into the bottom of the hole. A tremie shall consist of a water-tight tube having a diameter of not less than 10 inches with a hopper at the top. The tube shall be equipped with a device that will close the discharge end and prevent water from entering the tube while it is being charged with concrete. The tremie shall be supported so as to permit free movement of the discharge end over the entire top surface of the work and to permit rapid lowering when necessary to retard or stop the flow of concrete. The discharge end shall be closed at the start of the work to prevent water entering the

tube and shall be entirely sealed at all times, except when the concrete is being placed. The tremie tube shall be kept full of concrete. The flow shall be continuous until the work is completed and the resulting concrete seal shall be monolithic and homogeneous. The tip of the tremie tube shall always be kept about five feet below the surface of the concrete and definite steps and safeguards should be taken to insure that the tip of the tremie tube is never raised above the surface of the concrete.

A special concrete mix should be used for concrete to be placed below water. The design shall provide for concrete with a strength p.s.i. of 1,000 over the initial job specification. An admixture that reduces the problem of segregation of paste/aggregates and dilution of paste shall be included. The slump shall be commensurate to any research report for the admixture, provided that it shall also be the minimum for a reasonable consistency for placing when water is present.

Casing may be required should caving be experienced in the granular (saturated) earth materials. If casing is used, extreme care should be employed so that the pile is not pulled apart as the casing is withdrawn. At no time should the distance between the surface of the concrete and the bottom of the casing be less than 5 feet.

The frictional resistance between the soldier piles and retained earth material may be used to resist the vertical component of the anchor load. The coefficient of friction may be taken as 0.3 based on uniform contact between the steel beam and lean-mix concrete and retained earth. The portion of

soldier piles below the plane of excavation may also be employed to resist the downward loads. The downward capacity may be determined using a frictional resistance of 450 pounds per square foot. The minimum depth of embedment for shoring piles is 5 feet below the bottom of the footing excavation or 7 feet below the bottom of excavated plane whichever is deeper.

Lagging

It is possible that lagging between soldier piles could be omitted within more cohesive earth materials where the clear spacing between soldier piles does not exceed four feet. In less cohesive earth materials, such as sands and gravels, lagging would be necessary. It is recommended that a representative of this firm observe the exposed earth materials to verify their nature and establish areas where lagging could be omitted, if any. At this time, it is expected that most of the excavation will require continuous lagging.

Soldier piles and anchors should be designed for the full anticipated pressures. Due to arching in the earth materials, the pressure on the lagging will be less. It is recommended that the lagging be designed for the full design pressure but be limited to a maximum of 400 pounds per square foot.

Lateral Pressures

A triangular distribution of lateral earth pressure should be utilized for the design of cantilevered shoring system. A trapezoidal distribution of lateral earth pressure would be appropriate where shoring is to be restrained at the top by bracing or tie backs. The design of trapezoidal distribution of pressure is shown in a diagram in the "Retaining Wall" section of this report. Equivalent fluid pressures for the design of cantilevered and restrained shoring are presented in the following table:

Height of Shoring (feet)	Cantilever Shoring System Equivalent Fluid Pressure (pcf) Triangular Distribution of Pressure	Restrained Shoring System Lateral Earth Pressure (psf)* Trapezoidal Distribution of Pressure
15 feet	40 pcf	28H psf
30 feet	45 pcf	30H psf

*Where H is the height of the shoring in feet.

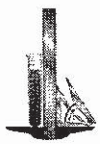
Where a combination of sloped embankment and shoring is utilized, the pressure will be greater and must be determined for each combination. Additional active pressures should be applied where the shoring will be surcharged by adjacent traffic or structures.

Tied-Back Anchors

Tie-back anchors may be used to resist lateral loads. Friction anchors consisting of high stress thread bars are recommended. For design purposes, it may be assumed that the active wedge adjacent to the shoring is defined by a plane drawn 35 degrees with the vertical through the bottom plane of the excavation. Friction anchors should extend a minimum of 20 feet beyond the potentially active wedge and to greater lengths if necessary to develop the desired capacities.

Drilled friction anchors may be designed for a skin friction of 300 pounds per square foot. Pressure grouted anchor may be designed for a skin friction of 2,000 pounds per square foot. Where belled anchors are utilized, the capacity of belled anchors may be designed by assuming the diameter of the bonded zone is equivalent to the diameter of the bell. Only the frictional resistance developed beyond the active wedge would be effective in resisting lateral loads. Anchors should be placed at least 6 feet on center to be considered isolated.

It is recommended that at least 3 of the initial anchors have their capacities tested to 200 percent of their design capacities for a 24-hour period to verify their design capacity. The total deflection during the 24-hour 200 percent test should not exceed 12 inches. During the 24-hour tests, the anchor deflection should not exceed 0.75 inches measured after the 200 percent test load is applied.



All anchors should be tested to at least 150 percent of design load. The total deflection during this test should not exceed 12 inches. The rate of creep under the 150 percent test load should not exceed 0.1 inch over a 15 minute period in order for the anchor to be approved for the design loading.

After a satisfactory test, each anchor should be locked-off at the design load. This should be verified by rechecking the load in the anchor. The load should be within 10 percent of the design load. Where satisfactory tests are not attained, the anchor diameter and/or length should be increased or additional anchors be installed until satisfactory test results are obtained. The installation and testing of the anchors should be observed by a representative of this firm. Minor caving during drilling of the anchors should be anticipated.

Deflection

It is difficult to accurately predict the amount of deflection of a shored embankment. It should be realized that some deflection will occur. It is estimated that the deflection could be on the order of one inch at the top of the shored embankment. If greater deflection occurs during construction, additional bracing may be necessary to minimize settlement of adjacent buildings and utilities in adjacent street and alleys. If desired to reduce the deflection, a greater active pressure could be used in the shoring design. Where internal bracing is used, the rakers should be tightly wedged to minimize

deflection. The proper installation of the raker braces and the wedging will be critical to the performance of the shoring.

The City of Los Angeles Department of Building and Safety requires limiting shoring deflection to ½ inch at the top of the shored embankment where a structure is within a 1:1 (h:v) plane projected up from the base of the excavation. A maximum deflection of 1-inch has been allowed provided there are no structures within a 1:1 (h:v) plane drawn upward from the base of the excavation.

Monitoring

Because of the depth of the excavation, some mean of monitoring the performance of the shoring system is suggested. The monitoring should consist of periodic surveying of the lateral and vertical locations of the tops of all soldier piles and the lateral movement along the entire lengths of selected soldier piles. Also, some means of periodically checking the load on selected anchors will be necessary, where applicable.

Some movement of the shored embankments should be anticipated as a result of the relatively deep excavation. It is recommended that photographs of the existing buildings on the adjacent properties be made during construction to record any movements for use in the event of a dispute.

Shoring Observations

It is critical that the installation of shoring is observed by a representative of this office. Many building officials require that shoring installation should be performed during continuous observation of a representative of the geotechnical engineer. The observations insure that the recommendations of the geotechnical report are implemented and so that modifications of the recommendations can be made if variations in the earth material or groundwater conditions warrant. The observations will allow for a report to be prepared on the installation of shoring for the use of the local building official, where necessary.

SLABS ON GRADE

Concrete Slabs-on Grade

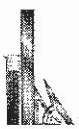
Concrete floor slabs should be a minimum of 5 inches in thickness. Slabs-on-grade should be cast over undisturbed natural earth materials or properly controlled fill materials. Any earth materials loosened or over-excavated should be wasted from the site or properly compacted to 90 percent (or 95 percent for cohesionless soils having less than 15 percent finer than 0.005 millimeters) of the maximum dry density.

Outdoor concrete flatwork should be a minimum of 4 inches in thickness. Outdoor concrete flatwork should be cast over undisturbed natural earth materials or properly controlled fill materials. Any earth materials loosened or over-excavated should be wasted from the site or properly compacted to 90 percent (or 95 percent for cohesionless soils having less than 15 percent finer than 0.005 millimeters) of the maximum dry density.

Design Of Slabs That Receive Moisture-Sensitive Floor Coverings

In any areas where dampness would be objectionable, it is recommended that the floor slab should be waterproofed. A qualified waterproofing consultant should be retained in order to recommend a product or method which would provide protection for concrete slabs-on-grade.

All concrete slabs-on-grade should be supported on vapor retarder. The design of the slab and the installation of the vapor retarder should comply with ASTM E 1643-98 and ASTM E 1745-97 (Reapproved 2004). Where a vapor retarder is used, a low-slump concrete should be used to minimize possible curling of the slabs. The barrier should be layered in between four inches of sand, two inches above and two inches below, to prevent punctures and aid in the concrete cure.

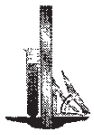


Concrete Crack Control

The recommendations presented in this report are intended to reduce the potential for cracking of concrete slabs-on-grade due to settlement. However even where these recommendations have been implemented, foundations, stucco walls and concrete slabs-on-grade may display some cracking due to minor soil movement and/or concrete shrinkage. The occurrence of concrete cracking may be reduced and/or controlled by limiting the slump of the concrete used, proper concrete placement and curing, and by placement of crack control joints at reasonable intervals, in particular, where re-entrant slab corners occur.

For standard crack control maximum expansion joint spacing of 10 feet should not be exceeded. Lesser spacings would provide greater crack control. Joints at curves and angle points are recommended. The crack control joints should be installed as soon as practical following concrete placement. Crack control joints should extend a minimum depth of one-fourth the slab thickness. Construction joints should be designed by a structural engineer.

Complete removal of the existing fill soils beneath outdoor flatwork such as walkways or patio areas, is not required, however, due to the rigid nature of concrete, some cracking, a shorter design life and increased maintenance costs should be anticipated. In order to provide uniform support beneath the flatwork it is recommended that a minimum of 12 inches of the exposed subgrade beneath the



flatwork be scarified and recompacted to 90 percent (or 95 percent for cohesionless soils having less than 15 percent finer than 0.005 millimeters) relative compaction.

Slab Reinforcing

Concrete slabs-on-grade should be reinforced with a minimum of #4 steel bars on 16-inch centers each way. Outdoor flatwork should be reinforced with a minimum of #3 steel bars on 18-inch centers each way.

ASPHALT AND CONCRETE PAVING

It is recommended that the existing fill materials be removed and recompacted for the support of the proposed asphaltic pavement. The client should be aware that removal of all existing fill in the area of new paving is not required, however, pavement constructed in this manner will most likely have a shorter design life and increased maintenance costs. In any case, the existing grade should be scarified to a minimum depth of 12 inches, moistened or dried as required to obtain optimum moisture content, and recompacted to 95 percent of the maximum density as determined by ASTM D 1557-02.

The following pavement sections are recommended:

Assumed Vehicular Service	Asphalt Pavement Thickness (inches)	Thickness of Aggregate Base (inches)
Passenger Cars	3.0	4.0
Moderate Trucks	4.0	7.0
Heavy Trucks	7.0	10.0

A subgrade modulus of 100 pounds per cubic inch may be assumed for design of concrete paving. Concrete paving shall be a minimum of 6 inches in thickness, and shall be underlain by 6 inches of aggregate base. For standard crack control maximum expansion joint spacing of 10 feet should not be exceeded. Lesser spacings would provide greater crack control. Joints at curves and angle points are recommended.

Aggregate base should be compacted to a minimum of 95 percent of the ASTM D 1557-02 laboratory maximum dry density. Base materials should conform with Sections 200-2.2 or 200-2.4 of the "Standard Specifications for Public Works Construction", (Green Book), latest edition.

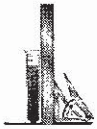
SITE DRAINAGE

Proper surface drainage is critical to the future performance of the project. Saturation of a soil can cause it to lose internal shear strength and increase its compressibility, resulting in a change in the designed engineering properties. Proper site drainage should be maintained at all times.

All site drainage, with the exception of any required to disposed of onsite by stormwater regulations, should be collected and transferred to the street in non-erosive drainage devices. The proposed structure should be provided with roof drainage. Discharge from downspouts, roof drains and scuppers should not be permitted on unprotected soils within five feet of the building perimeter. Drainage should not be allowed to pond anywhere on the site, and especially not against any foundation or retaining wall. Drainage should not be allowed to flow uncontrolled over any descending slope. Planters which are located within retaining wall backfill should be sealed to prevent moisture intrusion into the backfill.

DESIGN REVIEW

Engineering of the proposed project should not begin until approval of the geotechnical report by the Building Official is obtained in writing. Significant changes in the geotechnical recommendations may result during the building department review process.



It is recommended that the geotechnical aspects of the project be reviewed by this firm during the design process. This review provides assistance to the design team by providing specific recommendations for particular cases, as well as review of the proposed construction to evaluate whether the intent of the recommendations presented herein are satisfied.

CONSTRUCTION MONITORING

Geotechnical observations and testing during construction are considered to be a continuation of the geotechnical investigation. It is critical that this firm review the geotechnical aspects of the project during the construction process. Compliance with the design concepts, specifications or recommendations during construction requires review by this firm during the course of construction. All foundations should be observed by a representative of this firm prior to placing concrete or steel. Any fill which is placed should be observed, tested, and verified if used for engineered purposes. Please advise this office at least twenty-four hours prior to any required site visit.

If conditions encountered during construction appear to differ from those disclosed herein, notify this office immediately so the need for modifications may be considered in a timely manner.

It is the responsibility of the contractor to ensure that all excavations and trenches are properly sloped or shored. All temporary excavations should be cut and maintained in accordance with applicable OSHA rules and regulations.

CLOSURE AND LIMITATIONS

The purpose of this report is to aid in the design and completion of the described project. Implementation of the advice presented in this report is intended to reduce certain risks associated with construction projects. The professional opinions and geotechnical advice contained in this report are sought because of special skill in engineering and geology and were prepared in accordance with generally accepted geotechnical engineering practice. Geotechnologies, Inc. has a duty to exercise the ordinary skill and competence of members of the engineering profession. Those who hire Geotechnologies, Inc. are not justified in expecting infallibility, but can expect reasonable professional care and competence.

The scope of the geotechnical services provided did not include any environmental site assessment for the presence or absence of organic substances, hazardous/toxic materials in the soil, surface water, groundwater, or atmosphere, or the presence of wetlands.

Proper compaction is necessary to reduce settlement of overlying improvements. Some settlement of compacted fill should be anticipated. Any utilities supported therein should be designed to accept differential settlement. Differential settlement should also be considered at the points of entry to the structure.

GEOTECHNICAL TESTING

Classification and Sampling

The soil is continuously logged by a representative of this firm and classified by visual examination in accordance with the Unified Soil Classification system. The field classification is verified in the laboratory, also in accordance with the Unified Soil Classification System. Laboratory classification may include visual examination, Atterberg Limit Tests and grain size distribution. The final classification is shown on the boring logs.

Samples of the earth materials encountered in the exploration points were collected and transported to the laboratory. Undisturbed samples of soil are obtained at frequent intervals. Unless noted on the boring logs as an SPT sample, samples acquired while utilizing a hollow-stem auger drill rig are obtained by driving a thin-walled, California Modified Sampler with successive 30-inch drops of a 140-pound hammer. The soil is retained in brass rings of 2.50 inches inside diameter and 1.00 inches

in height. The central portion of the samples are stored in close fitting, waterproof containers for transportation to the laboratory. Samples noted on the boring logs as SPT samples are obtained in accordance with ASTM D 1586-99. Samples are retained for 30 days after the date of the geotechnical report.

Moisture and Density Relationships

The field moisture content and dry unit weight are determined for each of the undisturbed soil samples, and the moisture content is determined for SPT samples by ASTM D 4959-00 or ASTM D 4643-00. This information is useful in providing a gross picture of the soil consistency between borings and any local variations. The dry unit weight is determined in pounds per cubic foot and shown on the "Boring Logs", A-Plates. The field moisture content is determined as a percentage of the dry unit weight.

Direct Shear Testing

Shear tests are performed by ASTM D 3080-03 with a strain controlled, direct shear machine manufactured by Soil Test, Inc. The rate of deformation is approximately 0.025 inches per minute. Each sample is sheared under varying confining pressures in order to determine the Mohr-Coulomb shear strength parameters of the cohesion intercept and the angle of internal friction. Samples are

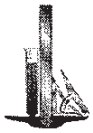
generally tested in an artificially saturated condition. Depending upon the sample location and future site conditions, samples may be tested at field moisture content. The results are plotted on the "Shear Test Diagram", (B-Plates).

Consolidation Testing

Settlement predictions of the soil's behavior under load are made on the basis of the consolidation tests ASTM D 2435-03. The consolidation apparatus is designed to receive a single one-inch high ring. Loads are applied in several increments in a geometric progression, and the resulting deformations are recorded at selected time intervals. Porous stones are placed in contact with the top and bottom of each specimen to permit addition and release of pore fluid. Samples are generally tested at increased moisture content to determine the effects of water on the bearing soil. The normal pressure at which the water is added is noted on the drawing. Results are plotted on the "Consolidation Test," C-Plates.

Expansion Index

The expansion tests performed on the remolded samples are in accordance with the Expansion Index testing procedures, as described in the ASTM D4829-03. The soil sample is compacted into a metal ring at a saturation degree of 50 percent. The ring sample is then placed in a consolidometer, under



a vertical confining pressure of 1 lbf/square inch and inundated with distilled water. The deformation of the specimen is recorded for a period of 24 hours or until the rate of deformation becomes less than 0.0002 inches/hour, whichever occurs first. The expansion index, EI, is determined by dividing the difference between final and initial height of the ring sample by the initial height, and multiplied by 1,000.

Laboratory Maximum Density

The maximum dry unit weight and optimum moisture content of a soil are determined by use of ASTM D 1557-02. A soil at a selected moisture content is placed in five layers into as mold of given dimensions, with each layer compacted by 25 blows of a 10 pound hammer dropped from a distance of 18 inches subjecting the soil to a total compactive effort of about 56,000 pounds per cubic foot. The resulting dry unit weight is determined. The procedure is repeated for a sufficient number of moisture contents to establish a relationship between the dry unit weight and the water content of the soil. The data when plotted, represent a curvilinear relationship know as the compaction curve. The values of optimum moisture content and modified maximum dry unit weight are determined from the compaction curve.

Grain Size Distribution

These tests cover the quantitative determination of the distribution of particle sizes in soils. Sieve analysis is used to determine the grain size distribution of the soil larger than the Number 200 sieve. ASTM D 422-63 (Reapproved 2002) is used to determine particle sizes smaller than the Number 200 sieve. A hydrometer is used to determine the distribution of particle sizes by a sedimentation process. The grain size distributions are plotted on the E-Plates presented in the Appendix of this report.

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3. Bartlett, S.F. and Youd, T.L., 1995, "Empirical Prediction of Liquefaction-Induced Lateral Spread," Journal of Geotechnical Engineering, Vol. 121, No.4, April

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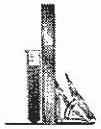

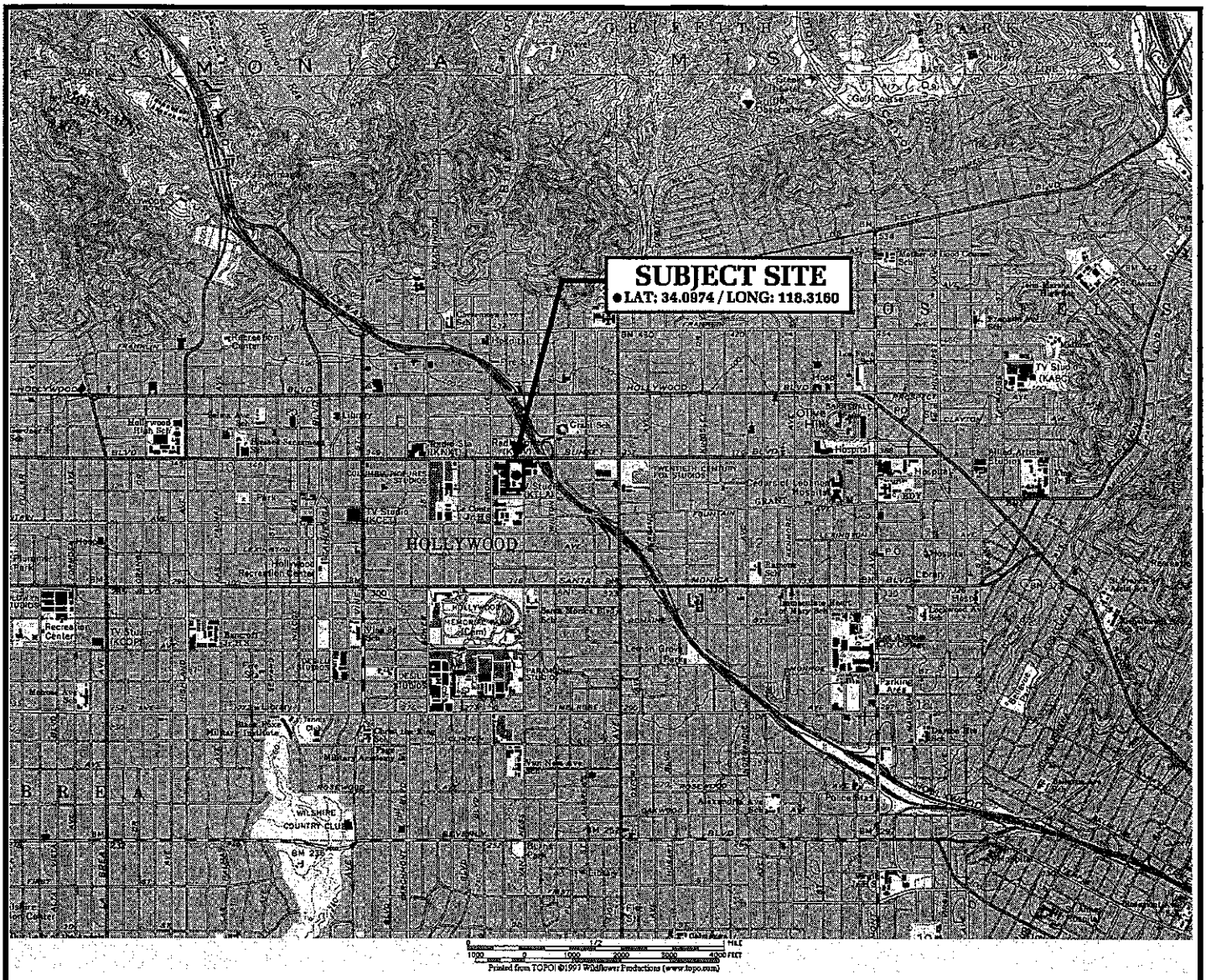

N

REFERENCE: U.S.G.S. TOPOGRAPHIC MAPS, 7.5 MINUTE SERIES, HOLLYWOOD, CA QUADRANGLE

VICINITY MAP

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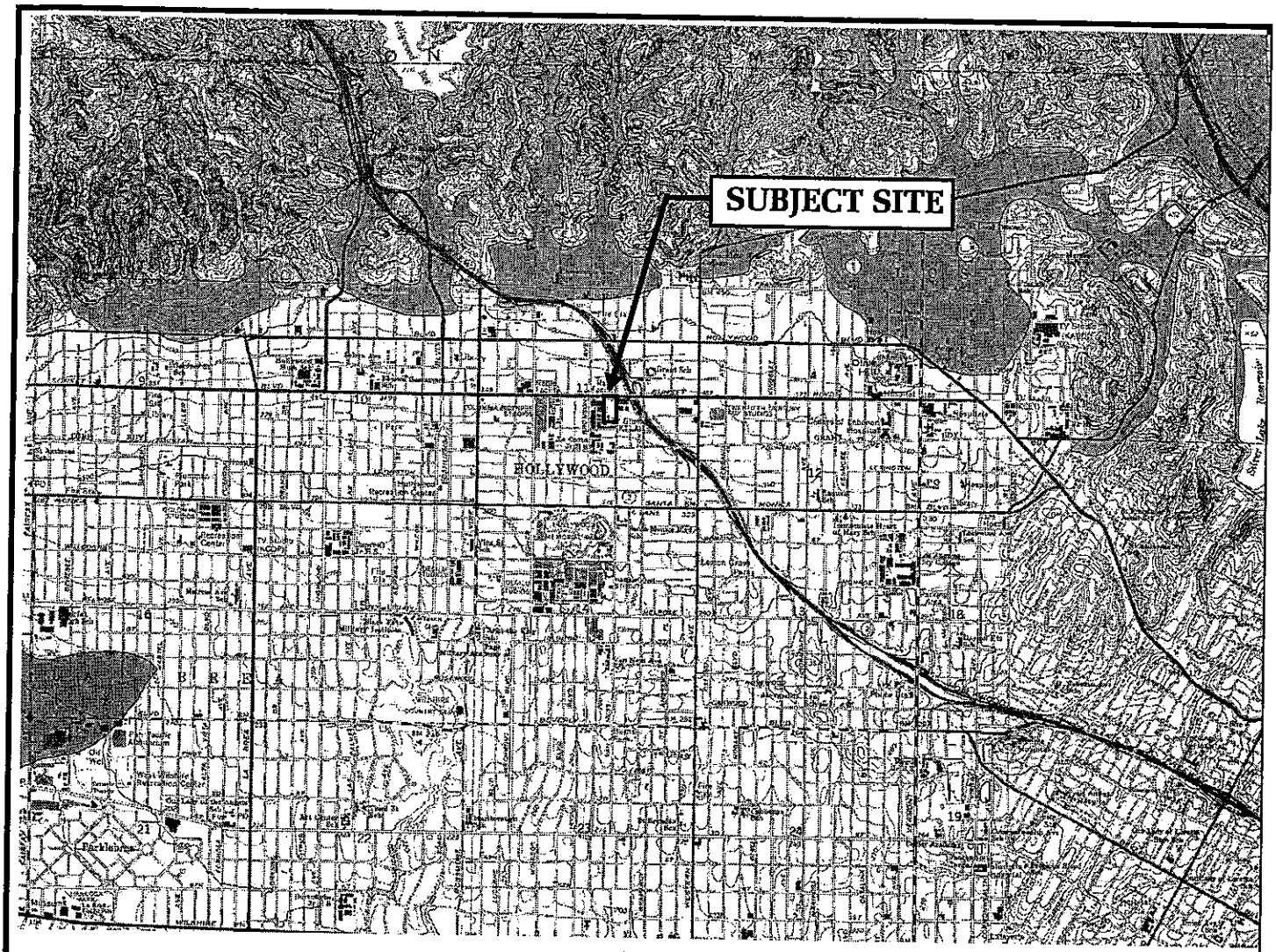
Consulting Geotechnical Engineers

HUDSON CAPITAL, LLC
PROPOSED SUNSET BRONSON STUDIOS OFFICE DEVELOPMENT

FILE NO. 19716



LIQUEFACTION AREA

REFERENCE: SEISMIC HAZARD ZONES, HOLLYWOOD QUADRANGLE OFFICIAL MAP (CDMG, 1999)

SEISMIC HAZARD ZONE MAP

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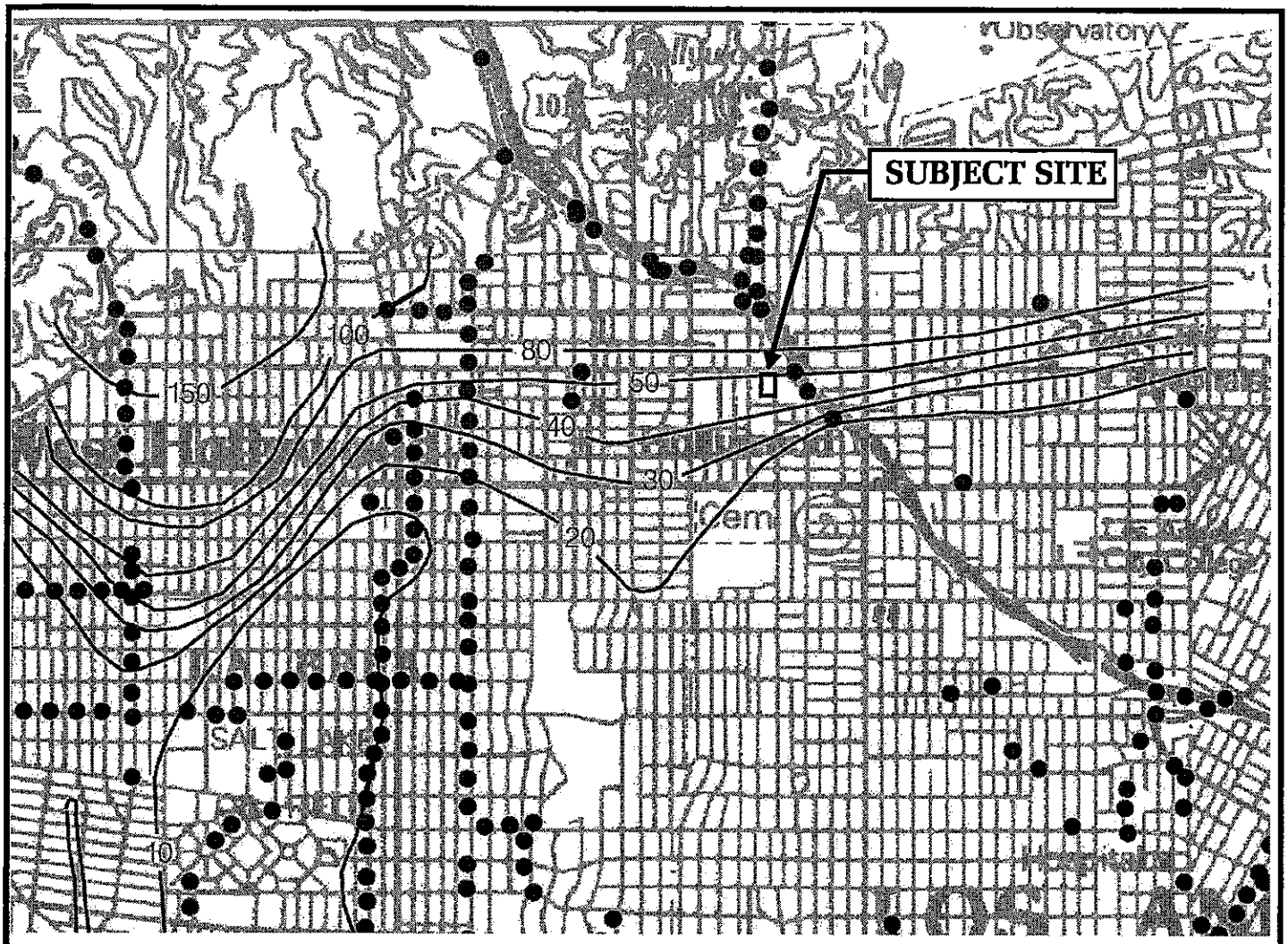

ONE MILE

SCALE

N

20 DEPTH TO GROUNDWATER IN FEET

REFERENCE: CDMG, SEISMIC HAZARD ZONE REPORT, 026
HOLLYWOOD 7.5 - MINUTE QUADRANGLE, LOS ANGELES COUNTY, CALIFORNIA (1998, REVISED 2006)

HISTORICALLY HIGHEST GROUNDWATER LEVELS

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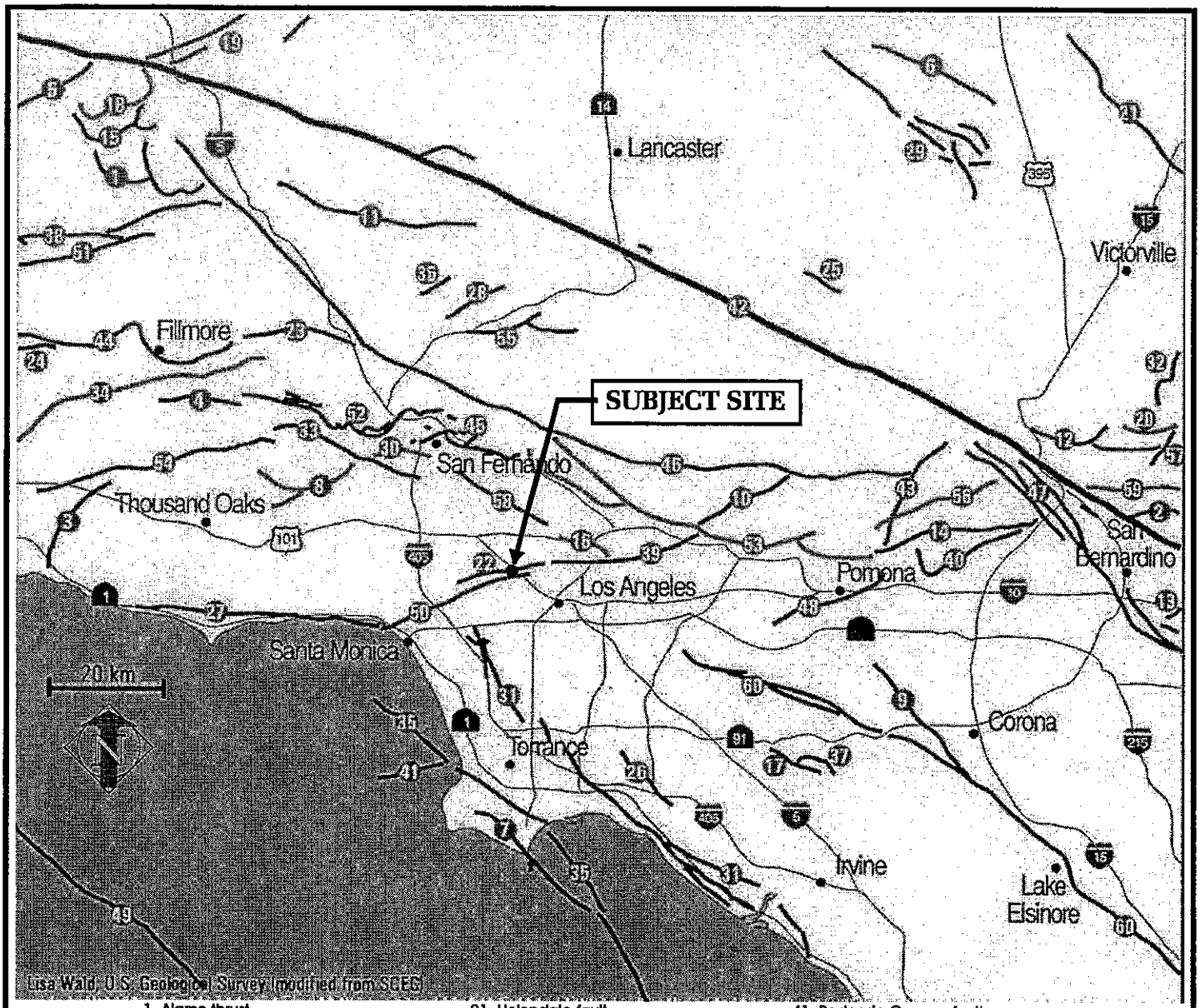

1 Alamo thrust
2 Arrowhead fault
3 Bailey fault
4 Big Mountain fault
5 Big Pine fault
6 Blake Ranch fault
7 Cabrillo fault
8 Chatsworth fault
9 Chino fault
10 Clamshell-Sawpit fault
11 Clearwater fault
12 Cleghorn fault
13 Crafton Hills fault zone
14 Cucamonga fault zone
15 Dry Creek fault
16 Eagle Rock fault
17 El Modeno fault
18 Frazier Mountain thrust
19 Garlock fault zone
20 Grass Valley fault
21 Helendale fault
22 Hollywood fault
23 Holser fault
24 Lion Canyon fault
25 Llano fault
26 Los Alamitos fault
27 Malibu Coast fault
28 Mint Canyon fault
29 Mirage Valley fault zone
30 Mission Hills fault
31 Newport Inglewood fault zone
32 North Frontal fault zone
33 Northridge Hills fault
34 Oak Ridge fault
35 Palos Verdes fault zone
36 Pelona fault
37 Peralta Hills fault
38 Pine Mountain fault
39 Raymond fault
40 Red Hill (Etiwanda Ave) fault
41 Redondo Canyon fault
42 San Andreas Fault
43 San Antonio fault
44 San Cayetano fault
45 San Fernando fault zone
46 San Gabriel fault zone
47 San Jacinto fault
48 San Jose fault
49 Santa Cruz-Santa Catalina Ridge f.z.
50 Santa Monica fault
51 Santa Ynez fault
52 Santa Susana fault zone
53 Sierra Madre fault zone
54 Simi fault
55 Soledad Canyon fault
56 Stoddard Canyon fault
57 Tunnel Ridge fault
58 Verdugo fault
59 Waterman Canyon fault
60 Whittier fault

REFERENCE: http://pasadena.wr.usgs.gov/info/images/LA%20Faults.pdf

SOUTHERN CALIFORNIA FAULT MAP

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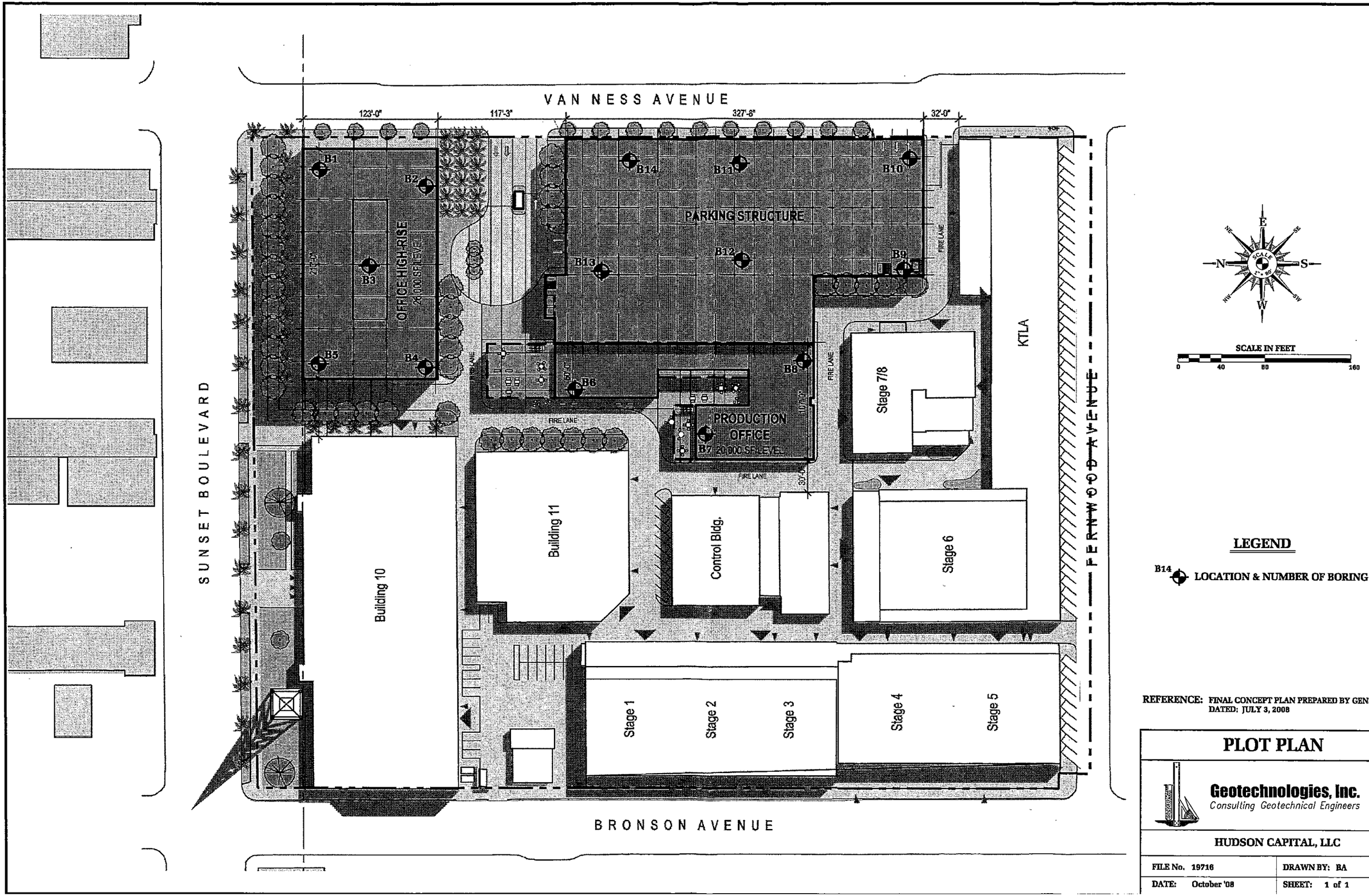
Consulting Geotechnical Engineers

HUDSON CAPITAL, LLC
PROPOSED SUNSET BRONSON STUDIOS OFFICE DEVELOPMENT

FILE No. 19716 | **FIGURE I**



LEGEND

B14 ⊕ LOCATION & NUMBER OF BORING

REFERENCE: FINAL CONCEPT PLAN PREPARED BY GENSLER
DATED: JULY 3, 2008

PLOT PLAN

Geotechnologies, Inc.
Consulting Geotechnical Engineers

HUDSON CAPITAL, LLC

FILE No. 19716	DRAWN BY: BA
DATE: October '08	SHEET: 1 of 1

BORING LOG NUMBER 1

Drilling Date: 08/30/08 **Elevation: 363.5'**

Project: File No. 19716 **Hudson Capital, LLC**

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description Surface Conditions: 4-inch Asphalt over 4-inch Base
				0 --		FILL: Silty Sand, dark brown, slightly moist, medium dense, fine grained
				-		
				1 --		
				-		
2	33	8.1	103.5	2 --		
				-		Silty Sand, dark brown, slightly moist, medium dense, fine grained
				3 --		
				-		
				4 --		
				-		
5	53	9.5	110.6	5 --		
				-	SM	Silty Sand, dark to yellowish brown, slightly moist, very dense
				6 --		
				-		
7	31	13.1	101.3	7 --		
				-		
				8 --		
				-		
				9 --		
				-		
10	41	15.2	108.5	10 --		
				-		
				11 --		
				-		
				12 --		
				-		
				13 --		
				-		
				14 --		
				-		
15	41	18.4	108.0	15 --		
				-	CL	Sandy to Silty Clay, dark to yellowish brown, moist, very stiff, minor caliche
				16 --		
				-		
				17 --		
				-		
				18 --		
				-		
				19 --		
				-		
20	85	18.7	106.1	20 --		
				-		Sandy to Silty Clay, dark to yellowish brown, moist, very stiff
				21 --		
				-		
				22 --		
				-		
				23 --		
				-		
				24 --		
				-		
25	40	18.5	106.3	25 --		
				-		

BORING LOG NUMBER 1

Project: File No. 19716 **Hudson Capital, LLC**

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description
				26		
				27		
				28		
				29		
30	35 50/5"	19.9	106.0	30	ML/CL	Sandy Silt to Silty Clay, dark to yellowish brown, moist, very stiff
				31		
				32		
				33		
				34		
35	75/6"	15.0	114.5	35	ML/SM	Sandy Silt to Silty Sand, dark to medium brown, moist, very dense, to very stiff, fine grained
				36		
				37		
				38		
				39		
40	75/8"	12.7	119.6	40	SM	Silty Sand, yellowish brown, moist, very dense, fine grained
				41		
				42		
				43		
				44		
45	40 50/5"	16.0	116.0	45	ML	Sandy to Clayey Silt, dark to medium brown, moist, very stiff
				46		
				47		
				48		
				49		
50	100/6"	5.5	109.4	50	SW	Sand, yellowish brown, slightly moist, very dense, fine to coarse grained, with gravel

BORING LOG NUMBER 1

Project: File No. 19716 **Hudson Capital, LLC**

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description
				51 --		
				52 --		
				53 --		
				54 --		
55	75	12.5	119.4	55 --		
				56 --	CL/SC	Sandy Clay to Clayey Sand, medium brown, very moist, very dense to very stiff, fine grained
				57 --		
				58 --		
				59 --		
60	25 50/7"	12.7	117.5	60 --		
				61 --	SP	Sand, brown, wet, very dense, fine to medium grained
				62 --		
				63 --		
				64 --		
65	80	18.3	109.5	65 --		
				66 --	SM	Silty Sand, yellowish brown, wet, very dense, fine grained
				67 --		
				68 --		
				69 --		
70	85	11.3	119.9	70 --		
				71 --	SP	Sand, yellowish brown to medium brown, wet, very dense, fine to medium grained
				72 --		
				73 --		
				74 --		
75	45 50/4"	10.1	123.0	75 --		
						Sand, medium to yellowish brown, wet, very dense, fine to medium grained

BORING LOG NUMBER 1

Project: File No. 19716 **Hudson Capital, LLC**

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description
				76 --		
				77 --		
				78 --		
				79 --		
80	75/7"	21.5	100.1	80 --	SM	Silty Sand, yellowish brown, very moist, very dense, fine grained
				81 --		Total depth: 80 feet
						Water at 55 feet
				82 --		Fill to 5 feet
				83 --		
						NOTE: The stratification lines represent the approximate
				84 --		boundary between earth types; the transition may be gradual
				85 --		Used 8-inch diameter Hollow-Stem Auger
						140-lb. Slide Hammer, 30-inch drop
				86 --		Modified California Sampler used unless otherwise noted
				87 --		SPT=Standard Penetration Test
				88 --		
				89 --		
				90 --		
				91 --		
				92 --		
				93 --		
				94 --		
				95 --		
				96 --		
				97 --		
				98 --		
				99 --		
				100 --		

BORING LOG NUMBER 2

Drilling Date: 08/30/08 **Elevation: 361.0'**

Project: File No. 19716 **Hudson Capital, LLC**

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description Surface Conditions: 4-inch Asphalt over 3-inch Base
				0 --		FILL: Silty Sand, yellowish brown, slightly moist, medium dense, fine grained
				1 --		
				2 --		
2.5	33	5.2	112.2	3 --		
				4 --	SM	Silty Sand, yellowish brown, moist, dense, fine to medium to medium grained
5	36	6.9	SPT	5 --		slightly moist, dense, fine to medium grained, occasional gravel
				6 --		
				7 --		
7.5	33	15.3	104.1	8 --	SM/SC	Silty to Clayey Sand, yellowish brown, moist, dense, fine to medium grained
				9 --		
10	33	19.4	SPT	10 --	SC	Clayey Sand, yellowish brown, moist, dense, fine grained
				11 --		
				12 --		
12.5	56	17.9	102.2	13 --		moist, very dense
				14 --		
15	33	27.0	SPT	15 --		
				16 --		
				17 --		
17.5	30 50/6"	18.6	109.9	18 --		
				19 --		
20	31	20.9	SPT	20 --		
				21 --		
				22 --		
22.5	54	13.2	115.2	23 --	SC/CL	Clayey Sand to Sandy Clay, yellowish brown, moist, very dense to very stiff, fine grained
				24 --		
25	48	15.0	SPT	25 --		

BORING LOG NUMBER 2

Project: File No. 19716 **Hudson Capital, LLC**

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description
				26		
				27		
27.5	25 50/6"	16.2	116.6	28	CL	Sandy Clay, medium brown to yellowish brown, moist, very stiff
				29		
30	36	17.1	SPT	30	SC	Clayey Sand, yellowish brown, moist, dense, fine to medium grained
				31		
				32		
32.5	30 50/6"	33.9	88.5	33	CL	Silty Clay, yellowish brown, very moist, very stiff
				34		
35	40	28.5	SPT	35	SP/CL	Sand to Silty Clay, yellowish brown, very moist, dense to very stiff, fine to medium grained
				36		
				37		
37.5	38 50/6"	22.2	100.4	38	SM/SC	Silty to Clayey Sand, yellowish brown, very moist, very dense to very stiff, fine to medium grained
				39		
40	73	10.5	SPT	40	SC/SM	Clayey to Silty Sand, yellowish brown, moist, very dense, fine to medium grained
				41		
				42		
42.5	40 50/6"	14.5	117.9	43	SC	Clayey Sand, yellowish brown, moist, very dense to very stiff, fine to medium grained
				44		
45	56	20.8	SPT	45	SM	Silty Sand, yellowish brown, very moist, very dense, fine grained
				46		
				47		
47.5	61	20.4	105.1	48		
				49		
50	50	28.5	SPT	50	SM/SW	Silty Sand to Gravelly Sand, yellowish brown, wet, very dense, fine to medium grained

BORING LOG NUMBER 2

Project: File No. 19716 **Hudson Capital, LLC**

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description
				51 --		
				52 --		
52.5	39 50/6"	17.4	109.8	53 --	SC/CL	Clayey Sand to Sandy Clay, medium brown, moist, very dense to very stiff, fine grained
				54 --		
55	43	19.6	SPT	55 --		
				56 --		
				57 --		
57.5	48	16.2	118.2	58 --	SC/SM	Clayey to Silty Sand, yellowish brown, wet, very dense, fine to medium grained
				59 --		
60	60	16.0	SPT	60 --		
				61 --		
				62 --		
62.5	38 50/6"	14.0	114.3	63 --	SW	Sand with Gravel, yellowish brown, wet, very dense, fine to medium grained
				64 --		
65	30 50/6"	11.5	SPT	65 --	SP	Sand, yellowish brown, wet, very dense, fine to coarse grained
				66 --		
				67 --		
67.5	40 50/6"	15.0	115.0	68 --		
				69 --		
70	50/6"	9.3	SPT	70 --		
				71 --		
				72 --		
72.5	75/6"	14.4	113.1	73 --		wet, occasional gravel
				74 --		
75	50/6"	9.1	SPT	75 --		

BORING LOG NUMBER 2

Project: File No. 19716 **Hudson Capital, LLC**

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description
				76		
				77		
77.5	75/6"	15.1	112.9			
				78		wet
				79		
80	25 50/6"	19.8	SPT	80	SM/CL	Silty Sand to Sandy Clay, yellowish brown, wet, very dense to very stiff, fine to medium grained
				81		
				82		
82.5	25 50/6"	16.5	125.1	83	CL	Silty Clay, medium brown, moist, very stiff
				84		
85	61	19.3	SPT	85	SC/CL	Clayey Sand to Sandy Clay, yellowish brown, very moist, very dense to very stiff, fine grained
				86		
				87		
87.5	75/6"	12.8	120.6	88	SM	Silty Sand, yellowish brown, wet, very dense, fine grained
				89		
90	28 50/6"	14.6	SPT	90		
				91		
				92		
92.5	40 50/5"	21.6	108.4	93	SC/SM	Clayey to Silty Sand, yellowish brown, very moist, very dense, fine grained
				94		
95	50/6"	18.7	SPT	95	SM	Silty Sand, yellowish brown, wet, very dense, fine grained
				96		
				97		
97.5	75/6"	20.8	106.6	98	CL	Sandy Clay, yellowish brown, moist, very stiff
				99		
100	50/6"	14.6	SPT	100	CL/SC	Sandy Clay to Clayey Sand, yellowish brown, wet, very dense to very stiff, fine to medium grained
						Total depth: 100 feet; Water at 50 feet; Fill to 3 feet

BORING LOG NUMBER 3

Drilling Date: 08/21/08 **Elevation: 362.5'**

Project: File No. 19716 **Hudson Capital, LLC**

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description Surface Conditions: 4-inch Asphalt over 3-inch Base
				0 --		FILL: Silty Sand, light grayish brown, moist, medium dense, fine grained
				1 --		
				2 --		
2.5	30	8.1	121.2	3 --		Silty Sand, yellowish brown, moist, medium dense, fine to medium grained
				4 --		
5	28	7.9	115.0	5 --	SM/SW	Silty Sand to Sand, yellowish brown, slightly moist, dense, fine to medium grained, with gravel
				6 --		
				7 --		
7.5	25	20.4	99.5	8 --	SM/SC	Silty to Clayey Sand, yellowish brown, moist, dense, fine grained
				9 --		
10	33	17.2	105.3	10 --	SC	Clayey Sand, yellowish brown, moist, dense, fine grained
				11 --		
				12 --		
				13 --		
				14 --		
15	46	19.9	100.1	15 --	SC/CL	Clayey Sand to Sandy Clay, yellowish brown, moist, very dense to very stiff, fine grained, minor caliche
				16 --		
				17 --		
				18 --		
				19 --		
20	50	20.1	104.4	20 --		
				21 --		
				22 --		
				23 --		
				24 --		
25	36 50/6"	14.8	111.4	25 --	SM/SC	Silty to Clayey Sand, yellowish brown, moist, very dense, fine to medium grained

BORING LOG NUMBER 3

Project: File No. 19716 **Hudson Capital, LLC**

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description
				26 --		
				27 --		
				28 --		
				29 --		
30	40 50/6"	4.9	115.8	30 --	SW	Sand, yellowish brown, slightly moist, very dense, fine to medium medium grained, with occasional gravel
				31 --		
				32 --		
				33 --		
				34 --		
35	70	13.5	117.4	35 --	SM	Silty Sand, yellowish brown, moist, very dense, fine to medium grained, occasional gravel
				36 --		
				37 --		
				38 --		
				39 --		
40	30 50/6"	14.3	117.8	40 --		
				41 --		
				42 --		
				43 --		
				44 --		
45	68	12.2	118.2	45 --	SC/SM	Clayey to Silty Sand, yellowish brown, moist, very dense, fine to medium grained
				46 --		
				47 --		
				48 --		
				49 --		
50	39 50/6"	17.3	111.5	50 --		

BORING LOG NUMBER 3

Project: File No. 19716 **Hudson Capital, LLC**

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description
				51 --		
				52 --		
				53 --		
				54 --		
55	70	18.8	105.7	55 --		
				56 --	SM	Silty Sand, yellowish brown, wet, very dense, fine to medium grained
				57 --		
				58 --		
				59 --		
60	75	21.6	111.2	60 --	SC/CL	Clayey Sand to Sandy Clay, yellowish brown, very moist, very dense to very stiff, fine to medium grained
				61 --		
				62 --		Total depth: 60 feet Water at 54.5 feet Fill to 5 feet
				63 --		
				64 --		
				65 --		
				66 --		
				67 --		
				68 --		
				69 --		
				70 --		
				71 --		
				72 --		
				73 --		
				74 --		
				75 --		

BORING LOG NUMBER 4

Drilling Date: 08/20/08 **Elevation: 360.5'**

Project: File No. 19716 **Hudson Capital, LLC**

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description Surface Conditions: 4-inch Asphalt over 4-inch Base
				0 --		FILL: Silty Sand, medium brown, very moist, medium dense, fine to medium grained
				1 --		
				2 --		
2.5	12	8.2	98.1	3 --		
				4 --		
5	19	8.1	116.6	5 --		
				6 --		yellowish brown, slightly moist, medium dense to dense
				7 --	SM	Silty Sand, yellowish brown, slightly moist, dense, fine to medium grained
7.5	26	5.1	106.3	8 --		
				9 --		
10	27	16.2	95.6	10 --		
				11 --	SC	Clayey Sand, yellowish brown, moist, dense, fine grained
				12 --		
				13 --		
				14 --		
15	23	17.8	105.7	15 --		
				16 --		moist, dense, fine grained
				17 --		
				18 --		
				19 --		
20	36	19.6	104.9	20 --		
				21 --		moist, very dense
				22 --		
				23 --		
				24 --		
25	33	14.9	111.0	25 --		

BORING LOG NUMBER 4

Project: File No. 19716 **Hudson Capital, LLC**

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description
				26		
				27		
				28		
				29		
30	45	21.2	106.5	30		
				31	CL	Sandy Clay, brown to yellowish brown, moist, very stiff
				32		
				33		
				34		
35	40	7.9	121.5	35		
				36	SW	Sand, yellowish brown, slightly moist, very dense, fine to medium grained, with gravel
				37		
				38		
				39		
40	44	18.1	108.9	40		
				41	SC	Clayey Sand, yellowish brown, moist, very dense, fine to medium grained
				42		
				43		
				44		
45	32 50/6"	9.0	119.4	45		
				46	SW	Sand, yellowish brown, moist, very dense, fine to medium grained, with gravel
				47		
				48		
				49		
50	47	18.4	116.3	50		
					SM	Silty Sand, yellowish brown, wet, very dense, fine to medium grained

BORING LOG NUMBER 4

Project: File No. 19716 Hudson Capital, LLC

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description
				51 --		
				52 --		
				53 --		
				54 --		
55	66	17.8	112.5	55 --		
					CL	Sandy Clay, yellowish brown, very moist, very stiff
				56 --		
				57 --		
				58 --		
				59 --		
60	30 50/6"	18.0	109.1	60 --		
					SM/CL	Silty Sand to Sandy Clay, yellowish brown to medium brown, moist, very dense to very stiff, fine grained
				61 --		
				62 --		
				63 --		
				64 --		
65	40 50/6"	13.5	121.6	65 --		
					SM/SW	Silty Sand to Sand, yellowish brown, wet, very dense, fine to medium grained, with gravel
				66 --		
				67 --		
				68 --		
				69 --		
70	76	14.1	113.2	70 --		
					SP	Sand, yellowish brown, wet, very dense, fine to medium grained
				71 --		
				72 --		
				73 --		
				74 --		
75	77	15.3	114.3	75 --		

BORING LOG NUMBER 4

Project: File No. 19716 **Hudson Capital, LLC**

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description
				76		
				77		
				78		
				79		
80	36 50/6"	16.3	107.5	80		wet, very dense
				81		Total depth: 80 feet Water at 55 feet Fill to 6 feet
				82		
				83		
				84		
				85		
				86		
				87		
				88		
				89		
				90		
				91		
				92		
				93		
				94		
				95		
				96		
				97		
				98		
				99		
				100		

BORING LOG NUMBER 5

Drilling Date: 08/20/08 **Elevation: 362.5'**

Project: File No. 19716 **Hudson Capital, LLC**

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description Surface Conditions: 4½-inch Asphalt over 3-inch Base
				0 --		FILL: Silty Sand, yellowish brown, slightly moist, medium dense, fine to medium grained
				1 --		
				2 --		
2.5	20	6.8	113.8	3 --		
				4 --	SM	Silty Sand, yellowish brown, slightly moist, dense, fine to medium grained
5	19	5.3	115.2	5 --		
				6 --		
				7 --		
7.5	27	21.9	91.1	8 --	SM/SC	Silty to Clayey Sand, yellowish brown to light grayish brown, very moist, dense, fine grained
				9 --		
10	23	12.9	110.1	10 --	SC	Clayey Sand, light grayish brown to yellowish brown, moist, dense, fine grained, occasional gravel
				11 --		
				12 --		
				13 --		
				14 --		
15	27	19.3	103.1	15 --		yellowish brown, moist, very dense
				16 --		
				17 --		
				18 --		
				19 --		
20	36	20.1	103.4	20 --		slight caliche
				21 --		
				22 --		
				23 --		
				24 --		
25	39	11.9	116.5	25 --	SM/SC	Silty to Clayey Sand, yellowish brown to medium brown, moist, dense, fine to medium grained

BORING LOG NUMBER 5

Project: File No. 19716 Hudson Capital, LLC

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description
				26		
				27		
				28		
				29		
30	48	16.0	110.1	30		
				31	SC	Clayey Sand, yellowish brown, moist, very dense, fine to medium grained, stiff
				32		
				33		
				34		
35	35 50/6"	19.8	111.2	35		
				36		moist, very dense
				37		
				38		
				39		
40	63	24.3	97.4	40		
				41	CL	Sandy Clay, yellowish brown, moist, very stiff
				42		
				43		
				44		
45	40 50/6"	8.3	109.3	45		
				46	SM/SW	Silty Sand to Sand, yellowish brown, slightly moist, very dense, fine to medium grained, with gravel
				47		
				48		
				49		
50	73	18.3	103.6	50		
					SC/SP	Clayey Sand to Sand, yellowish brown, moist, very dense, fine to medium grained

BORING LOG NUMBER 5

Project: File No. 19716 **Hudson Capital, LLC**

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description
				51 --		
				52 --		
				53 --		
				54 --		
55	38 50/6"	7.7	122.8	55 --		
				56 --	SW	Sand to Gravelly Sand, yellowish brown, wet, very dense, fine to coarse grained
				57 --		
				58 --		
				59 --		
60	40 50/5"	17.9	108.7	60 --	SP	Sand, yellowish brown, wet, very dense, fine to medium grained
				61 --		Total depth: 60 feet Water at 54½ feet Fill to 3 feet
				62 --		
				63 --		
				64 --		
				65 --		
				66 --		
				67 --		
				68 --		
				69 --		
				70 --		
				71 --		
				72 --		
				73 --		
				74 --		
				75 --		

BORING LOG NUMBER 6

Drilling Date: 08/30/08 **Elevation: 356.0'**

Project: File No. 19716 **Hudson Capital, LLC**

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description Surface Conditions: 3-inch Asphalt over 3-inch Base
				0		FILL: Silty Sand, dark brown, moist, medium dense, fine grained, with concrete and brick fragments
				1		
				2		
3	21	12.1	111.8	3		
				4		
5	45	8.7	---	5		
				6		Sandy to Clayey Silt, yellow to dark brown, slightly moist, stiff
7	41	24.5	98.9	7	CL	Silty Clay, dark brown, moist, very stiff
				8		
				9		
10	45	19.8	104.9	10		
				11		Silty Clay, dark brown, moist, very stiff
				12		
				13		
				14		
15	75	24.0	100.9	15		
				16		very stiff
				17		
				18		
				19		
20	47	16.8	105.9	20	ML/CL	Clayey Silt to Silty Clay, yellowish brown, moist, very stiff
				21		Total depth: 20 feet No Water Fill to 6 feet
				22		
				23		
				24		
				25		

BORING LOG NUMBER 7

Drilling Date: 08/21/08 **Elevation: 354.5'**

Project: File No. 19716 **Hudson Capital, LLC**

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description Surface Conditions: 8-inch Asphalt, No Base
				0		FILL: Silty Sand, yellowish brown, moist, medium dense, fine to medium grained
				1		
				2		3" concrete layer
				3		asphalt fragments
4	20	8.2	102.9	4		light grayish brown, moist, medium dense
				5		
				6		
7	28	9.3	120.3	7		
				8		
				9	SM	Silty Sand, yellowish brown, slightly moist, dense, fine grained
10	28	19.6	105.5	10		
				11	SC/CL	Clayey to Sandy Clay, yellowish brown to light grayish brown, very moist, dense to stiff, fine grained
				12		
				13		
				14		
15	31	19.7	107.2	15		
				16	SC	Clayey Sand, light grayish brown, moist, very dense, fine grained
				17		
				18		
				19		
20	37	18.1	107.6	20	SC/SM	Clayey to Silty Sand, yellowish brown, moist, dense, fine grained, occasional gravel
				21		
				22		Total depth: 20 feet No Water Fill to 8 feet
				23		
				24		
				25		

BORING LOG NUMBER 8

Drilling Date: 08/23/08 **Elevation: 351.0'**

Project: File No. 19716 **Hudson Capital, LLC**

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description Surface Conditions: 6-inch Asphalt over 3-inch Concrete, No Base
				0 --		FILL: Silty Sand, medium brown, moist, medium dense, fine grained
				1 --		
				2 --		
2.5	10	8.6	109.4	3 --		
				4 --	SM	Silty Sand, yellowish brown, slightly moist, medium dense, fine to medium grained
5	10	12.7	SPT	5 --	SM/CL	Silty Sand to Silty Clay, yellowish brown, moist, medium dense to firm, fine to medium grained
				6 --		
				7 --		
7.5	27	23.2	100.5	8 --	SC/CL	Clayey Sand to Sandy Clay, yellowish brown, moist, dense to stiff, fine grained
				9 --		
10	20	22.4	SPT	10 --		
				11 --		
				12 --		
12.5	32	21.7	102.1	13 --	CL	Sandy Clay, light grayish brown to yellowish brown, moist, stiff, minor caliche
				14 --		
15	33	17.1	SPT	15 --	SC/SM	Clayey to Silty Sand, yellowish brown, moist, dense, fine to medium grained
				16 --		
				17 --		
17.5	34	18.0	107.0	18 --		
				19 --		
20	20	24.9	SPT	20 --	SM/CL	Silty Sand to Sandy Clay, yellowish brown, moist, dense to stiff, fine to medium grained
				21 --		
				22 --		
22.5	30	17.5	106.2	23 --	SC	Clayey Sand, yellowish brown, moist, dense, fine to medium grained
				24 --		
25	16	22.5	SPT	25 --	CL	Sandy Clay, medium brown, moist, stiff

BORING LOG NUMBER 8

Project: File No. 19716 **Hudson Capital, LLC**

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description
				26		
				27		
27.5	36	17.3	112.2	28	SC	Clayey Sand, yellowish brown, moist, very dense, fine to medium grained
				29		
30	38	15.4	SPT	30		
				31		
				32		
32.5	52	17.2	112.4	33		
				34		
35	25 50/6"	12.7	SPT	35	SM	Silty Sand, yellowish brown, moist, very dense, fine to medium grained
				36		
				37		
37.5	40 50/6"	13.4	116.1	38		
				39		
40	36	23.2	SPT	40	SC/SM	Clayey to Silty Sand, yellowish brown, very moist, very dense, fine to medium grained
				41		
				42		
42.5	63	17.1	111.3	43	SM	Silty Sand, yellowish brown, wet, very dense, fine grained
				44		
45	50	22.1	SPT	45	SM/CL	Silty Sand to Sandy Clay, yellowish brown, wet, very dense to very stiff, fine to medium grained
				46		
				47		
47.5	63	24.6	100.7	48		
				49		
50	38	25.8	SPT	50		
						Total depth: 50 feet; Water at 42½ feet; Fill to 3 feet

BORING LOG NUMBER 9

Drilling Date: 08/23/08 **Elevation: 349.0'**

Project: File No. 19716 **Hudson Capital, LLC**

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description Surface Conditions: 7-inch Asphalt over 2-inch Base
				0		FILL: Silty Sand to Sandy Silt, dark brown, slightly moist, medium dense to firm, fine grained
1	15	7.3	110.7	1		
				2		
3	13	4.6	114.2	3		
				4		Silty Sand, medium brown, slightly moist, medium dense, fine grained
5	26	11.6	106.8	5		
				6		
7	41	20.5	103.4	7	ML	Sandy Silt, yellowish brown, moist, stiff
				8	CL	Silty Clay, yellow to dark brown, moist, very stiff
				9		
10	68	16.6	111.7	10		
				11	ML/CL	Clayey Silt to Silty Clay, yellow to medium brown, moist, very stiff
				12		
				13		
				14		
15	65	12.6	116.8	15		
				16		Clayey Silt to Silty Clay, dark to medium brown, moist, very stiff, minor caliche
				17		
				18		
				19		
20	40	9.4	118.5	20		
				21	SC	Clayey Sand, yellowish brown, slightly moist, very dense, fine grained
				22		
				23		
				24		
25	70	16.3	112.5	25		

BORING LOG NUMBER 9

Project: File No. 19716 **Hudson Capital, LLC**

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description
				26		
				27		
				28		
				29		
30	75/7"	12.1	109.8	30		Clayey Sand, dark brown, moist, very stiff
				31		
				32		
				33		
				34		
35	75/7"	16.8	113.6	35	ML	Sandy Silt, yellow to medium brown, moist, very stiff
				36		
				37		
				38		
				39		
40	75/7"	14.4	113.3	40	CL	Silty Clay, dark brown, moist, very stiff
				41		
				42		
				43		
				44		
45	60	16.9	111.1	45	SC/SM	Clayey to Silty Sand, dark brown, wet, very dense, fine grained
				46		
				47		
				48		
				49		
50	75/7"	19.7	108.2	50	SP	Sand, medium to yellowish brown, wet, very dense, fine to medium grained

BORING LOG NUMBER 9

Project: File No. 19716 **Hudson Capital, LLC**

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description
				51		
				52		
				53		
				54		
55	75/8"	18.0	106.1	55		
				56		
					CL	Sandy to Silty Clay, dark brown, very moist, very stiff
				57		
				58		
				59		
60	50	16.9	111.8	60		
						Sandy to Silty Clay, dark brown, moist, very stiff
				61		
				62		
				63		
				64		
65	75/7"	11.7	121.5	65		
					SM	Silty Sand, yellowish brown, wet, very dense, fine grained
				66		
				67		
				68		
				69		
70	70	9.8	115.0	70		
					SP	Sand, yellowish brown, wet, very dense, fine to medium grained
				71		
				72		
				73		
				74		
75	70	10.7	116.3	75		
					SM/SP	Silty Sand to Sand, yellowish brown, wet, very dense, fine to medium grained

BORING LOG NUMBER 9

Project: File No. 19716 **Hudson Capital, LLC**

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description
				76		
				77		
				78		
				79		
80	70	15.8	110.7	80		Silty Sand to Sand, yellowish brown, wet, very dense, fine grained
				81		Total depth: 80 feet
				82		Water at 44 feet
				83		Fill to 6 feet
				84		
				85		
				86		
				87		
				88		
				89		
				90		
				91		
				92		
				93		
				94		
				95		
				96		
				97		
				98		
				99		
				100		

BORING LOG NUMBER 10

Drilling Date: 08/23/08 **Elevation: 348.5'**

Project: File No. 19716 **Hudson Capital, LLC**

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description Surface Conditions: 4-inch Asphalt, No Base
				0 --		FILL: Silty Sand, dark brown, moist, medium dense, fine grained
				1 --		
				2 --		
2.5	18	5.8	100.0	3 --		
				4 --	SC/SM	Clayey to Silty Sand, dark brown, moist, dense, fine grained
5	25	10.5	101.4	5 --		
				6 --		
7	36	19.1	104.6	7 --		
				8 --	CL	Silty Clay, dark brown, moist, very stiff
				9 --		
10	70	16.9	107.7	10 --		
				11 --		Silty Clay, dark brown, moist, very stiff
				12 --		
				13 --		
				14 --		
15	36	16.0	108.7	15 --		
				16 --	CL/ML	Silty Clay to Clayey Silt, dark brown, moist, very stiff
				17 --		
				18 --		
				19 --		
20	59	10.5	118.6	20 --		
				21 --		
				22 --		
				23 --		
				24 --		
25	80	18.2	111.1	25 --		
					CL	Silty Clay, dark brown, moist, very stiff

BORING LOG NUMBER 10

Project: File No. 19716 **Hudson Capital, LLC**

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description
				26 --		
				27 --		
				28 --		
				29 --		
30	35 50/5"	11.9	117.5	30 --		
				31 --	SM	Silty Sand, dark brown, moist, very dense, fine grained
				32 --		
				33 --		
				34 --		
35	77	7.3	113.1	35 --		
				36 --	SP	Sand, medium brown, slightly moist, very dense, fine grained
				37 --		
				38 --		
				39 --		
40	75/7"	17.3	112.8	40 --		
				41 --	SC/SM	Clayey to Silty Sand, dark to medium brown, very moist, very dense, fine grained
				42 --		
				43 --		
				44 --		
45	25 50/5"	20.5	107.2	45 --		
				46 --	CL/SP	Sand to Silty Clay, yellow to medium brown, very moist to wet, very dense to very stiff, fine grained
				47 --		
				48 --		
				49 --		
50	40 50/4"	12.0	114.7	50 --		
					SM/SP	Sand, medium brown, wet, very dense, fine grained

BORING LOG NUMBER 10

Project: File No. 19716 **Hudson Capital, LLC**

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description
				51		
				52		
				53		
				54		
55	25 50/5½"	21.8	103.4	55		
				56	CL	Silty Clay, medium brown, very moist, very stiff
				57		
				58		
				59		
60	47	19.6	107.9	60	CL/ML	Clayey Silt to Sandy Clay, brown, very moist, very stiff
				61		Total depth: 60 feet
				62		Water at 42 feet
				63		Fill to 3 feet
				64		
				65		
				66		
				67		
				68		
				69		
				70		
				71		
				72		
				73		
				74		
				75		

BORING LOG NUMBER 11

Drilling Date: 08/22/08 **Elevation: 352.5'**

Project: File No. 19716 **Hudson Capital, LLC**

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description Surface Conditions: 5½-inch Asphalt over 4-inch Base
				0 --		FILL: Clayey Sand, light grayish brown, moist, medium dense, fine grained
				1 --		
				2 --		
2.5	28	11.0	104.5	3 --		Silty Sand, yellowish brown, moist, dense, fine to medium grained
				4 --	SM	Silty Sand, yellowish brown, moist, dense, fine to medium grained
5	24	19.5	106.8	5 --	SC	Clayey Sand, yellowish brown, moist, dense to very dense, fine grained, stiff
				6 --		
				7 --		
7.5	30	17.0	106.7	8 --		
				9 --		
10	35	27.6	100.1	10 --	CL	Sandy Clay, yellowish brown, moist, very stiff
				11 --		
				12 --		
				13 --		
				14 --		
15	36	7.0	121.8	15 --	SC/SM	Clayey Sand to Silty Sand, yellowish brown, slightly moist, very dense, fine to medium grained
				16 --		
				17 --		
				18 --		
				19 --		
20	40	16.8	108.9	20 --	SM/CL	Silty Sand to Sandy Clay, yellowish brown, moist, very dense to very stiff, fine to medium grained
				21 --		
				22 --		
				23 --		
				24 --		
25	41	22.6	105.6	25 --	CL	Sandy Clay, medium brown to yellowish brown, moist, very stiff

BORING LOG NUMBER 11

Project: File No. 19716 **Hudson Capital, LLC**

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description
				26		
				27		
				28		
				29		
30	45	15.1	115.2	30		
				31	SC	Clayey Sand, yellowish brown to dark brown, moist, very dense, fine grained
				32		
				33		
				34		
35	54	19.1	108.4	35		
				36		
				37		
				38		
				39		
40	60	16.2	115.1	40		
				41	SC/SW	Clayey Sand to Sand, yellowish brown, moist, very dense, fine to medium grained, with gravel
				42		
				43		
				44		
45	56	22.5	100.4	45		
				46	SC	Clayey Sand, yellowish brown, wet, very dense, fine grained
				47		
				48		
				49		
50	56	21.3	----	50		
					SW/CL	Gravelly Sand to Sandy Clay, yellowish brown, wet, very dense to very stiff, fine to medium grained

BORING LOG NUMBER 11

Project: File No. 19716 **Hudson Capital, LLC**

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description
				51 --		
				52 --		
				53 --		
				54 --		
55	30 50/6"	22.4	106.3	55 --	SP	Sand, yellowish brown, wet, very dense, fine to medium grained
				56 --		
				57 --		
				58 --		
				59 --		
60	36 50/6"	30.8	92.5	60 --	SM/CL	Silty Sand to Sandy Clay, yellowish brown, very dense to very stiff, fine to medium grained
				61 --		
				62 --		
				63 --		
				64 --		
65	40 50/6"	28.8	95.6	65 --		
				66 --		
				67 --		
				68 --		
				69 --		
70	30 50/6"	21.4	107.9	70 --	SC	Clayey Sand, yellowish brown, wet, very dense, fine to medium grained
				71 --		
				72 --		
				73 --		
				74 --		
75	30 50/6"	24.1	104.3	75 --	SC/SP	Clayey Sand to Sand, yellowish brown, wet, very dense, fine to medium grained

BORING LOG NUMBER 11

Project: File No. 19716 **Hudson Capital, LLC**

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description
				76		
				77		
				78		
				79		
80	40 50/5"	23.0	104.2	80	SM/CL	Silty Sand to Sandy Clay, yellowish brown, wet, very dense to very stiff, fine grained
				81		
				82		Total depth: 80 feet Water at 42 feet Fill to 3 feet
				83		
				84		
				85		
				86		
				87		
				88		
				89		
				90		
				91		
				92		
				93		
				94		
				95		
				96		
				97		
				98		
				99		
				100		

BORING LOG NUMBER 12

Drilling Date: 08/21/08 **Elevation: 353.0'**

Project: File No. 19716 **Hudson Capital, LLC**

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description Surface Conditions: 6½-inch Asphalt over 4-inch Base
				0 --		FILL: Silty Sand, light grayish brown, moist, medium dense, fine to medium grained
				1 --		
				2 --		
2.5	23	8.6	104.8	-		
				3 --		yellowish brown, moist
				4 --	SM	Silty Sand, yellowish brown, slightly moist, dense, fine to medium grained
5	29	10.1	---	5 --		
				-	SM/SP	Silty Sand to Sand, yellowish brown, moist, dense, fine to medium grained
				6 --	CL	
				-		Silty Clay, yellowish brown, moist, very firm
				7 --		
7.5	26	22.4	101.5	-		
				8 --	CL/SC	Sandy Clay to Clayey Sand, yellowish brown, moist, very dense to very stiff, fine grained
				-		
				9 --		
				-		
10	29	21.7	103.1	10 --		
				-	CL	Sandy Clay, yellowish brown, moist, very stiff
				11 --		
				-		
				12 --		
				-		
				13 --		
				-		
				14 --		
				-		
15	35	20.9	96.9	15 --		
				-	CL/SC	Sandy Clay to Clayey Sand, yellowish brown, moist, very dense to very stiff, fine grained, minor caliche
				16 --		
				-		
				17 --		
				-		
				18 --		
				-		
				19 --		
				-		
20	41	14.0	117.0	20 --		
				-	SM/SC	Silty to Clayey Sand, yellowish brown, moist, very dense, fine to medium grained
				21 --		
				-		
				22 --		
				-		
				23 --		
				-		
				24 --		
				-		
25	56	18.2	111.4	25 --		
				-	CL	Sandy Clay, yellowish brown, moist, very stiff

BORING LOG NUMBER 12

Project: File No. 19716 **Hudson Capital, LLC**

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description
				26		
				27		
				28		
				29		
30	63	13.1	118.3	30		
				31		
				32		
				33		
				34		
35	74	11.7	119.8	35		
				36	SC	Clayey Sand, yellowish brown, moist, very dense, fine to medium grained
				37		
				38		
				39		
40	73	13.8	117.3	40		
				41		moist, very dense, fine grained
				42		
				43		
				44		
45	30 50/6"	15.5	112.7	45		
				46		wet, very dense, fine to medium grained
				47		
				48		
				49		
50	40 50/6"	19.2	106.4	50	SM/SW	Silty Sand to Sand, yellowish brown, wet, very dense, fine to medium grained, with gravel

BORING LOG NUMBER 12

Project: File No. 19716 **Hudson Capital, LLC**

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description
				51 --		
				52 --		
				53 --		
				54 --		
55	38 50/6"	26.7	99.7	55 --		
				56 --	ML/SM	Clayey Silt to Silty Sand, yellowish brown, very moist to wet, very dense to very stiff, fine to medium grained
				57 --		
				58 --		
				59 --		
60	73	20.9	102.3	60 --	SP/SC	Sand to Clayey Sand, yellowish brown, wet, very dense, fine to medium grained
				61 --		
				62 --		Total depth: 60 feet Water at 45½ feet Fill to 3½ feet
				63 --		
				64 --		
				65 --		
				66 --		
				67 --		
				68 --		
				69 --		
				70 --		
				71 --		
				72 --		
				73 --		
				74 --		
				75 --		

BORING LOG NUMBER 13

Drilling Date: 08/23/08 **Elevation: 356.0'**

Project: File No. 19716 **Hudson Capital, LLC**

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description Surface Conditions: 6-inch Asphalt, No Base
				0 --		FILL: Silty Sand, yellowish brown, moist, medium dense, fine to medium grained
				1 --		
				2 --		
2.5	36 50/6"	8.2	126.7	3 --		Sandy Clay, grayish brown, moist, firm
				4 --		Silty Sand, light grayish brown to yellowish brown, moist, very dense, fine to medium grained, occasional gravel
5	32	9.0	114.5	5 --		
				6 --		
				7 --	SM	Silty Sand, yellowish brown, slightly moist, dense, fine to medium grained
7.5	29	15.1	103.0	8 --	CL	Sandy to Silty Clay, yellowish brown, moist, very stiff
				9 --		
10	35	17.5	105.0	10 --	CL/SC	Sandy Clay to Clayey Sand, yellowish brown, moist, very dense to very stiff, fine grained
				11 --		
				12 --		
				13 --		
				14 --		
15	45	17.1	108.0	15 --	CL	Sandy Clay, yellowish brown, moist, very stiff, minor caliche
				16 --		
				17 --		
				18 --		
				19 --		
20	49	14.5	110.9	20 --	SC	Clayey Sand, yellowish brown, moist, very dense, fine grained
				21 --		
				22 --		
				23 --		
				24 --		
25	52	14.7	114.2	25 --	SM/CL	Silty Sand to Sandy Clay, yellowish brown to medium brown, moist, very dense to very stiff, fine to medium grained

BORING LOG NUMBER 13

Project: File No. 19716 **Hudson Capital, LLC**

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description
				26		
				27		
				28		
				29		
30	68	14.0	117.1	30		
					SC	Clayey Sand, yellowish brown, moist, very dense, fine to medium grained
				31		
				32		
				33		
				34		
35	36 50/6"	20.4	104.7	35		
					SM/SP	Silty Sand to Sand, yellowish brown, very moist, very dense, fine grained
				36		
				37		
				38		
				39		
40	40 50/6"	14.3	113.2	40		
					SM/SW	Silty Sand to Sand, yellowish brown, moist, very dense, fine to coarse grained, with gravel
				41		
				42		
				43		
				44		
45	42 50/6"	14.3	114.5	45		
					SP/SM	Sand to Silty Sand, yellowish brown, moist, very dense, fine to medium grained
				46		
				47		
				48		
				49		
50	45 50/5"	8.7	114.4	50		
					SP	Sand, yellowish brown, wet, very dense, fine grained

BORING LOG NUMBER 13

Project: File No. 19716 **Hudson Capital, LLC**

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description
				51		
				52		
				53		
				54		
55	40 50/6"	9.9	115.0	55		Sand, yellowish brown, wet, very dense, fine to medium grained, with occasional gravel
				56		
				57		
				58		
				59		
60	30 50/6"	21.5	105.1	60	SC/SM	Clayey to Silty Sand, yellowish brown, wet, very dense, fine grained, firm, occasional gravel
				61		
				62		
				63		
				64		
65	37 50/6"	12.9	120.4	65	SC	Clayey Sand, yellowish brown, very moist, very dense, fine to medium grained
				66		
				67		
				68		
				69		
70	46 50/5"	14.9	120.0	70	CL/SM	Sandy Clay to Silty Sand, yellowish brown, moist, very dense to very stiff, fine grained
				71		
				72		
				73		
				74		
75	43 50/6"	10.3	119.3	75	SW	Sand with Gravel, yellowish brown, wet, very dense, fine to medium grained

BORING LOG NUMBER 13

Project: File No. 19716 **Hudson Capital, LLC**

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description
				76		
				77		
				78		
				79		
80	42 50/6"	10.9	117.0	80	SW/SP	Sand to Gravelly Sand, yellowish brown, wet, very dense, fine to medium grained
				81		
				82		Total depth: 80 feet Water at 47½ feet Fill to 6 feet
				83		
				84		
				85		
				86		
				87		
				88		
				89		
				90		
				91		
				92		
				93		
				94		
				95		
				96		
				97		
				98		
				99		
				100		

BORING LOG NUMBER 14

Drilling Date: 08/22/08 **Elevation: 355.0'**

Project: File No. 19716 **Hudson Capital, LLC**

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description Surface Conditions: 7½-inch Asphalt over 4½-inch Base
				0		FILL: Silty Sand, yellowish brown, moist, medium dense, fine to medium grained
				1		
				2		
2.5	28	5.6	112.0			
				3		moist, medium dense, fine to medium grained, minor concrete fragments
				4		
5	30	7.1	114.6	5		
				6	SM	Silty Sand, yellowish brown, slightly moist, very dense, fine to medium grained
				7		
7.5	31	13.7	114.0		SC	Clayey Sand, light grayish brown, moist, very dense, fine grained
				8		
				9		
10	36	15.8	111.1	10		moist, very dense, minor caliche
				11		
				12		
				13		
				14		
15	38	14.6	109.3	15		
				16		
				17		
				18		
				19		
20	48	15.3	112.5	20		moist, very dense
				21		
				22		
				23		
				24		
25	49	17.2	107.5	25	CL/SC	Sandy Clay to Clayey Sand, yellowish brown, moist, very dense to very stiff, fine grained

BORING LOG NUMBER 14

Project: File No. 19716 **Hudson Capital, LLC**

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description
				26 --		
				27 --		
				28 --		
				29 --		
30	63	15.3	110.9	30 --		
				31 --	SM/CL	Silty Sand to Sandy Clay, yellowish brown to brown, moist, very dense to very stiff, fine grained
				32 --		
				33 --		
				34 --		
35	68	14.2	118.2	35 --		
				36 --	SC	Clayey Sand, yellowish brown, moist, very dense, fine to medium grained
				37 --		
				38 --		
				39 --		
40	40 50/6"	13.4	110.4	40 --		
				41 --	SP/SM	Sand to Silty Sand, yellowish brown, moist, very dense, fine to medium grained
				42 --		
				43 --		
				44 --		
45	42 50/6"	7.7	116.8	45 --		
				46 --	SW	Sand, yellowish brown, wet, very dense, fine to medium grained, with gravel
				47 --		
				48 --		
				49 --		
50	45 50/5"	7.8	111.9	50 --		

BORING LOG NUMBER 14

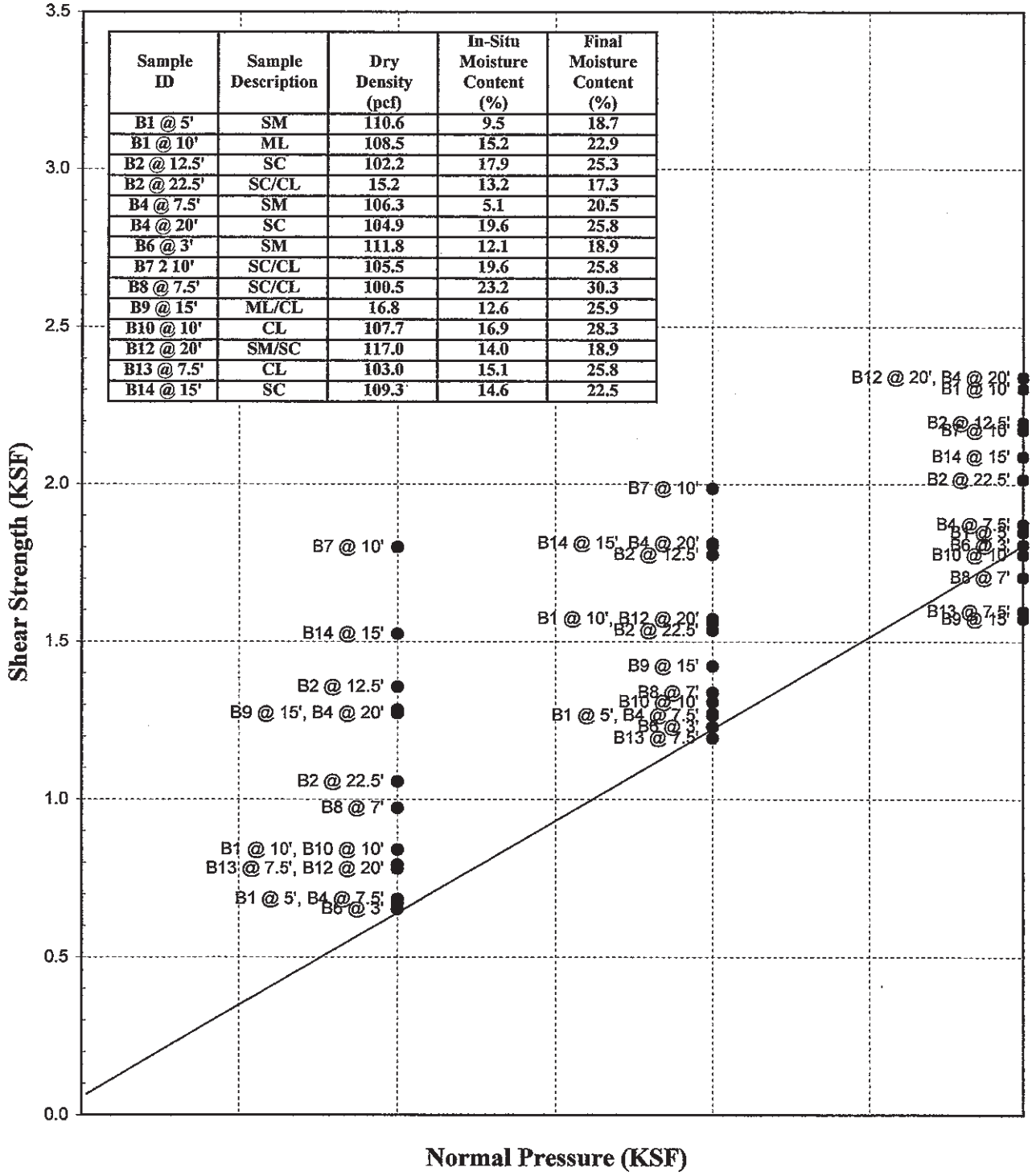
Project: File No. 19716 — Hudson Capital, LLC

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description
				51 --		
				52 --		
				53 --		
				54 --		
55	30 50/6"	24.6	103.5	55 --		
				56 --	SP/SM	Sand to Silty Sand, yellowish brown, wet, very dense, fine grained
				57 --	SC	Clayey Sand, yellowish brown, wet, very dense, fine grained
				58 --		
				59 --		
60	68	32.7	95.3	60 --	SW/CL	Sand with Gravel to Sandy Clay, yellowish brown, wet, very dense to very stiff, fine to medium grained
				61 --		
				62 --		Total depth: 60 feet Water at 42 feet Fill to 5½ feet
				63 --		
				64 --		
				65 --		
				66 --		
				67 --		
				68 --		
				69 --		
				70 --		
				71 --		
				72 --		
				73 --		
				74 --		
				75 --		

Saturated Shear

Sample ID	Sample Description	Dry Density (pcf)	In-Situ Moisture Content (%)	Final Moisture Content (%)
B1 @ 5'	SM	110.6	9.5	18.7
B1 @ 10'	ML	108.5	15.2	22.9
B2 @ 12.5'	SC	102.2	17.9	25.3
B2 @ 22.5'	SC/CL	15.2	13.2	17.3
B4 @ 7.5'	SM	106.3	5.1	20.5
B4 @ 20'	SC	104.9	19.6	25.8
B6 @ 3'	SM	111.8	12.1	18.9
B7 2 10'	SC/CL	105.5	19.6	25.8
B8 @ 7.5'	SC/CL	100.5	23.2	30.3
B9 @ 15'	ML/CL	16.8	12.6	25.9
B10 @ 10'	CL	107.7	16.9	28.3
B12 @ 20'	SM/SC	117.0	14.0	18.9
B13 @ 7.5'	CL	103.0	15.1	25.8
B14 @ 15'	SC	109.3	14.6	22.5



ϕ: 30.0 degrees
c: 75.0 psf

SHEAR TEST DIAGRAM

Geotechnologies, Inc.
Consulting Geotechnical Engineers

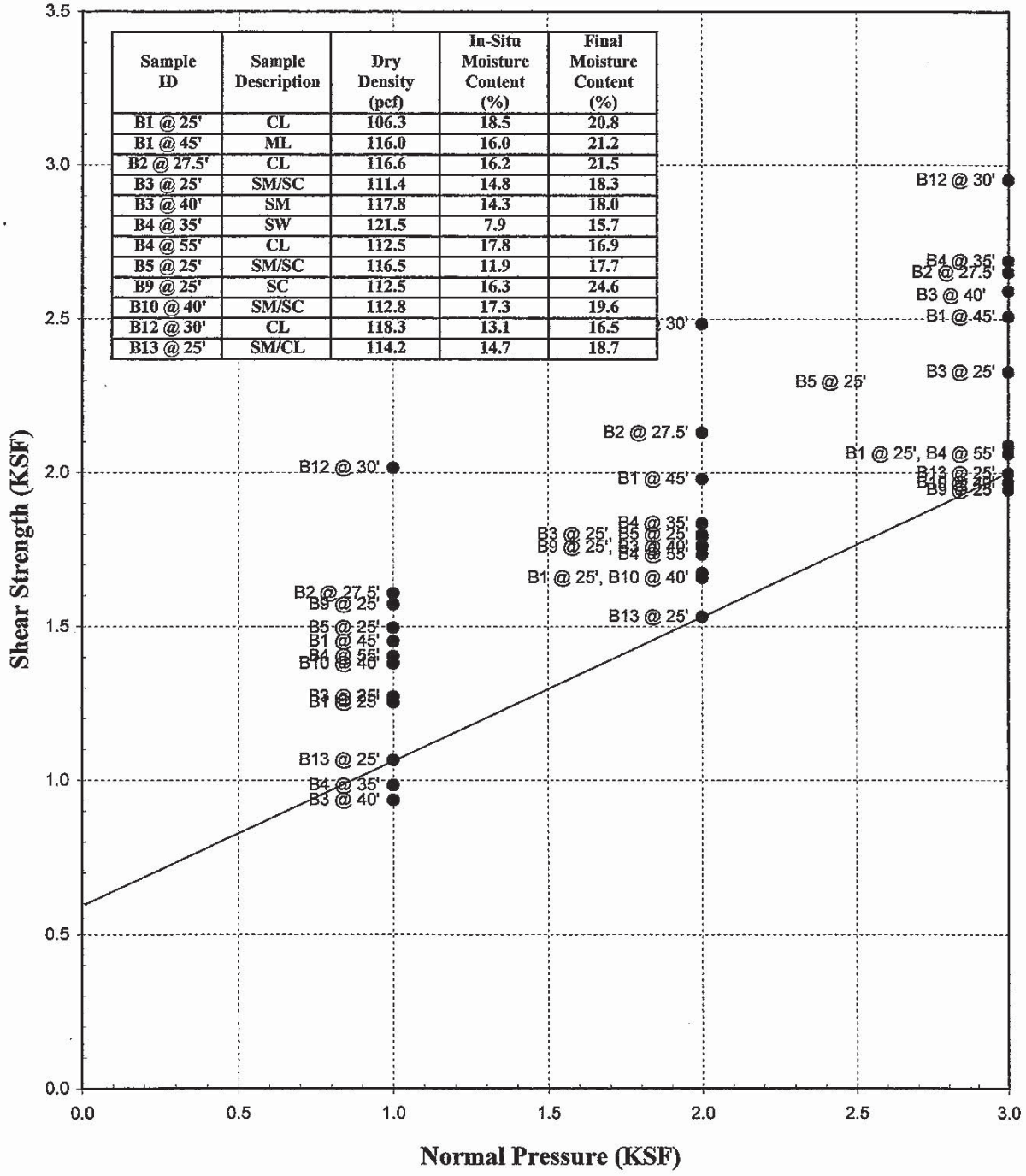
PROJECT: HUDSON CAPITAL, LLC.

FILE NO.: 19716

PLATE: B-1

Saturated Shear

Sample ID	Sample Description	Dry Density (pcf)	In-Situ Moisture Content (%)	Final Moisture Content (%)
B1 @ 25'	CL	106.3	18.5	20.8
B1 @ 45'	ML	116.0	16.0	21.2
B2 @ 27.5'	CL	116.6	16.2	21.5
B3 @ 25'	SM/SC	111.4	14.8	18.3
B3 @ 40'	SM	117.8	14.3	18.0
B4 @ 35'	SW	121.5	7.9	15.7
B4 @ 55'	CL	112.5	17.8	16.9
B5 @ 25'	SM/SC	116.5	11.9	17.7
B9 @ 25'	SC	112.5	16.3	24.6
B10 @ 40'	SM/SC	112.8	17.3	19.6
B12 @ 30'	CL	118.3	13.1	16.5
B13 @ 25'	SM/CL	114.2	14.7	18.7



ϕ: 25.0 degrees
c: 600.0 psf

SHEAR TEST DIAGRAM

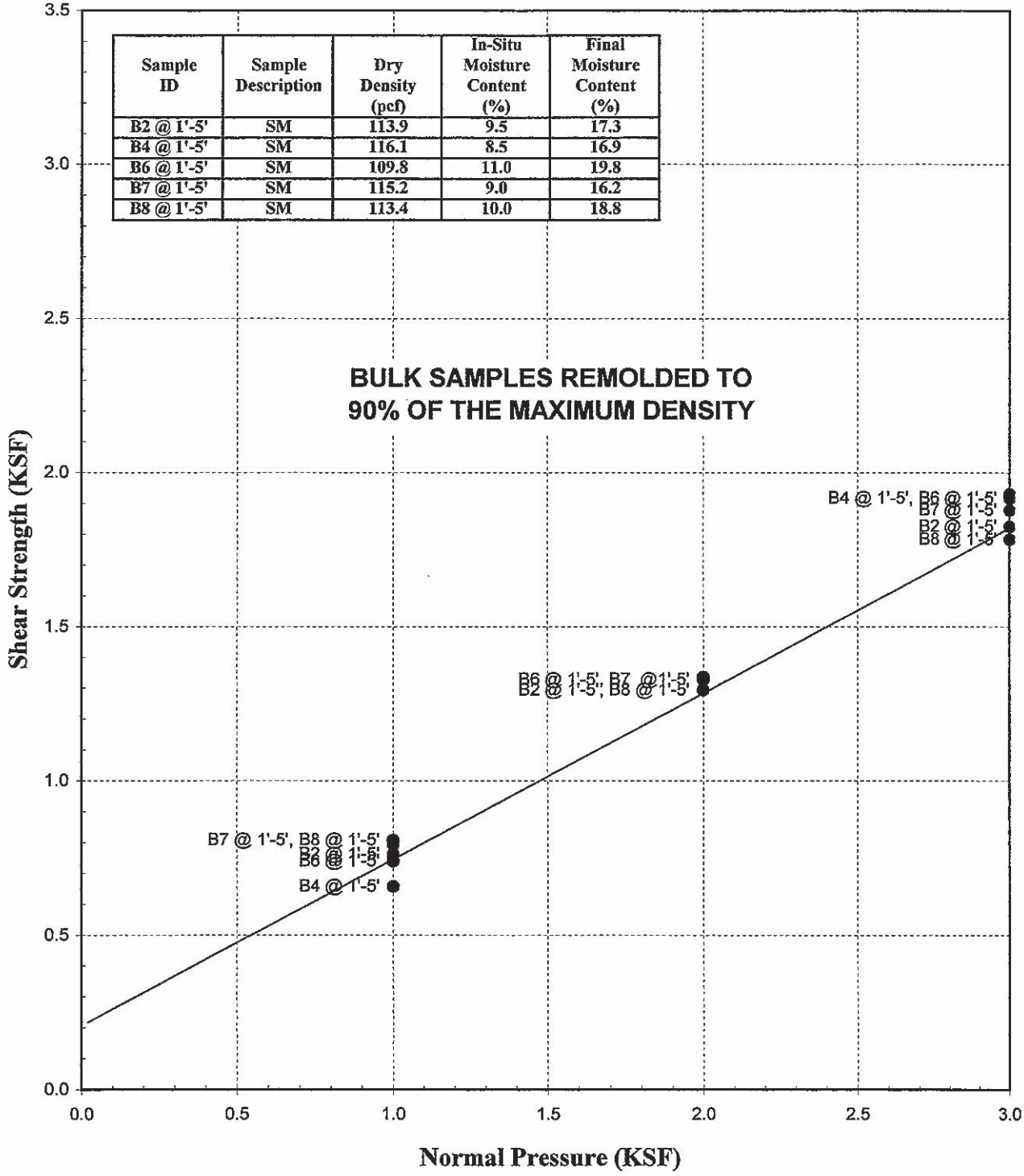
Geotechnologies, Inc.
Consulting Geotechnical Engineers

PROJECT: HUDSON CAPITAL, LLC.

FILE NO.: 19716 | PLATE: B-2

Saturated Shear

Sample ID	Sample Description	Dry Density (pcf)	In-Situ Moisture Content (%)	Final Moisture Content (%)
B2 @ 1'-5'	SM	113.9	9.5	17.3
B4 @ 1'-5'	SM	116.1	8.5	16.9
B6 @ 1'-5'	SM	109.8	11.0	19.8
B7 @ 1'-5'	SM	115.2	9.0	16.2
B8 @ 1'-5'	SM	113.4	10.0	18.8



ϕ: 28.0 degrees
c: 230.0 psf

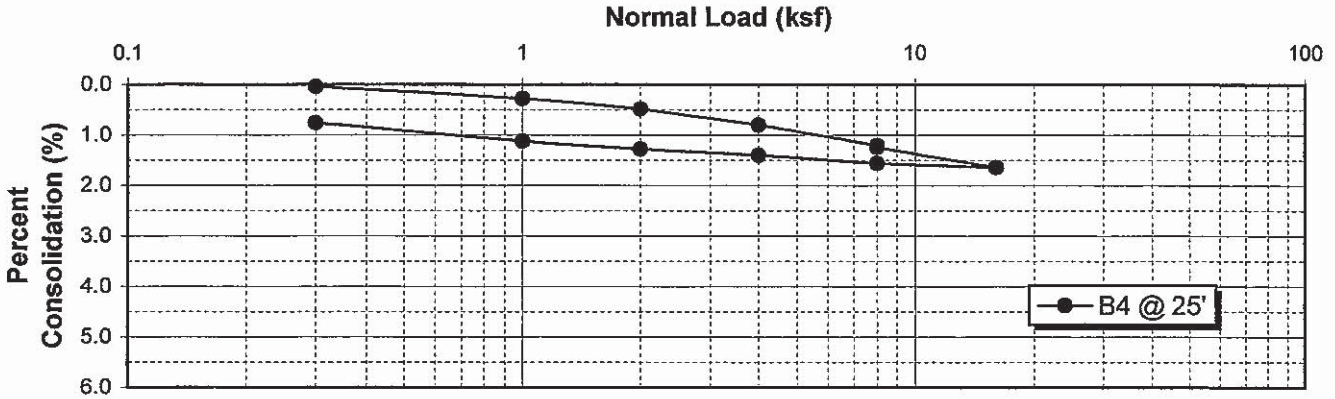
SHEAR TEST DIAGRAM

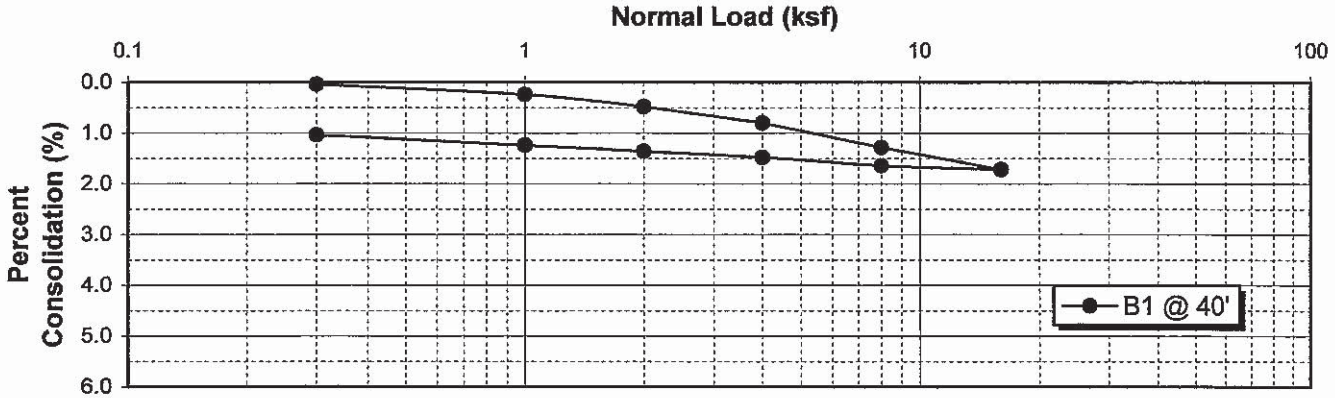
Geotechnologies, Inc.
Consulting Geotechnical Engineers

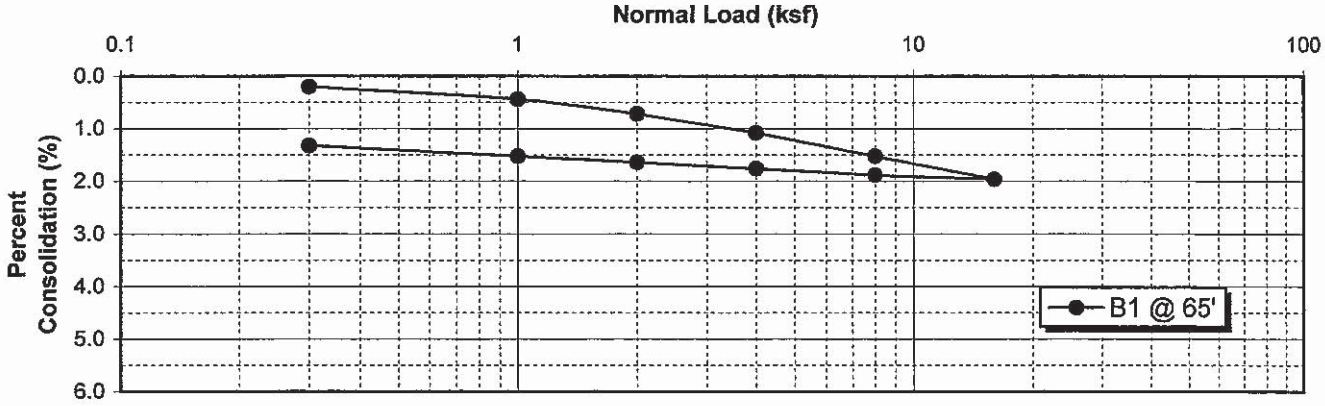
PROJECT: HUDSON CAPITAL, LLC.

FILE NO.: 19716

PLATE: B-3







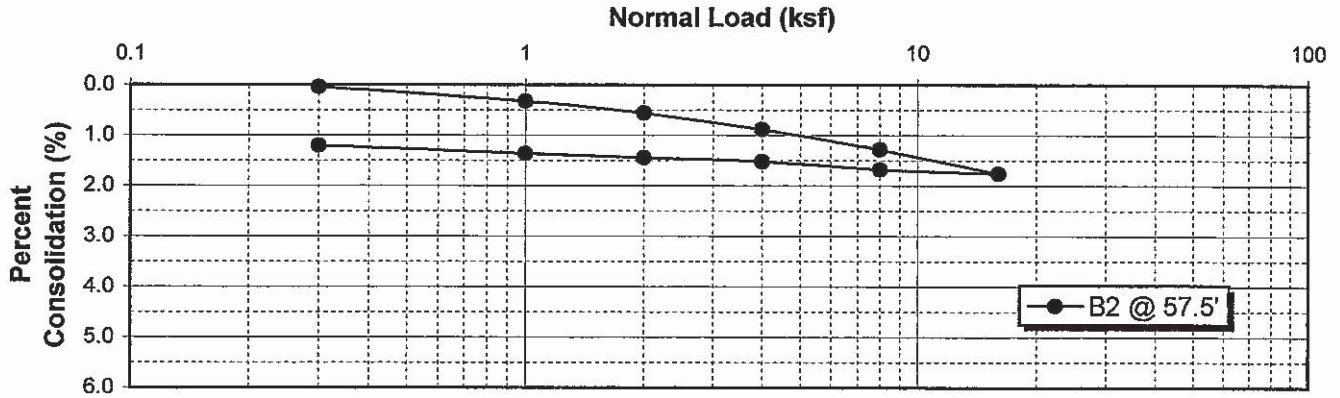
Water added at 2 KSF

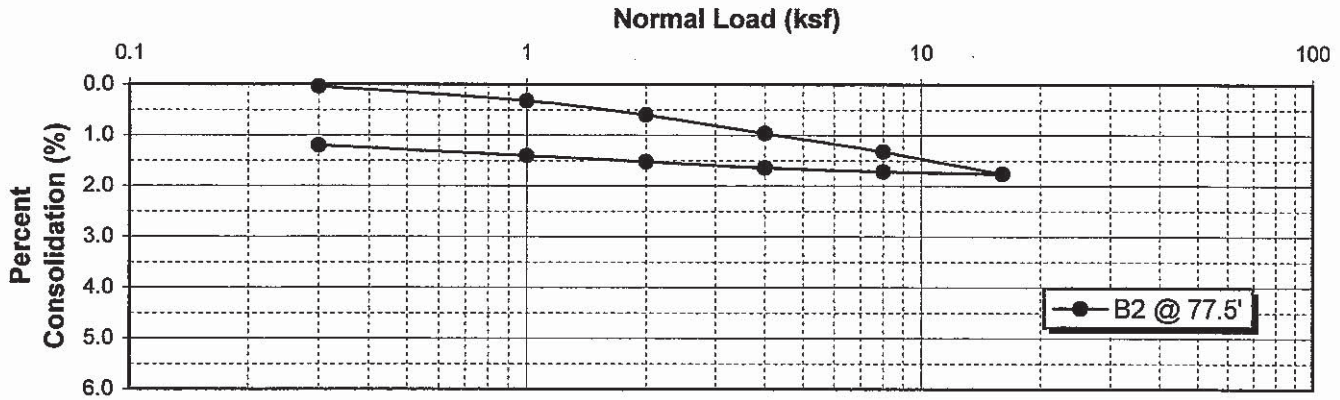
CONSOLIDATION

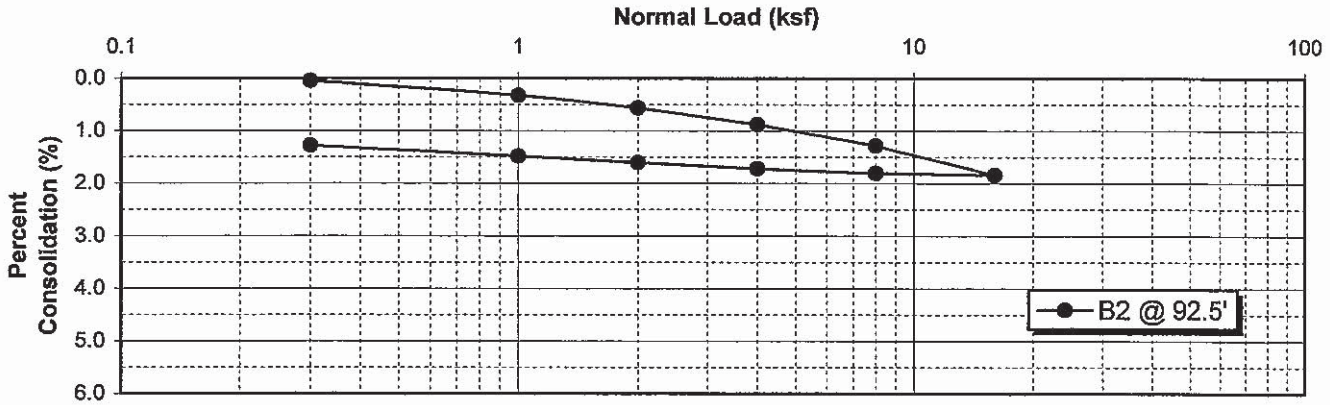
Geotechnologies, Inc.
CONSULTING GEOTECHNICAL ENGINEERS

PROJECT: HUDSON CAPITAL, LLC.

FILE NO. 19716 | PLATE: C-1







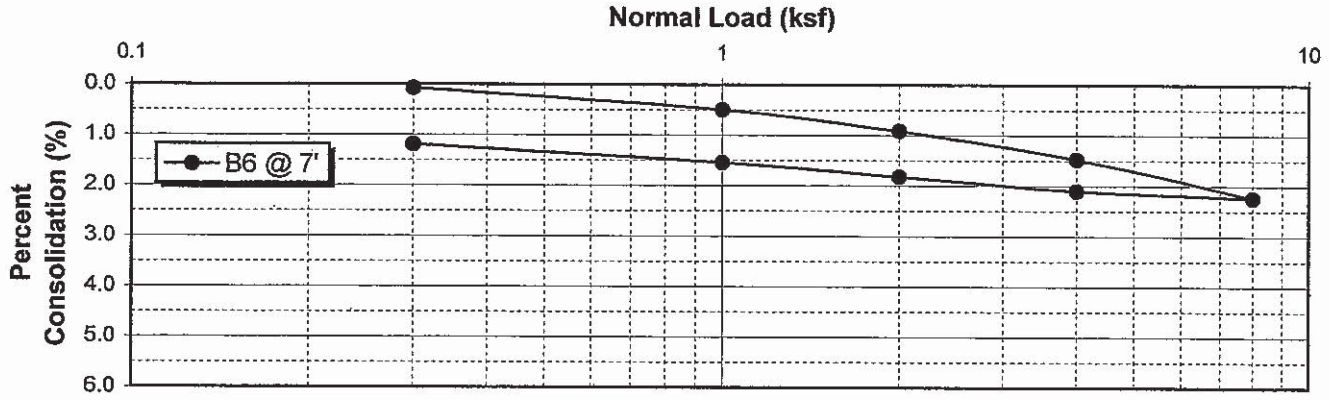
Water added at 2 KSF

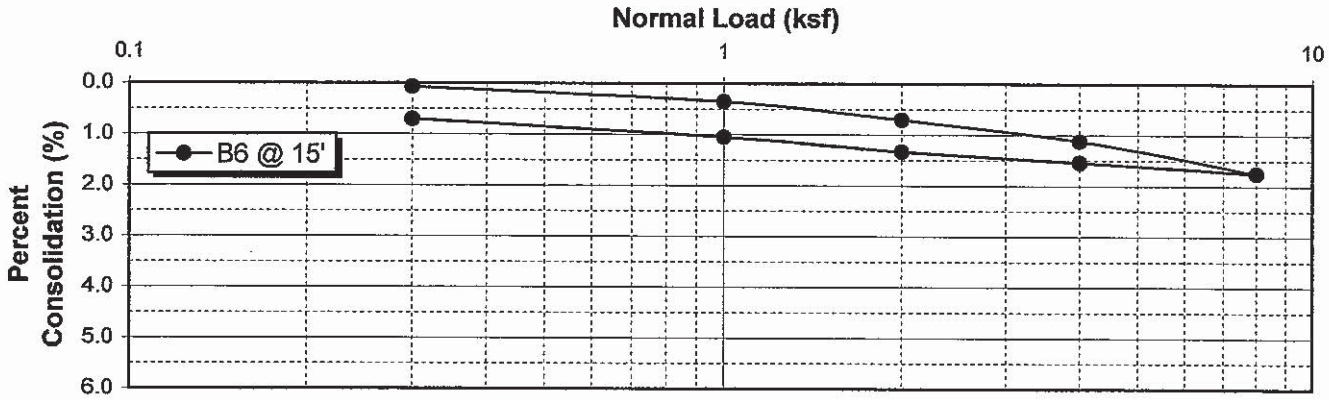
CONSOLIDATION

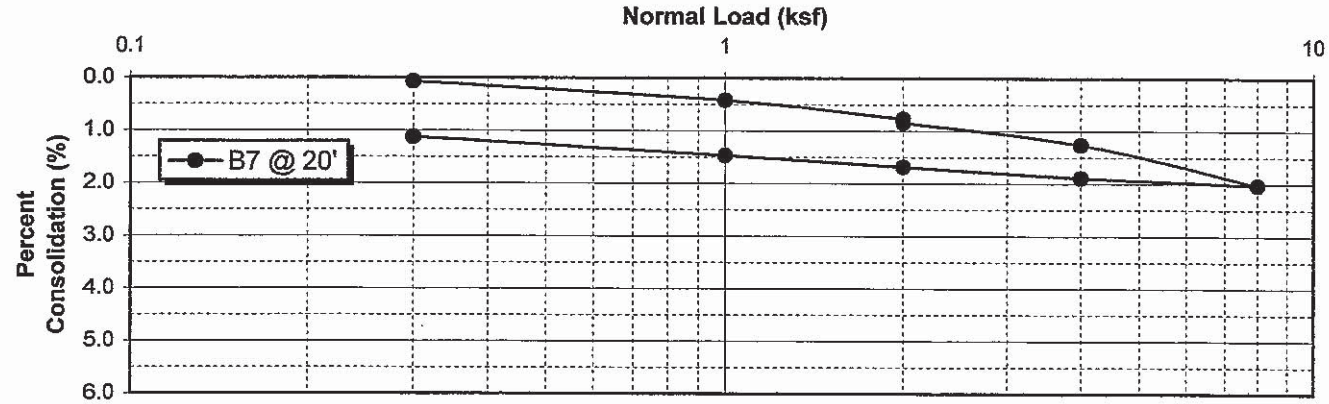
Geotechnologies, Inc.
CONSULTING GEOTECHNICAL ENGINEERS

PROJECT: HUDSON CAPITAL, LLC.

FILE NO. 19716 | PLATE: C-2







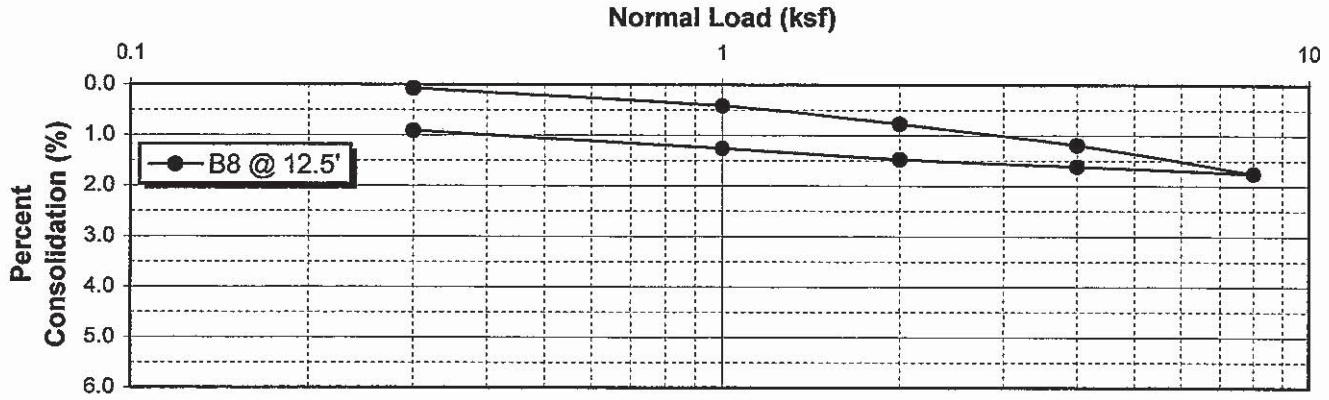
Water added at 2 KSF

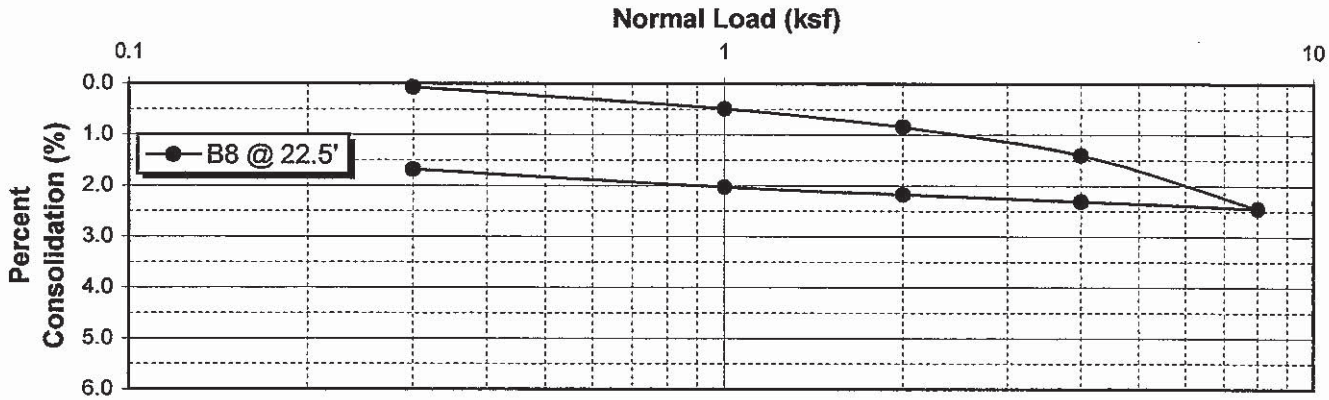
CONSOLIDATION

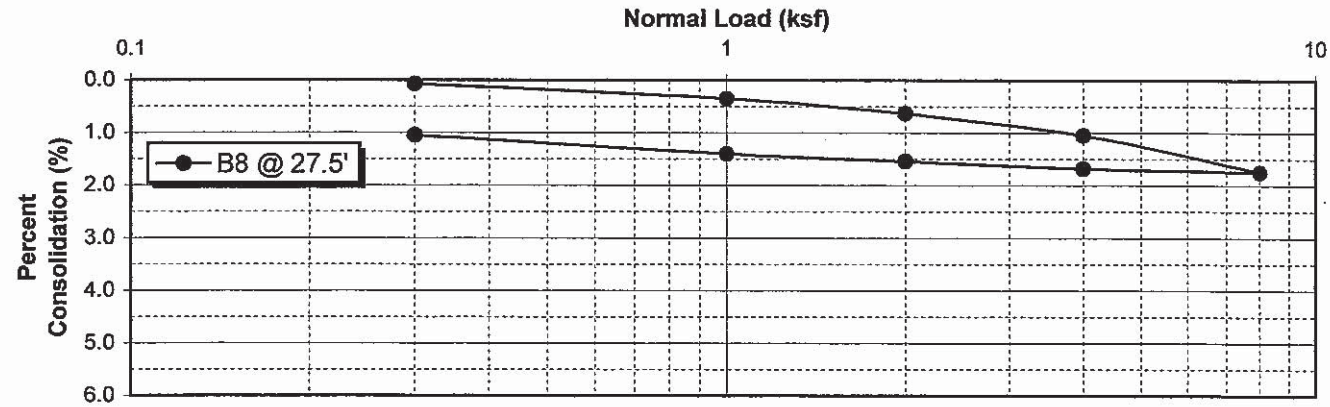
Geotechnologies, Inc.
CONSULTING GEOTECHNICAL ENGINEERS

PROJECT: HUDSON CAPITAL, LLC.

FILE NO. 19716 | PLATE: C-3







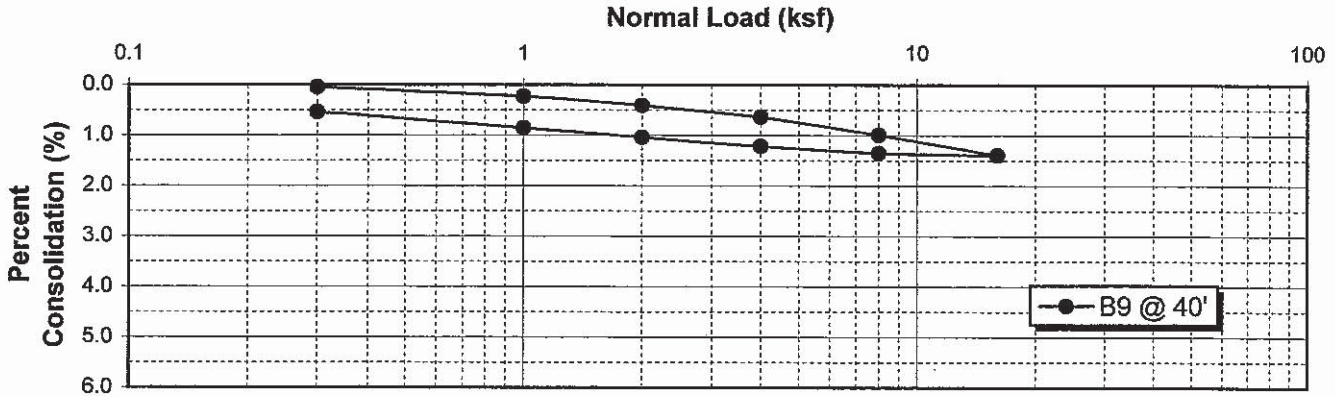
Water added at 2 KSF

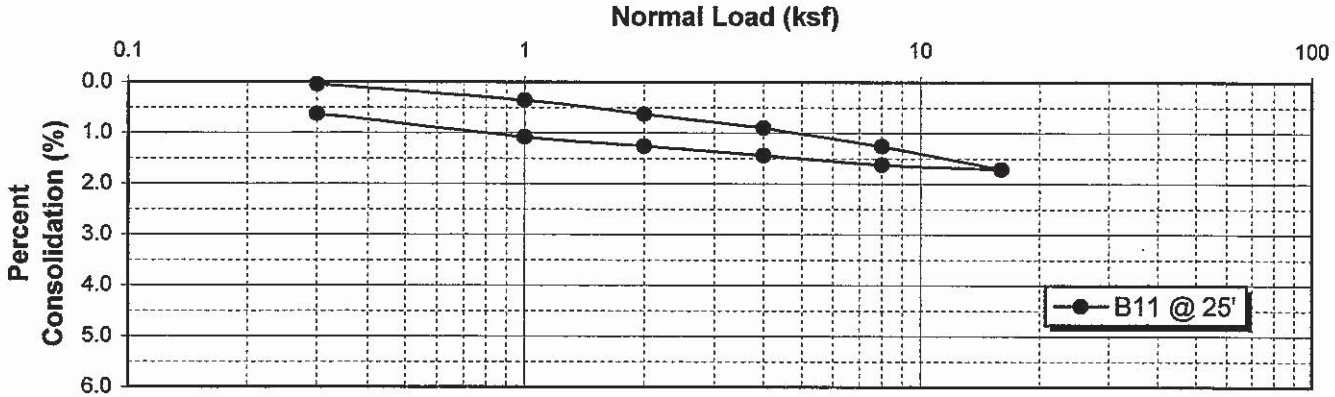
CONSOLIDATION

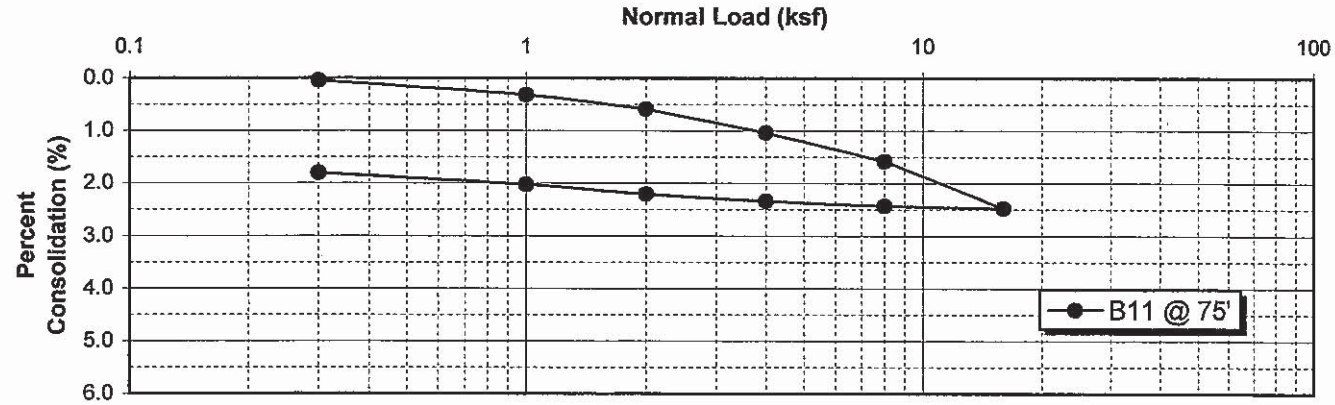
Geotechnologies, Inc.
CONSULTING GEOTECHNICAL ENGINEERS

PROJECT: HUDSON CAPITAL, LLC.

FILE NO. 19716 | PLATE: C-4







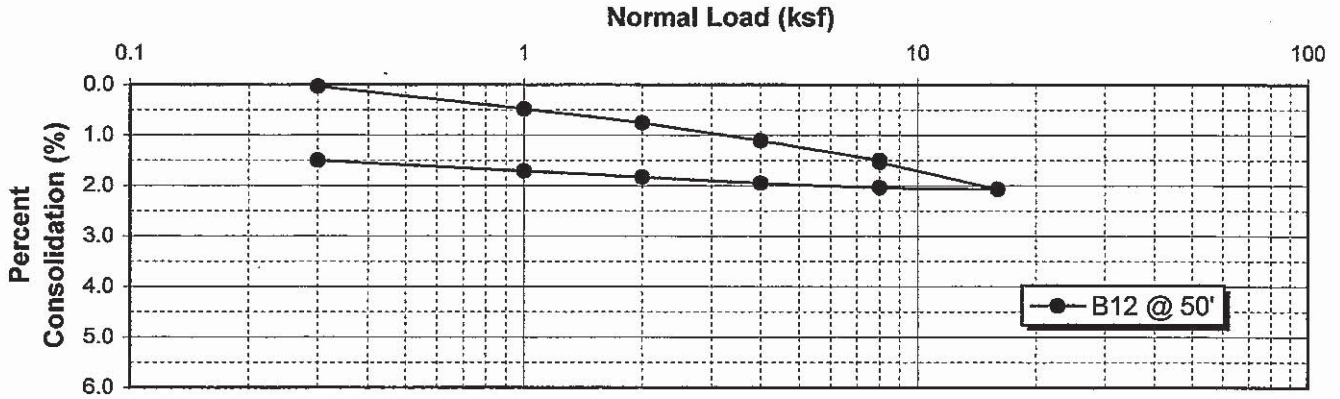
Water added at 2 KSF

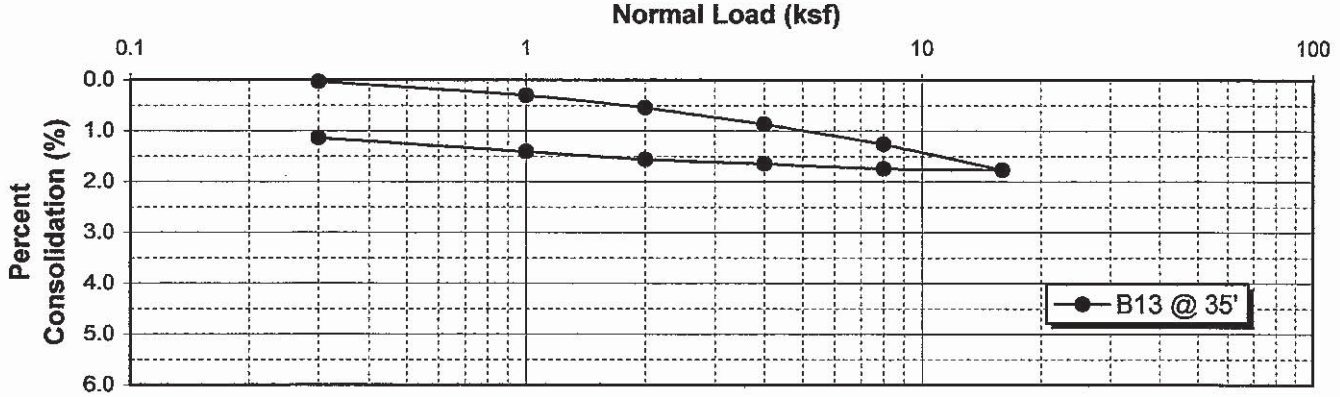
CONSOLIDATION

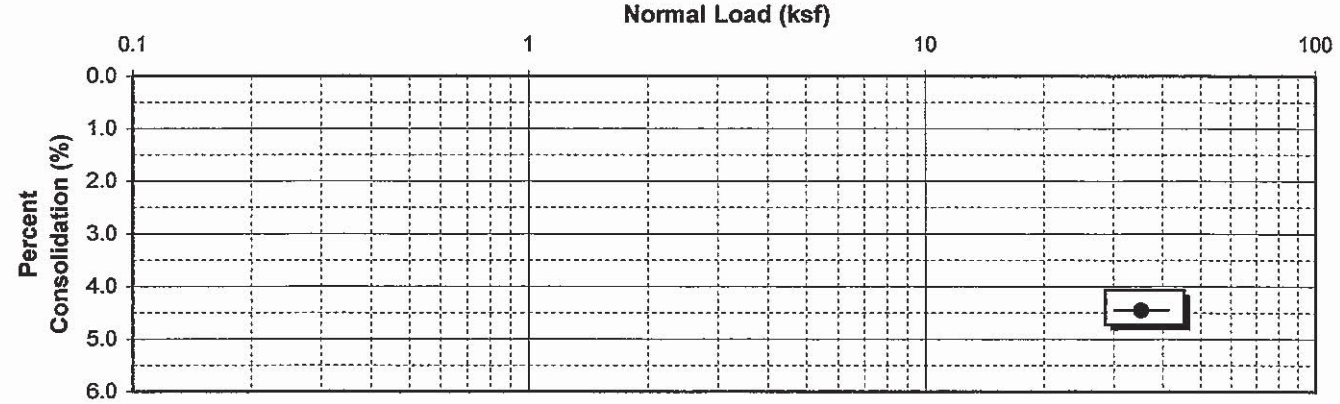
Geotechnologies, Inc.
CONSULTING GEOTECHNICAL ENGINEERS

PROJECT: HUDSON CAPITAL, LLC.

FILE NO. 19716 | PLATE: C-5







Water added at 2 KSF

CONSOLIDATION

Geotechnologies, Inc.
CONSULTING GEOTECHNICAL ENGINEERS

PROJECT: HUDSON CAPITAL, LLC.

FILE NO. 19716 | PLATE: C-6

GEOTECHNOLOGIES, INC.
CONSULTING GEOTECHNICAL ENGINEERS

Hudson Capital, LLC
File No. 19716

COMPACTION/EXPANSION/SULFATE DATA SHEET

ASTM D-1557

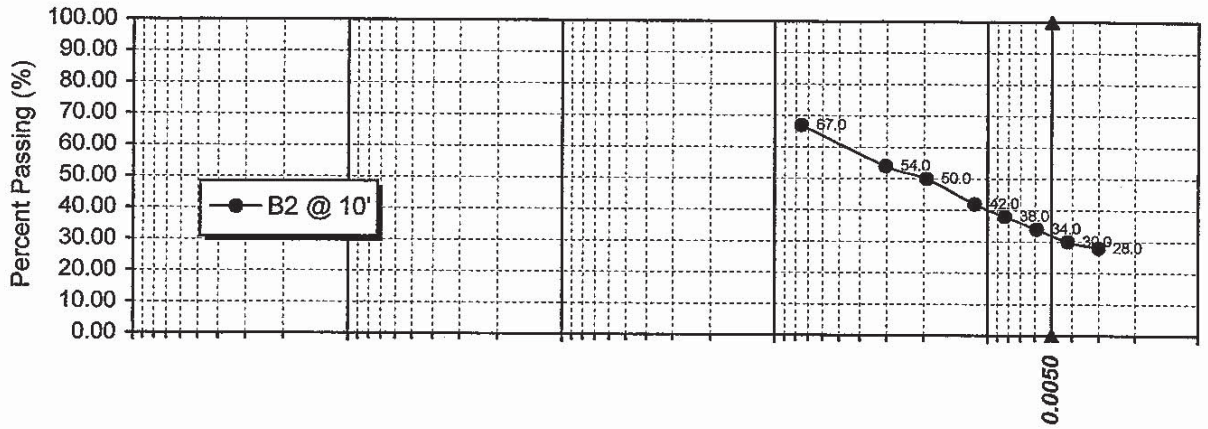
Sample	B2 @ 1' - 5'	B4 @ 1' - 5'	B6 @ 1' - 5'	B7 @ 1' - 5'	B8 @ 1' - 5'
Soil Type	SM	SM	SM	SM	SM
Maximum Density (pcf)	126.5	129.0	122.0	128.0	126.0
Optimum Moisture Content (%)	9.5	8.5	11.0	9.0	10.0
Percent finer than 0.005mm (%)	<15%	<15%	<15%	<15%	<15%

EXPANSION INDEX

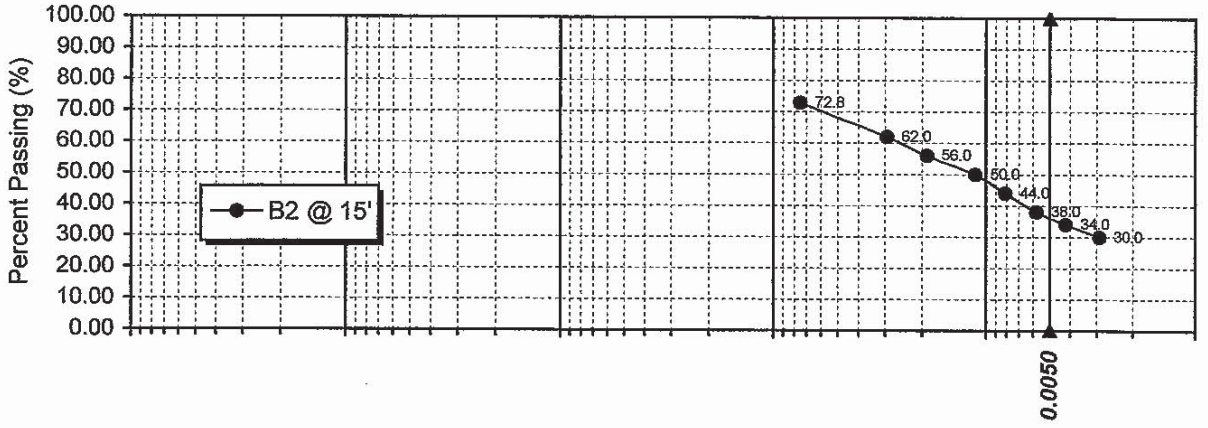
Sample	B2 @ 1' - 5'	B4 @ 1' - 5'	B6 @ 1' - 5'	B7 @ 1' - 5'	B8 @ 1' - 5'
Soil Type	SM	SM	SM	SM	SM
Expansion Index -- UBC Standard 18-2	28	20	7	44	53
Expansion Character	Low	Low	Very Low	Low	Moderate

SULFATE CONTENT

Sample	B2 @ 1' - 5'	B4 @ 1' - 5'	B6 @ 1' - 5'	B7 @ 1' - 5'	B8 @ 1' - 5'
Sulfate Content (ppm)	<250	<250	<2000	<20000	<250



Grain Diameter (mm)



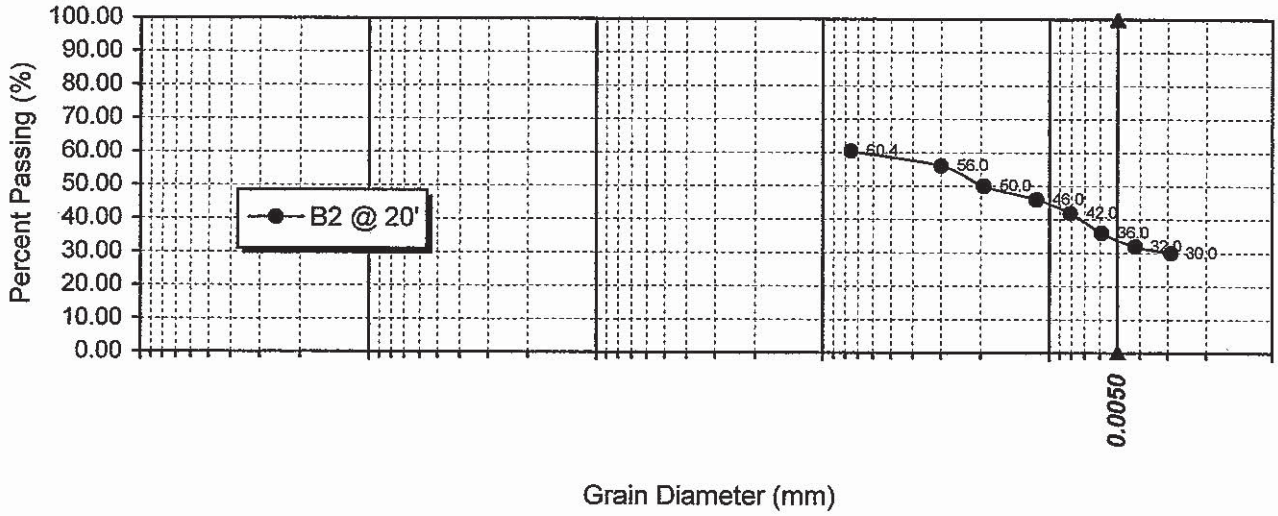
Grain Diameter (mm)

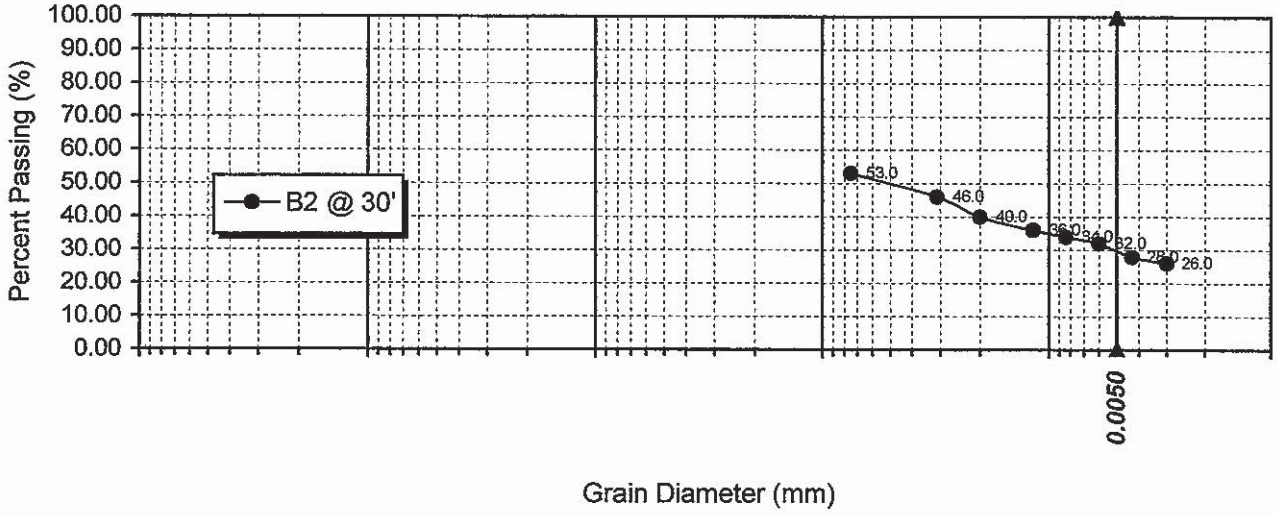
GRAIN SIZE DISTRIBUTION

Geotechnologies, Inc.
CONSULTING GEOTECHNICAL ENGINEERS

PROJECT: HUDSON CAPITAL, LLC.

FILE NO. 19716 | PLATE: E-1



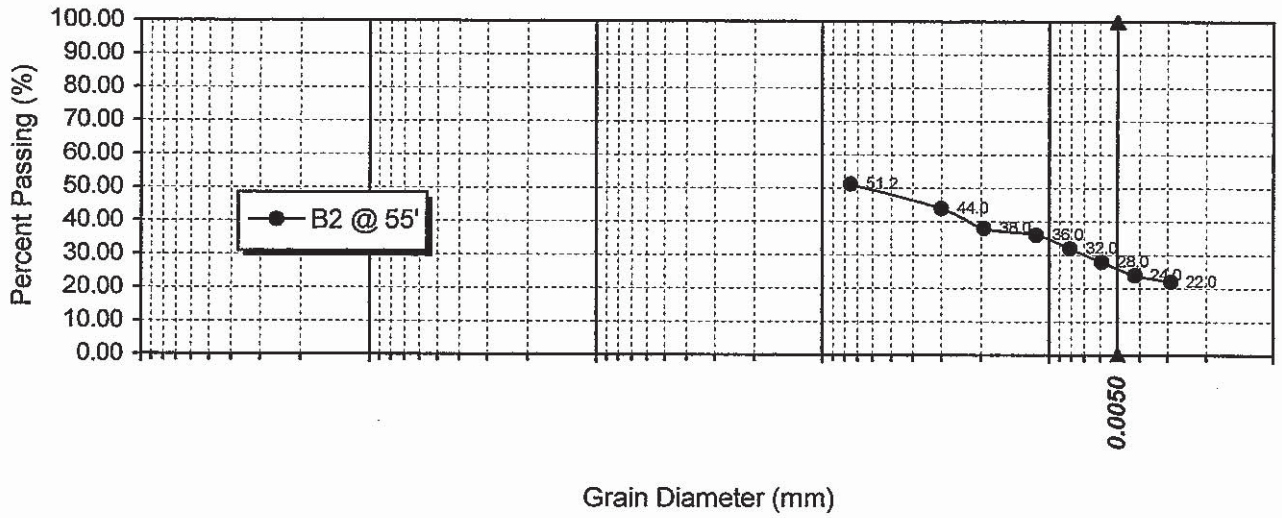


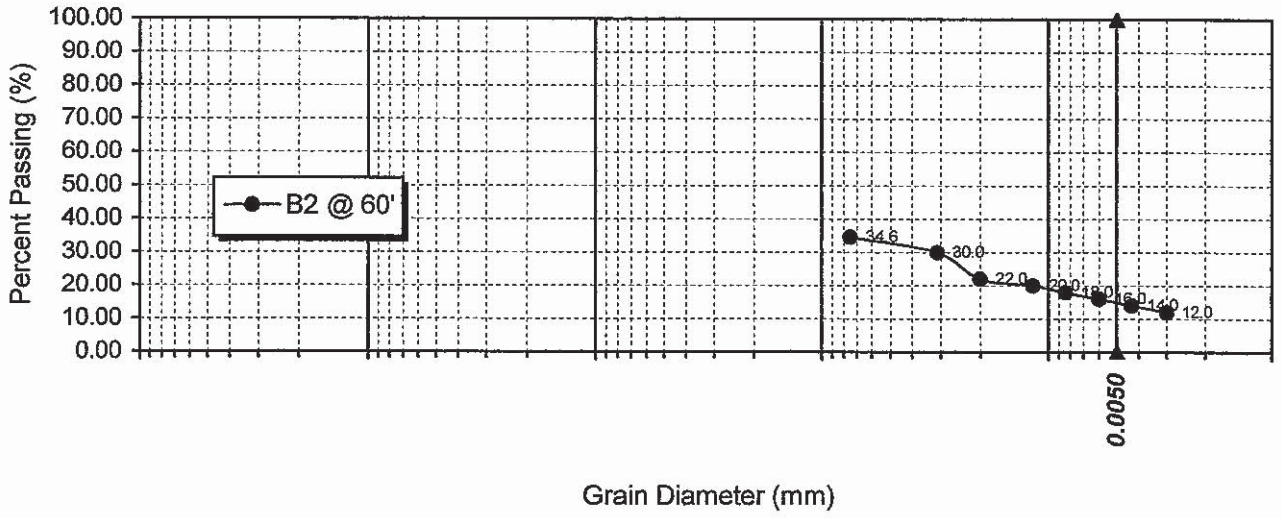
GRAIN SIZE DISTRIBUTION

Geotechnologies, Inc.
CONSULTING GEOTECHNICAL ENGINEERS

PROJECT: HUDSON CAPITAL, LLC.

FILE NO. 19716 | PLATE: E-2



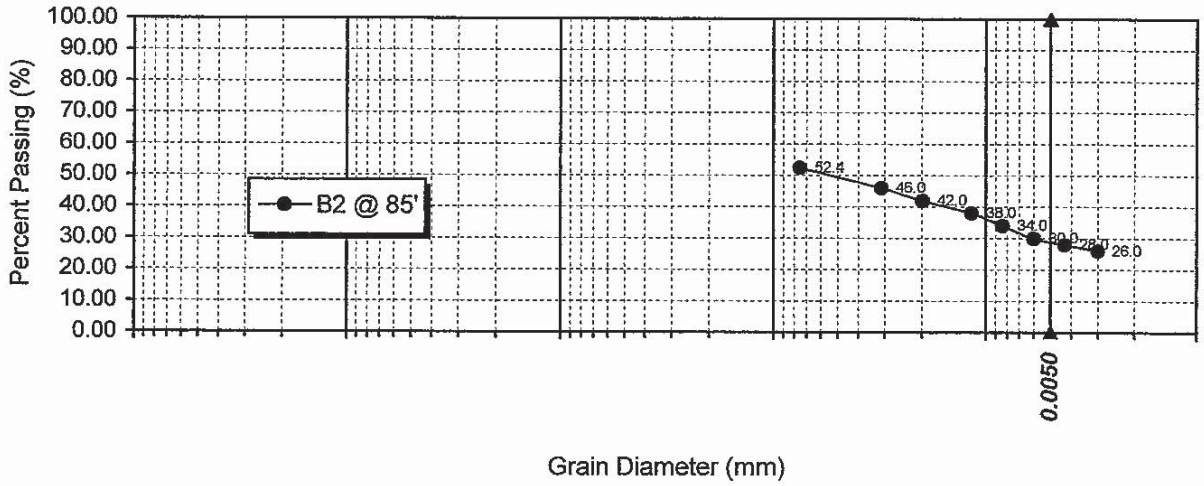


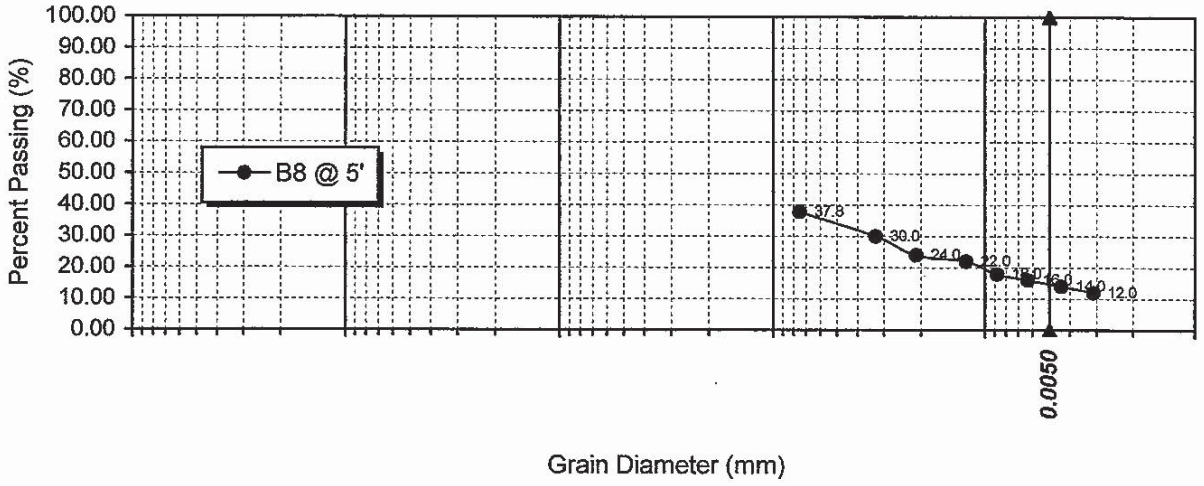
GRAIN SIZE DISTRIBUTION

Geotechnologies, Inc.
CONSULTING GEOTECHNICAL ENGINEERS

PROJECT: HUDSON CAPITAL, LLC.

FILE NO. 19716 | PLATE: E-3



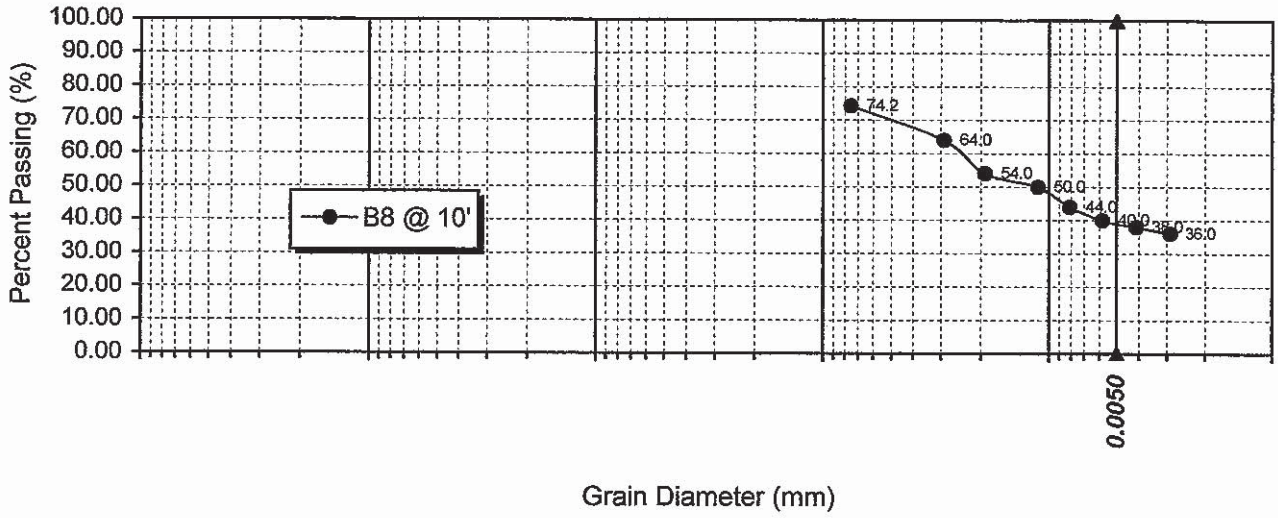


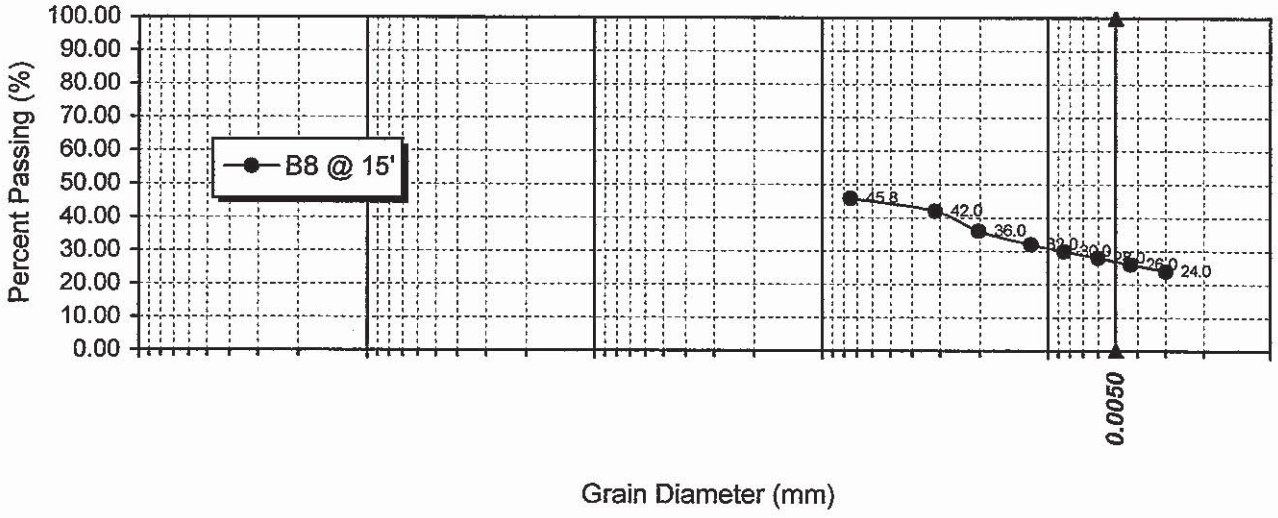
GRAIN SIZE DISTRIBUTION

Geotechnologies, Inc.
CONSULTING GEOTECHNICAL ENGINEERS

PROJECT: HUDSON CAPITAL, LLC.

FILE NO. 19716 | PLATE: E-4



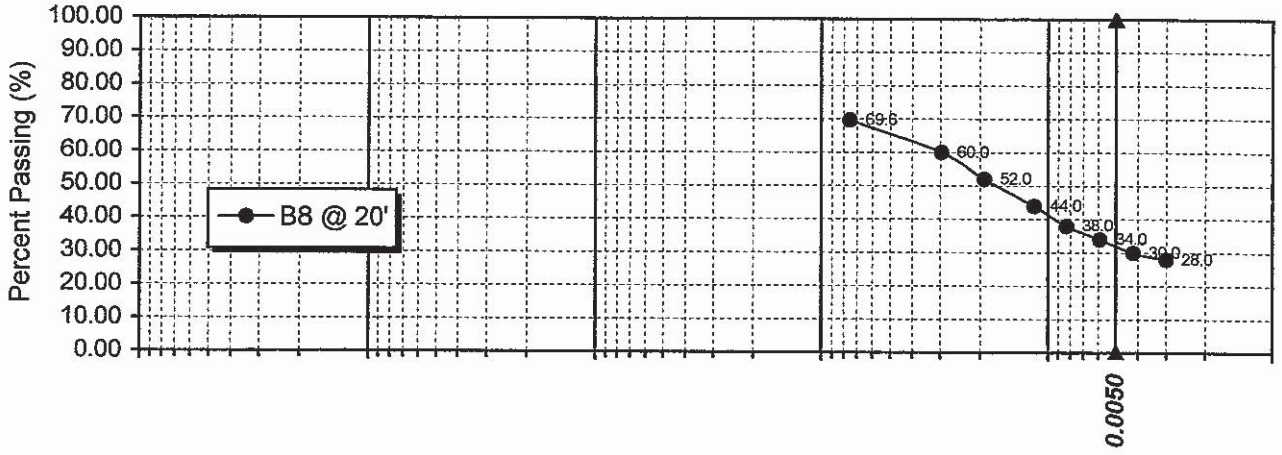


GRAIN SIZE DISTRIBUTION

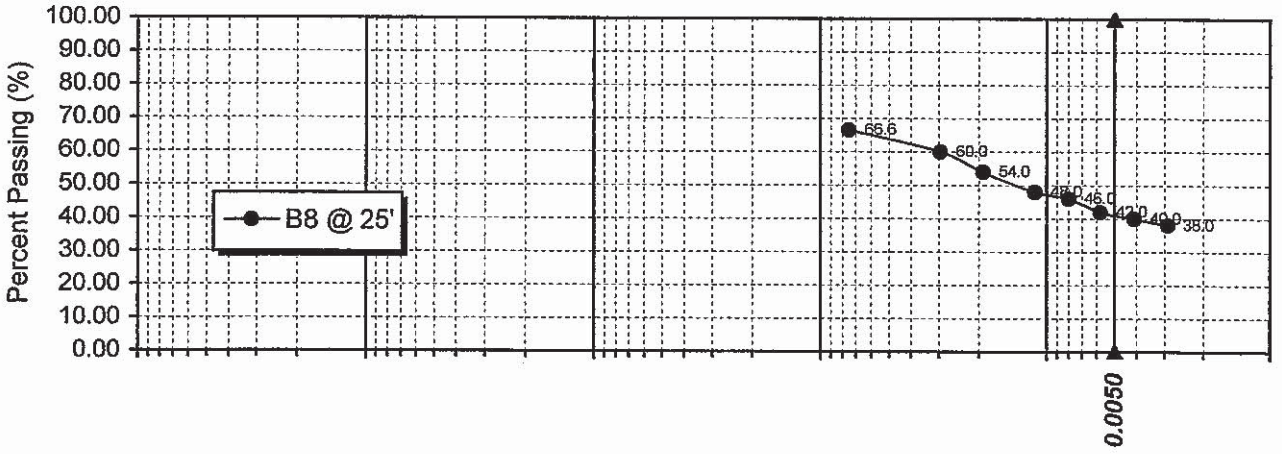
Geotechnologies, Inc.
CONSULTING GEOTECHNICAL ENGINEERS

PROJECT: HUDSON CAPITAL, LLC.

FILE NO. 19716 | PLATE: E-5



Grain Diameter (mm)



Grain Diameter (mm)

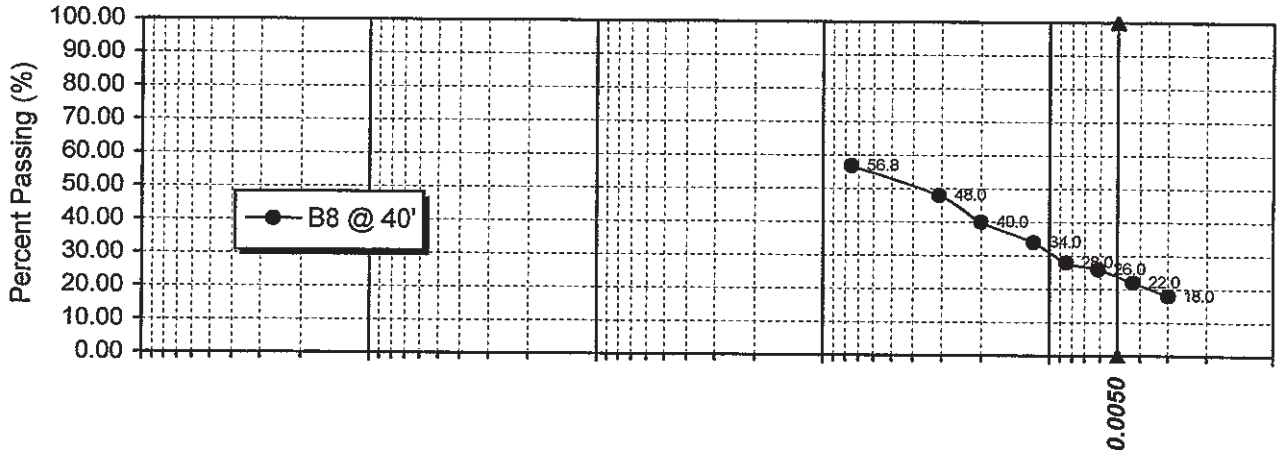
GRAIN SIZE DISTRIBUTION

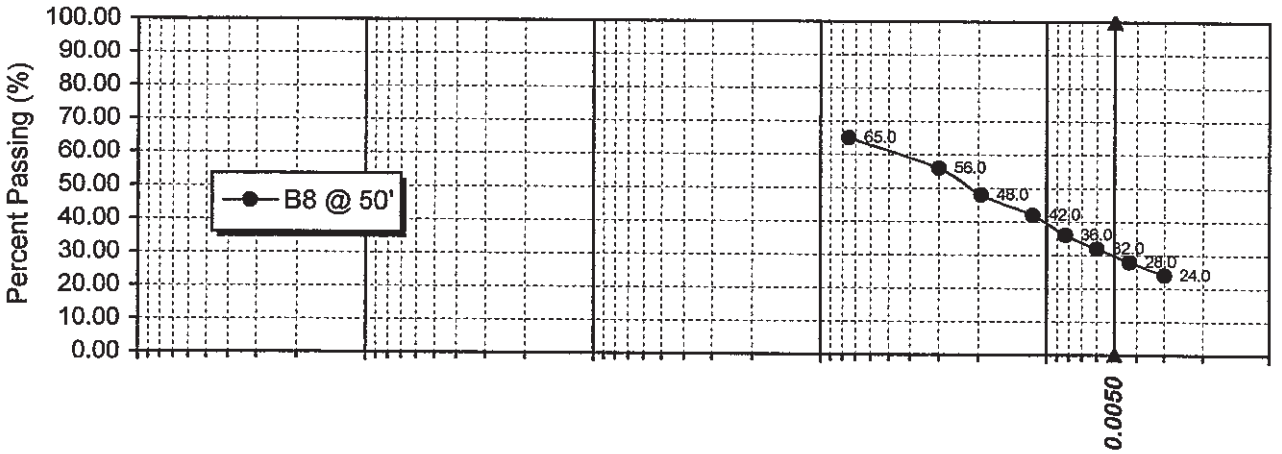
Geotechnologies, Inc.
CONSULTING GEOTECHNICAL ENGINEERS

PROJECT: HUDSON CAPITAL, LLC.

FILE NO. 19716

PLATE: E-6





GRAIN SIZE DISTRIBUTION

Geotechnologies, Inc.
CONSULTING GEOTECHNICAL ENGINEERS

PROJECT: HUDSON CAPITAL, LLC.

FILE NO. 19716 | PLATE: E-7

Geotechnologies, Inc.

Project: Hudson Capital, LLC.
File No.: 19716
Description: Liquefaction Analysis
Boring Number: 2

EMPIRICAL ESTIMATION OF LIQUEFACTION POTENTIAL

NCEER (1996) METHOD — By Thomas F. Blake (1994-1996) — LIQ2_30.WQ1

EARTHQUAKE INFORMATION:

Earthquake Magnitude:	6.4
Peak Horiz. Acceleration (g):	0.51
Calculated Mag.Wtg.Factor:	0.670

GROUNDWATER INFORMATION:

Current Groundwater Level (ft):	52.0
Historic Highest Groundwater Level* (ft):	40.0
Unit Wt. Water (pcf):	62.4

* Based on California Geological Survey Seismic Hazard Evaluation Report

ENERGY & ROD CORRECTIONS:

Energy Correction (CE) (or N60):	1.00
Rod Len.Corr.(CR)(0-ao or 1-yes):	1.0
Bore Dia. Corr. (CB):	1.00
Sampler Corr. (CS):	1.20
Use Ksigma (0 or 1):	1.0

LIQUEFACTION CALCULATIONS:

Depth to Base (ft)	Total Unit Wt. (pcf)	Current Water Level (0 or 1)	FIELD SPT (N)	Depth of SPT (ft)	Liq.Sus. (0 or 1)	-200 (%)	Est. Dr (%)	CN Factor	Corrected (N1)60	Resist. CRR	rd Factor	Induced CSR	Liquefac. Safe.Fact.
1.0	118.0	0	36.0	5.0	0	0.0		1.996	64.7	~	0.998	0.221	~
2.0	118.0	0	36.0	5.0	0	0.0		1.996	64.7	~	0.993	0.220	~
3.0	118.0	0	36.0	5.0	0	0.0		1.996	64.7	~	0.989	0.219	~
4.0	118.0	0	36.0	5.0	0	0.0		1.996	64.7	~	0.984	0.218	~
5.0	118.0	0	36.0	5.0	0	0.0		1.996	64.7	~	0.979	0.217	~
6.0	118.0	0	36.0	5.0	0	0.0		1.996	64.7	~	0.975	0.216	~
7.0	118.0	0	36.0	5.0	0	0.0		1.996	64.7	~	0.970	0.215	~
8.0	120.0	0	36.0	5.0	0	0.0		1.996	64.7	~	0.966	0.214	~
9.0	120.0	0	36.0	5.0	0	0.0		1.996	64.7	~	0.961	0.213	~
10.0	120.0	0	36.0	5.0	0	0.0		1.996	64.7	~	0.957	0.212	~
11.0	120.0	0	33.0	10.0	0	67.0		1.371	47.7	~	0.952	0.211	~
12.0	120.0	0	33.0	10.0	0	67.0		1.371	47.7	~	0.947	0.210	~
13.0	120.4	0	33.0	10.0	0	67.0		1.371	47.7	~	0.943	0.209	~
14.0	120.4	0	33.0	10.0	0	67.0		1.371	47.7	~	0.938	0.208	~
15.0	120.4	0	33.0	10.0	0	67.0		1.371	47.7	~	0.934	0.207	~
16.0	120.4	0	33.0	15.0	0	72.8		1.107	42.4	~	0.929	0.206	~
17.0	120.4	0	33.0	15.0	0	72.8		1.107	42.4	~	0.925	0.205	~
18.0	130.3	0	33.0	15.0	0	72.8		1.107	42.4	~	0.920	0.204	~
19.0	130.3	0	33.0	15.0	0	72.8		1.107	42.4	~	0.915	0.203	~
20.0	130.3	0	33.0	15.0	0	72.8		1.107	42.4	~	0.911	0.202	~
21.0	130.3	0	31.0	20.0	0	60.4		0.948	38.6	~	0.906	0.201	~
22.0	130.3	0	31.0	20.0	0	60.4		0.948	38.6	~	0.902	0.200	~
23.0	130.4	0	31.0	20.0	0	60.4		0.948	38.6	~	0.897	0.199	~
24.0	130.4	0	31.0	20.0	0	60.4		0.948	38.6	~	0.893	0.198	~
25.0	130.4	0	31.0	20.0	0	60.4		0.948	38.6	~	0.888	0.197	~
26.0	130.4	0	48.0	25.0	0	0.0		0.839	46.2	~	0.883	0.196	~
27.0	130.4	0	48.0	25.0	0	0.0		0.839	46.2	~	0.879	0.195	~
28.0	135.5	0	48.0	25.0	0	0.0		0.839	46.2	~	0.874	0.194	~
29.0	135.5	0	48.0	25.0	0	0.0		0.839	46.2	~	0.870	0.193	~
30.0	135.5	0	48.0	25.0	0	0.0		0.839	46.2	~	0.865	0.192	~
31.0	135.5	0	36.0	30.0	0	53.0		0.759	39.8	~	0.861	0.191	~
32.0	135.5	0	36.0	30.0	0	53.0		0.759	39.8	~	0.856	0.190	~
33.0	118.5	0	36.0	30.0	0	53.0		0.759	39.8	~	0.851	0.189	~
34.0	118.5	0	36.0	30.0	0	53.0		0.759	39.8	~	0.847	0.188	~
35.0	118.5	0	36.0	30.0	0	53.0		0.759	39.8	~	0.842	0.187	~
36.0	118.5	0	40.0	35.0	0	0.0		0.701	33.7	~	0.838	0.186	~
37.0	118.5	0	40.0	35.0	0	0.0		0.701	33.7	~	0.833	0.185	~
38.0	122.7	0	40.0	35.0	0	0.0		0.701	33.7	~	0.829	0.184	~
39.0	122.7	0	40.0	35.0	0	0.0		0.701	33.7	~	0.824	0.183	~
40.0	122.7	0	40.0	35.0	0	0.0		0.701	33.7	~	0.819	0.182	~
41.0	122.7	0	73.0	40.0	1	0.0	101	0.657	57.5	Infin.	0.815	0.181	Non-Liq.
42.0	122.7	0	73.0	40.0	1	0.0	101	0.657	57.5	Infin.	0.810	0.180	Non-Liq.
43.0	135.0	0	73.0	40.0	1	0.0	101	0.657	57.5	Infin.	0.806	0.179	Non-Liq.
44.0	135.0	0	73.0	40.0	1	0.0	101	0.657	57.5	Infin.	0.801	0.178	Non-Liq.
45.0	135.0	0	73.0	40.0	1	0.0	101	0.657	57.5	Infin.	0.797	0.177	Non-Liq.
46.0	135.0	0	56.0	45.0	1	0.0	85	0.617	41.5	Infin.	0.792	0.176	Non-Liq.
47.0	135.0	0	56.0	45.0	1	0.0	85	0.617	41.5	Infin.	0.787	0.175	Non-Liq.
48.0	126.6	0	56.0	45.0	1	0.0	85	0.617	41.5	Infin.	0.783	0.174	Non-Liq.
49.0	126.6	0	56.0	45.0	1	0.0	85	0.617	41.5	Infin.	0.778	0.173	Non-Liq.
50.0	126.6	0	56.0	45.0	1	0.0	85	0.617	41.5	Infin.	0.774	0.172	Non-Liq.
51.0	126.6	0	50.0	50.0	1	0.0	77	0.600	36.0	Infin.	0.769	0.171	Non-Liq.
52.0	126.6	0	50.0	50.0	1	0.0	77	0.600	36.0	Infin.	0.765	0.170	Non-Liq.
53.0	128.9	1	50.0	50.0	1	0.0	77	0.600	36.0	Infin.	0.760	0.169	Non-Liq.
54.0	128.9	1	50.0	50.0	1	0.0	77	0.600	36.0	Infin.	0.755	0.170	Non-Liq.
55.0	128.9	1	50.0	50.0	1	0.0	77	0.600	36.0	Infin.	0.751	0.171	Non-Liq.
56.0	128.9	1	43.0	55.0	1	51.2	69	0.600	38.0	Infin.	0.746	0.171	Non-Liq.
57.0	128.9	1	43.0	55.0	1	51.2	69	0.600	38.0	Infin.	0.742	0.171	Non-Liq.
58.0	137.4	1	43.0	55.0	1	51.2	69	0.600	38.0	Infin.	0.737	0.172	Non-Liq.
59.0	137.4	1	43.0	55.0	1	51.2	69	0.600	38.0	Infin.	0.733	0.172	Non-Liq.
60.0	137.4	1	43.0	55.0	1	51.2	69	0.600	38.0	Infin.	0.728	0.172	Non-Liq.
61.0	137.4	1	60.0	60.0	1	34.6	80	0.600	50.1	Infin.	0.723	0.173	Non-Liq.
62.0	137.4	1	60.0	60.0	1	34.6	80	0.600	50.1	Infin.	0.719	0.173	Non-Liq.
63.0	130.3	1	60.0	60.0	1	34.6	80	0.600	50.1	Infin.	0.714	0.173	Non-Liq.
64.0	130.3	1	60.0	60.0	1	34.6	80	0.600	50.1	Infin.	0.710	0.173	Non-Liq.
65.0	130.3	1	60.0	60.0	1	34.6	80	0.600	50.1	Infin.	0.705	0.173	Non-Liq.
66.0	130.3	1	80.0	65.0	1	0.0	91	0.600	57.6	Infin.	0.701	0.173	Non-Liq.
67.0	130.3	1	80.0	65.0	1	0.0	91	0.600	57.6	Infin.	0.696	0.173	Non-Liq.
68.0	132.2	1	80.0	65.0	1	0.0	91	0.600	57.6	Infin.	0.691	0.173	Non-Liq.
69.0	132.2	1	80.0	65.0	1	0.0	91	0.600	57.6	Infin.	0.687	0.173	Non-Liq.
70.0	132.2	1	80.0	65.0	1	0.0	91	0.600	57.6	Infin.	0.682	0.173	Non-Liq.
71.0	132.2	1	100.0	70.0	1	0.0	100	0.600	72.0	Infin.	0.678	0.173	Non-Liq.
72.0	132.2	1	100.0	70.0	1	0.0	100	0.600	72.0	Infin.	0.673	0.172	Non-Liq.
73.0	129.4	1	100.0	70.0	1	0.0	100	0.600	72.0	Infin.	0.669	0.172	Non-Liq.
74.0	129.4	1	100.0	70.0	1	0.0	100	0.600	72.0	Infin.	0.664	0.172	Non-Liq.
75.0	129.4	1	100.0	70.0	1	0.0	100	0.600	72.0	Infin.	0.659	0.172	Non-Liq.
76.0	129.4	1	100.0	75.0	1	0.0	98	0.600	72.0	Infin.	0.655	0.171	Non-Liq.
77.0	129.4	1	100.0	75.0	1	0.0	98	0.600	72.0	Infin.	0.650	0.171	Non-Liq.
78.0	130.0	1	100.0	75.0	1	0.0	98	0.600	72.0	Infin.	0.646	0.171	Non-Liq.
79.0	130.0	1	100.0	75.0	1	0.0	98	0.600	72.0	Infin.	0.641	0.170	Non-Liq.
80.0	130.0	1	100.0	75.0	1	0.0	98	0.600	72.0	Infin.	0.637	0.170	Non-Liq.
81.0	130.0	1	75.0	80.0	1	0.0	83	0.600	54.0	Infin.	0.632	0.170	Non-Liq.
82.0	130.0	1	75.0	80.0	1	0.0	83	0.600	54.0	Infin.	0.627	0.169	Non-Liq.
83.0	145.8	1	75.0	80.0	1	0.0	83	0.600	54.0	Infin.	0.625	0.169	Non-Liq.
84.0	145.8	1	75.0	80.0	1	0.0	83	0.600	54.0	Infin.	0.625	0.170	Non-Liq.
85.0	145.8	1	75.0	80.0	1	0.0	83	0.600	54.0	Infin.	0.625	0.171	Non-Liq.
86.0	145.8	1	61.0	85.0	1	52.4	74	0.600	50.9	Infin.	0.625	0.171	Non-Liq.
87.0	145.8	1	61.0	85.0	1	52.4	74	0.600	50.9	Infin.	0.625	0.172	Non-Liq.
88.0	136.0	1	61.0	85.0	1	52.4	74	0.600	50.9	Infin.	0.625	0.173	Non-Liq.
89.0	136.0	1	61.0	85.0	1	52.4	74	0.600	50.9	Infin.	0.625	0.173	Non-Liq.
90.0	136.0	1	61.0	85.0	1	52.4	74	0.600	50.9	Infin.	0.625	0.174	Non-Liq.
91.0	136.0	1	76.0	90.0	1	0.0	81	0.600	54.7	Infin.	0.625	0.175	Non-Liq.
92.0	136.0	1	76.0	90.0	1	0.0	81	0.600	54.7	Infin.	0.625	0.175	Non-Liq.
93.0	131.8	1	76.0	90.0	1	0.0	81	0.600	54.7	Infin.	0.625	0.176	Non-Liq.
94.0	131.8	1	76.0	90.0	1	0.0	81	0.600	54.7	Infin.	0.625	0.177	Non-Liq.
95.0	131.8	1	76.0	90.0	1	0.0	81	0.600	54.7	Infin.	0.625	0.177	Non-Liq.
96.0	131.8	1	100.0	95.0	1	0.0	91	0.600	72.0	Infin.	0.625	0.178	Non-Liq.
97.0	131.8	1	100.0	95.0	1	0.0	91	0.600	72.0	Infin.	0.625	0.178	Non-Liq.
98.0	128.8	1	100.0	95.0	1	0.0	91	0.600	72.0	Infin.	0.625	0.179	Non-Liq.
99.0	128.8	1	100.0	95.0	1	0.0	91	0.600	72.0	Infin.	0.625	0.180	Non-Liq.
100.0	128.8	1	100.0	95.0	1	0.0	91	0.600	72.0	Infin.	0.625	0.180	Non-Liq.

Geotechnologies, Inc.

Project: Hudson Capital, LLC.
File No.: 19716
Description: Liquefaction Analysis
Boring Number: 8

EMPIRICAL ESTIMATION OF LIQUEFACTION POTENTIAL

NCEER (1996) METHOD — By Thomas F. Blake (1994-1996) — LIQ2_30.WQ1

EARTHQUAKE INFORMATION:

Earthquake Magnitude:	6.4
Peak Horiz. Acceleration (g):	0.51
Calculated Mag.Wtg.Factor:	0.670

GROUNDWATER INFORMATION:

Current Groundwater Level (ft):	50.0
Historic Highest Groundwater Level* (ft):	40.0
Unit Wt. Water (pcf):	62.4

* Based on California Geological Survey Seismic Hazard Evaluation Report

ENERGY & ROD CORRECTIONS:

Energy Correction (CE) for N60:	1.00
Rod Len.Corr.(CR)(0-no or 1-yes):	1.0
Bore Dia. Corr. (CB):	1.00
Sampler Corr. (CS):	1.20
Use Ksigma (0 or 1):	1.0

LIQUEFACTION CALCULATIONS:

Depth to Base (ft)	Total Unit Wt. (pcf)	Current Water Level (0 or 1)	FIELD SPT (N)	Depth of SPT (ft)	Liq.Sus. (0 or 1)	-200 (%)	Est. Dr (%)	CN Factor	Corrected (N1)60	Resist. CRR	rd Factor	Induced CSR	Liquefac. Safe.Fact.
1.0	118.8	0	10.0	5.0	0	37.8		1.989	24.9	~	0.998	0.221	~
2.0	118.8	0	10.0	5.0	0	37.8		1.989	24.9	~	0.993	0.220	~
3.0	118.8	0	10.0	5.0	0	37.8		1.989	24.9	~	0.989	0.219	~
4.0	118.8	0	10.0	5.0	0	37.8		1.989	24.9	~	0.984	0.218	~
5.0	118.8	0	10.0	5.0	0	37.8		1.989	24.9	~	0.979	0.217	~
6.0	118.8	0	10.0	5.0	0	37.8		1.989	24.9	~	0.975	0.216	~
7.0	118.8	0	10.0	5.0	0	37.8		1.989	24.9	~	0.970	0.215	~
8.0	123.8	0	10.0	5.0	0	37.8		1.989	24.9	~	0.966	0.214	~
9.0	123.8	0	10.0	5.0	0	37.8		1.989	24.9	~	0.961	0.213	~
10.0	123.8	0	10.0	5.0	0	37.8		1.989	24.9	~	0.957	0.212	~
11.0	123.8	0	20.0	10.0	0	74.2		1.362	31.5	~	0.952	0.211	~
12.0	123.8	0	20.0	10.0	0	74.2		1.362	31.5	~	0.947	0.210	~
13.0	124.3	0	20.0	10.0	0	74.2		1.362	31.5	~	0.943	0.209	~
14.0	124.3	0	20.0	10.0	0	74.2		1.362	31.5	~	0.938	0.208	~
15.0	124.3	0	20.0	10.0	0	74.2		1.362	31.5	~	0.934	0.207	~
16.0	124.3	0	33.0	15.0	0	45.8		1.096	42.0	~	0.929	0.206	~
17.0	124.3	0	33.0	15.0	0	45.8		1.096	42.0	~	0.925	0.205	~
18.0	126.3	0	33.0	15.0	0	45.8		1.096	42.0	~	0.920	0.204	~
19.0	126.3	0	33.0	15.0	0	45.8		1.096	42.0	~	0.915	0.203	~
20.0	126.3	0	33.0	15.0	0	45.8		1.096	42.0	~	0.911	0.202	~
21.0	126.3	0	20.0	20.0	0	69.6		0.941	27.2	~	0.906	0.201	~
22.0	126.3	0	20.0	20.0	0	69.6		0.941	27.2	~	0.902	0.200	~
23.0	124.8	0	20.0	20.0	0	69.6		0.941	27.2	~	0.897	0.199	~
24.0	124.8	0	20.0	20.0	0	69.6		0.941	27.2	~	0.893	0.198	~
25.0	124.8	0	20.0	20.0	0	69.6		0.941	27.2	~	0.888	0.197	~
26.0	124.8	0	16.0	25.0	0	66.6		0.838	22.4	~	0.883	0.196	~
27.0	124.8	0	16.0	25.0	0	66.6		0.838	22.4	~	0.879	0.195	~
28.0	131.6	0	16.0	25.0	0	66.6		0.838	22.4	~	0.874	0.194	~
29.0	131.6	0	16.0	25.0	0	66.6		0.838	22.4	~	0.870	0.193	~
30.0	131.6	0	16.0	25.0	0	66.6		0.838	22.4	~	0.865	0.192	~
31.0	131.6	0	38.0	30.0	0	0.0		0.761	34.7	~	0.861	0.191	~
32.0	131.6	0	38.0	30.0	0	0.0		0.761	34.7	~	0.856	0.190	~
33.0	131.7	0	38.0	30.0	0	0.0		0.761	34.7	~	0.851	0.189	~
34.0	131.7	0	38.0	30.0	0	0.0		0.761	34.7	~	0.847	0.188	~
35.0	131.7	0	38.0	30.0	0	0.0		0.761	34.7	~	0.842	0.187	~
36.0	131.7	0	75.0	35.0	0	0.0		0.700	63.0	~	0.838	0.186	~
37.0	131.7	0	75.0	35.0	0	0.0		0.700	63.0	~	0.833	0.185	~
38.0	131.6	0	75.0	35.0	0	0.0		0.700	63.0	~	0.829	0.184	~
39.0	131.6	0	75.0	35.0	0	0.0		0.700	63.0	~	0.824	0.183	~
40.0	131.6	0	75.0	35.0	0	0.0		0.700	63.0	~	0.819	0.182	~
41.0	131.6	0	36.0	40.0	1	56.8	71	0.652	35.2	Infin.	0.815	0.181	Non-Liq.
42.0	131.6	0	36.0	40.0	1	56.8	71	0.652	35.2	Infin.	0.810	0.180	Non-Liq.
43.0	130.3	0	36.0	40.0	1	56.8	71	0.652	35.2	Infin.	0.806	0.179	Non-Liq.
44.0	130.3	0	36.0	40.0	1	56.8	71	0.652	35.2	Infin.	0.801	0.178	Non-Liq.
45.0	130.3	0	36.0	40.0	1	56.8	71	0.652	35.2	Infin.	0.797	0.177	Non-Liq.
46.0	130.3	0	50.0	45.0	1	0.0	80	0.613	36.8	Infin.	0.792	0.176	Non-Liq.
47.0	130.3	0	50.0	45.0	1	0.0	80	0.613	36.8	Infin.	0.787	0.175	Non-Liq.
48.0	125.4	0	50.0	45.0	1	0.0	80	0.613	36.8	Infin.	0.783	0.174	Non-Liq.
49.0	125.4	0	50.0	45.0	1	0.0	80	0.613	36.8	Infin.	0.778	0.173	Non-Liq.
50.0	125.4	0	50.0	45.0	1	0.0	80	0.613	36.8	Infin.	0.774	0.172	Non-Liq.

GeoPentech

September 19, 2008

Project No. 08014A – Task B

Mr. Stanley Tang
Geotechnologies, Inc.
439 Western Avenue
Glendale, California 91201

SUBJECT: DOWNHOLE SEISMIC SURVEY RESULTS
BOREHOLE B-2
SOUTHWEST CORNER OF SUNSET BLVD AND VAN NESS AVE
HOLLYWOOD, CALIFORNIA

Dear Mr. Tang,

Per your request and in accordance with the provisions of our proposal, dated August 29, 2008, we have performed a downhole seismic survey within borehole B-2 at the site located at the southwest corner of Sunset Boulevard and Van Ness Avenue in Hollywood, California. Borehole B-2 was drilled and a 2-inch PVC casing was installed under the direction of Geotechnologies as part of their geotechnical investigation. The downhole seismic survey was performed within B-2 to assist Geotechnologies, Inc. with their evaluation of the site. This letter summarizes the results of the downhole seismic survey.

Seismic Downhole Methods and Procedures

The seismic downhole method measures both pressure-wave (p-wave) and shear-wave (s-wave) velocities of the geologic-medium adjacent to a borehole by measuring the time required for these waves to travel from a surface source to a sensor fixed at a known depth within a borehole.

Downhole seismic measurements were performed at the subject site on September 4, 2008. The downhole seismic sensor consisted of a triaxial geophone assembly which was pneumatically held against the borehole wall. The seismic source consisted of a series of sledgehammer blows to a ground plate and a wood timber, which were offset 3-feet from the borehole. Vertical blows to the ground plate were used to produce p-waves, and horizontal blows to the wood timber were used to produce s-waves. Horizontal blows were made in opposite directions in order to record the characteristic opposite first motions of the s-waves to determine travel-times. The resulting seismic downhole data were recorded with a Geometrics S12 signal enhancing seismograph. Measurements were made at intervals of 5-feet down the borehole. After correcting the travel time for the source offset, seismic-wave travel-times were plotted versus depth. Layer and interval velocities were calculated as the slope of lines drawn through the plotted data.

Seismic Downhole Results

Results of the seismic downhole measurements for borehole B-2 are presented on Figure 1. This figure shows the measured p-wave and s-wave travel-times and depths; a plot of the p-wave and s-wave travel-times as a function of depth showing the interpreted layer velocities; interpreted p-wave and s-wave layer velocities and depth ranges; and calculated p-wave and s-wave interval velocities.

Table 1 below summarizes the interpreted p-wave and s-wave layer velocities and depths shown on Figure 1 for the various geologic units within borehole B-2 as logged by Geotechnologies, Inc. As shown on Table 1, the predominantly medium dense sand logged within B-2 between a depth of 0 and 25 feet below ground surface has an s-wave velocity of approximately 790 ft/sec. The predominantly stiff to very stiff clay and medium to very dense sand logged within B-2 between a depth of 25 and 100 feet below ground surface has a measured s-wave velocity of approximately 1,230 ft/sec.

TABLE 1
SUMMARY OF PRESSURE-WAVE AND SHEAR-WAVE VELOCITY LAYERS

BOREHOLE	PREDOMINANT LITHOLOGY	PRESSURE-WAVE		SHEAR-WAVE	
		Depth Range (ft)	Velocity (ft/sec)	Depth Range (ft)	Velocity (ft/sec)
B-2	Medium Dense Sand (Unsaturated)	0 to 25	1,470	0 to 25	790
	Stiff to Very Stiff Clay and Medium to Very Dense Sand (Unsaturated)	25 to 60	2,160	25 to 100	1,230
	Medium to Very Dense Sand (Saturated)	60 to 100	6,620		

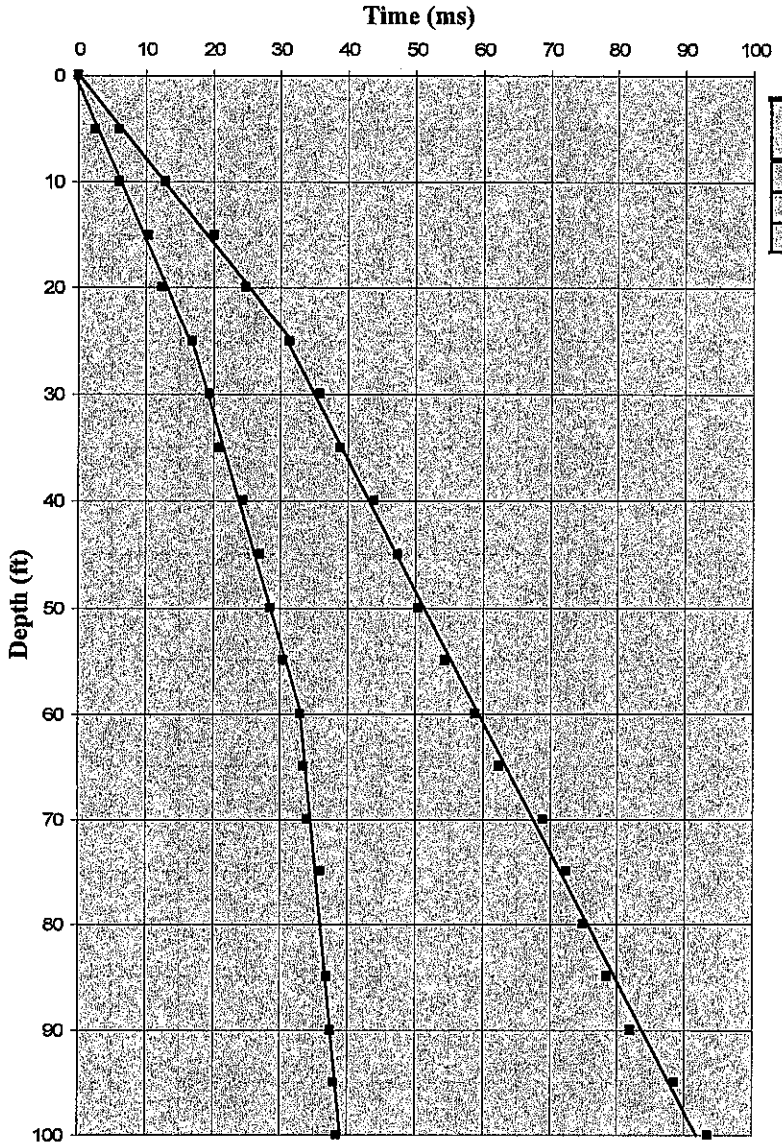
Limitations

The above information is based on limited observations and geophysical measurements made as described above. GeoPentech does not guarantee the performance of the project, only that the information provided meets the standard of care of the profession at this time under the same scope limitations imposed by the project. In this regard, our scope of work was limited to making the pressure-wave and shear-wave velocity measurements in one borehole under the direction of Geotechnologies, Inc. personnel. We relied upon borehole information provided by Geotechnologies, Inc. for the identification of geologic units that we then correlated with the seismic velocity measurements.

SEISMIC WAVE TRAVEL TIMES

Depth (ft)	P-time (ms)	S-wave (ms)
0	0	0
5	3	7
10	6.2	13.5
15	10.5	20.5
20	12.5	25
25	17	31.5
30	19.5	36
35	21	39
40	24.5	44
45	27	47.5
50	28.5	50.5
55	30.5	54.5
60	33	59
65	33.5	62.5
70	34	69
75	36	72.5
80		75
85	37	78.5
90	37.5	82
95	38	88.5
100	38.5	93.5

TRAVEL TIME PLOT



LAYER VELOCITIES

Layer	P-Velocity (fps)	P-Depth (ft)	S-Velocity (fps)	S-Depth (ft)
1	1,470	0 to 25	794	0 to 25
2	2,163	25 to 60	1,232	25 to 100
3	6,623	60 to 100		

INTERVAL VELOCITIES

Depth Range (ft)	P-Velocity (fps)	S-Velocity (fps)
0 to 5	1,944	833
5 to 10	1,485	722
10 to 15	1,147	697
15 to 20	2,421	1,082
20 to 25	1,107	763
25 to 30	1,981	1,100
30 to 35	3,289	1,647
35 to 40	1,425	996
40 to 45	1,993	1,421
45 to 50	3,314	1,659
50 to 55	2,493	1,247
55 to 60	1,997	1,109
60 to 65	9,890	1,426
65 to 70	9,912	769
70 to 75	2,497	1,426
75 to 80		1,996
80 to 85		1,427
85 to 90	9,956	1,427
90 to 95	9,962	769
95 to 100	9,968	1,000

GeoPentech

SEISMIC DOWNHOLE RESULTS
BOREHOLE B-2

PROJECT: SW CORNER SUNSET AND VAN NESS

PROJECT #: 08014A | DATE: SEP 2008 | FIG: 1

Appendix A-2

Production Office Geotechnical Report

Geotechnologies, Inc.
Consulting Geotechnical Engineers

439 Western Avenue
Glendale, California 91201-2837
818.240.9600 • Fax 818.240.9675

October 13, 2008
File No. 19716-02

Hudson Capital, LLC.
11601 Wilshire Boulevard, Suite 1600
Los Angeles, California 90025-0317

Attention: Christopher J. Barton

Subject: Geotechnical Engineering Investigation
Proposed Production Office Building
Sunset Bronson Studios
5800 West Sunset Boulevard, Hollywood, California

Ladies and Gentlemen:

This letter transmits the Geotechnical Engineering Investigation for the subject property prepared by Geotechnologies, Inc. This report provides geotechnical recommendations for the development of the site, including earthwork, seismic design, retaining walls, excavations, shoring and foundation design. Engineering for the proposed project should not begin until approval of the geotechnical investigation is granted by the local building official. Significant changes in the geotechnical recommendations may result due to the building department review process.

The validity of the recommendations presented herein is dependant upon review of the geotechnical aspects of the project during construction by this firm. The subsurface conditions described herein have been projected from limited subsurface exploration and laboratory testing. The exploration and testing presented in this report should in no way be construed to reflect any variations which may occur between the exploration locations or which may result from changes in subsurface conditions.

Should you have any questions please contact this office.

Respectfully submitted,
GEOTECHNOLOGIES, INC.

REGISTERED PROFESSIONAL ENGINEER
STANLEY SIU-KEI TANG
No. 56178
Exp. 12/31/08
CIVIL
STATE OF CALIFORNIA

STANLEY S. TANG
R.C.E. 56178

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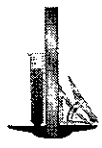

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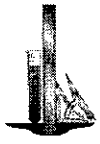

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SECTION

GEOTECHNICAL ENGINEERING INVESTIGATION

PROPOSED PRODUCTION OFFICE BUILDING

SUNSET BRONSON STUDIOS

5800 WEST SUNSET BOULEVARD

HOLLYWOOD, CALIFORNIA

INTRODUCTION

This report presents the results of the geotechnical engineering investigation performed on the subject property. The purpose of this investigation was to identify the distribution and engineering properties of the earth materials underlying the site, and to provide geotechnical recommendations for the design of the proposed development.

This investigation included fourteen exploratory borings, collection of representative samples, laboratory testing, engineering analysis, review of published geologic data, review of available geotechnical engineering information and the preparation of this report. The exploratory excavation locations are shown on the enclosed Plot Plan. The results of the exploration and the laboratory testing are presented in the Appendix of this report.

PROPOSED DEVELOPMENT

Information concerning the proposed development was furnished by the client. The proposed development will consist of two phases. The initial phase will consist of a 7-story parking structure with 1 to 2 subterranean parking levels, and an at-grade 5-story production office building. The second phase will consist of a new 12-story high-rise office building with 2 levels of subterranean parking garage. The locations of the proposed structures are presented in the enclosed Plot Plan.

This report provides design recommendations for the proposed at-grade production office building only. Recommendations for the proposed high-rise office building and the parking structure will be provided under separate reports.

The proposed production office building will be located near the east central portion of the Sunset Bronson Studios. The proposed production office building will be constructed at/or near the present grade, and will be surcharging the subterranean walls of the planned parking structure.

Column loads are estimated to be between 600 and 1,200 kips. Wall loads are estimated to be between 6 and 10 kips per lineal foot. Grading will consist of removal and recompaction of the existing unsuitable soils.

Any changes in the design of the project or location of any structure, as outlined in this report, should be reviewed by this office. The recommendations contained in this report should not be considered valid until reviewed and modified or reaffirmed, in writing, subsequent to such review.

SITE CONDITIONS

The Sunset Bronson Studios property is located at the southwest corner of Sunset Boulevard and Van Ness Avenue, in the Hollywood area of the City of Los Angeles, California. The subject site is bounded by Sunset Boulevard to the north, by Van Ness Avenue to the east, by Fernwood Avenue to the south, and by Bronson Avenue to the west. The property slopes very gently to the south, with an approximate relief of 20 feet across the studio lot.

At the time of exploration, the site was occupied by offices, sound stages, and parking lots associated with the ongoing activities of the studio. The area of the proposed production office building is located in the east-central portion of the studio lot. The area of the proposed development is currently developed with asphaltic parking lots, a 1-story stucco building, and office trailers.

The neighboring development consists of commercial and residential structures. Vegetation consists of isolated trees and planters. Drainage is by sheetflow along the existing contours to the city streets.

GEOTECHNICAL EXPLORATION

FIELD EXPLORATION

The site was explored between August 20, 2008, and August 30, 2008, by excavating fourteen exploratory borings. The exploratory borings varied in depth from 20 to 100 feet. The borings were excavated with the aid of a truck-mounted drilling machine, using 8-inch diameter hollowstem augers. The exploration locations are shown on the Plot Plan and the geologic materials encountered are logged on Plates A-1 through A-14.

Geologic Materials

Fill materials underlying the subject site consist of silty sands, clayey silts, and silty clays, which are yellowish to dark grayish brown in color, slightly moist to moist, medium dense to medium firm, with occasional brick, asphalt, and concrete fragments. Fill thickness ranging from 3 to 8 feet were encountered in the exploratory borings.

The existing fill materials are underlain by Older Alluvium. The Older Alluvium consists of sandy clays, sandy silts, and silty sands to sands, which are yellowish to dark brown in color, slightly moist

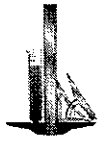
to wet, stiff to very stiff, and very dense, fine to coarse grained. More detailed soil profiles may be obtained from individual boring logs.

Groundwater and Caving

Groundwater was encountered at depths between 42 and 55 feet below the existing site grade in the exploratory borings. Caving could not be directly observed during exploration due to the type of drilling equipment utilized.

Based on groundwater data supplied by the Seismic Hazard Zone Report of the Hollywood Quadrangle, by the State of California Geological Survey, (SHZR 026), the historic-high groundwater for the site is on the order of 40 feet below the existing site grade.

Fluctuations in the level of groundwater may occur due to variations in rainfall, temperature, and other factors not evident at the time of the measurements reported herein. Fluctuations also may occur across the site. High groundwater levels can result in changed conditions.



SEISMIC EVALUATION

REGIONAL GEOLOGIC SETTING

The subject site is located north of the Peninsular Ranges Geomorphic Province and within the Transverse Ranges Geomorphic Province. The Peninsular Ranges are characterized by northwest-trending blocks of mountain ridges and sediment-floored valleys. The dominant geologic structural features are northwest trending fault zones that either die out to the northwest or terminate at east-trending reverse faults that form the southern margin of the Transverse Ranges.

The Transverse Ranges are characterized by roughly east-west trending mountains and the northern and southern boundaries are formed by reverse fault scarps. The convergent deformational features of the Transverse Ranges are a result of north-south shortening due to plate tectonics. This has resulted in local folding and uplift of the mountains along with the propagation of thrust faults. The intervening valleys have been filled with sediments derived from bordering mountains.

REGIONAL FAULTING

Based on criteria established by the California Division of Mines and Geology (CDMG), which is currently known as California Geologic Survey (CGS), faults may be categorized as active, potentially

active, or inactive. Active faults are those which show evidence of surface displacement within the last 11,000 years (Holocene-age). Potentially-active faults are those that show evidence of most recent surface displacement within the last 1.6 million years (Quaternary-age). Faults showing no evidence of surface displacement within the last 1.6 million years are considered inactive for most purposes, with the exception of design of some critical structures.

Buried thrust faults are faults without a surface expression but are a significant source of seismic activity. They are typically broadly defined based on the analysis of seismic wave recordings of hundreds of small and large earthquakes in the Southern California area.

Two major buried thrust faults in the Los Angeles area are the Elysian Park fold and thrust belt and the Torrance-Wilmington fold and thrust belt. It is postulated that the Elysian Park structure was responsible for the magnitude 5.9, October 1, 1987 Whittier Narrows earthquake, and that the Torrance-Wilmington structure was responsible for the magnitude 5.0, January 19, 1989 Malibu earthquake. It is believed that the magnitude 6.7, January 17, 1994 Northridge earthquake was caused by a still un-named buried thrust fault located beneath the San Fernando Valley.

Due to the buried nature of these thrust faults, their existence is usually not known until they produce an earthquake. The risk for surface rupture potential of these buried thrust faults is inferred to be low (Leighton, 1990). However, the seismic risk of these buried structures in terms of recurrence and

maximum potential magnitude, is not well established. Therefore, the potential for surface rupture on these surface-verging splays at magnitudes higher than 6.0 cannot be precluded.

SEISMIC HAZARDS AND DESIGN CONSIDERATIONS

The primary geologic hazard at the site is moderate to strong ground motion (acceleration) caused by an earthquake on any of the local or regional faults. The potential for other earthquake-induced hazards was also evaluated including surface rupture, liquefaction, dynamic settlement, inundation and landsliding.

Surface Rupture

In 1972, the Alquist-Priolo Special Studies Zones Act (now known as the Alquist-Priolo Earthquake Fault Zoning Act) was passed into law. The Act defines "active" and "potentially active" faults utilizing the same aging criteria as that used by the CDMG. However, established state policy has been to zone only those potentially active faults which are considered to possess a relatively high potential for ground rupture. Therefore, not all faults termed "potentially active" by the CDMG are zoned under the Alquist-Priolo Act.

Based on research of available literatures and the Alquist-Priolo Earthquake Fault Zone Maps, no known active or potentially active faults underlie the subject site. The subject site is not located within any Alquist-Priolo Earthquake Fault Zone, as set forth by the State Mining and Geology Board of the State of California.

Seismic Velocity Measurements

Downhole seismic velocity measurements were performed by GeoPentech within Boring Number 2, which was excavated to a depth of 100 feet below the existing site grade. Results of the seismic velocity measurements are presented in a the Downhole Seismic Survey Results report by GeoPentech, dated September 19, 2008. According to the seismic survey report, an average shear wave velocity of 790 feet/second was measured between 0 and 25 feet, and an average shear wave velocity of 1,230 feet/second was measured between 25 and 100 feet. A copy of the GeoPentech's report is enclosed at the end of the Appendix.

2007 California Building Code Seismic Parameters

According to Table 1613.5.2 of the 2006 International Building Code, the subject site is classified as Site Class D, which corresponds to a "Stiff Soil" Profile. The following Mapped Spectral Accelerations and Site Coefficients may be used for the design and analysis of the proposed structure.

Site Coefficients and Maximum Considered Earthquake Spectral Response Acceleration Parameters	
Site Class	D - Stiff Soil Profile
Mapped Spectral Acceleration at Short Periods (S_S)	1.868g
Site Coefficient (F_a)	1.0
Maximum Considered Earthquake Spectral Response for Short Periods (S_{MS})	1.868g
Five-Percent Damped Design Spectral Response Acceleration at Short Periods (S_{DS})	1.245g
Mapped Spectral Acceleration at One-Second Period (S_1)	0.620g
Site Coefficient (F_v)	1.5
Maximum Considered Earthquake Spectral Response for One-Second Period (S_{M1})	0.930g
Five-Percent Damped Design Spectral Response Acceleration at Short Periods (S_{D1})	0.620g

Seismic Hazard Zone Report Ground Motion Parameters

The California Geological Survey (CGS) has published the Seismic Hazard Zone Report for the Hollywood 7.5-Minute Quadrangle, Los Angeles County, California (SHZR 026, 2006). Figure 3.3 of the report indicates the Peak Ground Acceleration having a 10 percent probability of being exceeded in 50 years for an alluvial site condition in this area of Los Angeles to be 0.51g. In addition,

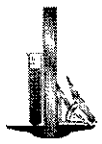


Figure 3.4 indicates the predominant earthquake, which has a moment magnitude (M_w) of 6.4, contributes the majority of the ground motion to the site.

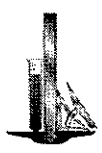
Liquefaction

Liquefaction is a phenomenon in which saturated silty to cohesionless soils below the groundwater table are subject to a temporary loss of strength due to the buildup of excess pore pressure during cyclic loading conditions such as those induced by an earthquake. Liquefaction-related effects include loss of bearing strength, amplified ground oscillations, lateral spreading, and flow failures.

The Seismic Hazards Maps of the State of California (CDMG, 1999), does not classify the site as part of the potentially "Liquefiable" area. This determination is based on groundwater depth records, soil type and distance to a fault capable of producing a substantial earthquake.

A site-specific liquefaction analysis was performed following the Recommended Procedures for Implementation of CDMG Special Publication 117, Guidelines for Analyzing and Mitigating Liquefaction in California (SCEC, 1999).

The enclosed liquefaction analysis was performed using the spreadsheet template LIQ2_30.WQ1 developed by Thomas F. Blake (1996). This program utilizes the 1996 NCEER method of analysis.

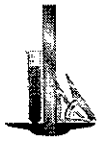


This semi-empirical method is based on a correlation between measured values of Standard Penetration Test (SPT) resistance and field performance data.

According to the Seismic Hazard Zone Report, a predominant earthquake with a moment magnitude (M_W) of 6.4, which contributes the majority of the ground motion to the site, is utilized for the Magnitude Scaling Factor.

A peak ground acceleration of 0.51g is used in the enclosed liquefaction analysis. This value is the higher of the peak ground acceleration based on the Five-Percent Damped Design Spectral Response Acceleration at Short Periods (S_{DS}) divided by 2.5 in accordance with the California Building Code, and the peak ground acceleration having a 10 percent probability of being exceeded in 50 years for an alluvial site condition in this area of Los Angeles in accordance with the Seismic Hazard Zone Report.

According to the groundwater data supplied by the Seismic Hazard Zone Report of the Hollywood Quadrangle, by the State of California Geological Survey, (SHZR 026), the historic-high groundwater for the site is on the order of 40 feet below the existing site grade. Based on this historic-high groundwater data, liquefaction analysis was performed by conservatively assuming a groundwater level of 40 feet below the existing site grade.

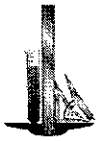


Hydrometer analyses of selected samples are presented on the enclosed Plates E-1 and E-5. Recommendations provided in Recommended Procedures for Implementation of DMG Special Publication 117 - Guidelines for Analyzing and Mitigating Liquefaction in California, published by SCEC, dated March 1999, were incorporated into the analysis. The vast majority of liquefaction hazards are associated with sandy soils and silty soils of low plasticity. Cohesive, clayey soil materials are generally considered non-liquefiable, subject to confirmation through testing. Where the results of hydrometer testing showed more than 15 percent clay content (percent finer than 0.005 millimeters), the soils would be considered non-liquefiable, and the analysis of these clayey soil layers was turned off in the liquefaction susceptibility column.

The site-specific liquefaction analysis included in the Appendix, indicates that the site soils would not be prone to liquefaction during the ground motion expected during the design basis earthquake.

Dynamic Dry Settlement

Seismically-induced settlement or compaction of dry or moist, cohesionless soils can be an effect related to earthquake ground motion. Such settlements are typically most damaging when the settlements are differential in nature across the length of structures.



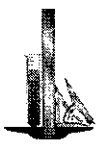
Some seismically-induced settlement of the proposed structures should be expected as a result of strong ground-shaking, however, due to the uniform nature of the underlying earth materials, excessive differential settlements are not expected to occur.

Tsunamis, Seiches and Flooding

Tsunamis are tidal waves generated by fault displacement or major ground movement below the ocean. The site is high enough and far enough from the ocean to preclude being prone to hazards of a tsunami.

Seiches are large waves generated in enclosed bodies of water in response to ground shaking. No major water-retaining structures are located immediately up gradient from the project site. Therefore, the risk of flooding from a seismically-induced seiche is considered to be remote.

Review of the County of Los Angeles Flood and Inundation Hazards Map (Leighton, 1990), indicates the site lies within the inundation boundaries of the Hollywood Reservoir. A determination of whether a higher site elevation would remove the site from the potential inundation zones is beyond the scope of this investigation.



Landsliding

The probability of seismically-induced landslides occurring on the site is considered to be low due to the general lack of elevation difference slope geometry across or adjacent to the site.

CONCLUSIONS AND RECOMMENDATIONS

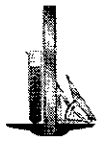
Based upon the exploration, laboratory testing, and research, it is the preliminary finding of this firm that construction of the proposed production office building is considered feasible from a geotechnical engineering standpoint provided the advice and recommendations presented herein are followed and implemented during construction.

Between 3 and 6 feet of existing fill materials was encountered during exploration at the site. Due to the variable nature and the varying depths of the existing fill materials, the existing fill materials are considered to be unsuitable for support of the proposed foundations, floor slabs, or additional fill. It is recommended that all existing fill materials and the upper native soils be removed and recompacted to create an uniform fill pad for the support of the proposed foundations and floor slabs. The proposed structure may be constructed on conventional foundations bearing in the newly placed uniform fill pad.

All existing fill materials shall be properly removed and recompacted for support of the proposed structure. The proposed uniform fill pad shall extend a minimum of 5 feet below the existing site grade, or 3 feet below the bottom of the proposed foundation system, whichever is greater. In addition, the proposed fill pad shall be overexcavated a minimum of 5 feet horizontally beyond the edge of foundations or for a distance equal to the depth of fill below the foundations, whichever is greater. The existing fill materials may be utilized for the construction of the proposed fill pad. Any imported fill materials shall be verified and tested by this office prior to usage on site.

It should be noted that the proposed production office building will be constructed immediately west of the parking structure. The proposed production office building will be constructed at/or near the present grade, and will be surcharging the subterranean walls of the parking structure. Where applicable, surcharge loads from the proposed production office building shall be incorporated into the design of the proposed parking structure by the project structural engineer.

The validity of the conclusions and design recommendations presented herein is dependant upon review of the geotechnical aspects of the proposed construction by this firm. The subsurface conditions described herein have been projected from borings on the site as indicated and should in no way be construed to reflect any variations which may occur between these borings or which may result from changes in subsurface conditions. Any changes in the design or location of any structure,



as outlined in this report, should be reviewed by this office. The recommendations contained herein should not be considered valid until reviewed and modified or reaffirmed subsequent to such review.

FILL SOILS

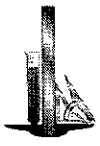
The maximum depth of fill encountered on the site was 6 feet. This material and any fill generated during demolition should be properly removed and recompacted for support of the proposed production office building.

EXPANSIVE SOILS

The onsite earth materials are in the very low to moderate expansion range. The Expansion Index was found to be between 7 and 53 for bulk samples remolded to 90 percent of the laboratory maximum density. Recommended reinforcing is indicated in the "Foundation Design" and "Slabs On Grade" sections of this report.

WATER-SOLUBLE SULFATES

The portland cement portion of concrete is subject to attack when exposed to water-soluble sulfates. Usually the two most common sources of exposure are from soil and marine environments.



The source of natural sulfate minerals in soils include the sulfates of calcium, magnesium, sodium, and potassium. When these minerals interact and dissolve in subsurface water, a sulfate concentration is created, which will react with exposed concrete. Over time sulfate attack will destroy improperly proportioned concrete well before the end of its intended service life.

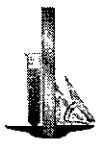
The water-soluble sulfate content of the onsite soils was determined to be severe. It is recommended that Type V cement be utilized for concrete in contact with the underlying site soils. In addition, the maximum water-cementitious materials ratio shall not exceed 0.45, and a minimum compressive strength of 4,500 psi shall be utilized in design of concrete.

GRADING GUIDELINES

Site Preparation

All vegetation, existing fill, and soft or disturbed earth materials should be removed from the areas to receive controlled fill. The excavated areas shall be carefully observed by the geotechnical engineer prior to placing compacted fill.

Any vegetation or associated root system located within the footprint of the proposed structures should be removed during grading. Any existing or abandoned utilities located within the footprint



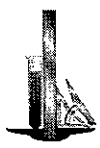
of the proposed structures should be removed or relocated as appropriate. All existing fill materials and any disturbed earth materials resulting from grading operations should be removed and properly recompacted prior to foundation excavation.

The proposed building area shall be excavated to a minimum depth of 5 feet below the existing site grade, or 3 feet below the bottom of all foundations, whichever is greater. The excavation shall extend at least 5 feet beyond the edge of foundations or for a distance equal to the depth of fill below the foundations, whichever is greater. It is very important that the position of the proposed structures is accurately located so that the limits of the graded area are accurate and the grading operation proceeds efficiently.

Subsequent to the indicated removals, the exposed grade shall be scarified to a depth of six inches, moistened to optimum moisture content, and recompacted in excess of the minimum required comparative density.

Compaction

All fill should be mechanically compacted in layers not more than 8 inches thick. All fill shall be compacted to at least 90 percent of the maximum laboratory density for the materials used, except for cohesionless soils having less than 15 percent finer than 0.005 millimeters, which shall be



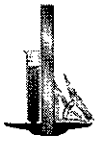
compacted to a minimum 95 percent of the maximum density, in accordance with the April 15, 1998 amendment to the Los Angeles Municipal Code. The maximum density shall be determined by the laboratory operated by Geotechnologies, Inc. using test method ASTM D 1557-02 or equivalent.

Field observation and testing shall be performed by a representative of the geotechnical engineer during grading to assist the contractor in obtaining the required degree of compaction and the proper moisture content. Where compaction is less than required, additional compactive effort shall be made with adjustment of the moisture content, as necessary, until a minimum of 90 percent (or 95 percent for cohesionless soils having less than 15 percent finer than 0.005 millimeters) compaction is obtained.

Acceptable Materials

The excavated onsite materials are considered satisfactory for reuse in the controlled fills as long as any debris and/or organic matter is removed.

Any imported materials shall be observed and tested by the representative of the geotechnical engineer prior to use in fill areas. Imported materials should contain sufficient fines so as to be relatively impermeable and result in a stable subgrade when compacted. Any required import



materials should consist of relatively non-expansive soils with an expansion index of less than 50. The water-soluble sulfate content of the import materials should be less than 0.1% percentage by weight.

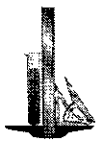
Imported materials should be free from chemical or organic substances which could effect the proposed development. A competent professional should be retained in order to test imported materials and address environmental issues and organic substances which might effect the proposed development.

Utility Trench Backfill

Utility trenches should be backfilled with controlled fill. The utility should be bedded with clean sands at least one foot over the crown. The remainder of the backfill may be onsite soil compacted to 90 percent (or 95 percent for cohesionless soils having less than 15 percent finer than 0.005 millimeters) of the laboratory maximum density. Utility trench backfill should be tested by representatives of this firm in accordance with ASTM D-1557-02.

Wet Soils

At the time of exploration, some of the underlying native soils encountered at the anticipated subgrade level were found to be locally above optimum moisture content. It is anticipated that the



excavated material to be placed as compacted fill, and the materials exposed at the bottom of excavated plane may require significant drying and aeration prior to recompaction.

Pumping of the high-moisture content soils at the bottom of the excavation may occur during operation of heavy equipment. Where pumping is encountered, a layer of angular minimum ¾-inch gravel should be placed and vibrated to a dense state.

The gravel will function as a stabilization material upon which heavy equipment may operate. It is not recommended that rubber tire construction equipment attempt to operate directly on the subgrade soils prior to placing the gravel. Direct operation of rubber tire equipment on the soft subgrade soils will likely result in excessive disturbance to the soils, which in turn will result in a delay to the construction schedule since those disturbed soils would then have to be removed and properly recompacted. Extreme care should be utilized to place gravel as the subgrade becomes exposed.

Shrinkage

Shrinkage results when a volume of soil removed at one density is compacted to a higher density. A shrinkage factor between 5 and 15 percent should be anticipated when excavating and recompacting the existing fill and underlying native earth materials on the site to an average comparative compaction of 92 percent.

Weather Related Grading Considerations

When rain is forecast all fill that has been spread and awaits compaction shall be properly compacted prior to stopping work for the day or prior to stopping due to inclement weather. These fills, once compacted, shall have the surface sloped to drain to an area where water can be removed.

Temporary drainage devices should be installed to collect and transfer excess water to the street in non-erosive drainage devices. Drainage should not be allowed to pond anywhere on the site, and especially not against any foundation or retaining wall. Drainage should not be allowed to flow uncontrolled over any descending slope.

Work may start again, after a period of rainfall, once the site has been reviewed by a representative of this office. Any soils saturated by the rain shall be removed and aerated so that the moisture content will fall within three percent of the optimum moisture content.

Surface materials previously compacted before the rain shall be scarified, brought to the proper moisture content and recompacted prior to placing additional fill, if considered necessary by a representative of this firm.

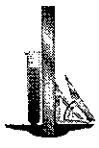
Geotechnical Observations and Testing During Grading

Geotechncial observations and testing during grading are considered to be a continuation of the geotechnical investigation. It is critical that the geotechnical aspects of the project be reviewed by this firm during the construction process. Compliance with the design concepts, specifications or recommendations during construction requires review by this firm during the course of construction. Any fill which is placed should be observed, tested, and verified if used for engineered purposes. Please advise this office at least twenty-four hours prior to any required site visit.

FOUNDATION DESIGN

Conventional

It is recommended that the proposed production office building be supported on a system of conventional foundations bearing in the properly compacted fill pad. Continuous foundations may be designed for a bearing capacity of 3,000 pounds per square foot, and should be a minimum of 12 inches in width, 24 inches in depth below the lowest adjacent grade and 24 inches into the recommended bearing material.



Column foundations may be designed for a bearing capacity of 3,500 pounds per square foot, and should be a minimum of 24 inches in width, 24 inches in depth below the lowest adjacent grade and 24 inches into the recommended bearing material.

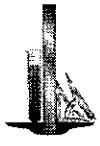
The bearing capacity increase for each additional foot of width is 200 pounds per square foot. The bearing capacity increase for each additional foot of depth is 400 pounds per square foot. The maximum recommended bearing capacity is 6,000 pounds per square foot.

The bearing capacities indicated above are for the total of dead and frequently applied live loads, and may be increased by one third for short duration loading, which includes the effects of wind or seismic forces.

Since the recommended bearing capacity is a net value, the weight of concrete in the foundations may be taken as 50 pounds per cubic foot and the weight of the soil backfill may be neglected when determining the downward load on the foundations.

Miscellaneous Foundations

Conventional foundations for structures such as privacy walls or trash enclosures which will not be rigidly connected to the proposed structure may bear in native soils and/or properly compacted fill.



Continuous footings may be designed for a bearing capacity of 1,500 pounds per square foot, and should be a minimum of 12 inches in width, 18 inches in depth below the lowest adjacent grade and 18 inches into the recommended bearing material. No bearing capacity increases are recommended.

Foundation Reinforcement

Due to a moderate expansion potential for the onsite earth materials, all continuous foundations should be reinforced with a minimum of four #4 steel bars. Two should be placed near the top of the foundation, and two should be placed near the bottom.

Lateral Design

Resistance to lateral loading may be provided by friction acting at the base of foundations and by passive earth pressure. An allowable coefficient of friction of 0.3 may be used with the dead load forces.

Passive earth pressure for the sides of foundations poured against undisturbed or recompacted soil may be computed as an equivalent fluid having a density of 400 pounds per cubic foot with a maximum earth pressure of 4,000 pounds per square foot. When combining passive and friction for

lateral resistance, the passive component should be reduced by one third. A one-third increase in the passive value may be used for wind or seismic loads.

Foundation Settlement

Settlement of the foundation system is expected to occur on initial application of loading. The maximum settlement is expected to be 1 inch and occur below the heaviest loaded columns. Differential settlement is not expected to exceed ¼ inch.

Foundation Observations

It is critical that all foundation excavations are observed by a representative of this firm to verify penetration into the recommended bearing materials. The observation should be performed prior to the placement of reinforcement. Foundations should be deepened to extend into satisfactory earth materials, if necessary. Foundation excavations should be cleaned of all loose soils prior to placing steel and concrete. Any required foundation backfill should be mechanically compacted, flooding is not permitted.

RETAINING WALL DESIGN

Miscellaneous cantilever retaining walls supporting a level backslope may be designed utilizing a triangular distribution of active earth pressure. Retaining walls may be designed utilizing the following table:

Height of Retaining Wall (feet)	Cantilever Retaining Wall Equivalent Fluid Pressure (pcf) Triangular Distribution of Pressure
5 feet	45 pcf

*Where H is the height of the retaining wall in feet.

For these equivalent fluid pressures to be valid, walls which are to be restrained at the top should be backfilled prior to the upper connection being made. Additional active pressure should be added for a surcharge condition due to sloping ground, vehicular traffic or adjacent structures. Foundations may be designed using the allowable bearing capacities, friction, and passive earth pressure found in the "Foundation Design" section above.

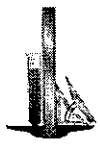
In addition to the recommended earth pressure, the upper ten feet of the retaining wall adjacent to streets, driveways or parking areas should be designed to resist a uniform lateral pressure of 100

pounds per square foot, acting as a result of an assumed 300 pounds per square foot surcharge behind the walls due to normal street traffic. If the traffic is kept back at least ten feet from the retaining walls, the traffic surcharge may be neglected.

The lateral earth pressures recommended above for retaining walls assume that a permanent drainage system will be installed so that external water pressure will not be developed against the walls. Also, where necessary, the retaining walls should be designed to accommodate any surcharge pressures that may be imposed by existing buildings on the adjacent property.

Dynamic (Seismic) Lateral Forces

Retaining walls exceeding 12 feet in height shall be designed to resist the additional earth pressure caused by seismic ground shaking. An inverse triangular pressure distribution should be utilized for seismic loads, with an equivalent fluid pressure of 22 pounds per cubic foot. Utilizing this inverse triangular pressure distribution, the earthquake load would be zero at the base of the wall, and would increase linearly to a maximum of 22(H) pounds per square foot at the top of the wall, where H is the height of the retaining wall.



Waterproofing

Moisture effecting retaining walls is one of the most common post construction complaints. Poorly applied or omitted waterproofing can lead to efflorescense or standing water inside the building. Efflorescence is a process in which a powdery substance is produced on the surface of the concrete by the evaporation of water. The white powder usually consists of soluble salts such as gypsum, calcite, or common salt. Efflorescence is common to retaining walls and does not effect their strength or integrity.

It is recommended that retaining walls be waterproofed. Waterproofing design and inspection of its installation is not the responsibility of the geotechnical engineer. A qualified waterproofing consultant should be retained in order to recommend a product or method which would provide protection to below grade walls.

Retaining Wall Drainage

All retaining walls shall be provided with a subdrain in order to minimize the potential for future hydrostatic pressure buildup behind the proposed retaining walls. Subdrains may consist of four-inch diameter perforated pipes, placed with perforations facing down. The pipe shall be encased in at least

one-foot of gravel around the pipe. The gravel may consist of three-quarter inch to one inch crushed rocks.

A compacted fill blanket or other seal shall be provided at the surface. Retaining walls may be backfilled with gravel adjacent to the wall to within 2 feet of the ground surface. The onsite earth materials are acceptable for use as retaining wall backfill as long as they are compacted to a minimum of 90 percent (or 95 percent for cohesionless soils having less than 15 percent finer than 0.005 millimeters) of the maximum density as determined by ASTM D 1557-02 or equivalent.

Certain types of subdrain pipe are not acceptable to the various municipal agencies, it is recommended that prior to purchasing subdrainage pipe, the type and brand is cleared with the proper municipal agencies. Subdrainage pipes should outlet to an acceptable location.

Where retaining walls are to be constructed adjacent to property lines, there is usually not enough space for placement of a standard perforated pipe and gravel drainage system. Under these circumstances, every other head joints may be left out, or 2-inch diameter weepholes may be placed at the 8 feet on center along the base of the wall. The wall shall be backfilled with a minimum of 1 foot of gravel above the base of the retaining wall. The gravel may consist of three-quarter inch to one inch crushed rocks.

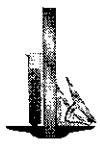
The lateral earth pressures recommended above for retaining walls assume that a permanent drainage system will be installed so that external water pressure will not be developed against the walls. If a drainage system is not provided, the walls should be designed to resist an external hydrostatic pressure due to water in addition to the lateral earth pressure. In any event, it is recommended that retaining walls be waterproofed.

Retaining Wall Backfill

Any required backfill should be mechanically compacted in layers not more than 8 inches thick, to at least 90 percent (or 95 percent for cohesionless soils having less than 15 percent finer than 0.005 millimeters) of the maximum density obtainable by the ASTM Designation D 1557-02 method of compaction. Flooding should not be permitted. Proper compaction of the backfill will be necessary to reduce settlement of overlying walks and paving. Some settlement of required backfill should be anticipated, and any utilities supported therein should be designed to accept differential settlement, particularly at the points of entry to the structure.

TEMPORARY EXCAVATIONS

It is anticipated that excavations on the order of 5 to 7 feet in vertical height will be required for the recommended removal and recompaction. The excavations are expected to expose fill and dense



native soils, which are suitable for vertical excavations up to 5 feet where not surcharged by adjacent traffic or structures.

Where sufficient space is available, temporary unsurcharged embankments could be sloped back without shoring. Excavations over 5 feet in height should may be excavated at a uniform 1:1 (h:v) slope gradient to a maximum height of 20 feet. A uniform sloped excavation does not have a vertical component.

Where sloped embankments are utilized, the tops of the slopes should be barricaded to prevent vehicles and storage loads within seven feet of the tops of the slopes. If the temporary construction embankments are to be maintained during the rainy season, berms are suggested along the tops of the slopes where necessary to prevent runoff water from entering the excavation and eroding the slope faces. The soils exposed in the cut slopes should be inspected during excavation by personnel from this office so that modifications of the slopes can be made if variations in the soil conditions occur.

Excavation Observations

It is critical that the soils exposed in the cut slopes are observed by a representative of this office during excavation so that modifications of the slopes can be made if variations in the earth material conditions occur. Many building officials require that temporary excavations should be made during

the continuous observations of the geotechnical engineer. All excavations should be stabilized within 30 days of initial excavation. Water should not be allowed to pond on top of the excavation nor to flow towards it.

SLABS ON GRADE

Concrete Slabs-on Grade

Concrete floor slabs should be a minimum of 5 inches in thickness. Slabs-on-grade should be cast over undisturbed natural earth materials or properly controlled fill materials. Any earth materials loosened or over-excavated should be wasted from the site or properly compacted to 90 percent (or 95 percent for cohesionless soils having less than 15 percent finer than 0.005 millimeters) of the maximum dry density.

Outdoor concrete flatwork should be a minimum of 4 inches in thickness. Outdoor concrete flatwork should be cast over undisturbed natural earth materials or properly controlled fill materials. Any earth materials loosened or over-excavated should be wasted from the site or properly compacted to 90 percent (or 95 percent for cohesionless soils having less than 15 percent finer than 0.005 millimeters) of the maximum dry density.

Design Of Slabs That Receive Moisture-Sensitive Floor Coverings

In any areas where dampness would be objectionable, it is recommended that the floor slab should be waterproofed. A qualified waterproofing consultant should be retained in order to recommend a product or method which would provide protection for concrete slabs-on-grade.

All concrete slabs-on-grade should be supported on vapor retarder. The design of the slab and the installation of the vapor retarder should comply with ASTM E 1643-98 and ASTM E 1745-97 (Reapproved 2004). Where a vapor retarder is used, a low-slump concrete should be used to minimize possible curling of the slabs. The barrier should be layered in between four inches of sand, two inches above and two inches below, to prevent punctures and aid in the concrete cure.

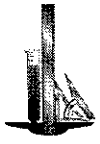
Concrete Crack Control

The recommendations presented in this report are intended to reduce the potential for cracking of concrete slabs-on-grade due to settlement. However even where these recommendations have been implemented, foundations, stucco walls and concrete slabs-on-grade may display some cracking due to minor soil movement and/or concrete shrinkage. The occurrence of concrete cracking may be reduced and/or controlled by limiting the slump of the concrete used, proper concrete placement and

curing, and by placement of crack control joints at reasonable intervals, in particular, where re-entrant slab corners occur.

For standard crack control maximum expansion joint spacing of 10 feet should not be exceeded. Lesser spacings would provide greater crack control. Joints at curves and angle points are recommended. The crack control joints should be installed as soon as practical following concrete placement. Crack control joints should extend a minimum depth of one-fourth the slab thickness. Construction joints should be designed by a structural engineer.

Complete removal of the existing fill soils beneath outdoor flatwork such as walkways or patio areas, is not required, however, due to the rigid nature of concrete, some cracking, a shorter design life and increased maintenance costs should be anticipated. In order to provide uniform support beneath the flatwork it is recommended that a minimum of 12 inches of the exposed subgrade beneath the flatwork be scarified and recompacted to 90 percent (or 95 percent for cohesionless soils having less than 15 percent finer than 0.005 millimeters) relative compaction.



Slab Reinforcing

Concrete slabs-on-grade should be reinforced with a minimum of #4 steel bars on 16-inch centers each way. Outdoor flatwork should be reinforced with a minimum of #3 steel bars on 18-inch centers each way.

ASPHALT AND CONCRETE PAVING

It is recommended that the existing fill materials be removed and recompacted for the support of the proposed asphaltic pavement. The client should be aware that removal of all existing fill in the area of new paving is not required, however, pavement constructed in this manner will most likely have a shorter design life and increased maintenance costs. In any case, the existing grade should be scarified to a minimum depth of 12 inches, moistened or dried as required to obtain optimum moisture content, and recompacted to 95 percent of the maximum density as determined by ASTM D 1557-02. The following pavement sections are recommended:

Assumed Vehicular Service	Asphalt Pavement Thickness (inches)	Thickness of Aggregate Base (inches)
Passenger Cars	3.0	4.0
Moderate Trucks	4.0	7.0
Heavy Trucks	7.0	10.0

A subgrade modulus of 100 pounds per cubic inch may be assumed for design of concrete paving. Concrete paving shall be a minimum of 6 inches in thickness, and shall be underlain by 6 inches of aggregate base. For standard crack control maximum expansion joint spacing of 10 feet should not be exceeded. Lesser spacings would provide greater crack control. Joints at curves and angle points are recommended.

Aggregate base should be compacted to a minimum of 95 percent of the ASTM D 1557-02 laboratory maximum dry density. Base materials should conform with Sections 200-2.2 or 200-2.4 of the "Standard Specifications for Public Works Construction", (Green Book), latest edition.

SITE DRAINAGE

Proper surface drainage is critical to the future performance of the project. Saturation of a soil can cause it to lose internal shear strength and increase its compressibility, resulting in a change in the designed engineering properties. Proper site drainage should be maintained at all times.

All site drainage, with the exception of any required to disposed of onsite by stormwater regulations, should be collected and transferred to the street in non-erosive drainage devices. The proposed structure should be provided with roof drainage. Discharge from downspouts, roof drains and scuppers should not be permitted on unprotected soils within five feet of the building perimeter.

Drainage should not be allowed to pond anywhere on the site, and especially not against any foundation or retaining wall. Drainage should not be allowed to flow uncontrolled over any descending slope. Planters which are located within retaining wall backfill should be sealed to prevent moisture intrusion into the backfill.

DESIGN REVIEW

Engineering of the proposed project should not begin until approval of the geotechnical report by the Building Official is obtained in writing. Significant changes in the geotechnical recommendations may result during the building department review process.

It is recommended that the geotechnical aspects of the project be reviewed by this firm during the design process. This review provides assistance to the design team by providing specific recommendations for particular cases, as well as review of the proposed construction to evaluate whether the intent of the recommendations presented herein are satisfied.

CONSTRUCTION MONITORING

Geotechnical observations and testing during construction are considered to be a continuation of the geotechnical investigation. It is critical that this firm review the geotechnical aspects of the project

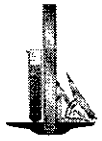
during the construction process. Compliance with the design concepts, specifications or recommendations during construction requires review by this firm during the course of construction. All foundations should be observed by a representative of this firm prior to placing concrete or steel. Any fill which is placed should be observed, tested, and verified if used for engineered purposes. Please advise this office at least twenty-four hours prior to any required site visit.

If conditions encountered during construction appear to differ from those disclosed herein, notify this office immediately so the need for modifications may be considered in a timely manner.

It is the responsibility of the contractor to ensure that all excavations and trenches are properly sloped or shored. All temporary excavations should be cut and maintained in accordance with applicable OSHA rules and regulations.

CLOSURE AND LIMITATIONS

The purpose of this report is to aid in the design and completion of the described project. Implementation of the advice presented in this report is intended to reduce certain risks associated with construction projects. The professional opinions and geotechnical advice contained in this report are sought because of special skill in engineering and geology and were prepared in accordance with generally accepted geotechnical engineering practice. Geotechnologies, Inc. has a duty to exercise



the ordinary skill and competence of members of the engineering profession. Those who hire Geotechnologies, Inc. are not justified in expecting infallibility, but can expect reasonable professional care and competence.

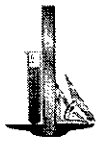
The scope of the geotechnical services provided did not include any environmental site assessment for the presence or absence of organic substances, hazardous/toxic materials in the soil, surface water, groundwater, or atmosphere, or the presence of wetlands.

Proper compaction is necessary to reduce settlement of overlying improvements. Some settlement of compacted fill should be anticipated. Any utilities supported therein should be designed to accept differential settlement. Differential settlement should also be considered at the points of entry to the structure.

GEOTECHNICAL TESTING

Classification and Sampling

The soil is continuously logged by a representative of this firm and classified by visual examination in accordance with the Unified Soil Classification system. The field classification is verified in the laboratory, also in accordance with the Unified Soil Classification System. Laboratory classification

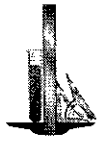


may include visual examination, Atterberg Limit Tests and grain size distribution. The final classification is shown on the boring logs.

Samples of the earth materials encountered in the exploration points were collected and transported to the laboratory. Undisturbed samples of soil are obtained at frequent intervals. Unless noted on the boring logs as an SPT sample, samples acquired while utilizing a hollow-stem auger drill rig are obtained by driving a thin-walled, California Modified Sampler with successive 30-inch drops of a 140-pound hammer. The soil is retained in brass rings of 2.50 inches inside diameter and 1.00 inches in height. The central portion of the samples are stored in close fitting, waterproof containers for transportation to the laboratory. Samples noted on the boring logs as SPT samples are obtained in accordance with ASTM D 1586-99. Samples are retained for 30 days after the date of the geotechnical report.

Moisture and Density Relationships

The field moisture content and dry unit weight are determined for each of the undisturbed soil samples, and the moisture content is determined for SPT samples by ASTM D 4959-00 or ASTM D 4643-00. This information is useful in providing a gross picture of the soil consistency between borings and any local variations. The dry unit weight is determined in pounds per cubic foot and



shown on the "Boring Logs", A-Plates. The field moisture content is determined as a percentage of the dry unit weight.

Direct Shear Testing

Shear tests are performed by ASTM D 3080-03 with a strain controlled, direct shear machine manufactured by Soil Test, Inc. The rate of deformation is approximately 0.025 inches per minute. Each sample is sheared under varying confining pressures in order to determine the Mohr-Coulomb shear strength parameters of the cohesion intercept and the angle of internal friction. Samples are generally tested in an artificially saturated condition. Depending upon the sample location and future site conditions, samples may be tested at field moisture content. The results are plotted on the "Shear Test Diagram", (B-Plates).

Consolidation Testing

Settlement predictions of the soil's behavior under load are made on the basis of the consolidation tests ASTM D 2435-03. The consolidation apparatus is designed to receive a single one-inch high ring. Loads are applied in several increments in a geometric progression, and the resulting deformations are recorded at selected time intervals. Porous stones are placed in contact with the top and bottom of each specimen to permit addition and release of pore fluid. Samples are generally

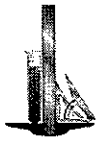
tested at increased moisture content to determine the effects of water on the bearing soil. The normal pressure at which the water is added is noted on the drawing. Results are plotted on the "Consolidation Test," C-Plates.

Expansion Index

The expansion tests performed on the remolded samples are in accordance with the Expansion Index testing procedures, as described in the ASTM D4829-03. The soil sample is compacted into a metal ring at a saturation degree of 50 percent. The ring sample is then placed in a consolidometer, under a vertical confining pressure of 1 lbf/square inch and inundated with distilled water. The deformation of the specimen is recorded for a period of 24 hours or until the rate of deformation becomes less than 0.0002 inches/hour, whichever occurs first. The expansion index, EI, is determined by dividing the difference between final and initial height of the ring sample by the initial height, and multiplied by 1,000.

Laboratory Maximum Density

The maximum dry unit weight and optimum moisture content of a soil are determined by use of ASTM D 1557-02. A soil at a selected moisture content is placed in five layers into as mold of given dimensions, with each layer compacted by 25 blows of a 10 pound hammer dropped from a distance



of 18 inches subjecting the soil to a total compactive effort of about 56,000 pounds per cubic foot. The resulting dry unit weight is determined. The procedure is repeated for a sufficient number of moisture contents to establish a relationship between the dry unit weight and the water content of the soil. The data when plotted, represent a curvilinear relationship know as the compaction curve. The values of optimum moisture content and modified maximum dry unit weight are determined from the compaction curve.

Grain Size Distribution

These tests cover the quantitative determination of the distribution of particle sizes in soils. Sieve analysis is used to determine the grain size distribution of the soil larger than the Number 200 sieve. ASTM D 422-63 (Reapproved 2002) is used to determine particle sizes smaller than the Number 200 sieve. A hydrometer is used to determine the distribution of particle sizes by a sedimentation process. The grain size distributions are plotted on the E-Plates presented in the Appendix of this report.

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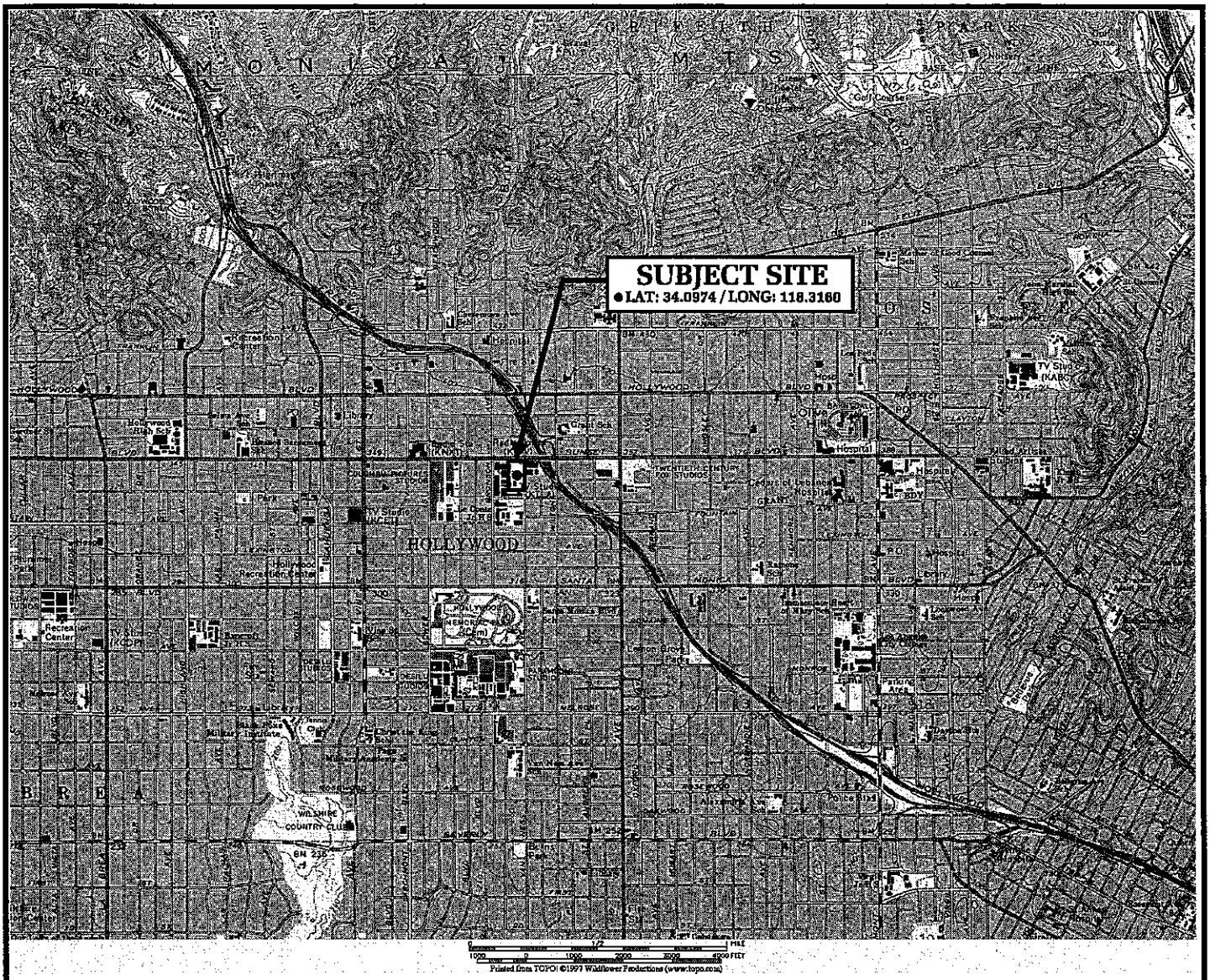

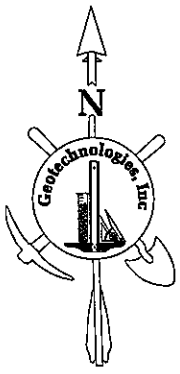

REFERENCE: U.S.G.S. TOPOGRAPHIC MAPS, 7.5 MINUTE SERIES, HOLLYWOOD, CA QUADRANGLE

VICINITY MAP

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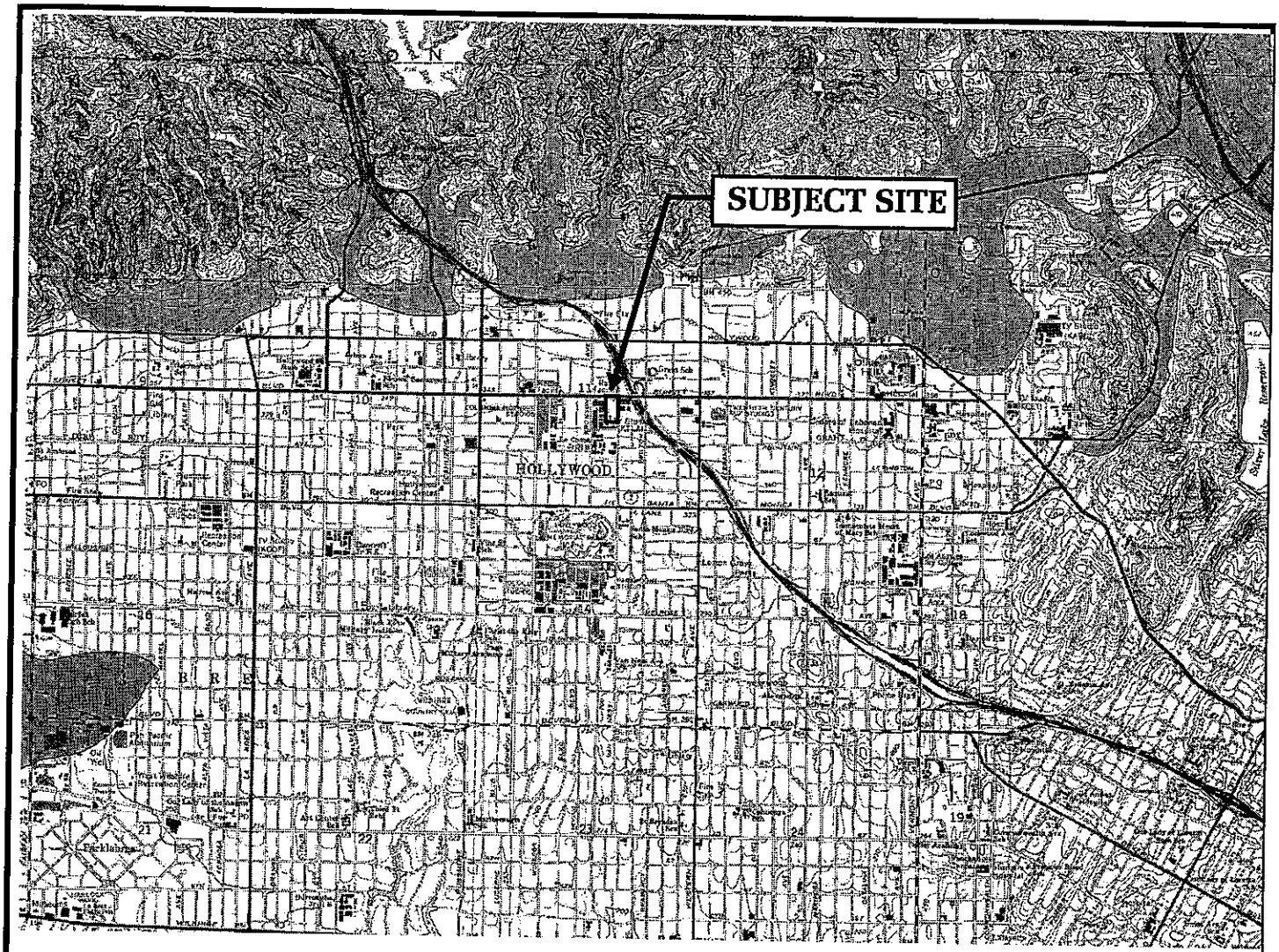
Consulting Geotechnical Engineers

HUDSON CAPITAL, LLC
PROPOSED SUNSET BRONSON STUDIOS OFFICE DEVELOPMENT

FILE NO. 19716



SCALE 1:24,000

1 0 1 MILE

1000 0 1000 2000 3000 4000 5000 6000 7000 FEET

1 0 1 KILOMETER

LIQUEFACTION AREA

N

Geotechnologies, Inc

REFERENCE: SEISMIC HAZARD ZONES, HOLLYWOOD QUADRANGLE OFFICIAL MAP (CDMG, 1999)

SEISMIC HAZARD ZONE MAP

Geotechnologies, Inc.
Consulting Geotechnical Engineers

HUDSON CAPITAL, LLC
PROPOSED SUNSET BRONSON STUDIOS OFFICE DEVELOPMENT

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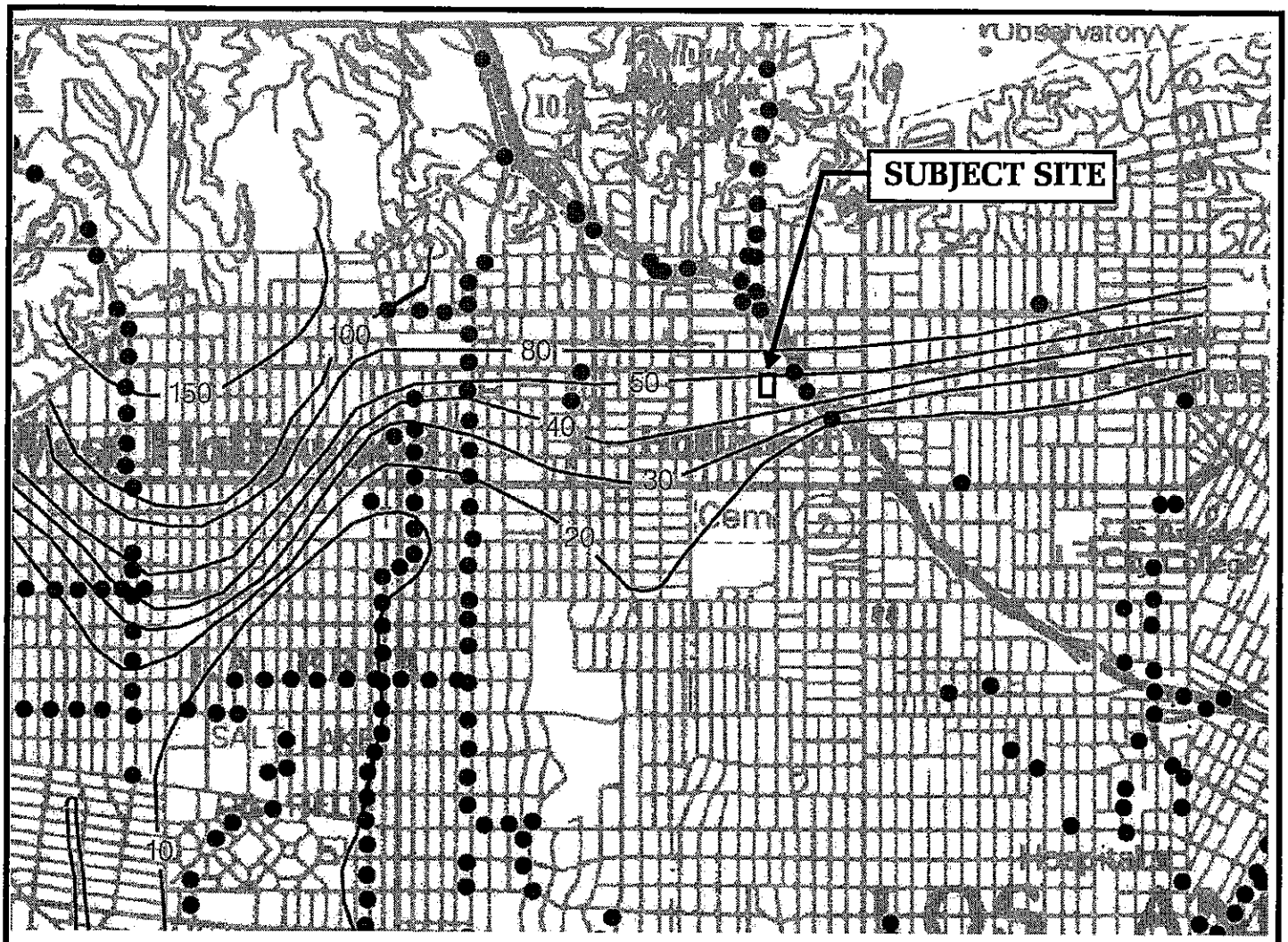

ONE MILE

SCALE

N

20 DEPTH TO GROUNDWATER IN FEET

REFERENCE: CDMG, SEISMIC HAZARD ZONE REPORT, 026
HOLLYWOOD 7.5 - MINUTE QUADRANGLE, LOS ANGELES COUNTY, CALIFORNIA (1998, REVISED 2006)

HISTORICALLY HIGHEST GROUNDWATER LEVELS

Geotechnologies, Inc.
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PROPOSED SUNSET BRONSON STUDIOS OFFICE DEVELOPMENT

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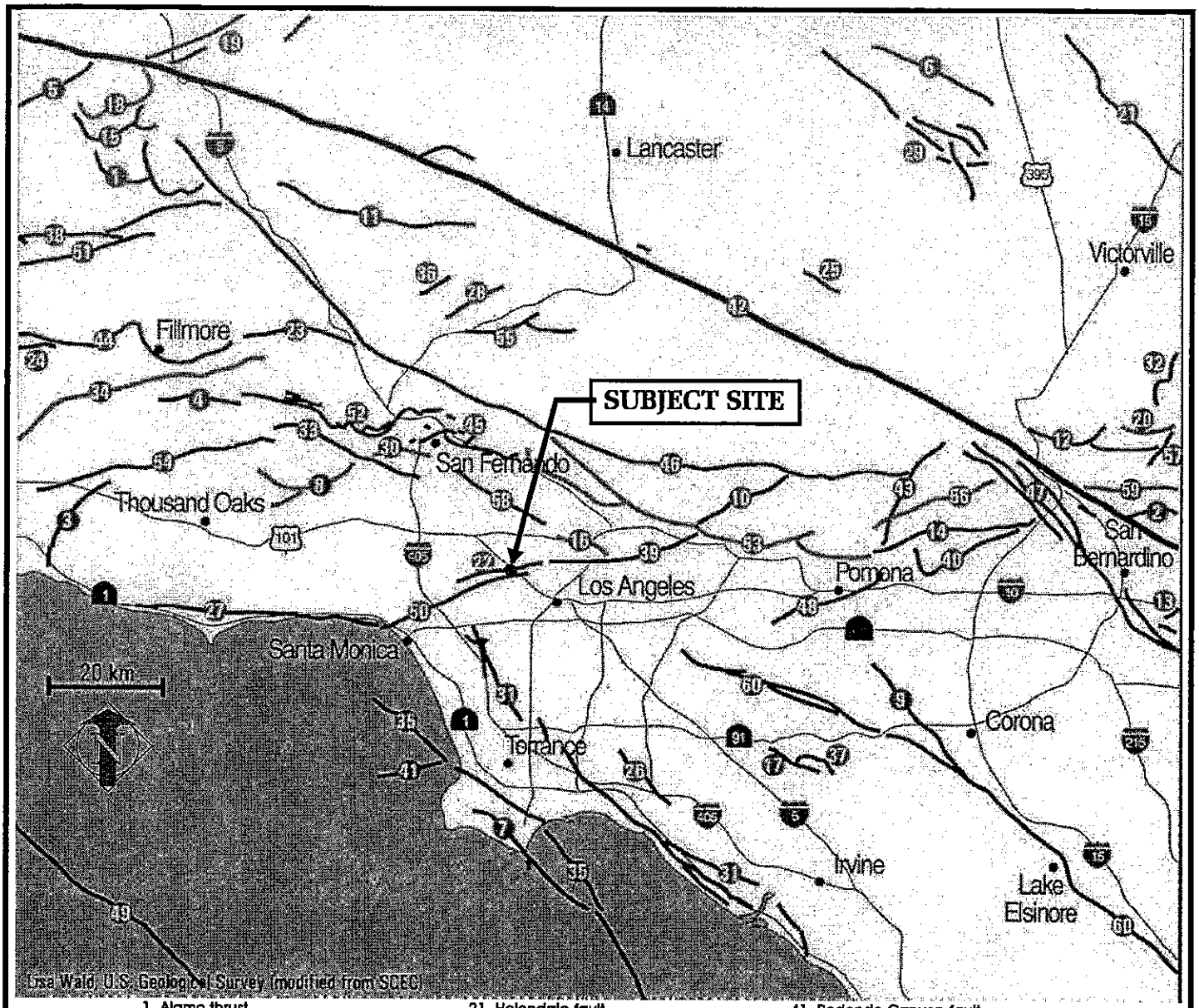


1 Alamo thrust
2 Arrowhead fault
3 Bailey fault
4 Big Mountain fault
5 Big Pine fault
6 Blake Ranch fault
7 Cabrillo fault
8 Chatsworth fault
9 Chino fault
10 Clamshell-Sawpit fault
11 Clearwater fault
12 Cleghorn fault
13 Crafton Hills fault zone
14 Cucamonga fault zone
15 Dry Creek fault
16 Eagle Rock fault
17 El Modeno fault
18 Frazier Mountain thrust
19 Garlock fault zone
20 Grass Valley fault
21 Helendale fault
22 Hollywood fault
23 Holser fault
24 Lion Canyon fault
25 Llano fault
26 Los Alamitos fault
27 Malibu Coast fault
28 Mint Canyon fault
29 Mirage Valley fault zone
30 Mission Hills fault
31 Newport Inglewood fault zone
32 North Frontal fault zone
33 Northridge Hills fault
34 Oak Ridge fault
35 Palos Verdes fault zone
36 Pelona fault
37 Peralta Hills fault
38 Pine Mountain fault
39 Raymond fault
40 Red Hill (Etiwanda Ave) fault
41 Redondo Canyon fault
42 San Andreas Fault
43 San Antonio fault
44 San Cayetano fault
45 San Fernando fault zone
46 San Gabriel fault zone
47 San Jacinto fault
48 San Jose fault
49 Santa Cruz-Santa Catalina Ridge f.z.
50 Santa Monica fault
51 Santa Ynez fault
52 Santa Susana fault zone
53 Sierra Madre fault zone
54 Simi fault
55 Soledad Canyon fault
56 Stoddard Canyon fault
57 Tunnel Ridge fault
58 Verdugo fault
59 Waterman Canyon fault
60 Whittier fault

REFERENCE: http://pasadena.wr.usgs.gov/info/images/LA%20Faults.pdf

SOUTHERN CALIFORNIA FAULT MAP

Geotechnologies, Inc.
Consulting Geotechnical Engineers

HUDSON CAPITAL, LLC
PROPOSED SUNSET BRONSON STUDIOS OFFICE DEVELOPMENT

FILE No. 19716 | **FIGURE I**

VAN NESS AVENUE

123'-0" 117'-3" 327'-8" 32'-0"

B1 B2 B3 B4 B5

OFFICE HIGH-RISE
24,000 SF/LEVEL

21'-0"

B14 B11 B10

PARKING STRUCTURE

B13 B12 B9

FIRE LANE

B6 B8

50'-0"

FIRE LANE

PRODUCTION OFFICE
B7 20,000 SF/LEVEL

107'-0"

FIRE LANE

30'-0"

Stage 7/8

KTLA

FIRE LANE

SUNSET BOULEVARD

Building 10

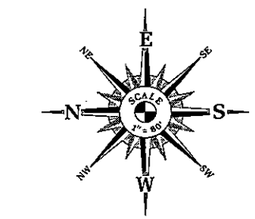
Building 11

Control Bldg.

Stage 6

Stage 1 Stage 2 Stage 3 Stage 4 Stage 5

BRONSON AVENUE



SCALE IN FEET

0 40 80 160

LEGEND

B14 LOCATION & NUMBER OF BORING

REFERENCE: FINAL CONCEPT PLAN PREPARED BY GENSLER
DATED: JULY 3, 2008

PLOT PLAN

Geotechnologies, Inc.
Consulting Geotechnical Engineers

HUDSON CAPITAL, LLC

FILE No. 19716	DRAWN BY: BA
DATE: October '08	SHEET: 1 of 1

BORING LOG NUMBER 1

Drilling Date: 08/30/08 **Elevation: 363.5'**

Project: File No. 19716 **Hudson Capital, LLC**

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description Surface Conditions: 4-inch Asphalt over 4-inch Base
				0 --		FILL: Silty Sand, dark brown, slightly moist, medium dense, fine grained
				1 --		
2	33	8.1	103.5	2 --		Silty Sand, dark brown, slightly moist, medium dense, fine grained
				3 --		
				4 --		
5	53	9.5	110.6	5 --	SM	Silty Sand, dark to yellowish brown, slightly moist, very dense
				6 --		
7	31	13.1	101.3	7 --		
				8 --		
				9 --		
10	41	15.2	108.5	10 --		
				11 --		
				12 --		
				13 --		
				14 --		
15	41	18.4	108.0	15 --	CL	Sandy to Silty Clay, dark to yellowish brown, moist, very stiff, minor caliche
				16 --		
				17 --		
				18 --		
				19 --		
20	85	18.7	106.1	20 --		Sandy to Silty Clay, dark to yellowish brown, moist, very stiff
				21 --		
				22 --		
				23 --		
				24 --		
25	40	18.5	106.3	25 --		

BORING LOG NUMBER 1

Project: File No. 19716 **Hudson Capital, LLC**

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description
				26		
				27		
				28		
				29		
30	35 50/5"	19.9	106.0	30		
				31	ML/CL	Sandy Silt to Silty Clay, dark to yellowish brown, moist, very stiff
				32		
				33		
				34		
35	75/6"	15.0	114.5	35		
				36	ML/SM	Sandy Silt to Silty Sand, dark to medium brown, moist, very dense, to very stiff, fine grained
				37		
				38		
				39		
40	75/8"	12.7	119.6	40		
				41	SM	Silty Sand, yellowish brown, moist, very dense, fine grained
				42		
				43		
				44		
45	40 50/5"	16.0	116.0	45		
				46	ML	Sandy to Clayey Silt, dark to medium brown, moist, very stiff
				47		
				48		
				49		
50	100/6"	5.5	109.4	50		
					SW	Sand, yellowish brown, slightly moist, very dense, fine to coarse grained, with gravel

BORING LOG NUMBER 1

Project: File No. 19716 — Hudson Capital, LLC

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description
				51		
				52		
				53		
				54		
55	75	12.5	119.4	55		
				56	CL/SC	Sandy Clay to Clayey Sand, medium brown, very moist, very dense to very stiff, fine grained
				57		
				58		
				59		
60	25 50/7"	12.7	117.5	60		
				61	SP	Sand, brown, wet, very dense, fine to medium grained
				62		
				63		
				64		
65	80	18.3	109.5	65		
				66	SM	Silty Sand, yellowish brown, wet, very dense, fine grained
				67		
				68		
				69		
70	85	11.3	119.9	70		
				71	SP	Sand, yellowish brown to medium brown, wet, very dense, fine to medium grained
				72		
				73		
				74		
75	45 50/4"	10.1	123.0	75		
						Sand, medium to yellowish brown, wet, very dense, fine to medium grained

BORING LOG NUMBER 1

Project: File No. 19716 **Hudson Capital, LLC**

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description
				76 --		
				77 --		
				78 --		
				79 --		
80	75/7"	21.5	100.1	80 --	SM	Silty Sand, yellowish brown, very moist, very dense, fine grained
				81 --		Total depth: 80 feet
						Water at 55 feet
				82 --		Fill to 5 feet
				83 --		
				84 --		NOTE: The stratification lines represent the approximate boundary between earth types; the transition may be gradual
				85 --		Used 8-inch diameter Hollow-Stem Auger
						140-lb. Slide Hammer, 30-inch drop
				86 --		Modified California Sampler used unless otherwise noted
				87 --		SPT=Standard Penetration Test
				88 --		
				89 --		
				90 --		
				91 --		
				92 --		
				93 --		
				94 --		
				95 --		
				96 --		
				97 --		
				98 --		
				99 --		
				100 --		

BORING LOG NUMBER 2

Drilling Date: 08/30/08 **Elevation: 361.0'**

Project: File No. 19716 **Hudson Capital, LLC**

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description Surface Conditions: 4-inch Asphalt over 3-inch Base
				0 --		FILL: Silty Sand, yellowish brown, slightly moist, medium dense, fine grained
				-		
				1 --		
				-		
				2 --		
2.5	33	5.2	112.2	-		
				3 --		
				-	SM	Silty Sand, yellowish brown, moist, dense, fine to medium to medium grained
				4 --		
				-		
5	36	6.9	SPT	5 --		
				-		slightly moist, dense, fine to medium grained, occasional gravel
				6 --		
				-		
				7 --		
7.5	33	15.3	104.1	-		
				8 --	SM/SC	Silty to Clayey Sand, yellowish brown, moist, dense, fine to medium grained
				-		
				9 --		
				-		
10	33	19.4	SPT	10 --		
				-	SC	Clayey Sand, yellowish brown, moist, dense, fine grained
				11 --		
				-		
				12 --		
12.5	56	17.9	102.2	-		
				13 --		moist, very dense
				-		
				14 --		
				-		
15	33	27.0	SPT	15 --		
				-		
				16 --		
				-		
				17 --		
17.5	30 50/6"	18.6	109.9	-		
				18 --		
				-		
				19 --		
				-		
20	31	20.9	SPT	20 --		
				-		
				21 --		
				-		
				22 --		
22.5	54	13.2	115.2	-		
				23 --	SC/CL	Clayey Sand to Sandy Clay, yellowish brown, moist, very dense to very stiff, fine grained
				-		
				24 --		
				-		
25	48	15.0	SPT	25 --		
				-		

BORING LOG NUMBER 2

Project: File No. 19716 Hudson Capital, LLC

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description
				26		
				27		
27.5	25 50/6"	16.2	116.6	28	CL	Sandy Clay, medium brown to yellowish brown, moist, very stiff
				29		
30	36	17.1	SPT	30	SC	Clayey Sand, yellowish brown, moist, dense, fine to medium grained
				31		
				32		
32.5	30 50/6"	33.9	88.5	33	CL	Silty Clay, yellowish brown, very moist, very stiff
				34		
35	40	28.5	SPT	35	SP/CL	Sand to Silty Clay, yellowish brown, very moist, dense to very stiff, fine to medium grained
				36		
				37		
37.5	38 50/6"	22.2	100.4	38	SM/SC	Silty to Clayey Sand, yellowish brown, very moist, very dense to very stiff, fine to medium grained
				39		
40	73	10.5	SPT	40	SC/SM	Clayey to Silty Sand, yellowish brown, moist, very dense, fine to medium grained
				41		
				42		
42.5	40 50/6"	14.5	117.9	43	SC	Clayey Sand, yellowish brown, moist, very dense to very stiff, fine to medium grained
				44		
45	56	20.8	SPT	45	SM	Silty Sand, yellowish brown, very moist, very dense, fine grained
				46		
				47		
47.5	61	20.4	105.1	48		
				49		
50	50	28.5	SPT	50	SM/SW	Silty Sand to Gravelly Sand, yellowish brown, wet, very dense, fine to medium grained

BORING LOG NUMBER 2

Project: File No. 19716 Hudson Capital, LLC

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description
				51		
				52		
52.5	39 50/6"	17.4	109.8	53	SC/CL	Clayey Sand to Sandy Clay, medium brown, moist, very dense to very stiff, fine grained
				54		
55	43	19.6	SPT	55		
				56		
				57		
57.5	48	16.2	118.2	58	SC/SM	Clayey to Silty Sand, yellowish brown, wet, very dense, fine to medium grained
				59		
60	60	16.0	SPT	60		
				61		
				62		
62.5	38 50/6"	14.0	114.3	63	SW	Sand with Gravel, yellowish brown, wet, very dense, fine to medium grained
				64		
65	30 50/6"	11.5	SPT	65	SP	Sand, yellowish brown, wet, very dense, fine to coarse grained
				66		
				67		
67.5	40 50/6"	15.0	115.0	68		
				69		
70	50/6"	9.3	SPT	70		
				71		
				72		
72.5	75/6"	14.4	113.1	73		wet, occasional gravel
				74		
75	50/6"	9.1	SPT	75		

BORING LOG NUMBER 2

Project: File No. 19716 — Hudson Capital, LLC

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description
				76		
				77		
77.5	75/6"	15.1	112.9	78		wet
				79		
80	25 50/6"	19.8	SPT	80	SM/CL	Silty Sand to Sandy Clay, yellowish brown, wet, very dense to very stiff, fine to medium grained
				81		
				82		
82.5	25 50/6"	16.5	125.1	83	CL	Silty Clay, medium brown, moist, very stiff
				84		
85	61	19.3	SPT	85	SC/CL	Clayey Sand to Sandy Clay, yellowish brown, very moist, very dense to very stiff, fine grained
				86		
				87		
87.5	75/6"	12.8	120.6	88	SM	Silty Sand, yellowish brown, wet, very dense, fine grained
				89		
90	28 50/6"	14.6	SPT	90		
				91		
				92		
92.5	40 50/5"	21.6	108.4	93	SC/SM	Clayey to Silty Sand, yellowish brown, very moist, very dense, fine grained
				94		
95	50/6"	18.7	SPT	95	SM	Silty Sand, yellowish brown, wet, very dense, fine grained
				96		
				97		
97.5	75/6"	20.8	106.6	98	CL	Sandy Clay, yellowish brown, moist, very stiff
				99		
100	50/6"	14.6	SPT	100	CL/SC	Sandy Clay to Clayey Sand, yellowish brown, wet, very dense to very stiff, fine to medium grained
						Total depth: 100 feet; Water at 50 feet; Fill to 3 feet

BORING LOG NUMBER 3

Drilling Date: 08/21/08 **Elevation: 362.5'**

Project: File No. 19716 **Hudson Capital, LLC**

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description Surface Conditions: 4-inch Asphalt over 3-inch Base
				0 --		FILL: Silty Sand, light grayish brown, moist, medium dense, fine grained
				1 --		
				2 --		
2.5	30	8.1	121.2	3 --		Silty Sand, yellowish brown, moist, medium dense, fine to medium grained
				4 --		
5	28	7.9	115.0	5 --	SM/SW	Silty Sand to Sand, yellowish brown, slightly moist, dense, fine to medium grained, with gravel
				6 --		
				7 --		
7.5	25	20.4	99.5	8 --	SM/SC	Silty to Clayey Sand, yellowish brown, moist, dense, fine grained
				9 --		
10	33	17.2	105.3	10 --	SC	Clayey Sand, yellowish brown, moist, dense, fine grained
				11 --		
				12 --		
				13 --		
				14 --		
15	46	19.9	100.1	15 --	SC/CL	Clayey Sand to Sandy Clay, yellowish brown, moist, very dense to very stiff, fine grained, minor caliche
				16 --		
				17 --		
				18 --		
				19 --		
20	50	20.1	104.4	20 --		
				21 --		
				22 --		
				23 --		
				24 --		
25	36 50/6"	14.8	111.4	25 --	SM/SC	Silty to Clayey Sand, yellowish brown, moist, very dense, fine to medium grained

BORING LOG NUMBER 3

Project: File No. 19716 **Hudson Capital, LLC**

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description
				26		
				27		
				28		
				29		
30	40 50/6"	4.9	115.8	30		
				31	SW	Sand, yellowish brown, slightly moist, very dense, fine to medium medium grained, with occasional gravel
				32		
				33		
				34		
35	70	13.5	117.4	35		
				36	SM	Silty Sand, yellowish brown, moist, very dense, fine to medium grained, occasional gravel
				37		
				38		
				39		
40	30 50/6"	14.3	117.8	40		
				41		
				42		
				43		
				44		
45	68	12.2	118.2	45		
				46	SC/SM	Clayey to Silty Sand, yellowish brown, moist, very dense, fine to medium grained
				47		
				48		
				49		
50	39 50/6"	17.3	111.5	50		

BORING LOG NUMBER 3

Project: File No. 19716 — Hudson Capital, LLC

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description
				51		
				52		
				53		
				54		
55	70	18.8	105.7	55	SM	Silty Sand, yellowish brown, wet, very dense, fine to medium grained
				56		
				57		
				58		
				59		
60	75	21.6	111.2	60	SC/CL	Clayey Sand to Sandy Clay, yellowish brown, very moist, very dense to very stiff, fine to medium grained
				61		
				62		Total depth: 60 feet Water at 54.5 feet Fill to 5 feet
				63		
				64		
				65		
				66		
				67		
				68		
				69		
				70		
				71		
				72		
				73		
				74		
				75		

BORING LOG NUMBER 4

Drilling Date: 08/20/08 **Elevation: 360.5'**

Project: File No. 19716 **Hudson Capital, LLC**

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description Surface Conditions: 4-inch Asphalt over 4-inch Base
				0		FILL: Silty Sand, medium brown, very moist, medium dense, fine to medium grained
				1		
				2		
2.5	12	8.2	98.1	3		
				4		
5	19	8.1	116.6	5		yellowish brown, slightly moist, medium dense to dense
				6		
				7	SM	Silty Sand, yellowish brown, slightly moist, dense, fine to medium grained
7.5	26	5.1	106.3	8		
				9		
10	27	16.2	95.6	10		
				11	SC	Clayey Sand, yellowish brown, moist, dense, fine grained
				12		
				13		
				14		
15	23	17.8	105.7	15		moist, dense, fine grained
				16		
				17		
				18		
				19		
20	36	19.6	104.9	20		moist, very dense
				21		
				22		
				23		
				24		
25	33	14.9	111.0	25		

GEOTECHNOLOGIES, INC.

Plate A-4a

BORING LOG NUMBER 4

Project: File No. 19716 **Hudson Capital, LLC**

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description
				26		
				27		
				28		
				29		
30	45	21.2	106.5	30		
				31	CL	Sandy Clay, brown to yellowish brown, moist, very stiff
				32		
				33		
				34		
35	40	7.9	121.5	35		
				36	SW	Sand, yellowish brown, slightly moist, very dense, fine to medium grained, with gravel
				37		
				38		
				39		
40	44	18.1	108.9	40		
				41	SC	Clayey Sand, yellowish brown, moist, very dense, fine to medium grained
				42		
				43		
				44		
45	32 50/6"	9.0	119.4	45		
				46	SW	Sand, yellowish brown, moist, very dense, fine to medium grained, with gravel
				47		
				48		
				49		
50	47	18.4	116.3	50		
					SM	Silty Sand, yellowish brown, wet, very dense, fine to medium grained

BORING LOG NUMBER 4

Project: File No. 19716 Hudson Capital, LLC

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description
				51 --		
				52 --		
				53 --		
				54 --		
55	66	17.8	112.5	55 --		
				56 --	CL	Sandy Clay, yellowish brown, very moist, very stiff
				57 --		
				58 --		
				59 --		
60	30 50/6"	18.0	109.1	60 --		
				61 --	SM/CL	Silty Sand to Sandy Clay, yellowish brown to medium brown, moist, very dense to very stiff, fine grained
				62 --		
				63 --		
				64 --		
65	40 50/6"	13.5	121.6	65 --		
				66 --	SM/SW	Silty Sand to Sand, yellowish brown, wet, very dense, fine to medium grained, with gravel
				67 --		
				68 --		
				69 --		
70	76	14.1	113.2	70 --		
				71 --	SP	Sand, yellowish brown, wet, very dense, fine to medium grained
				72 --		
				73 --		
				74 --		
75	77	15.3	114.3	75 --		

BORING LOG NUMBER 4

Project: File No. 19716 **Hudson Capital, LLC**

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description
				76		
				77		
				78		
				79		
80	36 50/6"	16.3	107.5	80		wet, very dense
				81		Total depth: 80 feet Water at 55 feet Fill to 6 feet
				82		
				83		
				84		
				85		
				86		
				87		
				88		
				89		
				90		
				91		
				92		
				93		
				94		
				95		
				96		
				97		
				98		
				99		
				100		

BORING LOG NUMBER 5

Drilling Date: 08/20/08 **Elevation: 362.5'**

Project: File No. 19716 **Hudson Capital, LLC**

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description Surface Conditions: 4½-inch Asphalt over 3-inch Base
				0		FILL: Silty Sand, yellowish brown, slightly moist, medium dense, fine to medium grained
2.5	20	6.8	113.8	3	SM	Silty Sand, yellowish brown, slightly moist, dense, fine to medium grained
5	19	5.3	115.2	5		
7.5	27	21.9	91.1	8	SM/SC	Silty to Clayey Sand, yellowish brown to light grayish brown, very moist, dense, fine grained
10	23	12.9	110.1	10	SC	Clayey Sand, light grayish brown to yellowish brown, moist, dense, fine grained, occasional gravel
15	27	19.3	103.1	15		yellowish brown, moist, very dense
20	36	20.1	103.4	20		slight caliche
25	39	11.9	116.5	25	SM/SC	Silty to Clayey Sand, yellowish brown to medium brown, moist, dense, fine to medium grained

BORING LOG NUMBER 5

Project: File No. 19716 — Hudson Capital, LLC

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description
				26		
				27		
				28		
				29		
30	48	16.0	110.1	30		
				31	SC	Clayey Sand, yellowish brown, moist, very dense, fine to medium grained, stiff
				32		
				33		
				34		
35	35 50/6"	19.8	111.2	35		
				36		moist, very dense
				37		
				38		
				39		
40	63	24.3	97.4	40		
				41	CL	Sandy Clay, yellowish brown, moist, very stiff
				42		
				43		
				44		
45	40 50/6"	8.3	109.3	45		
				46	SM/SW	Silty Sand to Sand, yellowish brown, slightly moist, very dense, fine to medium grained, with gravel
				47		
				48		
				49		
50	73	18.3	103.6	50		
					SC/SP	Clayey Sand to Sand, yellowish brown, moist, very dense, fine to medium grained

BORING LOG NUMBER 5

Project: File No. 19716 **Hudson Capital, LLC**

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description
				51 --		
				52 --		
				53 --		
				54 --		
55	38 50/6"	7.7	122.8	55 --	SW	Sand to Gravelly Sand, yellowish brown, wet, very dense, fine to coarse grained
				56 --		
				57 --		
				58 --		
				59 --		
60	40 50/5"	17.9	108.7	60 --	SP	Sand, yellowish brown, wet, very dense, fine to medium grained
				61 --		Total depth: 60 feet Water at 54½ feet Fill to 3 feet
				62 --		
				63 --		
				64 --		
				65 --		
				66 --		
				67 --		
				68 --		
				69 --		
				70 --		
				71 --		
				72 --		
				73 --		
				74 --		
				75 --		

BORING LOG NUMBER 6

Drilling Date: 08/30/08 **Elevation: 356.0'**

Project: File No. 19716 **Hudson Capital, LLC**

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description Surface Conditions: 3-inch Asphalt over 3-inch Base
				0		FILL: Silty Sand, dark brown, moist, medium dense, fine grained, with concrete and brick fragments
				1		
				2		
3	21	12.1	111.8	3		
				4		
5	45	8.7	---	5		
				6		Sandy to Clayey Silt, yellow to dark brown, slightly moist, stiff
7	41	24.5	98.9	7	CL	Silty Clay, dark brown, moist, very stiff
				8		
				9		
10	45	19.8	104.9	10		Silty Clay, dark brown, moist, very stiff
				11		
				12		
				13		
				14		
15	75	24.0	100.9	15		very stiff
				16		
				17		
				18		
				19		
20	47	16.8	105.9	20	ML/CL	Clayey Silt to Silty Clay, yellowish brown, moist, very stiff
				21		Total depth: 20 feet No Water Fill to 6 feet
				22		
				23		
				24		
				25		

BORING LOG NUMBER 7

Drilling Date: 08/21/08 **Elevation: 354.5'**

Project: File No. 19716 **Hudson Capital, LLC**

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description Surface Conditions: 8-inch Asphalt, No Base
				0 – 1 – 2 – 3 – 4 – 5 – 6 – 7 – 8 – 9 – 10 – 11 – 12 – 13 – 14 – 15 – 16 – 17 – 18 – 19 – 20 – 21 – 22 – 23 – 24 – 25 –		FILL: Silty Sand, yellowish brown, moist, medium dense, fine to medium grained
						3" concrete layer
						asphalt fragments
4	20	8.2	102.9			light grayish brown, moist, medium dense
7	28	9.3	120.3			
					SM	Silty Sand, yellowish brown, slightly moist, dense, fine grained
10	28	19.6	105.5		SC/CL	Clayey to Sandy Clay, yellowish brown to light grayish brown, very moist, dense to stiff, fine grained
15	31	19.7	107.2		SC	Clayey Sand, light grayish brown, moist, very dense, fine grained
20	37	18.1	107.6		SC/SM	Clayey to Silty Sand, yellowish brown, moist, dense, fine grained, occasional gravel
						Total depth: 20 feet No Water Fill to 8 feet

GEOTECHNOLOGIES, INC.

Plate A-7

BORING LOG NUMBER 8

Drilling Date: 08/23/08 **Elevation: 351.0'**

Project: File No. 19716 **Hudson Capital, LLC**

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description Surface Conditions: 6-inch Asphalt over 3-inch Concrete, No Base
				0 --		FILL: Silty Sand, medium brown, moist, medium dense, fine grained
				1 --		
				2 --		
2.5	10	8.6	109.4	3 --		
				4 --	SM	Silty Sand, yellowish brown, slightly moist, medium dense, fine to medium grained
5	10	12.7	SPT	5 --		
				6 --	SM/CL	Silty Sand to Silty Clay, yellowish brown, moist, medium dense to firm, fine to medium grained
				7 --		
7.5	27	23.2	100.5	8 --	SC/CL	Clayey Sand to Sandy Clay, yellowish brown, moist, dense to stiff, fine grained
				9 --		
10	20	22.4	SPT	10 --		
				11 --		
				12 --		
12.5	32	21.7	102.1	13 --	CL	Sandy Clay, light grayish brown to yellowish brown, moist, stiff, minor caliche
				14 --		
15	33	17.1	SPT	15 --	SC/SM	Clayey to Silty Sand, yellowish brown, moist, dense, fine to medium grained
				16 --		
				17 --		
17.5	34	18.0	107.0	18 --		
				19 --		
20	20	24.9	SPT	20 --	SM/CL	Silty Sand to Sandy Clay, yellowish brown, moist, dense to stiff, fine to medium grained
				21 --		
				22 --		
22.5	30	17.5	106.2	23 --	SC	Clayey Sand, yellowish brown, moist, dense, fine to medium grained
				24 --		
25	16	22.5	SPT	25 --	CL	Sandy Clay, medium brown, moist, stiff

BORING LOG NUMBER 8

Project: File No. 19716 **Hudson Capital, LLC**

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description
				26		
				27		
27.5	36	17.3	112.2	28	SC	Clayey Sand, yellowish brown, moist, very dense, fine to medium grained
				29		
30	38	15.4	SPT	30		
				31		
				32		
32.5	52	17.2	112.4	33		
				34		
35	25 50/6"	12.7	SPT	35	SM	Silty Sand, yellowish brown, moist, very dense, fine to medium grained
				36		
				37		
37.5	40 50/6"	13.4	116.1	38		
				39		
40	36	23.2	SPT	40	SC/SM	Clayey to Silty Sand, yellowish brown, very moist, very dense, fine to medium grained
				41		
				42		
42.5	63	17.1	111.3	43	SM	Silty Sand, yellowish brown, wet, very dense, fine grained
				44		
45	50	22.1	SPT	45	SM/CL	Silty Sand to Sandy Clay, yellowish brown, wet, very dense to very stiff, fine to medium grained
				46		
				47		
47.5	63	24.6	100.7	48		
				49		
50	38	25.8	SPT	50		Total depth: 50 feet; Water at 42½ feet; Fill to 3 feet

BORING LOG NUMBER 9

Drilling Date: 08/23/08 **Elevation: 349.0'**

Project: File No. 19716 **Hudson Capital, LLC**

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description Surface Conditions: 7-inch Asphalt over 2-inch Base
				0		FILL: Silty Sand to Sandy Silt, dark brown, slightly moist, medium dense to firm, fine grained
1	15	7.3	110.7	1		
				2		
3	13	4.6	114.2	3		
				4		Silty Sand, medium brown, slightly moist, medium dense, fine grained
5	26	11.6	106.8	5		
				6		
7	41	20.5	103.4	7	ML	Sandy Silt, yellowish brown, moist, stiff
				8	CL	Silty Clay, yellow to dark brown, moist, very stiff
				9		
10	68	16.6	111.7	10		
				11	ML/CL	Clayey Silt to Silty Clay, yellow to medium brown, moist, very stiff
				12		
				13		
				14		
15	65	12.6	116.8	15		
				16		Clayey Silt to Silty Clay, dark to medium brown, moist, very stiff, minor caliche
				17		
				18		
				19		
20	40	9.4	118.5	20		
				21	SC	Clayey Sand, yellowish brown, slightly moist, very dense, fine grained
				22		
				23		
				24		
25	70	16.3	112.5	25		

BORING LOG NUMBER 9

Project: File No. 19716 **Hudson Capital, LLC**

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description
				26		
				27		
				28		
				29		
30	75/7"	12.1	109.8	30		Clayey Sand, dark brown, moist, very stiff
				31		
				32		
				33		
				34		
35	75/7"	16.8	113.6	35	ML	Sandy Silt, yellow to medium brown, moist, very stiff
				36		
				37		
				38		
				39		
40	75/7"	14.4	113.3	40	CL	Silty Clay, dark brown, moist, very stiff
				41		
				42		
				43		
				44		
45	60	16.9	111.1	45	SC/SM	Clayey to Silty Sand, dark brown, wet, very dense, fine grained
				46		
				47		
				48		
				49		
50	75/7"	19.7	108.2	50	SP	Sand, medium to yellowish brown, wet, very dense, fine to medium grained

BORING LOG NUMBER 9

Project: File No. 19716 **Hudson Capital, LLC**

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description
				51		
				52		
				53		
				54		
55	75/8"	18.0	106.1	55		
				56		
				57	CL	Sandy to Silty Clay, dark brown, very moist, very stiff
				58		
				59		
60	50	16.9	111.8	60		
				61		Sandy to Silty Clay, dark brown, moist, very stiff
				62		
				63		
				64		
65	75/7"	11.7	121.5	65		
				66	SM	Silty Sand, yellowish brown, wet, very dense, fine grained
				67		
				68		
				69		
70	70	9.8	115.0	70		
				71	SP	Sand, yellowish brown, wet, very dense, fine to medium grained
				72		
				73		
				74		
75	70	10.7	116.3	75		
					SM/SP	Silty Sand to Sand, yellowish brown, wet, very dense, fine to medium grained

BORING LOG NUMBER 9

Project: File No. 19716 Hudson Capital, LLC

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description
				76		
				77		
				78		
				79		
80	70	15.8	110.7	80		Silty Sand to Sand, yellowish brown, wet, very dense, fine grained
				81		Total depth: 80 feet
						Water at 44 feet
				82		Fill to 6 feet
				83		
				84		
				85		
				86		
				87		
				88		
				89		
				90		
				91		
				92		
				93		
				94		
				95		
				96		
				97		
				98		
				99		
				100		

BORING LOG NUMBER 10

Drilling Date: 08/23/08 **Elevation: 348.5'**

Project: File No. 19716 **Hudson Capital, LLC**

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description Surface Conditions: 4-inch Asphalt, No Base
				0		FILL: Silty Sand, dark brown, moist, medium dense, fine grained
				1		
				2		
2.5	18	5.8	100.0	3		
				4	SC/SM	Clayey to Silty Sand, dark brown, moist, dense, fine grained
5	25	10.5	101.4	5		
				6		
7	36	19.1	104.6	7		
				8	CL	Silty Clay, dark brown, moist, very stiff
				9		
10	70	16.9	107.7	10		
				11		Silty Clay, dark brown, moist, very stiff
				12		
				13		
				14		
15	36	16.0	108.7	15		
				16	CL/ML	Silty Clay to Clayey Silt, dark brown, moist, very stiff
				17		
				18		
				19		
20	59	10.5	118.6	20		
				21		
				22		
				23		
				24		
25	80	18.2	111.1	25		
					CL	Silty Clay, dark brown, moist, very stiff

BORING LOG NUMBER 10

Project: File No. 19716 Hudson Capital, LLC

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description
				26		
				27		
				28		
				29		
30	35 50/5"	11.9	117.5	30	SM	Silty Sand, dark brown, moist, very dense, fine grained
				31		
				32		
				33		
				34		
35	77	7.3	113.1	35	SP	Sand, medium brown, slightly moist, very dense, fine grained
				36		
				37		
				38		
				39		
40	75/7"	17.3	112.8	40	SC/SM	Clayey to Silty Sand, dark to medium brown, very moist, very dense, fine grained
				41		
				42		
				43		
				44		
45	25 50/5"	20.5	107.2	45	CL/SP	Sand to Silty Clay, yellow to medium brown, very moist to wet, very dense to very stiff, fine grained
				46		
				47		
				48		
				49		
50	40 50/4"	12.0	114.7	50	SM/SP	Sand, medium brown, wet, very dense, fine grained

BORING LOG NUMBER 10

Project: File No. 19716 **Hudson Capital, LLC**

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description
				51 --		
				52 --		
				53 --		
				54 --		
55	25 50/5½"	21.8	103.4	55 --		
				56 --	CL	Silty Clay, medium brown, very moist, very stiff
				57 --		
				58 --		
				59 --		
60	47	19.6	107.9	60 --	CL/ML	Clayey Silt to Sandy Clay, brown, very moist, very stiff
				61 --		Total depth: 60 feet Water at 42 feet Fill to 3 feet
				62 --		
				63 --		
				64 --		
				65 --		
				66 --		
				67 --		
				68 --		
				69 --		
				70 --		
				71 --		
				72 --		
				73 --		
				74 --		
				75 --		

BORING LOG NUMBER 11

Drilling Date: 08/22/08 **Elevation: 352.5'**

Project: File No. 19716 **Hudson Capital, LLC**

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description Surface Conditions: 5½-inch Asphalt over 4-inch Base
				0 --		FILL: Clayey Sand, light grayish brown, moist, medium dense, fine grained
				1 --		
				2 --		
2.5	28	11.0	104.5	3 --		Silty Sand, yellowish brown, moist, dense, fine to medium grained
				4 --	SM	Silty Sand, yellowish brown, moist, dense, fine to medium grained
5	24	19.5	106.8	5 --	SC	Clayey Sand, yellowish brown, moist, dense to very dense, fine grained, stiff
				6 --		
				7 --		
7.5	30	17.0	106.7	8 --		
				9 --		
10	35	27.6	100.1	10 --	CL	Sandy Clay, yellowish brown, moist, very stiff
				11 --		
				12 --		
				13 --		
				14 --		
15	36	7.0	121.8	15 --	SC/SM	Clayey Sand to Silty Sand, yellowish brown, slightly moist, very dense, fine to medium grained
				16 --		
				17 --		
				18 --		
				19 --		
20	40	16.8	108.9	20 --	SM/CL	Silty Sand to Sandy Clay, yellowish brown, moist, very dense to very stiff, fine to medium grained
				21 --		
				22 --		
				23 --		
				24 --		
25	41	22.6	105.6	25 --	CL	Sandy Clay, medium brown to yellowish brown, moist, very stiff

BORING LOG NUMBER 11

Project: File No. 19716 **Hudson Capital, LLC**

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description
				26		
				27		
				28		
				29		
30	45	15.1	115.2	30		
				31	SC	Clayey Sand, yellowish brown to dark brown, moist, very dense, fine grained
				32		
				33		
				34		
35	54	19.1	108.4	35		
				36		
				37		
				38		
				39		
40	60	16.2	115.1	40		
				41	SC/SW	Clayey Sand to Sand, yellowish brown, moist, very dense, fine to medium grained, with gravel
				42		
				43		
				44		
45	56	22.5	100.4	45		
				46	SC	Clayey Sand, yellowish brown, wet, very dense, fine grained
				47		
				48		
				49		
50	56	21.3	---	50		
					SW/CL	Gravelly Sand to Sandy Clay, yellowish brown, wet, very dense to very stiff, fine to medium grained

BORING LOG NUMBER 11

Project: File No. 19716 **Hudson Capital, LLC**

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description
				51 --		
				52 --		
				53 --		
				54 --		
55	30 50/6"	22.4	106.3	55 --	SP	Sand, yellowish brown, wet, very dense, fine to medium grained
				56 --		
				57 --		
				58 --		
				59 --		
60	36 50/6"	30.8	92.5	60 --	SM/CL	Silty Sand to Sandy Clay, yellowish brown, very dense to very stiff, fine to medium grained
				61 --		
				62 --		
				63 --		
				64 --		
65	40 50/6"	28.8	95.6	65 --		
				66 --		
				67 --		
				68 --		
				69 --		
70	30 50/6"	21.4	107.9	70 --	SC	Clayey Sand, yellowish brown, wet, very dense, fine to medium grained
				71 --		
				72 --		
				73 --		
				74 --		
75	30 50/6"	24.1	104.3	75 --	SC/SP	Clayey Sand to Sand, yellowish brown, wet, very dense, fine to medium grained

BORING LOG NUMBER 11

Project: File No. 19716 **Hudson Capital, LLC**

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description
				76		
				77		
				78		
				79		
80	40 50/5"	23.0	104.2	80	SM/CL	Silty Sand to Sandy Clay, yellowish brown, wet, very dense to very stiff, fine grained
				81		Total depth: 80 feet Water at 42 feet Fill to 3 feet
				82		
				83		
				84		
				85		
				86		
				87		
				88		
				89		
				90		
				91		
				92		
				93		
				94		
				95		
				96		
				97		
				98		
				99		
				100		

BORING LOG NUMBER 12

Drilling Date: 08/21/08 **Elevation: 353.0'**

Project: File No. 19716 **Hudson Capital, LLC**

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description Surface Conditions: 6½-inch Asphalt over 4-inch Base
				0 --		FILL: Silty Sand, light grayish brown, moist, medium dense, fine to medium grained
				1 --		
				2 --		
2.5	23	8.6	104.8	3 --		yellowish brown, moist
				4 --	SM	Silty Sand, yellowish brown, slightly moist, dense, fine to medium grained
5	29	10.1	---	5 --	SM/SP	Silty Sand to Sand, yellowish brown, moist, dense, fine to medium grained
				6 --	CL	
				7 --		Silty Clay, yellowish brown, moist, very firm
7.5	26	22.4	101.5	8 --	CL/SC	Sandy Clay to Clayey Sand, yellowish brown, moist, very dense to very stiff, fine grained
				9 --		
10	29	21.7	103.1	10 --	CL	Sandy Clay, yellowish brown, moist, very stiff
				11 --		
				12 --		
				13 --		
				14 --		
15	35	20.9	96.9	15 --	CL/SC	Sandy Clay to Clayey Sand, yellowish brown, moist, very dense to very stiff, fine grained, minor caliche
				16 --		
				17 --		
				18 --		
				19 --		
20	41	14.0	117.0	20 --	SM/SC	Silty to Clayey Sand, yellowish brown, moist, very dense, fine to medium grained
				21 --		
				22 --		
				23 --		
				24 --		
25	56	18.2	111.4	25 --	CL	Sandy Clay, yellowish brown, moist, very stiff

BORING LOG NUMBER 12

Project: File No. 19716 **Hudson Capital, LLC**

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description
				26		
				27		
				28		
				29		
30	63	13.1	118.3	30		
				31		
				32		
				33		
				34		
35	74	11.7	119.8	35	SC	Clayey Sand, yellowish brown, moist, very dense, fine to medium grained
				36		
				37		
				38		
				39		
40	73	13.8	117.3	40		moist, very dense, fine grained
				41		
				42		
				43		
				44		
45	30 50/6"	15.5	112.7	45		wet, very dense, fine to medium grained
				46		
				47		
				48		
				49		
50	40 50/6"	19.2	106.4	50	SM/SW	Silty Sand to Sand, yellowish brown, wet, very dense, fine to medium grained, with gravel

BORING LOG NUMBER 12

Project: File No. 19716 — Hudson Capital, LLC

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description
				51 --		
				52 --		
				53 --		
				54 --		
55	38 50/6"	26.7	99.7	55 --	ML/SM	Clayey Silt to Silty Sand, yellowish brown, very moist to wet, very dense to very stiff, fine to medium grained
				56 --		
				57 --		
				58 --		
				59 --		
60	73	20.9	102.3	60 --	SP/SC	Sand to Clayey Sand, yellowish brown, wet, very dense, fine to medium grained
				61 --		
				62 --		Total depth: 60 feet Water at 45½ feet Fill to 3½ feet
				63 --		
				64 --		
				65 --		
				66 --		
				67 --		
				68 --		
				69 --		
				70 --		
				71 --		
				72 --		
				73 --		
				74 --		
				75 --		

BORING LOG NUMBER 13

Drilling Date: 08/23/08 **Elevation: 356.0'**

Project: File No. 19716 **Hudson Capital, LLC**

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description Surface Conditions: 6-inch Asphalt, No Base
				0 --		FILL: Silty Sand, yellowish brown, moist, medium dense, fine to medium grained
				1 --		
				2 --		
2.5	36 50/6"	8.2	126.7	3 --		Sandy Clay, grayish brown, moist, firm
				4 --		Silty Sand, light grayish brown to yellowish brown, moist, very dense, fine to medium grained, occasional gravel
5	32	9.0	114.5	5 --		
				6 --		
				7 --	SM	Silty Sand, yellowish brown, slightly moist, dense, fine to medium grained
7.5	29	15.1	103.0	8 --	CL	Sandy to Silty Clay, yellowish brown, moist, very stiff
				9 --		
10	35	17.5	105.0	10 --	CL/SC	Sandy Clay to Clayey Sand, yellowish brown, moist, very dense to very stiff, fine grained
				11 --		
				12 --		
				13 --		
				14 --		
15	45	17.1	108.0	15 --	CL	Sandy Clay, yellowish brown, moist, very stiff, minor caliche
				16 --		
				17 --		
				18 --		
				19 --		
20	49	14.5	110.9	20 --	SC	Clayey Sand, yellowish brown, moist, very dense, fine grained
				21 --		
				22 --		
				23 --		
				24 --		
25	52	14.7	114.2	25 --	SM/CL	Silty Sand to Sandy Clay, yellowish brown to medium brown, moist, very dense to very stiff, fine to medium grained

BORING LOG NUMBER 13

Project: File No. 19716 **Hudson Capital, LLC**

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description
				26		
				27		
				28		
				29		
30	68	14.0	117.1	30	SC	Clayey Sand, yellowish brown, moist, very dense, fine to medium grained
				31		
				32		
				33		
				34		
35	36 50/6"	20.4	104.7	35	SM/SP	Silty Sand to Sand, yellowish brown, very moist, very dense, fine grained
				36		
				37		
				38		
				39		
40	40 50/6"	14.3	113.2	40	SM/SW	Silty Sand to Sand, yellowish brown, moist, very dense, fine to coarse grained, with gravel
				41		
				42		
				43		
				44		
45	42 50/6"	14.3	114.5	45	SP/SM	Sand to Silty Sand, yellowish brown, moist, very dense, fine to medium grained
				46		
				47		
				48		
				49		
50	45 50/5"	8.7	114.4	50	SP	Sand, yellowish brown, wet, very dense, fine grained

BORING LOG NUMBER 13

Project: File No. 19716 Hudson Capital, LLC

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description
				51		
				52		
				53		
				54		
55	40 50/6"	9.9	115.0	55		Sand, yellowish brown, wet, very dense, fine to medium grained, with occasional gravel
				56		
				57		
				58		
				59		
60	30 50/6"	21.5	105.1	60	SC/SM	Clayey to Silty Sand, yellowish brown, wet, very dense, fine grained, firm, occasional gravel
				61		
				62		
				63		
				64		
65	37 50/6"	12.9	120.4	65	SC	Clayey Sand, yellowish brown, very moist, very dense, fine to medium grained
				66		
				67		
				68		
				69		
70	46 50/5"	14.9	120.0	70	CL/SM	Sandy Clay to Silty Sand, yellowish brown, moist, very dense to very stiff, fine grained
				71		
				72		
				73		
				74		
75	43 50/6"	10.3	119.3	75	SW	Sand with Gravel, yellowish brown, wet, very dense, fine to medium grained

BORING LOG NUMBER 13

Project: File No. 19716 — Hudson Capital, LLC

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description
				76 --		
				77 --		
				78 --		
				79 --		
80	42 50/6"	10.9	117.0	80 --	SW/SP	Sand to Gravelly Sand, yellowish brown, wet, very dense, fine to medium grained
				81 --		Total depth: 80 feet Water at 47½ feet Fill to 6 feet
				82 --		
				83 --		
				84 --		
				85 --		
				86 --		
				87 --		
				88 --		
				89 --		
				90 --		
				91 --		
				92 --		
				93 --		
				94 --		
				95 --		
				96 --		
				97 --		
				98 --		
				99 --		
				100 --		

BORING LOG NUMBER 14

Drilling Date: 08/22/08 **Elevation: 355.0'**

Project: File No. 19716 **Hudson Capital, LLC**

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description Surface Conditions: 7½-inch Asphalt over 4½-inch Base
				0 --		FILL: Silty Sand, yellowish brown, moist, medium dense, fine to medium grained
				1 --		
				2 --		
2.5	28	5.6	112.0	3 --		moist, medium dense, fine to medium grained, minor concrete fragments
				4 --		
5	30	7.1	114.6	5 --		
				6 --	SM	Silty Sand, yellowish brown, slightly moist, very dense, fine to medium grained
				7 --		
7.5	31	13.7	114.0	8 --	SC	Clayey Sand, light grayish brown, moist, very dense, fine grained
				9 --		
10	36	15.8	111.1	10 --		moist, very dense, minor caliche
				11 --		
				12 --		
				13 --		
				14 --		
15	38	14.6	109.3	15 --		
				16 --		
				17 --		
				18 --		
				19 --		
20	48	15.3	112.5	20 --		moist, very dense
				21 --		
				22 --		
				23 --		
				24 --		
25	49	17.2	107.5	25 --	CL/SC	Sandy Clay to Clayey Sand, yellowish brown, moist, very dense to very stiff, fine grained

BORING LOG NUMBER 14

Project: File No. 19716 Hudson Capital, LLC

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description
				26		
				27		
				28		
				29		
30	63	15.3	110.9	30		
				31	SM/CL	Silty Sand to Sandy Clay, yellowish brown to brown, moist, very dense to very stiff, fine grained
				32		
				33		
				34		
35	68	14.2	118.2	35		
				36	SC	Clayey Sand, yellowish brown, moist, very dense, fine to medium grained
				37		
				38		
				39		
40	40 50/6"	13.4	110.4	40		
				41	SP/SM	Sand to Silty Sand, yellowish brown, moist, very dense, fine to medium grained
				42		
				43		
				44		
45	42 50/6"	7.7	116.8	45		
				46	SW	Sand, yellowish brown, wet, very dense, fine to medium grained, with gravel
				47		
				48		
				49		
50	45 50/5"	7.8	111.9	50		

BORING LOG NUMBER 14

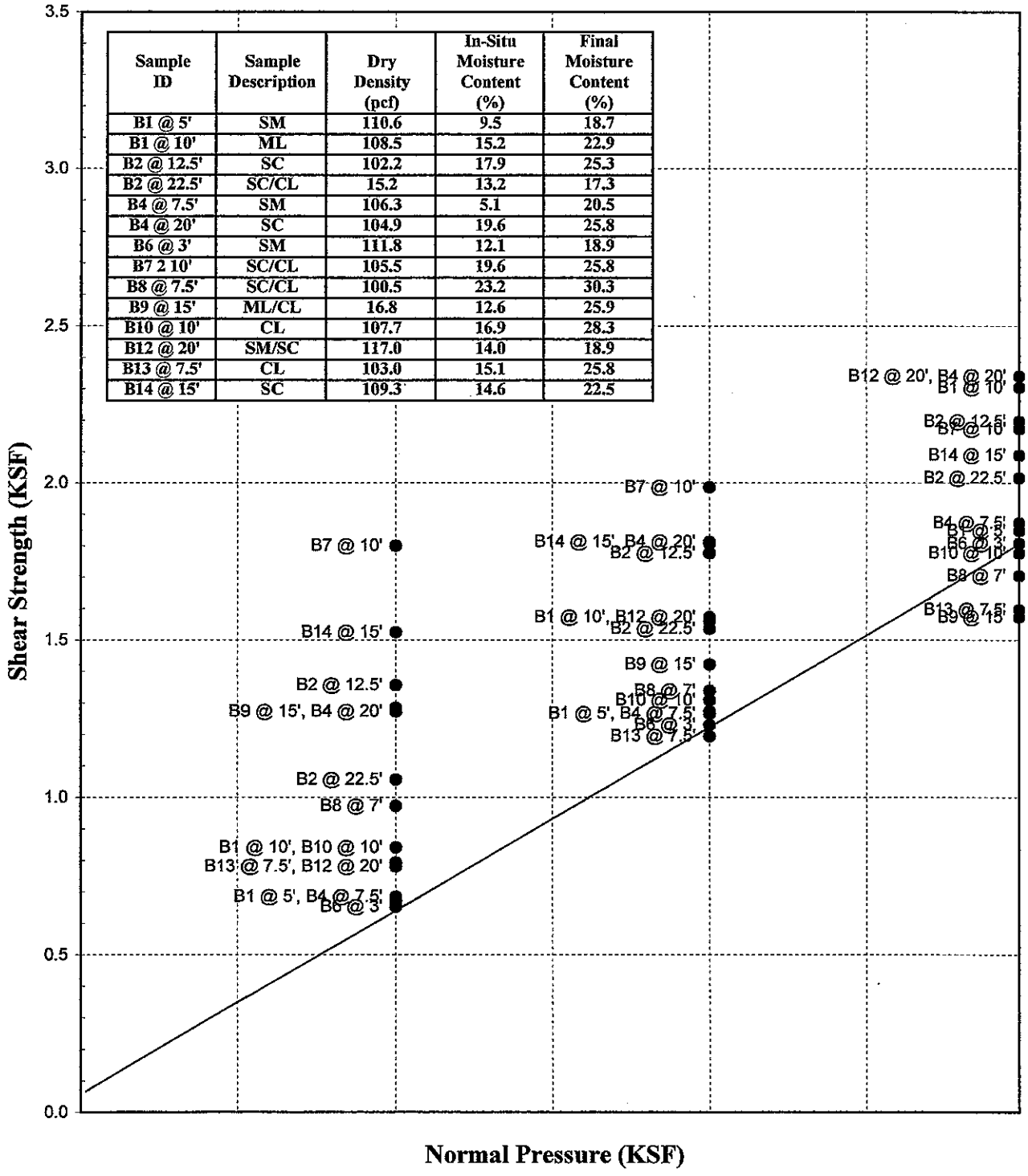
Project: File No. 19716 Hudson Capital, LLC

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description
				51		
				52		
				53		
				54		
55	30 50/6"	24.6	103.5	55		
					SP/SM	Sand to Silty Sand, yellowish brown, wet, very dense, fine grained
				56		
					SC	Clayey Sand, yellowish brown, wet, very dense, fine grained
				57		
				58		
				59		
60	68	32.7	95.3	60	SW/CL	Sand with Gravel to Sandy Clay, yellowish brown, wet, very dense to very stiff, fine to medium grained
				61		
				62		Total depth: 60 feet Water at 42 feet Fill to 5½ feet
				63		
				64		
				65		
				66		
				67		
				68		
				69		
				70		
				71		
				72		
				73		
				74		
				75		

Saturated Shear

Sample ID	Sample Description	Dry Density (pcf)	In-Situ Moisture Content (%)	Final Moisture Content (%)
B1 @ 5'	SM	110.6	9.5	18.7
B1 @ 10'	ML	108.5	15.2	22.9
B2 @ 12.5'	SC	102.2	17.9	25.3
B2 @ 22.5'	SC/CL	15.2	13.2	17.3
B4 @ 7.5'	SM	106.3	5.1	20.5
B4 @ 20'	SC	104.9	19.6	25.8
B6 @ 3'	SM	111.8	12.1	18.9
B7 2 10'	SC/CL	105.5	19.6	25.8
B8 @ 7.5'	SC/CL	100.5	23.2	30.3
B9 @ 15'	ML/CL	16.8	12.6	25.9
B10 @ 10'	CL	107.7	16.9	28.3
B12 @ 20'	SM/SC	117.0	14.0	18.9
B13 @ 7.5'	CL	103.0	15.1	25.8
B14 @ 15'	SC	109.3	14.6	22.5



ϕ: 30.0 degrees
c: 75.0 psf

SHEAR TEST DIAGRAM

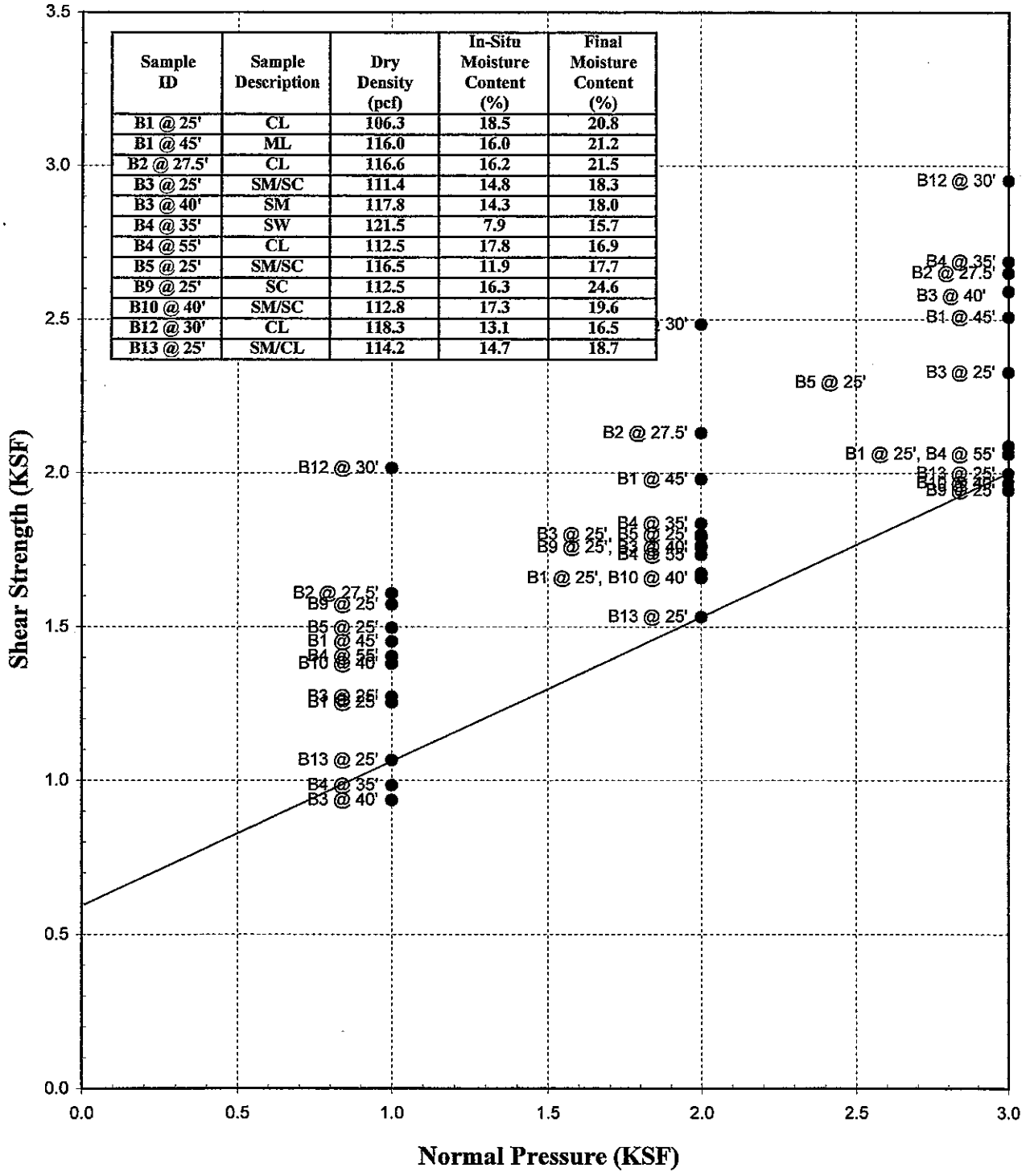
Geotechnologies, Inc.
Consulting Geotechnical Engineers

PROJECT: HUDSON CAPITAL, LLC.

FILE NO.: 19716 | PLATE: B-1

Saturated Shear

Sample ID	Sample Description	Dry Density (pcf)	In-Situ Moisture Content (%)	Final Moisture Content (%)
B1 @ 25'	CL	106.3	18.5	20.8
B1 @ 45'	ML	116.0	16.0	21.2
B2 @ 27.5'	CL	116.6	16.2	21.5
B3 @ 25'	SM/SC	111.4	14.8	18.3
B3 @ 40'	SM	117.8	14.3	18.0
B4 @ 35'	SW	121.5	7.9	15.7
B4 @ 55'	CL	112.5	17.8	16.9
B5 @ 25'	SM/SC	116.5	11.9	17.7
B9 @ 25'	SC	112.5	16.3	24.6
B10 @ 40'	SM/SC	112.8	17.3	19.6
B12 @ 30'	CL	118.3	13.1	16.5
B13 @ 25'	SM/CL	114.2	14.7	18.7



ϕ: 25.0 degrees
c: 600.0 psf

SHEAR TEST DIAGRAM

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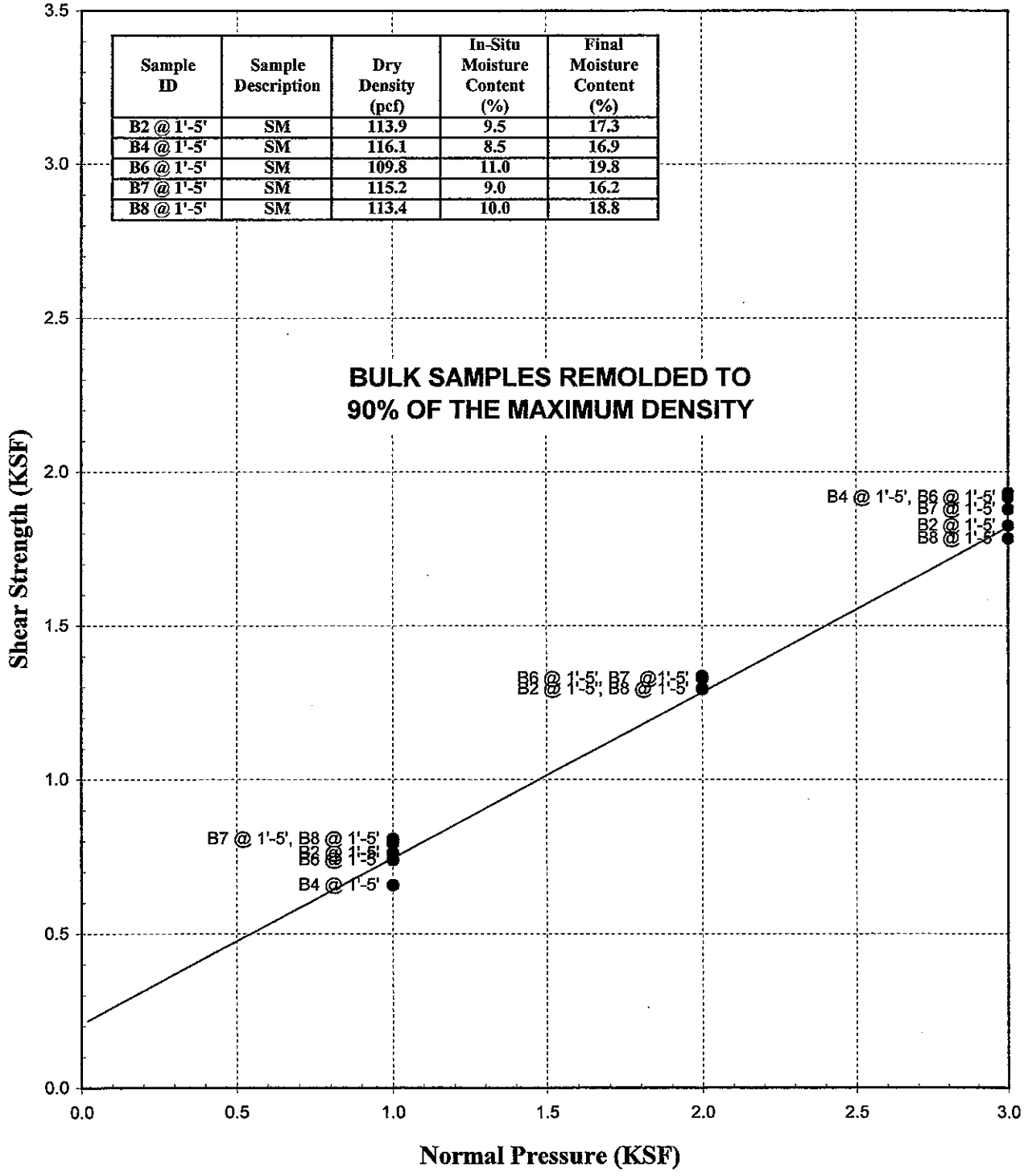
Consulting Geotechnical Engineers

PROJECT: HUDSON CAPITAL, LLC.

FILE NO.: 19716 | PLATE: B-2

Saturated Shear

Sample ID	Sample Description	Dry Density (pcf)	In-Situ Moisture Content (%)	Final Moisture Content (%)
B2 @ 1'-5'	SM	113.9	9.5	17.3
B4 @ 1'-5'	SM	116.1	8.5	16.9
B6 @ 1'-5'	SM	109.8	11.0	19.8
B7 @ 1'-5'	SM	115.2	9.0	16.2
B8 @ 1'-5'	SM	113.4	10.0	18.8



ϕ: 28.0 degrees
c: 230.0 psf

SHEAR TEST DIAGRAM

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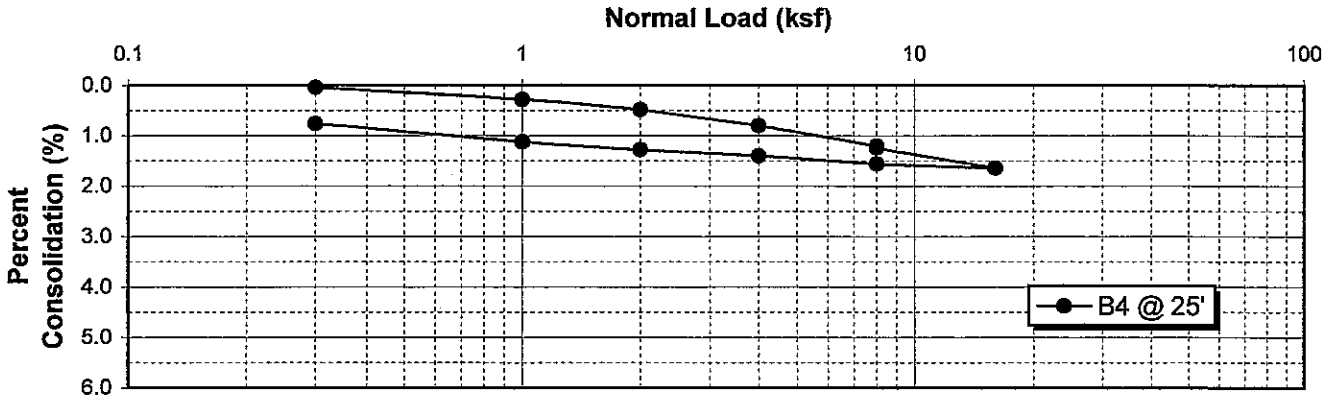
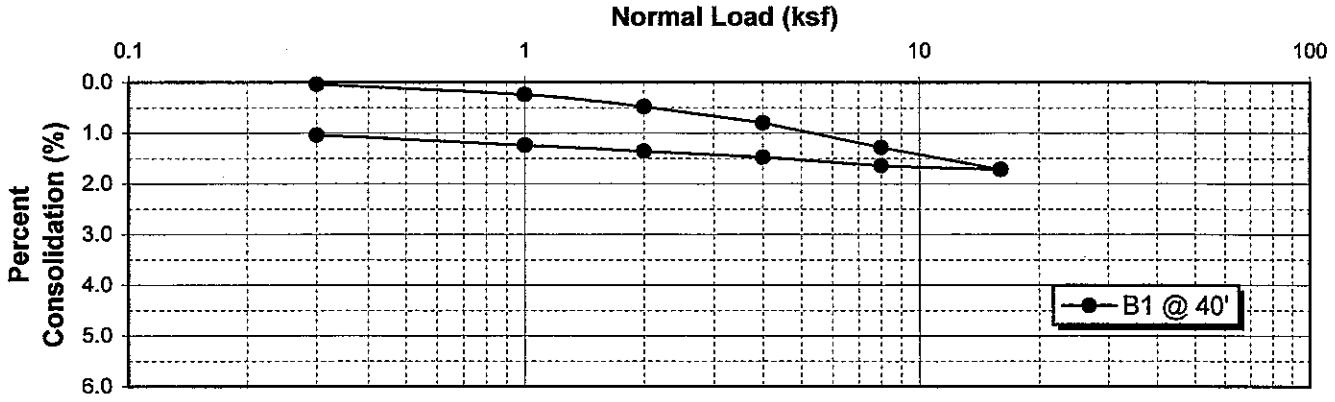
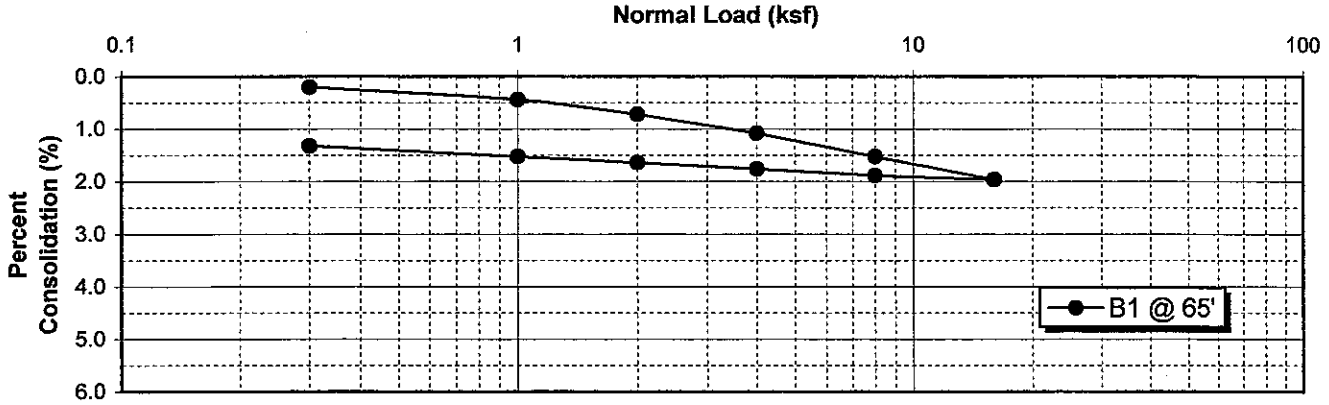
Consulting Geotechnical Engineers

PROJECT: HUDSON CAPITAL, LLC.

FILE NO.: 19716 | PLATE: B-3







Water added at 2 KSF

CONSOLIDATION

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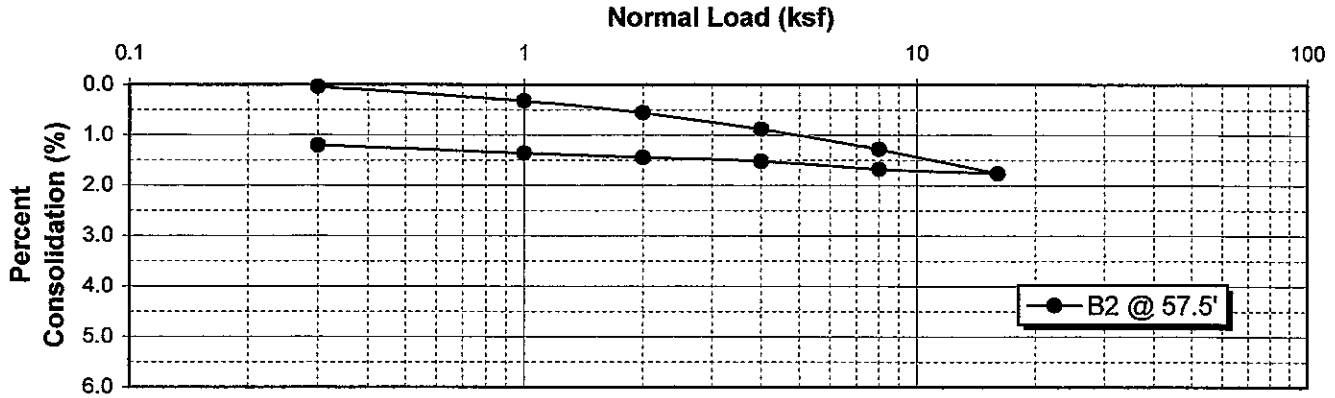
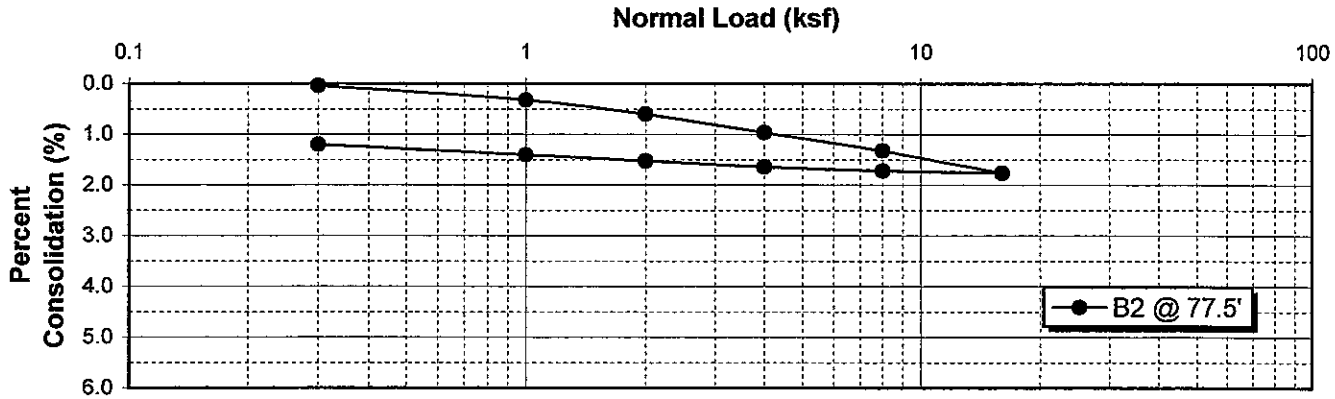
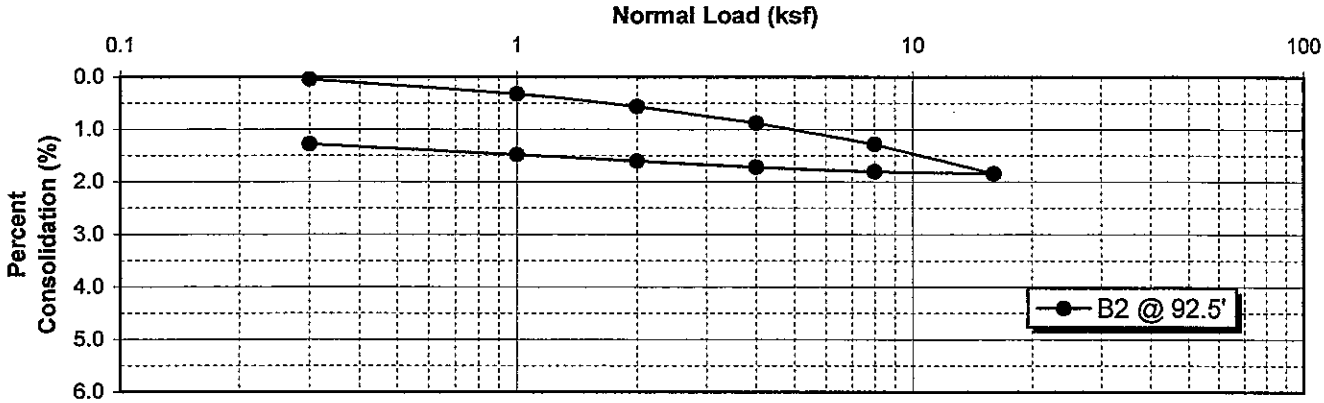
PROJECT: HUDSON CAPITAL, LLC.

FILE NO. 19716 | PLATE: C-1







Water added at 2 KSF

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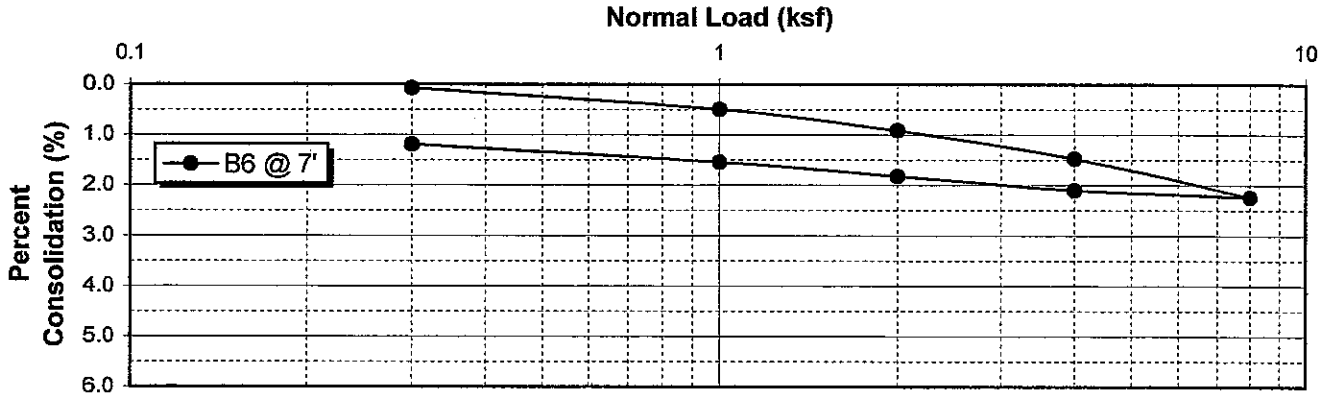
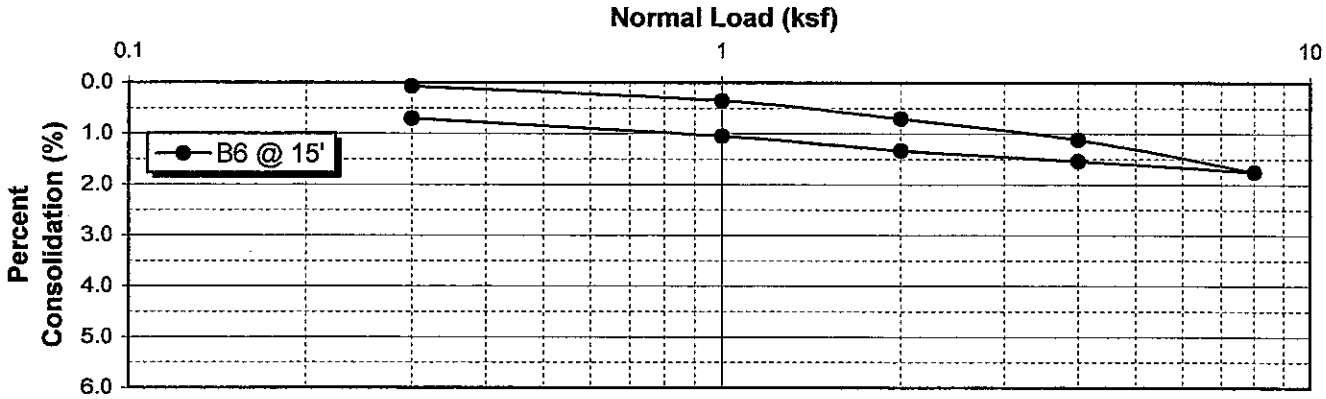
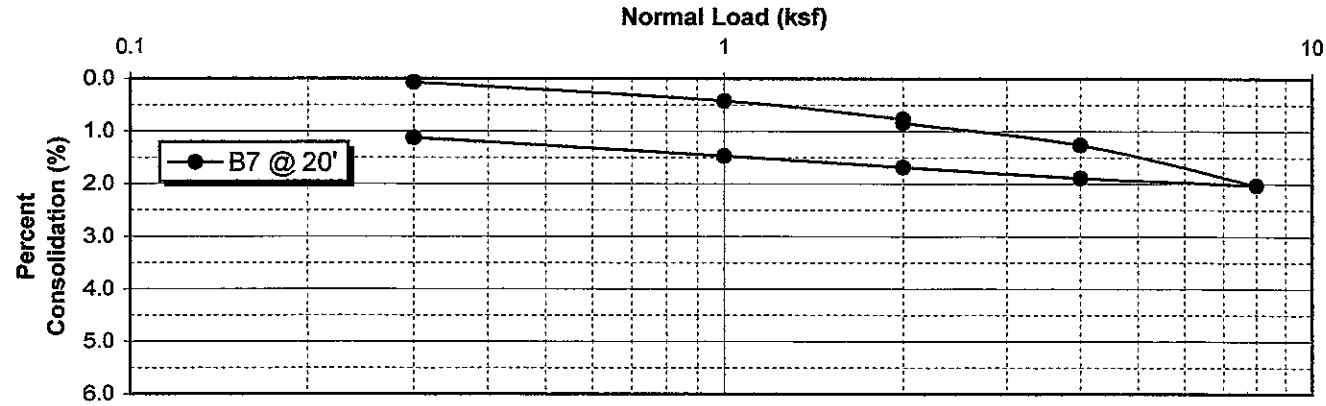
FILE NO. 19716 | PLATE: C-2







Water added at 2 KSF

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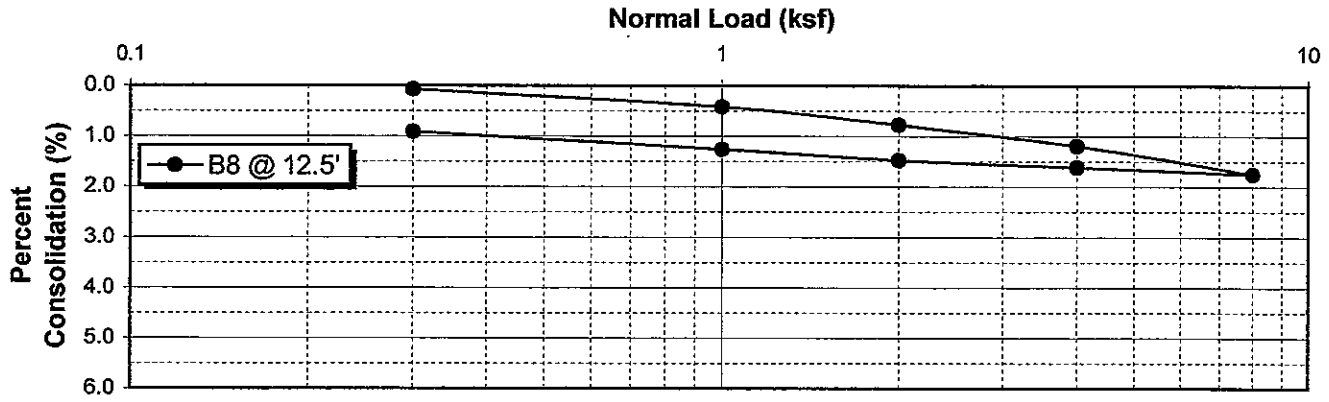
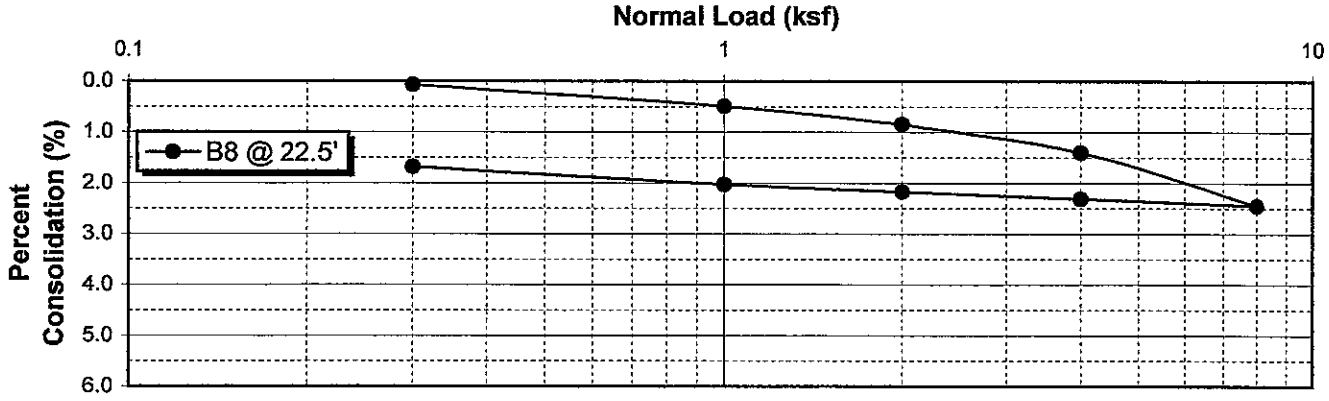
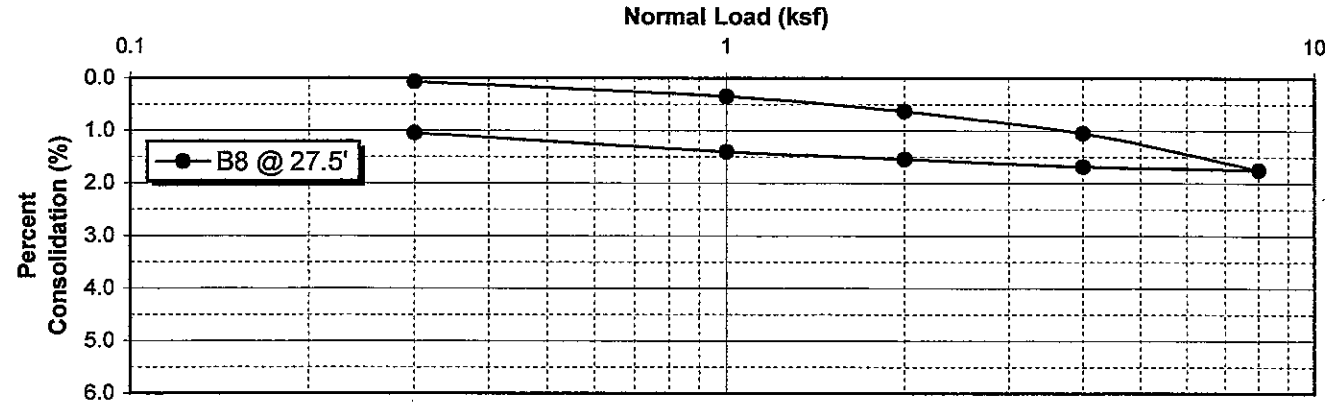
PROJECT: HUDSON CAPITAL, LLC.

FILE NO. 19716 | PLATE: C-3







Water added at 2 KSF

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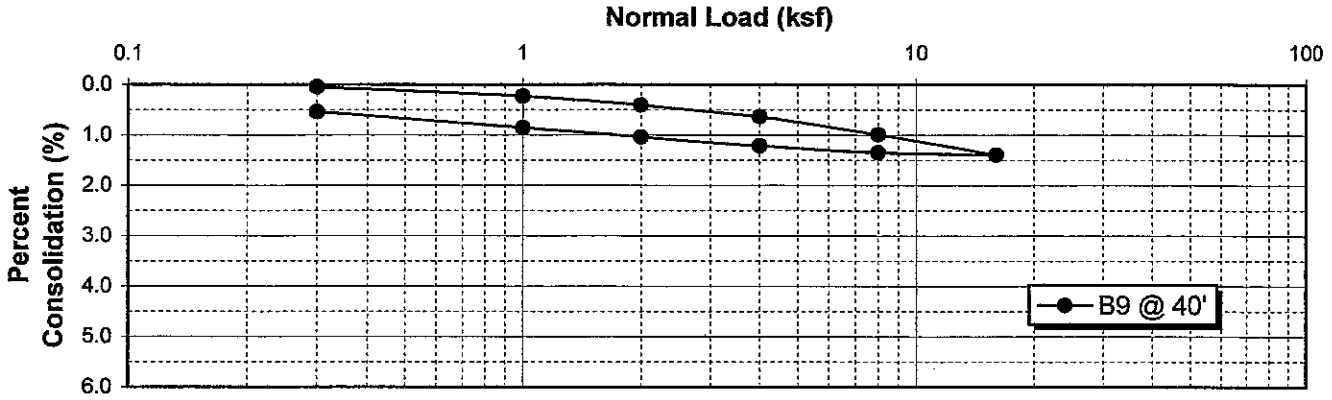
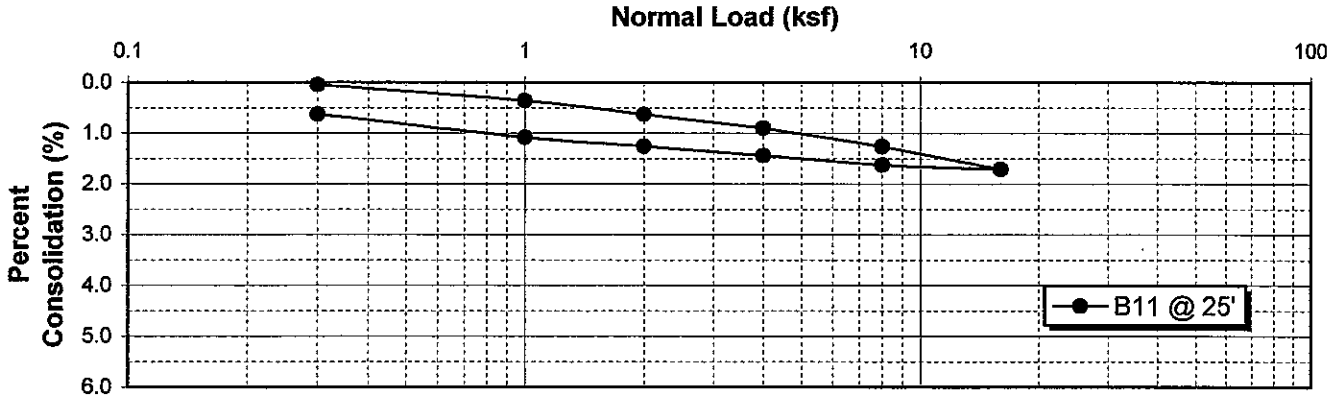
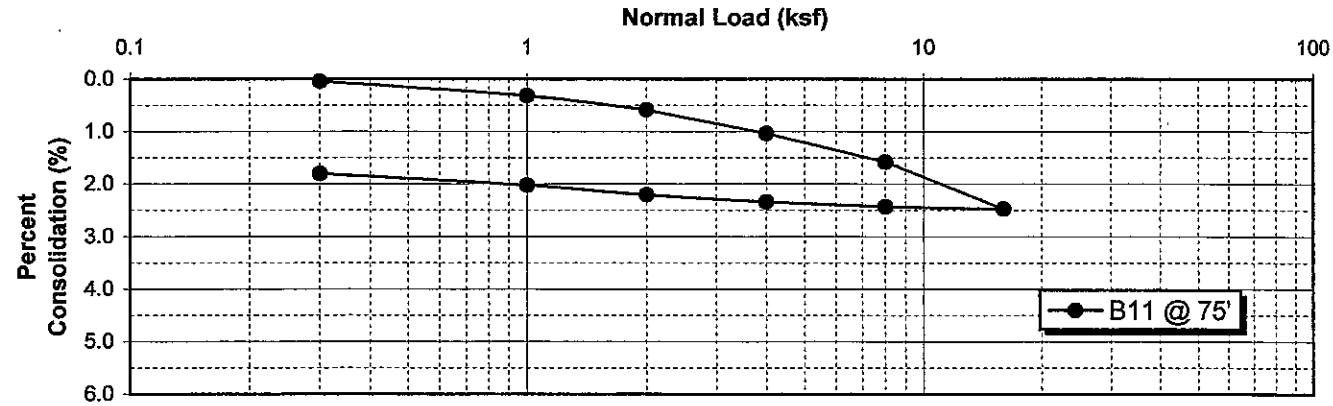
PROJECT: HUDSON CAPITAL, LLC.

FILE NO. 19716 | PLATE: C-4







Water added at 2 KSF

CONSOLIDATION

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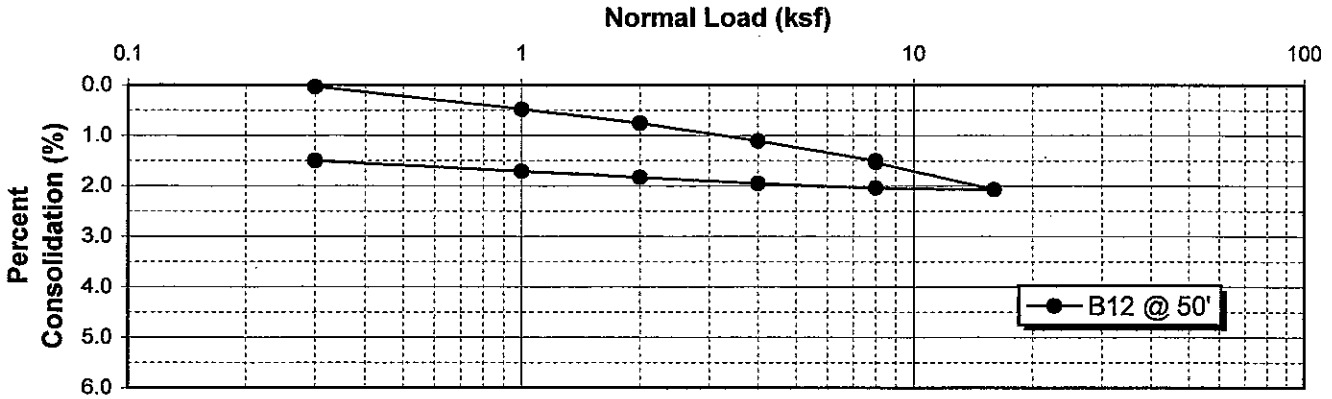
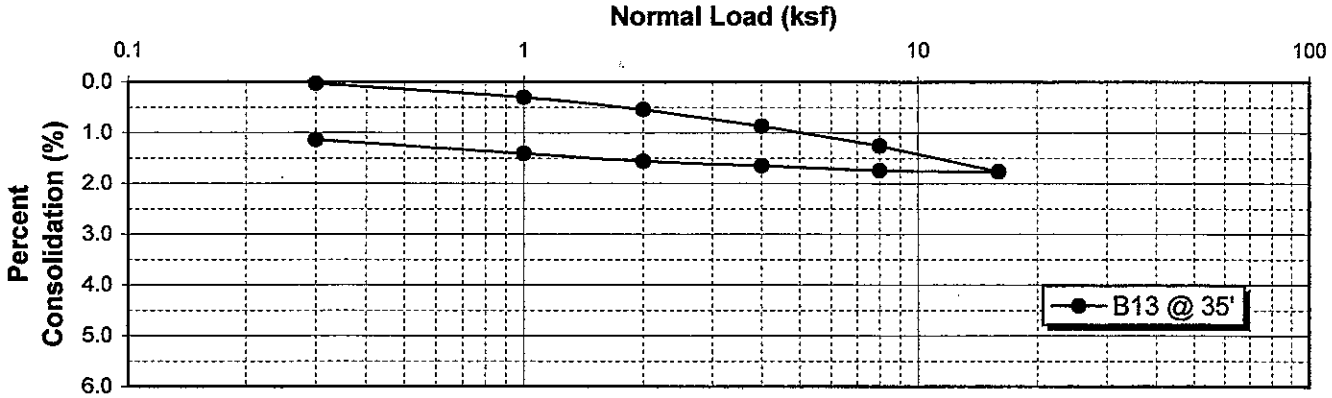
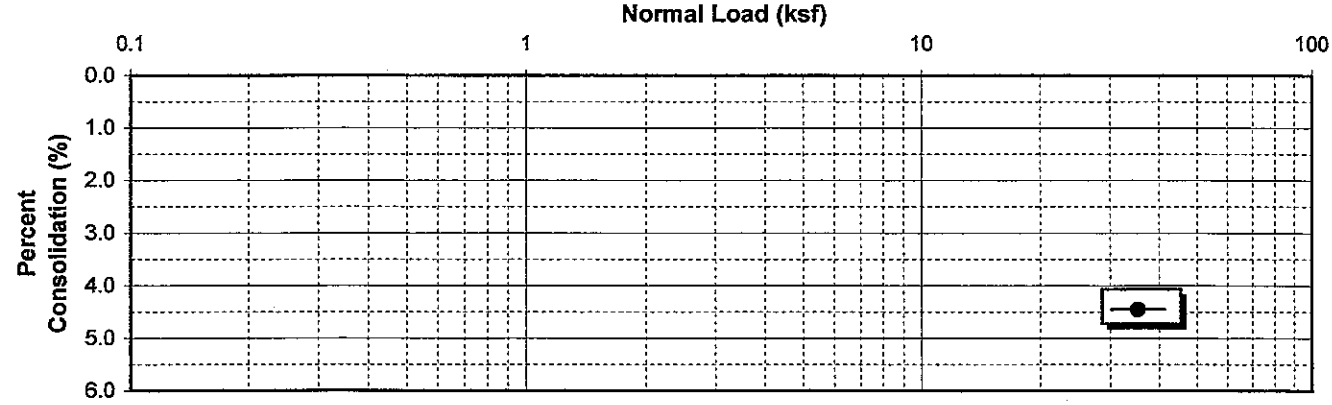
PROJECT: HUDSON CAPITAL, LLC.

FILE NO. 19716 | PLATE: C-5







Water added at 2 KSF

CONSOLIDATION

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PROJECT: HUDSON CAPITAL, LLC.

FILE NO. 19716 | PLATE: C-6

COMPACTION/EXPANSION/SULFATE DATA SHEET

ASTM D-1557

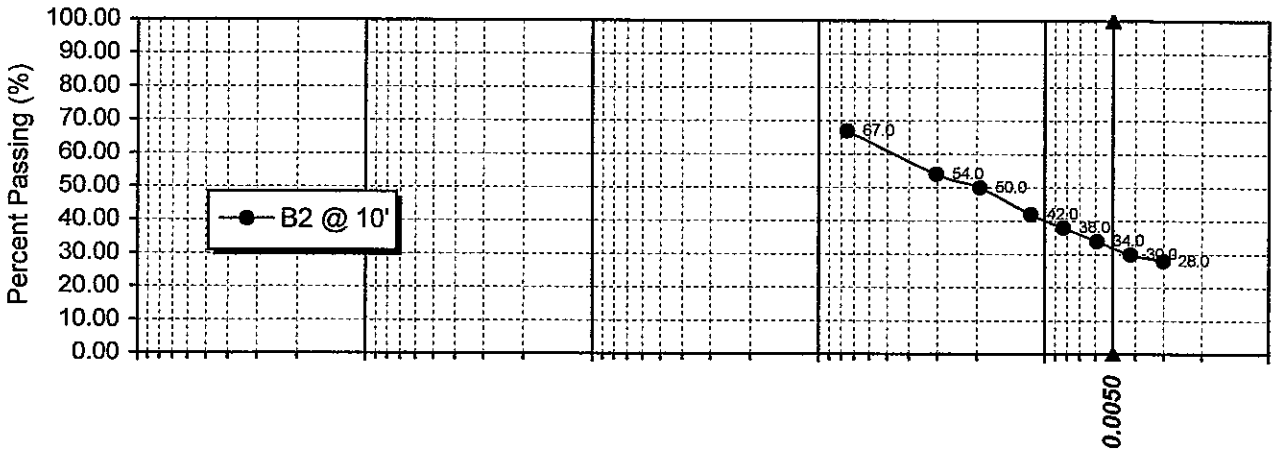
Sample	B2 @ 1' - 5'	B4 @ 1' - 5'	B6 @ 1' - 5'	B7 @ 1' - 5'	B8 @ 1' - 5'
Soil Type	SM	SM	SM	SM	SM
Maximum Density (pcf)	126.5	129.0	122.0	128.0	126.0
Optimum Moisture Content (%)	9.5	8.5	11.0	9.0	10.0
Percent finer than 0.005mm (%)	<15%	<15%	<15%	<15%	<15%

EXPANSION INDEX

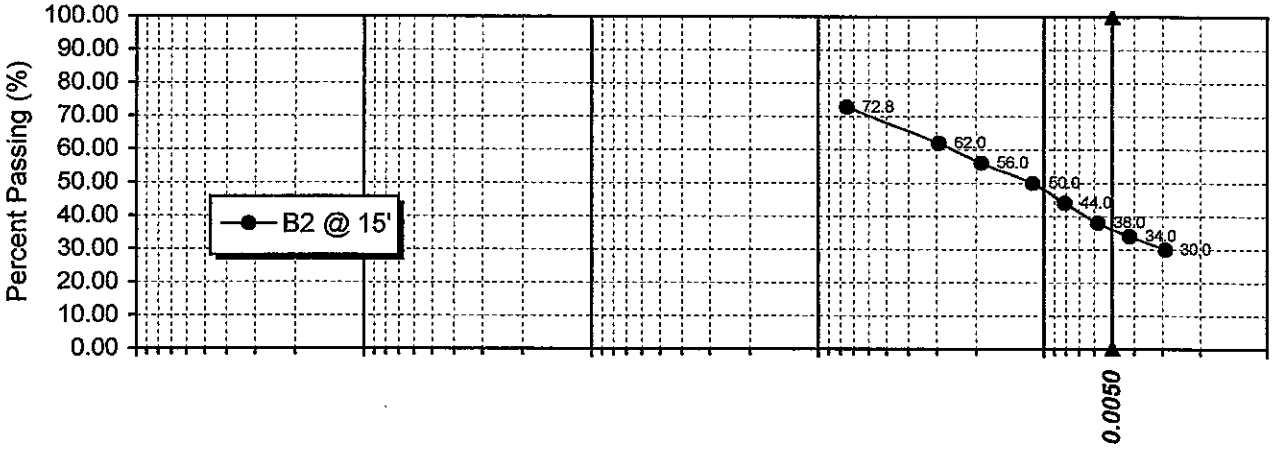
Sample	B2 @ 1' - 5'	B4 @ 1' - 5'	B6 @ 1' - 5'	B7 @ 1' - 5'	B8 @ 1' - 5'
Soil Type	SM	SM	SM	SM	SM
Expansion Index -- UBC Standard 18-2	28	20	7	44	53
Expansion Character	Low	Low	Very Low	Low	Moderate

SULFATE CONTENT

Sample	B2 @ 1' - 5'	B4 @ 1' - 5'	B6 @ 1' - 5'	B7 @ 1' - 5'	B8 @ 1' - 5'
Sulfate Content (ppm)	<250	<250	<2000	<20000	<250



Grain Diameter (mm)



Grain Diameter (mm)

GRAIN SIZE DISTRIBUTION

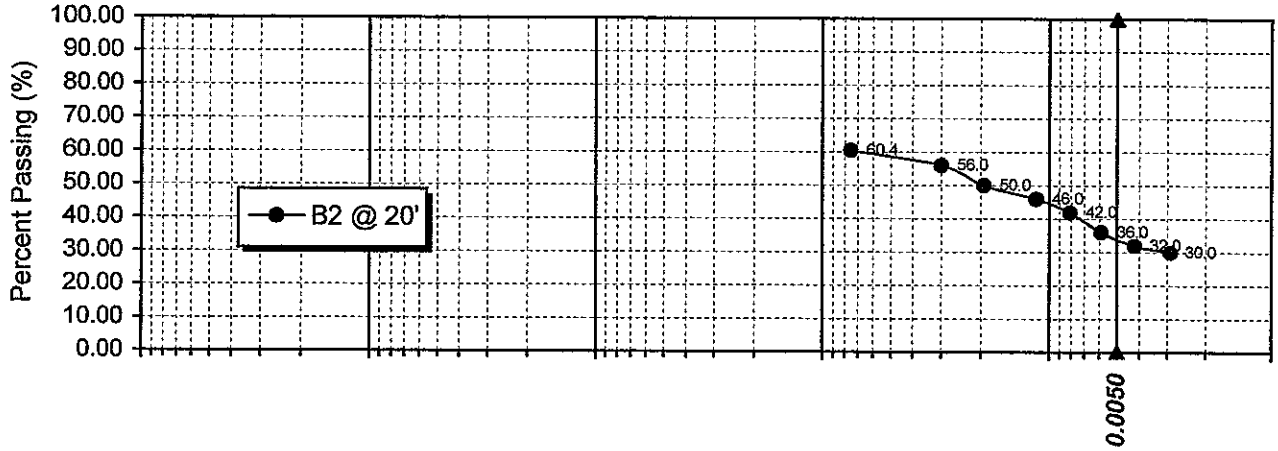
Geotechnologies, Inc.

CONSULTING GEOTECHNICAL ENGINEERS

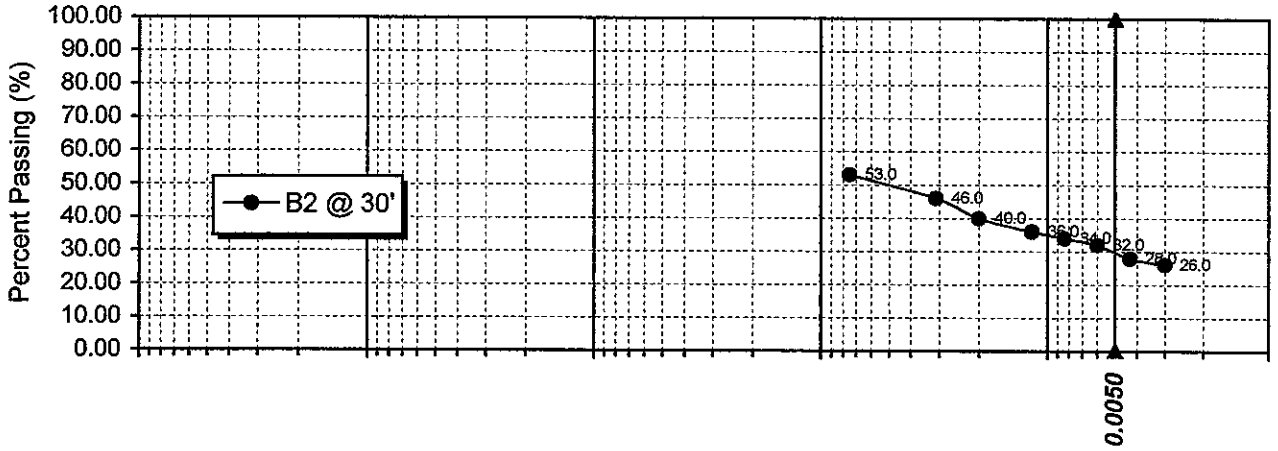
PROJECT: HUDSON CAPITAL, LLC.

FILE NO. 19716

PLATE: E-1



Grain Diameter (mm)



Grain Diameter (mm)

GRAIN SIZE DISTRIBUTION

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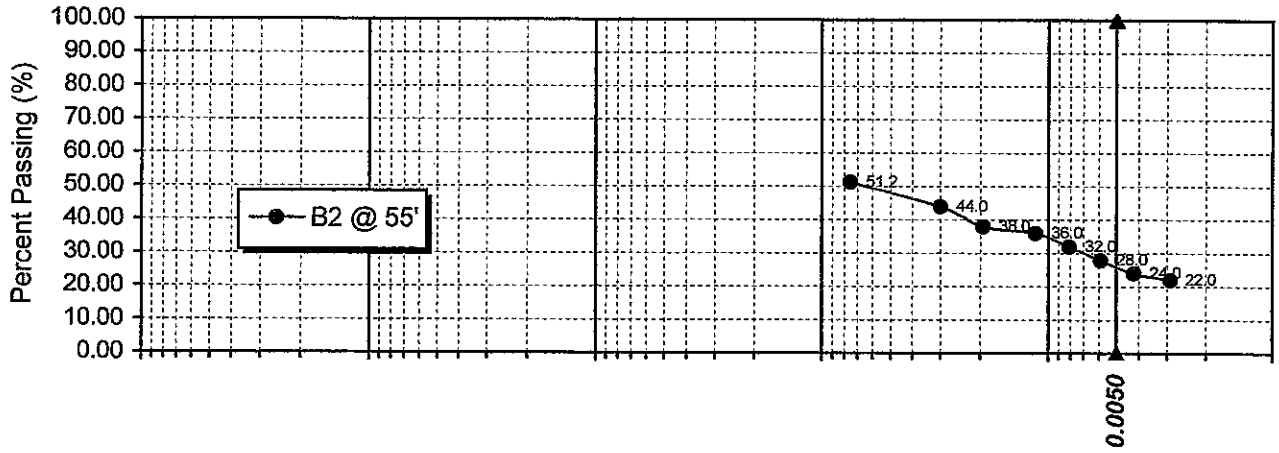
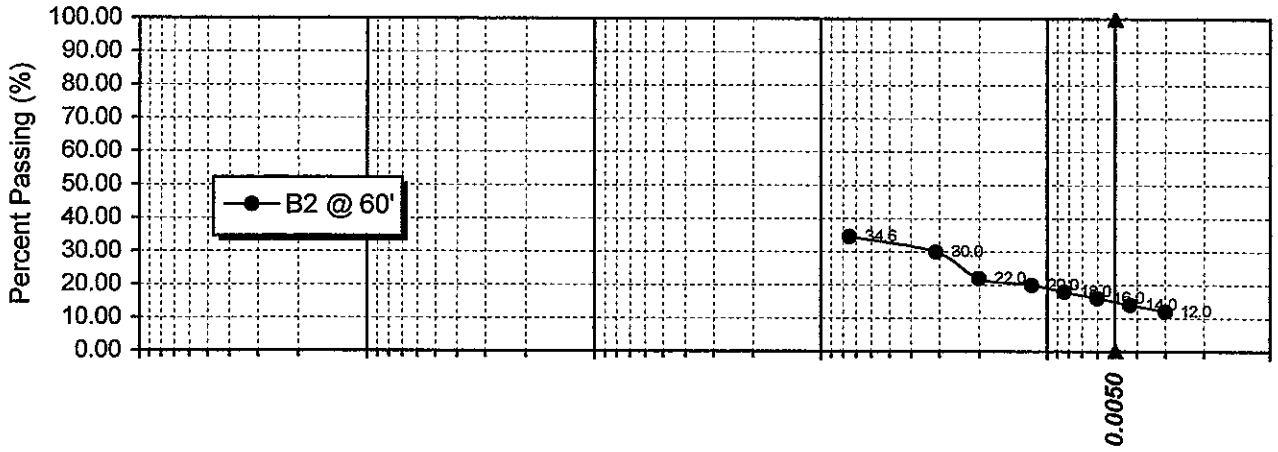
CONSULTING GEOTECHNICAL ENGINEERS

PROJECT: HUDSON CAPITAL, LLC.

FILE NO. 19716 | PLATE: E-2



Grain Diameter (mm)



Grain Diameter (mm)

GRAIN SIZE DISTRIBUTION

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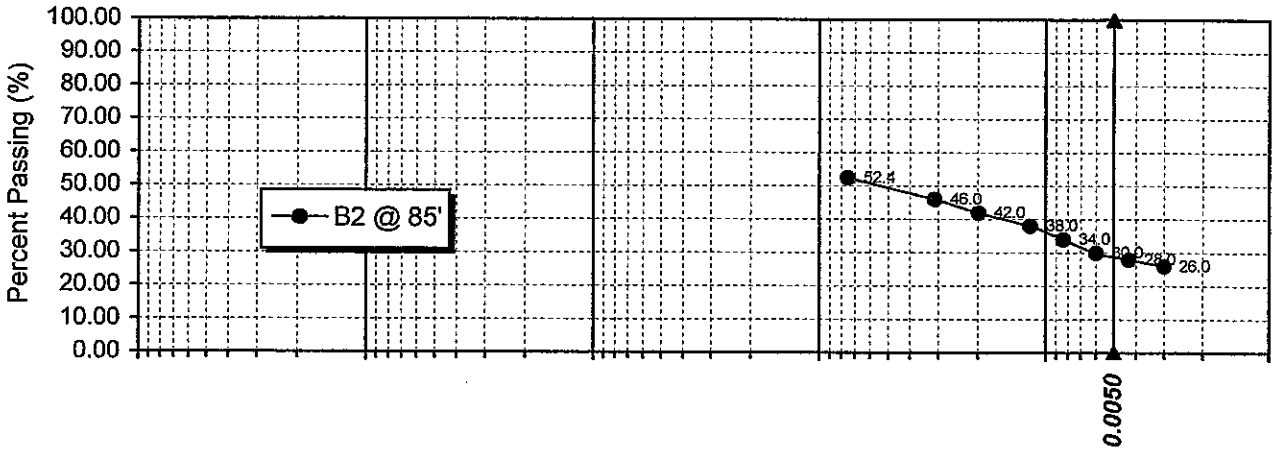
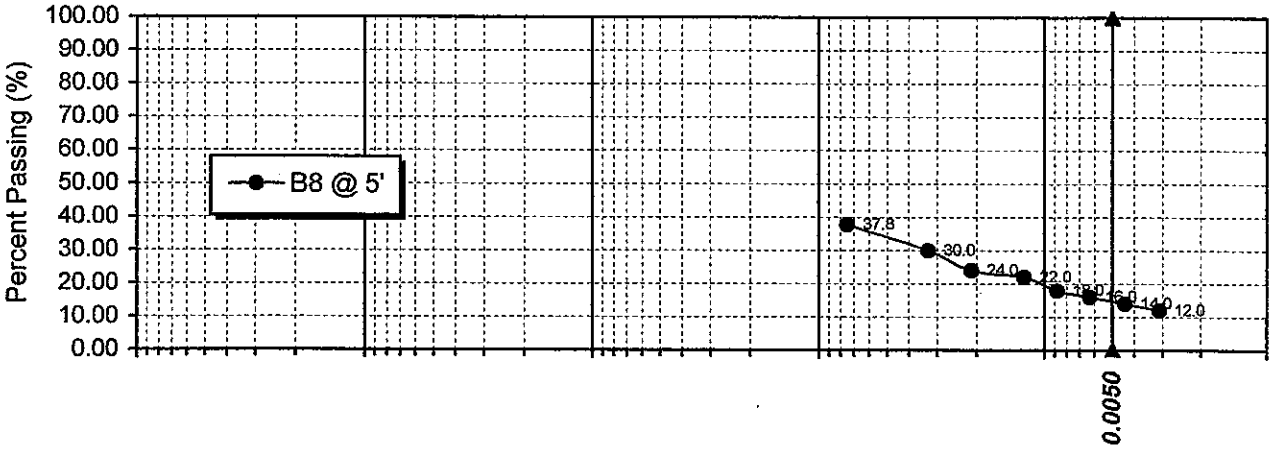
PROJECT: HUDSON CAPITAL, LLC.

FILE NO. 19716 | PLATE: E-3





GRAIN SIZE DISTRIBUTION

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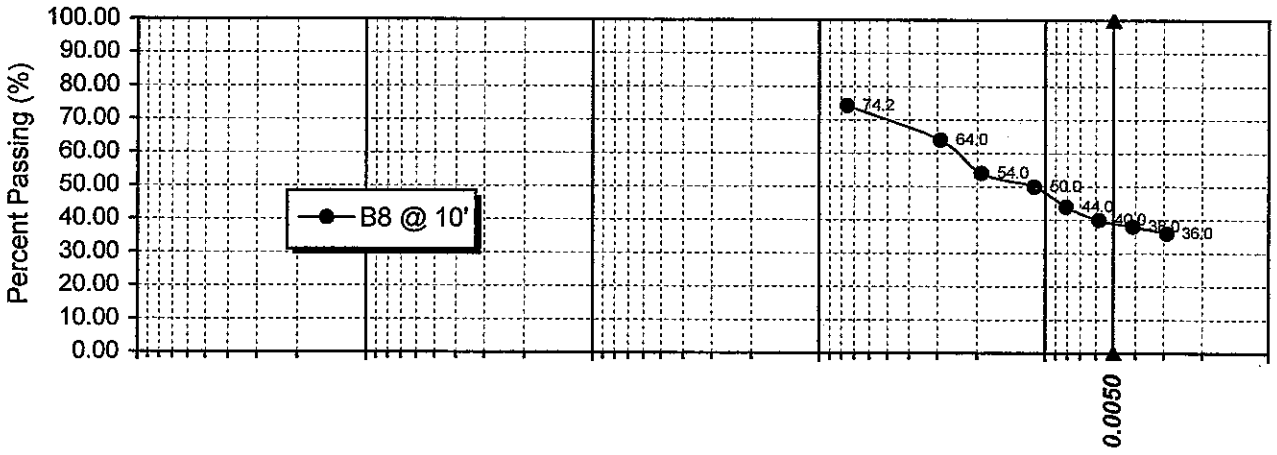
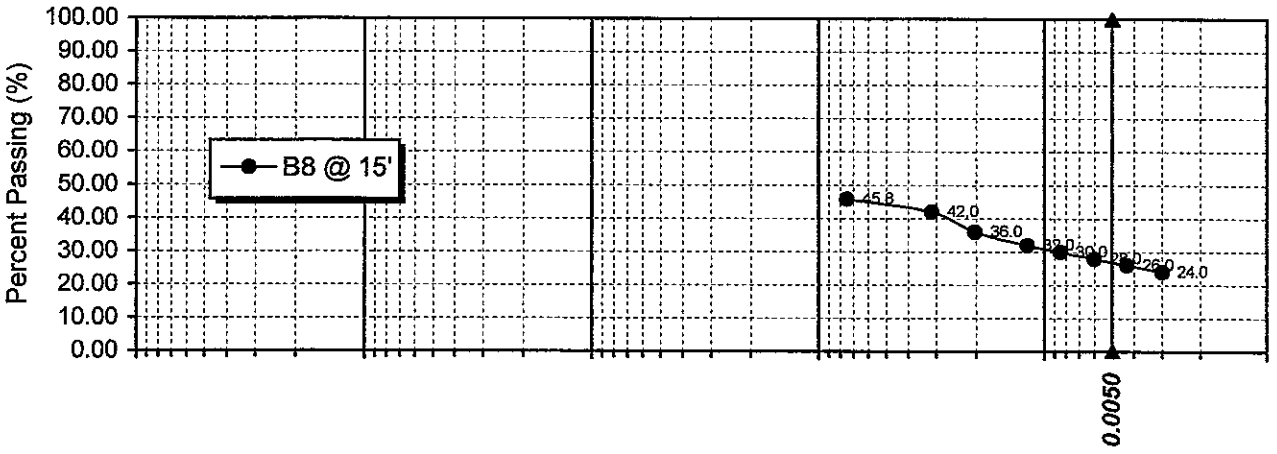
PROJECT: HUDSON CAPITAL, LLC.

FILE NO. 19716 | PLATE: E-4



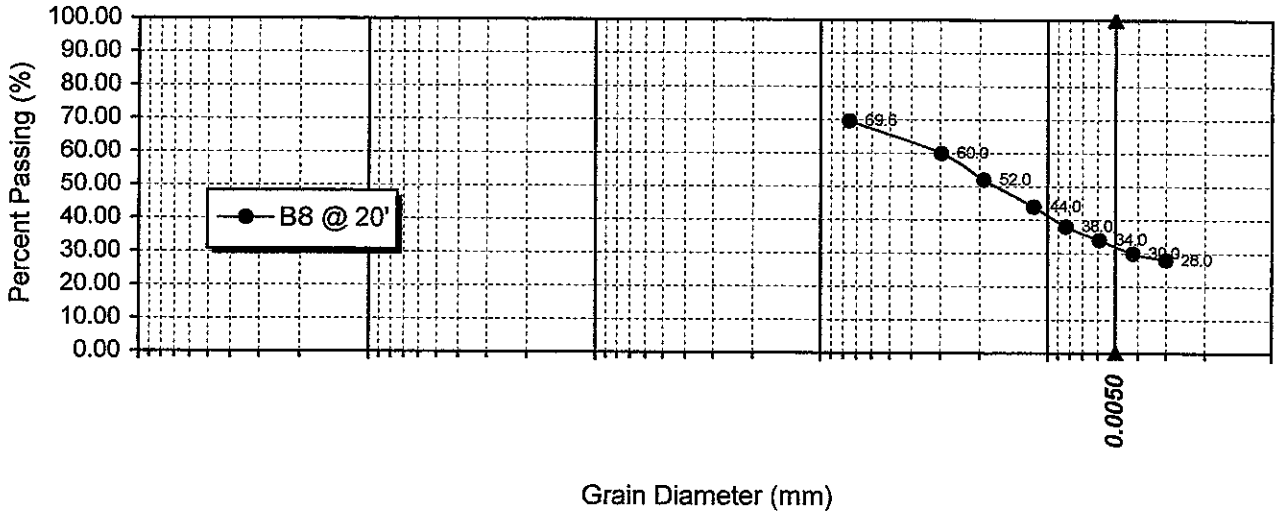


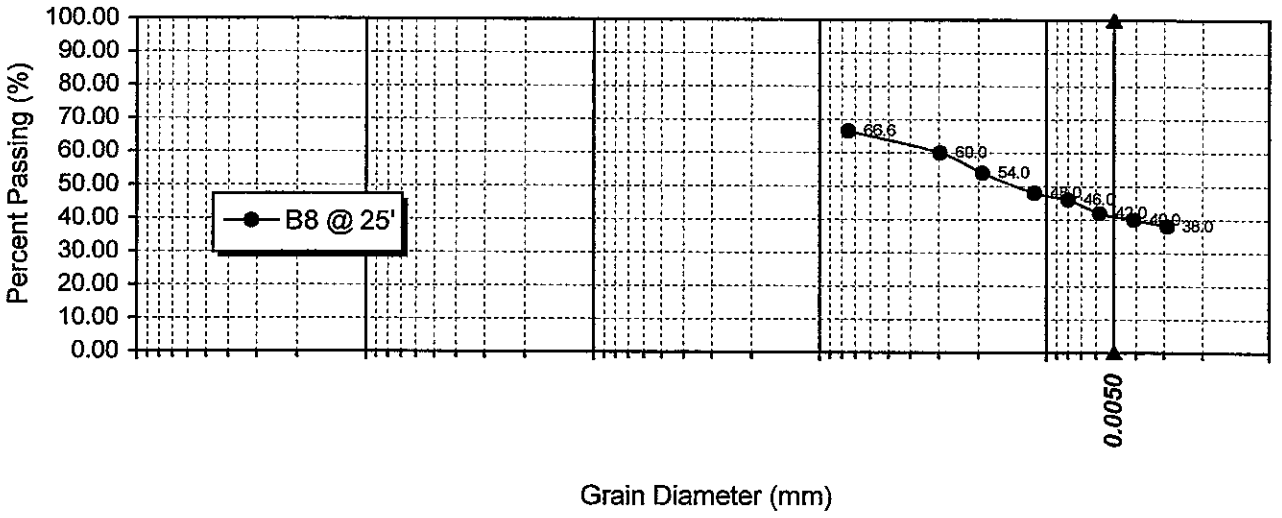
GRAIN SIZE DISTRIBUTION

Geotechnologies, Inc.
CONSULTING GEOTECHNICAL ENGINEERS

PROJECT: HUDSON CAPITAL, LLC.

FILE NO. 19716 | PLATE: E-5





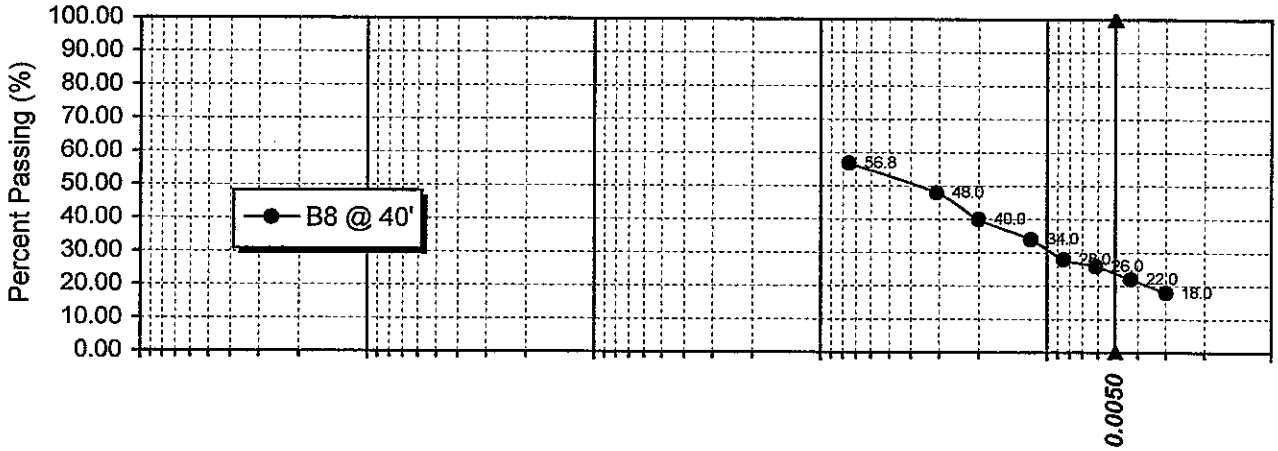
GRAIN SIZE DISTRIBUTION

Geotechnologies, Inc.
CONSULTING GEOTECHNICAL ENGINEERS

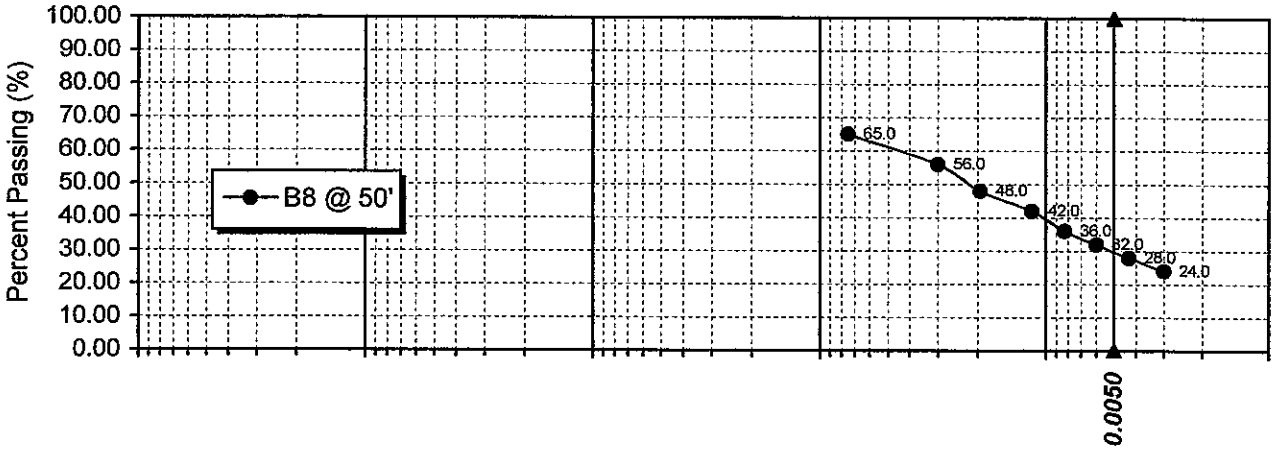
PROJECT: HUDSON CAPITAL, LLC.

FILE NO. 19716

PLATE: E-6



Grain Diameter (mm)



Grain Diameter (mm)

GRAIN SIZE DISTRIBUTION

Geotechnologies, Inc.
CONSULTING GEOTECHNICAL ENGINEERS

PROJECT: HUDSON CAPITAL, LLC.

FILE NO. 19716 | PLATE: E-7

Geotechnologies, Inc.

Project: Hudson Capital, LLC.
File No.: 19716
Description: Liquefaction Analysis
Boring Number: 2

EMPIRICAL ESTIMATION OF LIQUEFACTION POTENTIAL

NCEER (1996) METHOD — By Thomas F. Blake (1994-1996) — LIQ2_30.WQ1

EARTHQUAKE INFORMATION:

Earthquake Magnitude:	6.4
Peak Horiz. Acceleration (g):	0.51
Calculated Mag.Wtg.Factor:	0.670

GROUNDWATER INFORMATION:

Current Groundwater Level (ft):	52.0
Historic Highest Groundwater Level* (ft):	40.0
Unit Wt. Water (pcf):	62.4

* Based on California Geological Survey Seismic Hazard Evaluation Report

ENERGY & ROD CORRECTIONS:

Energy Correction (CE) for N60:	1.00
Rod Len.Corr.(CR)(0-no or 1-yes):	1.0
Bore Dia. Corr. (CB):	1.00
Sampler Corr. (CS):	1.20
Use Ksigma (0 or 1):	1.0

LIQUEFACTION CALCULATIONS:

Depth to Base (ft)	Total Unit Wt. (pcf)	Current Water Level (0 or 1)	FIELD SPT (N)	Depth of SPT (ft)	Liq.Sus. (0 or 1)	-200 (%)	Est. Dr (%)	CN Factor	Corrected (N1)60	Resist. CRR	rd Factor	Induced CSR	Liquefac. Safe.Fact.
1.0	118.0	0	36.0	5.0	0	0.0		1.996	64.7	~	0.998	0.221	~
2.0	118.0	0	36.0	5.0	0	0.0		1.996	64.7	~	0.993	0.220	~
3.0	118.0	0	36.0	5.0	0	0.0		1.996	64.7	~	0.989	0.219	~
4.0	118.0	0	36.0	5.0	0	0.0		1.996	64.7	~	0.984	0.218	~
5.0	118.0	0	36.0	5.0	0	0.0		1.996	64.7	~	0.979	0.217	~
6.0	118.0	0	36.0	5.0	0	0.0		1.996	64.7	~	0.975	0.216	~
7.0	118.0	0	36.0	5.0	0	0.0		1.996	64.7	~	0.970	0.215	~
8.0	120.0	0	36.0	5.0	0	0.0		1.996	64.7	~	0.966	0.214	~
9.0	120.0	0	36.0	5.0	0	0.0		1.996	64.7	~	0.961	0.213	~
10.0	120.0	0	36.0	5.0	0	0.0		1.996	64.7	~	0.957	0.212	~
11.0	120.0	0	33.0	10.0	0	67.0		1.371	47.7	~	0.952	0.211	~
12.0	120.0	0	33.0	10.0	0	67.0		1.371	47.7	~	0.947	0.210	~
13.0	120.4	0	33.0	10.0	0	67.0		1.371	47.7	~	0.943	0.209	~
14.0	120.4	0	33.0	10.0	0	67.0		1.371	47.7	~	0.938	0.208	~
15.0	120.4	0	33.0	10.0	0	67.0		1.371	47.7	~	0.934	0.207	~
16.0	120.4	0	33.0	15.0	0	72.8		1.107	42.4	~	0.929	0.206	~
17.0	120.4	0	33.0	15.0	0	72.8		1.107	42.4	~	0.925	0.205	~
18.0	130.3	0	33.0	15.0	0	72.8		1.107	42.4	~	0.920	0.204	~
19.0	130.3	0	33.0	15.0	0	72.8		1.107	42.4	~	0.915	0.203	~
20.0	130.3	0	33.0	15.0	0	72.8		1.107	42.4	~	0.911	0.202	~
21.0	130.3	0	31.0	20.0	0	60.4		0.948	38.6	~	0.906	0.201	~
22.0	130.3	0	31.0	20.0	0	60.4		0.948	38.6	~	0.902	0.200	~
23.0	130.4	0	31.0	20.0	0	60.4		0.948	38.6	~	0.897	0.199	~
24.0	130.4	0	31.0	20.0	0	60.4		0.948	38.6	~	0.893	0.198	~
25.0	130.4	0	31.0	20.0	0	60.4		0.948	38.6	~	0.888	0.197	~
26.0	130.4	0	48.0	25.0	0	0.0		0.839	46.2	~	0.883	0.196	~
27.0	130.4	0	48.0	25.0	0	0.0		0.839	46.2	~	0.879	0.195	~
28.0	135.5	0	48.0	25.0	0	0.0		0.839	46.2	~	0.874	0.194	~
29.0	135.5	0	48.0	25.0	0	0.0		0.839	46.2	~	0.870	0.193	~
30.0	135.5	0	48.0	25.0	0	0.0		0.839	46.2	~	0.865	0.192	~
31.0	135.5	0	36.0	30.0	0	53.0		0.759	39.8	~	0.861	0.191	~
32.0	135.5	0	36.0	30.0	0	53.0		0.759	39.8	~	0.856	0.190	~
33.0	118.5	0	36.0	30.0	0	53.0		0.759	39.8	~	0.851	0.189	~
34.0	118.5	0	36.0	30.0	0	53.0		0.759	39.8	~	0.847	0.188	~
35.0	118.5	0	36.0	30.0	0	53.0		0.759	39.8	~	0.842	0.187	~
36.0	118.5	0	40.0	35.0	0	0.0		0.701	33.7	~	0.838	0.186	~
37.0	118.5	0	40.0	35.0	0	0.0		0.701	33.7	~	0.833	0.185	~
38.0	122.7	0	40.0	35.0	0	0.0		0.701	33.7	~	0.829	0.184	~
39.0	122.7	0	40.0	35.0	0	0.0		0.701	33.7	~	0.824	0.183	~
40.0	122.7	0	40.0	35.0	0	0.0		0.701	33.7	~	0.819	0.182	~
41.0	122.7	0	73.0	40.0	1	0.0	101	0.657	57.5	Infin.	0.815	0.181	Non-Liq.
42.0	122.7	0	73.0	40.0	1	0.0	101	0.657	57.5	Infin.	0.810	0.180	Non-Liq.
43.0	135.0	0	73.0	40.0	1	0.0	101	0.657	57.5	Infin.	0.806	0.179	Non-Liq.
44.0	135.0	0	73.0	40.0	1	0.0	101	0.657	57.5	Infin.	0.801	0.178	Non-Liq.
45.0	135.0	0	73.0	40.0	1	0.0	101	0.657	57.5	Infin.	0.797	0.177	Non-Liq.
46.0	135.0	0	56.0	45.0	1	0.0	85	0.617	41.5	Infin.	0.792	0.176	Non-Liq.
47.0	135.0	0	56.0	45.0	1	0.0	85	0.617	41.5	Infin.	0.787	0.175	Non-Liq.
48.0	126.6	0	56.0	45.0	1	0.0	85	0.617	41.5	Infin.	0.783	0.174	Non-Liq.
49.0	126.6	0	56.0	45.0	1	0.0	85	0.617	41.5	Infin.	0.778	0.173	Non-Liq.
50.0	126.6	0	56.0	45.0	1	0.0	85	0.617	41.5	Infin.	0.774	0.172	Non-Liq.
51.0	126.6	0	50.0	50.0	1	0.0	77	0.600	36.0	Infin.	0.769	0.171	Non-Liq.
52.0	126.6	0	50.0	50.0	1	0.0	77	0.600	36.0	Infin.	0.765	0.170	Non-Liq.
53.0	128.9	1	50.0	50.0	1	0.0	77	0.600	36.0	Infin.	0.760	0.169	Non-Liq.
54.0	128.9	1	50.0	50.0	1	0.0	77	0.600	36.0	Infin.	0.755	0.170	Non-Liq.
55.0	128.9	1	50.0	50.0	1	0.0	77	0.600	36.0	Infin.	0.751	0.171	Non-Liq.
56.0	128.9	1	43.0	55.0	1	51.2	69	0.600	38.0	Infin.	0.746	0.171	Non-Liq.
57.0	128.9	1	43.0	55.0	1	51.2	69	0.600	38.0	Infin.	0.742	0.171	Non-Liq.
58.0	137.4	1	43.0	55.0	1	51.2	69	0.600	38.0	Infin.	0.737	0.172	Non-Liq.
59.0	137.4	1	43.0	55.0	1	51.2	69	0.600	38.0	Infin.	0.733	0.172	Non-Liq.
60.0	137.4	1	43.0	55.0	1	51.2	69	0.600	38.0	Infin.	0.728	0.172	Non-Liq.
61.0	137.4	1	60.0	60.0	1	34.6	80	0.600	50.1	Infin.	0.723	0.173	Non-Liq.
62.0	137.4	1	60.0	60.0	1	34.6	80	0.600	50.1	Infin.	0.719	0.173	Non-Liq.
63.0	130.3	1	60.0	60.0	1	34.6	80	0.600	50.1	Infin.	0.714	0.173	Non-Liq.
64.0	130.3	1	60.0	60.0	1	34.6	80	0.600	50.1	Infin.	0.710	0.173	Non-Liq.
65.0	130.3	1	60.0	60.0	1	34.6	80	0.600	50.1	Infin.	0.705	0.173	Non-Liq.
66.0	130.3	1	80.0	65.0	1	0.0	91	0.600	57.6	Infin.	0.701	0.173	Non-Liq.
67.0	130.3	1	80.0	65.0	1	0.0	91	0.600	57.6	Infin.	0.696	0.173	Non-Liq.
68.0	132.2	1	80.0	65.0	1	0.0	91	0.600	57.6	Infin.	0.691	0.173	Non-Liq.
69.0	132.2	1	80.0	65.0	1	0.0	91	0.600	57.6	Infin.	0.687	0.173	Non-Liq.
70.0	132.2	1	80.0	65.0	1	0.0	91	0.600	57.6	Infin.	0.682	0.173	Non-Liq.
71.0	132.2	1	100.0	70.0	1	0.0	100	0.600	72.0	Infin.	0.678	0.173	Non-Liq.
72.0	132.2	1	100.0	70.0	1	0.0	100	0.600	72.0	Infin.	0.673	0.172	Non-Liq.
73.0	129.4	1	100.0	70.0	1	0.0	100	0.600	72.0	Infin.	0.669	0.172	Non-Liq.
74.0	129.4	1	100.0	70.0	1	0.0	100	0.600	72.0	Infin.	0.664	0.172	Non-Liq.
75.0	129.4	1	100.0	70.0	1	0.0	100	0.600	72.0	Infin.	0.659	0.172	Non-Liq.
76.0	129.4	1	100.0	75.0	1	0.0	98	0.600	72.0	Infin.	0.655	0.171	Non-Liq.
77.0	129.4	1	100.0	75.0	1	0.0	98	0.600	72.0	Infin.	0.650	0.171	Non-Liq.
78.0	130.0	1	100.0	75.0	1	0.0	98	0.600	72.0	Infin.	0.646	0.171	Non-Liq.
79.0	130.0	1	100.0	75.0	1	0.0	98	0.600	72.0	Infin.	0.641	0.170	Non-Liq.
80.0	130.0	1	100.0	75.0	1	0.0	98	0.600	72.0	Infin.	0.637	0.170	Non-Liq.
81.0	130.0	1	75.0	80.0	1	0.0	83	0.600	54.0	Infin.	0.632	0.170	Non-Liq.
82.0	130.0	1	75.0	80.0	1	0.0	83	0.600	54.0	Infin.	0.627	0.169	Non-Liq.
83.0	145.8	1	75.0	80.0	1	0.0	83	0.600	54.0	Infin.	0.625	0.169	Non-Liq.
84.0	145.8	1	75.0	80.0	1	0.0	83	0.600	54.0	Infin.	0.625	0.170	Non-Liq.
85.0	145.8	1	75.0	80.0	1	0.0	83	0.600	54.0	Infin.	0.625	0.171	Non-Liq.
86.0	145.8	1	61.0	85.0	1	52.4	74	0.600	50.9	Infin.	0.625	0.171	Non-Liq.
87.0	145.8	1	61.0	85.0	1	52.4	74	0.600	50.9	Infin.	0.625	0.172	Non-Liq.
88.0	136.0	1	61.0	85.0	1	52.4	74	0.600	50.9	Infin.	0.625	0.173	Non-Liq.
89.0	136.0	1	61.0	85.0	1	52.4	74	0.600	50.9	Infin.	0.625	0.173	Non-Liq.
90.0	136.0	1	61.0	85.0	1	52.4	74	0.600	50.9	Infin.	0.625	0.174	Non-Liq.
91.0	136.0	1	76.0	90.0	1	0.0	81	0.600	54.7	Infin.	0.625	0.175	Non-Liq.
92.0	136.0	1	76.0	90.0	1	0.0	81	0.600	54.7	Infin.	0.625	0.175	Non-Liq.
93.0	131.8	1	76.0	90.0	1	0.0	81	0.600	54.7	Infin.	0.625	0.176	Non-Liq.
94.0	131.8	1	76.0	90.0	1	0.0	81	0.600	54.7	Infin.	0.625	0.177	Non-Liq.
95.0	131.8	1	76.0	90.0	1	0.0	81	0.600	54.7	Infin.	0.625	0.177	Non-Liq.
96.0	131.8	1	100.0	95.0	1	0.0	91	0.600	72.0	Infin.	0.625	0.178	Non-Liq.
97.0	131.8	1	100.0	95.0	1	0.0	91	0.600	72.0	Infin.	0.625	0.178	Non-Liq.
98.0	128.8	1	100.0	95.0	1	0.0	91	0.600	72.0	Infin.	0.625	0.179	Non-Liq.
99.0	128.8	1	100.0	95.0	1	0.0	91	0.600	72.0	Infin.	0.625	0.180	Non-Liq.
100.0	128.8	1	100.0	95.0	1	0.0	91	0.600	72.0	Infin.	0.625	0.180	Non-Liq.

Geotechnologies, Inc.

Project: Hudson Capital, LLC.
File No.: 19716
Description: Liquefaction Analysis
Boring Number: 8

EMPIRICAL ESTIMATION OF LIQUEFACTION POTENTIAL

NCEER (1996) METHOD — By Thomas F. Blake (1994-1996) — LIQ2_30.WQ1

EARTHQUAKE INFORMATION:

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Unit Wt. Water (pcf):	62.4

* Based on California Geological Survey Seismic Hazard Evaluation Report

ENERGY & ROD CORRECTIONS:

Energy Correction (CE) for N60:	1.00
Rod Len.Corr.(CR)(0-no or 1-yes):	1.0
Bore Dia. Corr. (CB):	1.00
Sampler Corr. (CS):	1.20
Use Ksigma (0 or 1):	1.0

LIQUEFACTION CALCULATIONS:

Depth to Base (ft)	Total Unit Wt. (pcf)	Current Water Level (0 or 1)	FIELD SPT (N)	Depth of SPT (ft)	Liq.Sus. (0 or 1)	-200 (%)	Est. Dr (%)	CN Factor	Corrected (N1)60	Resist. CRR	rd Factor	Induced CSR	Liquefac. Safe.Fact.
1.0	118.8	0	10.0	5.0	0	37.8		1.989	24.9	~	0.998	0.221	~
2.0	118.8	0	10.0	5.0	0	37.8		1.989	24.9	~	0.993	0.220	~
3.0	118.8	0	10.0	5.0	0	37.8		1.989	24.9	~	0.989	0.219	~
4.0	118.8	0	10.0	5.0	0	37.8		1.989	24.9	~	0.984	0.218	~
5.0	118.8	0	10.0	5.0	0	37.8		1.989	24.9	~	0.979	0.217	~
6.0	118.8	0	10.0	5.0	0	37.8		1.989	24.9	~	0.975	0.216	~
7.0	118.8	0	10.0	5.0	0	37.8		1.989	24.9	~	0.970	0.215	~
8.0	123.8	0	10.0	5.0	0	37.8		1.989	24.9	~	0.966	0.214	~
9.0	123.8	0	10.0	5.0	0	37.8		1.989	24.9	~	0.961	0.213	~
10.0	123.8	0	10.0	5.0	0	37.8		1.989	24.9	~	0.957	0.212	~
11.0	123.8	0	20.0	10.0	0	74.2		1.362	31.5	~	0.952	0.211	~
12.0	123.8	0	20.0	10.0	0	74.2		1.362	31.5	~	0.947	0.210	~
13.0	124.3	0	20.0	10.0	0	74.2		1.362	31.5	~	0.943	0.209	~
14.0	124.3	0	20.0	10.0	0	74.2		1.362	31.5	~	0.938	0.208	~
15.0	124.3	0	20.0	10.0	0	74.2		1.362	31.5	~	0.934	0.207	~
16.0	124.3	0	33.0	15.0	0	45.8		1.096	42.0	~	0.929	0.206	~
17.0	124.3	0	33.0	15.0	0	45.8		1.096	42.0	~	0.925	0.205	~
18.0	126.3	0	33.0	15.0	0	45.8		1.096	42.0	~	0.920	0.204	~
19.0	126.3	0	33.0	15.0	0	45.8		1.096	42.0	~	0.915	0.203	~
20.0	126.3	0	33.0	15.0	0	45.8		1.096	42.0	~	0.911	0.202	~
21.0	126.3	0	20.0	20.0	0	69.6		0.941	27.2	~	0.906	0.201	~
22.0	126.3	0	20.0	20.0	0	69.6		0.941	27.2	~	0.902	0.200	~
23.0	124.8	0	20.0	20.0	0	69.6		0.941	27.2	~	0.897	0.199	~
24.0	124.8	0	20.0	20.0	0	69.6		0.941	27.2	~	0.893	0.198	~
25.0	124.8	0	20.0	20.0	0	69.6		0.941	27.2	~	0.888	0.197	~
26.0	124.8	0	16.0	25.0	0	66.6		0.838	22.4	~	0.883	0.196	~
27.0	124.8	0	16.0	25.0	0	66.6		0.838	22.4	~	0.879	0.195	~
28.0	131.6	0	16.0	25.0	0	66.6		0.838	22.4	~	0.874	0.194	~
29.0	131.6	0	16.0	25.0	0	66.6		0.838	22.4	~	0.870	0.193	~
30.0	131.6	0	16.0	25.0	0	66.6		0.838	22.4	~	0.865	0.192	~
31.0	131.6	0	38.0	30.0	0	0.0		0.761	34.7	~	0.861	0.191	~
32.0	131.6	0	38.0	30.0	0	0.0		0.761	34.7	~	0.856	0.190	~
33.0	131.7	0	38.0	30.0	0	0.0		0.761	34.7	~	0.851	0.189	~
34.0	131.7	0	38.0	30.0	0	0.0		0.761	34.7	~	0.847	0.188	~
35.0	131.7	0	38.0	30.0	0	0.0		0.761	34.7	~	0.842	0.187	~
36.0	131.7	0	75.0	35.0	0	0.0		0.700	63.0	~	0.838	0.186	~
37.0	131.7	0	75.0	35.0	0	0.0		0.700	63.0	~	0.833	0.185	~
38.0	131.6	0	75.0	35.0	0	0.0		0.700	63.0	~	0.829	0.184	~
39.0	131.6	0	75.0	35.0	0	0.0		0.700	63.0	~	0.824	0.183	~
40.0	131.6	0	75.0	35.0	0	0.0		0.700	63.0	~	0.819	0.182	~
41.0	131.6	0	36.0	40.0	1	56.8	71	0.652	35.2	Infin.	0.815	0.181	Non-Liq.
42.0	131.6	0	36.0	40.0	1	56.8	71	0.652	35.2	Infin.	0.810	0.180	Non-Liq.
43.0	130.3	0	36.0	40.0	1	56.8	71	0.652	35.2	Infin.	0.806	0.179	Non-Liq.
44.0	130.3	0	36.0	40.0	1	56.8	71	0.652	35.2	Infin.	0.801	0.178	Non-Liq.
45.0	130.3	0	36.0	40.0	1	56.8	71	0.652	35.2	Infin.	0.797	0.177	Non-Liq.
46.0	130.3	0	50.0	45.0	1	0.0	80	0.613	36.8	Infin.	0.792	0.176	Non-Liq.
47.0	130.3	0	50.0	45.0	1	0.0	80	0.613	36.8	Infin.	0.787	0.175	Non-Liq.
48.0	125.4	0	50.0	45.0	1	0.0	80	0.613	36.8	Infin.	0.783	0.174	Non-Liq.
49.0	125.4	0	50.0	45.0	1	0.0	80	0.613	36.8	Infin.	0.778	0.173	Non-Liq.
50.0	125.4	0	50.0	45.0	1	0.0	80	0.613	36.8	Infin.	0.774	0.172	Non-Liq.

GeoPentech

September 19, 2008

Project No. 08014A – Task B

Mr. Stanley Tang
Geotechnologies, Inc.
439 Western Avenue
Glendale, California 91201

SUBJECT: DOWNHOLE SEISMIC SURVEY RESULTS
BOREHOLE B-2
SOUTHWEST CORNER OF SUNSET BLVD AND VAN NESS AVE
HOLLYWOOD, CALIFORNIA

Dear Mr. Tang,

Per your request and in accordance with the provisions of our proposal, dated August 29, 2008, we have performed a downhole seismic survey within borehole B-2 at the site located at the southwest corner of Sunset Boulevard and Van Ness Avenue in Hollywood, California. Borehole B-2 was drilled and a 2-inch PVC casing was installed under the direction of Geotechnologies as part of their geotechnical investigation. The downhole seismic survey was performed within B-2 to assist Geotechnologies, Inc. with their evaluation of the site. This letter summarizes the results of the downhole seismic survey.

Seismic Downhole Methods and Procedures

The seismic downhole method measures both pressure-wave (p-wave) and shear-wave (s-wave) velocities of the geologic-medium adjacent to a borehole by measuring the time required for these waves to travel from a surface source to a sensor fixed at a known depth within a borehole.

Downhole seismic measurements were performed at the subject site on September 4, 2008. The downhole seismic sensor consisted of a triaxial geophone assembly which was pneumatically held against the borehole wall. The seismic source consisted of a series of sledgehammer blows to a ground plate and a wood timber, which were offset 3-feet from the borehole. Vertical blows to the ground plate were used to produce p-waves, and horizontal blows to the wood timber were used to produce s-waves. Horizontal blows were made in opposite directions in order to record the characteristic opposite first motions of the s-waves to determine travel-times. The resulting seismic downhole data were recorded with a Geometrics S12 signal enhancing seismograph. Measurements were made at intervals of 5-feet down the borehole. After correcting the travel time for the source offset, seismic-wave travel-times were plotted versus depth. Layer and interval velocities were calculated as the slope of lines drawn through the plotted data.

Seismic Downhole Results

Results of the seismic downhole measurements for borehole B-2 are presented on Figure 1. This figure shows the measured p-wave and s-wave travel-times and depths; a plot of the p-wave and s-wave travel-times as a function of depth showing the interpreted layer velocities; interpreted p-wave and s-wave layer velocities and depth ranges; and calculated p-wave and s-wave interval velocities.

Table 1 below summarizes the interpreted p-wave and s-wave layer velocities and depths shown on Figure 1 for the various geologic units within borehole B-2 as logged by Geotechnologies, Inc. As shown on Table 1, the predominantly medium dense sand logged within B-2 between a depth of 0 and 25 feet below ground surface has an s-wave velocity of approximately 790 ft/sec. The predominantly stiff to very stiff clay and medium to very dense sand logged within B-2 between a depth of 25 and 100 feet below ground surface has a measured s-wave velocity of approximately 1,230 ft/sec.

TABLE 1
SUMMARY OF PRESSURE-WAVE AND SHEAR-WAVE VELOCITY LAYERS

BOREHOLE	PREDOMINANT LITHOLOGY	PRESSURE-WAVE		SHEAR-WAVE	
		Depth Range (ft)	Velocity (ft/sec)	Depth Range (ft)	Velocity (ft/sec)
B-2	Medium Dense Sand (Unsaturated)	0 to 25	1,470	0 to 25	790
	Stiff to Very Stiff Clay and Medium to Very Dense Sand (Unsaturated)	25 to 60	2,160	25 to 100	1,230
	Medium to Very Dense Sand (Saturated)	60 to 100	6,620		

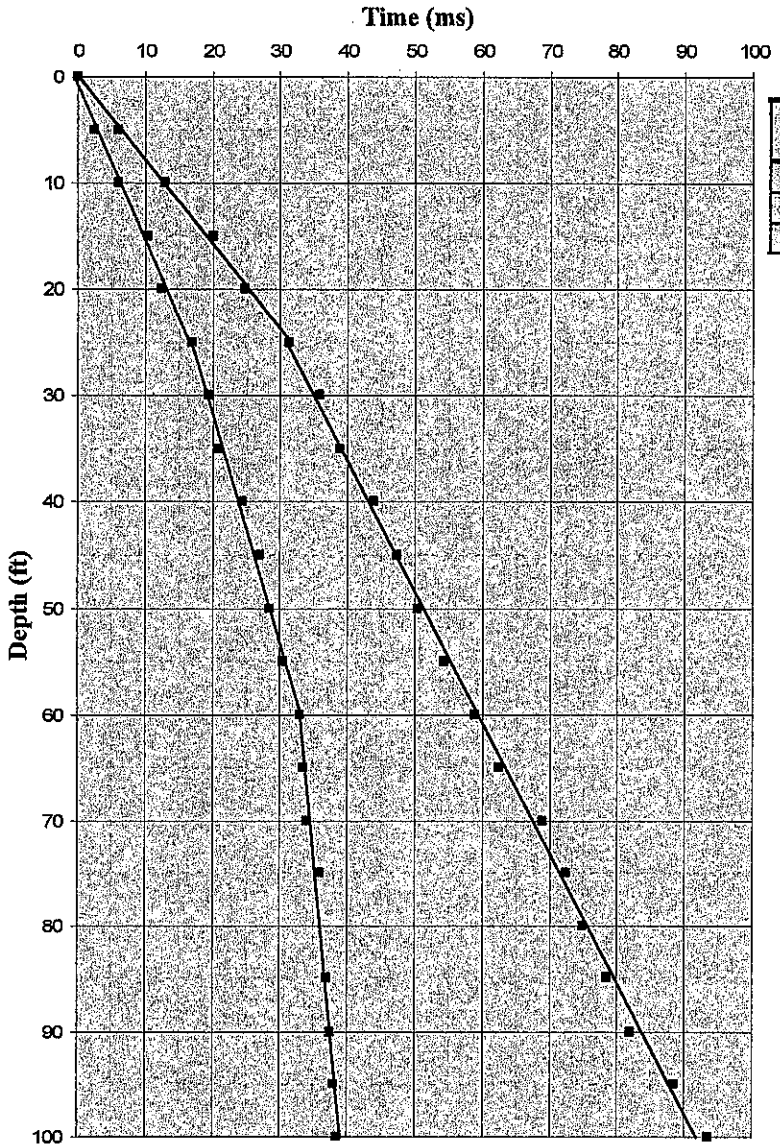
Limitations

The above information is based on limited observations and geophysical measurements made as described above. GeoPentech does not guarantee the performance of the project, only that the information provided meets the standard of care of the profession at this time under the same scope limitations imposed by the project. In this regard, our scope of work was limited to making the pressure-wave and shear-wave velocity measurements in one borehole under the direction of Geotechnologies, Inc. personnel. We relied upon borehole information provided by Geotechnologies, Inc. for the identification of geologic units that we then correlated with the seismic velocity measurements.

SEISMIC WAVE TRAVEL TIMES

Depth (ft)	P-time (ms)	S-wave (ms)
0	0	0
5	3	7
10	6.2	13.5
15	10.5	20.5
20	12.5	25
25	17	31.5
30	19.5	36
35	21	39
40	24.5	44
45	27	47.5
50	28.5	50.5
55	30.5	54.5
60	33	59
65	33.5	62.5
70	34	69
75	36	72.5
80		75
85	37	78.5
90	37.5	82
95	38	88.5
100	38.5	93.5

TRAVEL TIME PLOT



LAYER VELOCITIES

Layer	P-Velocity (fps)	P-Depth (ft)	S-Velocity (fps)	S-Depth (ft)
1	1,470	0 to 25	794	0 to 25
2	2,163	25 to 60	1,232	25 to 100
3	6,623	60 to 100		

INTERVAL VELOCITIES

Depth Range (ft)	P-Velocity (fps)	S-Velocity (fps)
0 to 5	1,944	833
5 to 10	1,485	722
10 to 15	1,147	697
15 to 20	2,421	1,082
20 to 25	1,107	763
25 to 30	1,981	1,100
30 to 35	3,289	1,647
35 to 40	1,425	996
40 to 45	1,993	1,421
45 to 50	3,314	1,659
50 to 55	2,493	1,247
55 to 60	1,997	1,109
60 to 65	9,890	1,426
65 to 70	9,912	769
70 to 75	2,497	1,426
75 to 80		1,996
80 to 85		1,427
85 to 90	9,956	1,427
90 to 95	9,962	769
95 to 100	9,968	1,000

GeoPentech

SEISMIC DOWNHOLE RESULTS
BOREHOLE B-2

PROJECT: **SW CORNER SUNSET AND VAN NESS**

PROJECT #: **08014A** | DATE: **SEP 2008** | FIG: 1

Appendix A-3

Parking Garage Geotechnical Report

Geotechnologies, Inc.
Consulting Geotechnical Engineers

439 Western Avenue
Glendale, California 91201-2837
818.240.9600 • Fax 818.240.9675

October 13, 2008
File No. 19716-01

Hudson Capital, LLC.
11601 Wilshire Boulevard, Suite 1600
Los Angeles, California 90025-0317

Attention: Christopher J. Barton

Subject: Geotechnical Engineering Investigation
Proposed Parking Structure
Sunset Bronson Studios
5800 West Sunset Boulevard, Hollywood, California

Ladies and Gentlemen:

This letter transmits the Geotechnical Engineering Investigation for the subject property prepared by Geotechnologies, Inc. This report provides geotechnical recommendations for the development of the site, including earthwork, seismic design, retaining walls, excavations, shoring and foundation design. Engineering for the proposed project should not begin until approval of the geotechnical investigation is granted by the local building official. Significant changes in the geotechnical recommendations may result due to the building department review process.

The validity of the recommendations presented herein is dependant upon review of the geotechnical aspects of the project during construction by this firm. The subsurface conditions described herein have been projected from limited subsurface exploration and laboratory testing. The exploration and testing presented in this report should in no way be construed to reflect any variations which may occur between the exploration locations or which may result from changes in subsurface conditions.

Should you have any questions please contact this office.

Respectfully submitted,
GEOTECHNOLOGIES, INC.

STANLEY S. TANG
R.C.E. 56178

REGISTERED PROFESSIONAL ENGINEER
STANLEY SIU-KEI TANG
No. 56178
EXP. 12/31/08
CIVIL
STATE OF CALIFORNIA

SST:km

Distribution: (3) Addressee
(7) Gensler; Attn: Kevin Heinly

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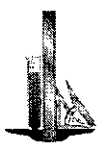

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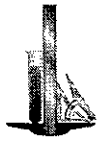

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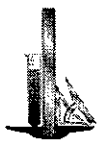


GEOTECHNICAL ENGINEERING INVESTIGATION

PROPOSED PARKING STRUCTURE

SUNSET BRONSON STUDIOS

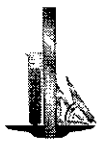
5800 WEST SUNSET BOULEVARD

HOLLYWOOD, CALIFORNIA

INTRODUCTION

This report presents the results of the geotechnical engineering investigation performed on the subject property. The purpose of this investigation was to identify the distribution and engineering properties of the earth materials underlying the site, and to provide geotechnical recommendations for the design of the proposed development.

This investigation included fourteen exploratory borings, collection of representative samples, laboratory testing, engineering analysis, review of published geologic data, review of available geotechnical engineering information and the preparation of this report. The exploratory excavation locations are shown on the enclosed Plot Plan. The results of the exploration and the laboratory testing are presented in the Appendix of this report.



PROPOSED DEVELOPMENT

Information concerning the proposed development was furnished by the client. The proposed development will consist of two phases. The initial phase will consist of a 7-story parking structure with 1 to 2 subterranean parking levels, and an at-grade 5-story production office building. The second phase will consist of a new 12-story high-rise office building with 2 levels of subterranean parking garage. The locations of the proposed structures are presented in the enclosed Plot Plan.

This report provides design recommendations for the proposed parking structure only. Recommendations for the proposed high-rise office building and the production office building will be provided under separate reports.

The proposed parking structure will be located at the eastern portion of the Sunset Bronson Studios. The proposed parking structure will be constructed over 1 to 2 subterranean levels, extending up to 25 feet below the existing grade. It is anticipated that retaining walls and excavations up to 30 feet in height will be required as part of the proposed development.

Column loads are estimated to be between 800 and 1,500 kips. Wall loads are estimated to be between 10 and 15 kips per lineal foot. Grading will consist of removal and recompaction of the existing unsuitable soils, excavations of the proposed subterranean levels, and minor wall backfill.

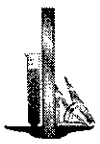
Any changes in the design of the project or location of any structure, as outlined in this report, should be reviewed by this office. The recommendations contained in this report should not be considered valid until reviewed and modified or reaffirmed, in writing, subsequent to such review.

SITE CONDITIONS

The Sunset Bronson Studios property is located at the southwest corner of Sunset Boulevard and Van Ness Avenue, in the Hollywood area of the City of Los Angeles, California. The subject site is bounded by Sunset Boulevard to the north, by Van Ness Avenue to the east, by Fernwood Avenue to the south, and by Bronson Avenue to the west. The property slopes very gently to the south, with an approximate relief of 20 feet across the studio lot.

At the time of exploration, the site was occupied by offices, sound stages, and parking lots associated with the ongoing activities of the studio. The area of the proposed parking structure is located in the eastern portion of the studio lot. The area of the proposed development is currently developed with asphaltic parking lots, a 1-story stucco building, and office trailers.

The neighboring development consists of commercial and residential structures. Vegetation consists of isolated trees and planters. Drainage is by sheetflow along the existing contours to the city streets.



GEOTECHNICAL EXPLORATION

FIELD EXPLORATION

The site was explored between August 20, 2008, and August 30, 2008, by excavating fourteen exploratory borings. The exploratory borings varied in depth from 20 to 100 feet. The borings were excavated with the aid of a truck-mounted drilling machine, using 8-inch diameter hollowstem augers. The exploration locations are shown on the Plot Plan and the geologic materials encountered are logged on Plates A-1 through A-14.

Geologic Materials

Fill materials underlying the subject site consist of silty sands, clayey silts, and silty clays, which are yellowish to dark grayish brown in color, slightly moist to moist, medium dense to medium firm, with occasional brick, asphalt, and concrete fragments. Fill thickness ranging from 3 to 8 feet were encountered in the exploratory borings.

The existing fill materials are underlain by Older Alluvium. The Older Alluvium consists of sandy clays, sandy silts, and silty sands to sands, which are yellowish to dark brown in color, slightly moist

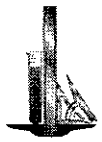
to wet, stiff to very stiff, and very dense, fine to coarse grained. More detailed soil profiles may be obtained from individual boring logs.

Groundwater and Caving

Groundwater was encountered at depths between 42 and 55 feet below the existing site grade in the exploratory borings. Caving could not be directly observed during exploration due to the type of drilling equipment utilized.

Based on groundwater data supplied by the Seismic Hazard Zone Report of the Hollywood Quadrangle, by the State of California Geological Survey, (SHZR 026), the historic-high groundwater for the site is on the order of 40 feet below the existing site grade.

Fluctuations in the level of groundwater may occur due to variations in rainfall, temperature, and other factors not evident at the time of the measurements reported herein. Fluctuations also may occur across the site. High groundwater levels can result in changed conditions.



SEISMIC EVALUATION

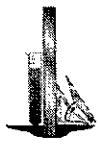
REGIONAL GEOLOGIC SETTING

The subject site is located north of the Peninsular Ranges Geomorphic Province and within the Transverse Ranges Geomorphic Province. The Peninsular Ranges are characterized by northwest-trending blocks of mountain ridges and sediment-floored valleys. The dominant geologic structural features are northwest trending fault zones that either die out to the northwest or terminate at east-trending reverse faults that form the southern margin of the Transverse Ranges.

The Transverse Ranges are characterized by roughly east-west trending mountains and the northern and southern boundaries are formed by reverse fault scarps. The convergent deformational features of the Transverse Ranges are a result of north-south shortening due to plate tectonics. This has resulted in local folding and uplift of the mountains along with the propagation of thrust faults. The intervening valleys have been filled with sediments derived from bordering mountains.

REGIONAL FAULTING

Based on criteria established by the California Division of Mines and Geology (CDMG), which is currently known as California Geologic Survey (CGS), faults may be categorized as active, potentially

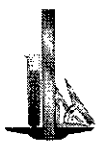


active, or inactive. Active faults are those which show evidence of surface displacement within the last 11,000 years (Holocene-age). Potentially-active faults are those that show evidence of most recent surface displacement within the last 1.6 million years (Quaternary-age). Faults showing no evidence of surface displacement within the last 1.6 million years are considered inactive for most purposes, with the exception of design of some critical structures.

Buried thrust faults are faults without a surface expression but are a significant source of seismic activity. They are typically broadly defined based on the analysis of seismic wave recordings of hundreds of small and large earthquakes in the Southern California area.

Two major buried thrust faults in the Los Angeles area are the Elysian Park fold and thrust belt and the Torrance-Wilmington fold and thrust belt. It is postulated that the Elysian Park structure was responsible for the magnitude 5.9, October 1, 1987 Whittier Narrows earthquake, and that the Torrance-Wilmington structure was responsible for the magnitude 5.0, January 19, 1989 Malibu earthquake. It is believed that the magnitude 6.7, January 17, 1994 Northridge earthquake was caused by a still un-named buried thrust fault located beneath the San Fernando Valley.

Due to the buried nature of these thrust faults, their existence is usually not known until they produce an earthquake. The risk for surface rupture potential of these buried thrust faults is inferred to be low (Leighton, 1990). However, the seismic risk of these buried structures in terms of recurrence and



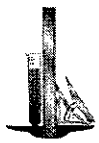
maximum potential magnitude, is not well established. Therefore, the potential for surface rupture on these surface-verging splays at magnitudes higher than 6.0 cannot be precluded.

SEISMIC HAZARDS AND DESIGN CONSIDERATIONS

The primary geologic hazard at the site is moderate to strong ground motion (acceleration) caused by an earthquake on any of the local or regional faults. The potential for other earthquake-induced hazards was also evaluated including surface rupture, liquefaction, dynamic settlement, inundation and landsliding.

Surface Rupture

In 1972, the Alquist-Priolo Special Studies Zones Act (now known as the Alquist-Priolo Earthquake Fault Zoning Act) was passed into law. The Act defines "active" and "potentially active" faults utilizing the same aging criteria as that used by the CDMG. However, established state policy has been to zone only those potentially active faults which are considered to possess a relatively high potential for ground rupture. Therefore, not all faults termed "potentially active" by the CDMG are zoned under the Alquist-Priolo Act.



Based on research of available literatures and the Alquist-Priolo Earthquake Fault Zone Maps, no known active or potentially active faults underlie the subject site. The subject site is not located within any Alquist-Priolo Earthquake Fault Zone, as set forth by the State Mining and Geology Board of the State of California.

Seismic Velocity Measurements

Downhole seismic velocity measurements were performed by GeoPentech within Boring Number 2, which was excavated to a depth of 100 feet below the existing site grade. Results of the seismic velocity measurements are presented in a the Downhole Seismic Survey Results report by GeoPentech, dated September 19, 2008. According to the seismic survey report, an average shear wave velocity of 790 feet/second was measured between 0 and 25 feet, and an average shear wave velocity of 1,230 feet/second was measured between 25 and 100 feet. A copy of the GeoPentech's report is enclosed at the end of the Appendix.

2007 California Building Code Seismic Parameters

According to Table 1613.5.2 of the 2006 International Building Code, the subject site is classified as Site Class D, which corresponds to a "Stiff Soil" Profile. The following Mapped Spectral Accelerations and Site Coefficients may be used for the design and analysis of the proposed structure.

Site Coefficients and Maximum Considered Earthquake Spectral Response Acceleration Parameters	
Site Class	D - Stiff Soil Profile
Mapped Spectral Acceleration at Short Periods (S_S)	1.868g
Site Coefficient (F_a)	1.0
Maximum Considered Earthquake Spectral Response for Short Periods (S_{MS})	1.868g
Five-Percent Damped Design Spectral Response Acceleration at Short Periods (S_{DS})	1.245g
Mapped Spectral Acceleration at One-Second Period (S_1)	0.620g
Site Coefficient (F_v)	1.5
Maximum Considered Earthquake Spectral Response for One-Second Period (S_{M1})	0.930g
Five-Percent Damped Design Spectral Response Acceleration at Short Periods (S_{D1})	0.620g

Seismic Hazard Zone Report Ground Motion Parameters

The California Geological Survey (CGS) has published the Seismic Hazard Zone Report for the Hollywood 7.5-Minute Quadrangle, Los Angeles County, California (SHZR 026, 2006). Figure 3.3 of the report indicates the Peak Ground Acceleration having a 10 percent probability of being exceeded in 50 years for an alluvial site condition in this area of Los Angeles to be 0.51g. In addition,

Figure 3.4 indicates the predominant earthquake, which has a moment magnitude (M_W) of 6.4, contributes the majority of the ground motion to the site.

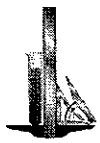
Liquefaction

Liquefaction is a phenomenon in which saturated silty to cohesionless soils below the groundwater table are subject to a temporary loss of strength due to the buildup of excess pore pressure during cyclic loading conditions such as those induced by an earthquake. Liquefaction-related effects include loss of bearing strength, amplified ground oscillations, lateral spreading, and flow failures.

The Seismic Hazards Maps of the State of California (CDMG, 1999), does not classify the site as part of the potentially "Liquefiable" area. This determination is based on groundwater depth records, soil type and distance to a fault capable of producing a substantial earthquake.

A site-specific liquefaction analysis was performed following the Recommended Procedures for Implementation of CDMG Special Publication 117, Guidelines for Analyzing and Mitigating Liquefaction in California (SCEC, 1999).

The enclosed liquefaction analysis was performed using the spreadsheet template LIQ2_30.WQ1 developed by Thomas F. Blake (1996). This program utilizes the 1996 NCEER method of analysis.

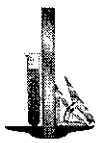


This semi-empirical method is based on a correlation between measured values of Standard Penetration Test (SPT) resistance and field performance data.

According to the Seismic Hazard Zone Report, a predominant earthquake with a moment magnitude (M_W) of 6.4, which contributes the majority of the ground motion to the site, is utilized for the Magnitude Scaling Factor.

A peak ground acceleration of 0.51g is used in the enclosed liquefaction analysis. This value is the higher of the peak ground acceleration based on the Five-Percent Damped Design Spectral Response Acceleration at Short Periods (S_{DS}) divided by 2.5 in accordance with the California Building Code, and the peak ground acceleration having a 10 percent probability of being exceeded in 50 years for an alluvial site condition in this area of Los Angeles in accordance with the Seismic Hazard Zone Report.

According to the groundwater data supplied by the Seismic Hazard Zone Report of the Hollywood Quadrangle, by the State of California Geological Survey, (SHZR 026), the historic-high groundwater for the site is on the order of 40 feet below the existing site grade. Based on this historic-high groundwater data, liquefaction analysis was performed by conservatively assuming a groundwater level of 40 feet below the existing site grade.

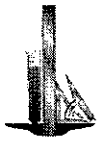


Hydrometer analyses of selected samples are presented on the enclosed Plates E-1 and E-5. Recommendations provided in Recommended Procedures for Implementation of DMG Special Publication 117 - Guidelines for Analyzing and Mitigating Liquefaction in California, published by SCEC, dated March 1999, were incorporated into the analysis. The vast majority of liquefaction hazards are associated with sandy soils and silty soils of low plasticity. Cohesive, clayey soil materials are generally considered non-liquefiable, subject to confirmation through testing. Where the results of hydrometer testing showed more than 15 percent clay content (percent finer than 0.005 millimeters), the soils would be considered non-liquefiable, and the analysis of these clayey soil layers was turned off in the liquefaction susceptibility column.

The site-specific liquefaction analysis included in the Appendix, indicates that the site soils would not be prone to liquefaction during the ground motion expected during the design basis earthquake.

Dynamic Dry Settlement

Seismically-induced settlement or compaction of dry or moist, cohesionless soils can be an effect related to earthquake ground motion. Such settlements are typically most damaging when the settlements are differential in nature across the length of structures.



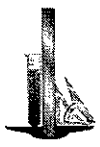
Some seismically-induced settlement of the proposed structures should be expected as a result of strong ground-shaking, however, due to the uniform nature of the underlying earth materials, excessive differential settlements are not expected to occur.

Tsunamis, Seiches and Flooding

Tsunamis are tidal waves generated by fault displacement or major ground movement below the ocean. The site is high enough and far enough from the ocean to preclude being prone to hazards of a tsunami.

Seiches are large waves generated in enclosed bodies of water in response to ground shaking. No major water-retaining structures are located immediately up gradient from the project site. Therefore, the risk of flooding from a seismically-induced seiche is considered to be remote.

Review of the County of Los Angeles Flood and Inundation Hazards Map (Leighton, 1990), indicates the site lies within the inundation boundaries of the Hollywood Reservoir. A determination of whether a higher site elevation would remove the site from the potential inundation zones is beyond the scope of this investigation.



Landsliding

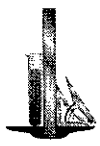
The probability of seismically-induced landslides occurring on the site is considered to be low due to the general lack of elevation difference slope geometry across or adjacent to the site.

CONCLUSIONS AND RECOMMENDATIONS

Based upon the exploration, laboratory testing, and research, it is the preliminary finding of this firm that construction of the proposed parking structure is considered feasible from a geotechnical engineering standpoint provided the advice and recommendations presented herein are followed and implemented during construction.

Between 3 and 6 feet of existing fill materials was encountered during exploration at the site. Due to the variable nature and the varying depths of the existing fill materials, the existing fill materials are considered to be unsuitable for support of the proposed foundations, floor slabs, or additional fill.

The proposed parking structure will be constructed over 1 to 2 subterranean levels, extending up to 25 feet below the existing site grade. It is anticipated that excavation of the proposed subterranean levels will remove the existing fill materials and expose the underlying dense Older Alluvium. The proposed parking structure may be supported on conventional foundations bearing in the underlying

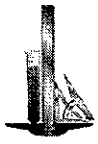


dense native soils. Any existing fill materials not removed during the excavation of the subterranean levels shall be properly removed and recompacted for slab support.

Due to the location of the proposed structure relative to property lines, and public way, it is anticipated that the excavation of the proposed subterranean levels will require shoring measures to provide a stable excavation.

It should be noted that the proposed production office building will be constructed immediately west of the parking structure. The proposed production office building will be constructed at/or near the present grade, and will be surcharging the subterranean walls of the parking structure. Where applicable, surcharge loads from the proposed production office building shall be incorporated into the design of the proposed parking structure by the project structural engineer.

The validity of the conclusions and design recommendations presented herein is dependant upon review of the geotechnical aspects of the proposed construction by this firm. The subsurface conditions described herein have been projected from borings on the site as indicated and should in no way be construed to reflect any variations which may occur between these borings or which may result from changes in subsurface conditions. Any changes in the design or location of any structure, as outlined in this report, should be reviewed by this office. The recommendations contained herein should not be considered valid until reviewed and modified or reaffirmed subsequent to such review.



FILL SOILS

The maximum depth of fill encountered on the site was 6 feet. This material and any fill generated during demolition should be removed during the excavation of the subterranean levels and wasted from the site, or be properly removed and recompacted as controlled fill for slab support.

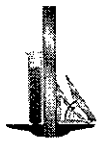
EXPANSIVE SOILS

The onsite earth materials are in the very low to moderate expansion range. The Expansion Index was found to be between 7 and 53 for bulk samples remolded to 90 percent of the laboratory maximum density. Recommended reinforcing is indicated in the "Foundation Design" and "Slabs On Grade" sections of this report.

WATER-SOLUBLE SULFATES

The portland cement portion of concrete is subject to attack when exposed to water-soluble sulfates. Usually the two most common sources of exposure are from soil and marine environments.

The source of natural sulfate minerals in soils include the sulfates of calcium, magnesium, sodium, and potassium. When these minerals interact and dissolve in subsurface water, a sulfate concentration



is created, which will react with exposed concrete. Over time sulfate attack will destroy improperly proportioned concrete well before the end of its intended service life.

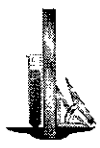
The water-soluble sulfate content of the onsite soils was determined to be severe. It is recommended that Type V cement be utilized for concrete in contact with the underlying site soils. In addition, the maximum water-cementitious materials ratio shall not exceed 0.45, and a minimum compressive strength of 4,500 psi shall be utilized in design of concrete.

GRADING GUIDELINES

Site Preparation

It is anticipated that excavation of the proposed subterranean levels will remove the existing fill materials and expose the underlying dense Older Alluvium. Any existing fill materials not removed during the excavation of the subterranean levels shall be properly removed and recompacted for slab support.

All vegetation, existing fill, and soft or disturbed earth materials should be removed from the areas to receive controlled fill. The excavated areas shall be carefully observed by the geotechnical engineer prior to placing compacted fill.



Any vegetation or associated root system located within the footprint of the proposed structures should be removed during grading. Any existing or abandoned utilities located within the footprint of the proposed structures should be removed or relocated as appropriate. All existing fill materials and any disturbed earth materials resulting from grading operations should be removed and properly recompacted prior to foundation excavation.

Subsequent to the indicated removals, the exposed grade shall be scarified to a depth of six inches, moistened to optimum moisture content, and recompacted in excess of the minimum required comparative density.

Compaction

All fill should be mechanically compacted in layers not more than 8 inches thick. All fill shall be compacted to at least 90 percent of the maximum laboratory density for the materials used, except for cohesionless soils having less than 15 percent finer than 0.005 millimeters, which shall be compacted to a minimum 95 percent of the maximum density, in accordance with the April 15, 1998 amendment to the Los Angeles Municipal Code. The maximum density shall be determined by the laboratory operated by Geotechnologies, Inc. using test method ASTM D 1557-02 or equivalent.

Field observation and testing shall be performed by a representative of the geotechnical engineer during grading to assist the contractor in obtaining the required degree of compaction and the proper moisture content. Where compaction is less than required, additional compactive effort shall be made with adjustment of the moisture content, as necessary, until a minimum of 90 percent (or 95 percent for cohesionless soils having less than 15 percent finer than 0.005 millimeters) compaction is obtained.

Acceptable Materials

The excavated onsite materials are considered satisfactory for reuse in the controlled fills as long as any debris and/or organic matter is removed.

Any imported materials shall be observed and tested by the representative of the geotechnical engineer prior to use in fill areas. Imported materials should contain sufficient fines so as to be relatively impermeable and result in a stable subgrade when compacted. Any required import materials should consist of relatively non-expansive soils with an expansion index of less than 50. The water-soluble sulfate content of the import materials should be less than 0.1% percentage by weight.

Imported materials should be free from chemical or organic substances which could effect the proposed development. A competent professional should be retained in order to test imported

materials and address environmental issues and organic substances which might effect the proposed development.

Utility Trench Backfill

Utility trenches should be backfilled with controlled fill. The utility should be bedded with clean sands at least one foot over the crown. The remainder of the backfill may be onsite soil compacted to 90 percent (or 95 percent for cohesionless soils having less than 15 percent finer than 0.005 millimeters) of the laboratory maximum density. Utility trench backfill should be tested by representatives of this firm in accordance with ASTM D-1557-02.

Wet Soils

At the time of exploration, some of the underlying native soils encountered at the anticipated subgrade level were found to be locally above optimum moisture content. It is anticipated that the excavated material to be placed as compacted fill, and the materials exposed at the bottom of excavated plane may require significant drying and aeration prior to recompaction.

Pumping of the high-moisture content soils at the bottom of the excavation may occur during operation of heavy equipment. Where pumping is encountered, a layer of angular minimum ¾-inch gravel should be placed and vibrated to a dense state.

The gravel will function as a stabilization material upon which heavy equipment may operate. It is not recommended that rubber tire construction equipment attempt to operate directly on the subgrade soils prior to placing the gravel. Direct operation of rubber tire equipment on the soft subgrade soils will likely result in excessive disturbance to the soils, which in turn will result in a delay to the construction schedule since those disturbed soils would then have to be removed and properly recompacted. Extreme care should be utilized to place gravel as the subgrade becomes exposed.

Shrinkage

Shrinkage results when a volume of soil removed at one density is compacted to a higher density. A shrinkage factor between 5 and 15 percent should be anticipated when excavating and recompacting the existing fill and underlying native earth materials on the site to an average comparative compaction of 92 percent.

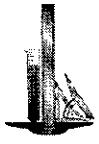
Weather Related Grading Considerations

When rain is forecast all fill that has been spread and awaits compaction shall be properly compacted prior to stopping work for the day or prior to stopping due to inclement weather. These fills, once compacted, shall have the surface sloped to drain to an area where water can be removed.

Temporary drainage devices should be installed to collect and transfer excess water to the street in non-erosive drainage devices. Drainage should not be allowed to pond anywhere on the site, and especially not against any foundation or retaining wall. Drainage should not be allowed to flow uncontrolled over any descending slope.

Work may start again, after a period of rainfall, once the site has been reviewed by a representative of this office. Any soils saturated by the rain shall be removed and aerated so that the moisture content will fall within three percent of the optimum moisture content.

Surface materials previously compacted before the rain shall be scarified, brought to the proper moisture content and recompacted prior to placing additional fill, if considered necessary by a representative of this firm.



Geotechnical Observations and Testing During Grading

Geotechncial observations and testing during grading are considered to be a continuation of the geotechnical investigation. It is critical that the geotechnical aspects of the project be reviewed by this firm during the construction process. Compliance with the design concepts, specifications or recommendations during construction requires review by this firm during the course of construction. Any fill which is placed should be observed, tested, and verified if used for engineered purposes. Please advise this office at least twenty-four hours prior to any required site visit.

FOUNDATION DESIGN

Conventional

It is recommended that the proposed parking structure be supported on a system of conventional foundations bearing in the underlying dense Older Alluvium. Continuous foundations may be designed for a bearing capacity of 4,000 pounds per square foot, and should be a minimum of 12 inches in width, 24 inches in depth below the lowest adjacent grade and 24 inches into the recommended bearing material.

Column foundations may be designed for a bearing capacity of 5,000 pounds per square foot, and should be a minimum of 24 inches in width, 24 inches in depth below the lowest adjacent grade and 24 inches into the recommended bearing material.

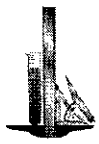
The bearing capacity increase for each additional foot of width is 150 pounds per square foot. The bearing capacity increase for each additional foot of depth is 500 pounds per square foot. The maximum recommended bearing capacity is 10,000 pounds per square foot.

The bearing capacities indicated above are for the total of dead and frequently applied live loads, and may be increased by one third for short duration loading, which includes the effects of wind or seismic forces.

Since the recommended bearing capacity is a net value, the weight of concrete in the foundations may be taken as 50 pounds per cubic foot and the weight of the soil backfill may be neglected when determining the downward load on the foundations.

Miscellaneous Foundations

Conventional foundations for structures such as privacy walls or trash enclosures which will not be rigidly connected to the proposed structure may bear in native soils and/or properly compacted fill.



Continuous footings may be designed for a bearing capacity of 1,500 pounds per square foot, and should be a minimum of 12 inches in width, 18 inches in depth below the lowest adjacent grade and 18 inches into the recommended bearing material. No bearing capacity increases are recommended.

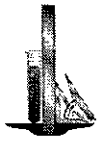
Foundation Reinforcement

Due to a moderate expansion potential for the onsite earth materials, all continuous foundations should be reinforced with a minimum of four #4 steel bars. Two should be placed near the top of the foundation, and two should be placed near the bottom.

Lateral Design

Resistance to lateral loading may be provided by friction acting at the base of foundations and by passive earth pressure. An allowable coefficient of friction of 0.3 may be used with the dead load forces.

Passive earth pressure for the sides of foundations poured against undisturbed or recompacted soil may be computed as an equivalent fluid having a density of 400 pounds per cubic foot with a maximum earth pressure of 4,000 pounds per square foot. When combining passive and friction for



lateral resistance, the passive component should be reduced by one third. A one-third increase in the passive value may be used for wind or seismic loads.

Foundation Settlement

Settlement of the foundation system is expected to occur on initial application of loading. The maximum settlement is expected to be 1 inch and occur below the heaviest loaded columns. Differential settlement is not expected to exceed ½ inch.

Foundation Observations

It is critical that all foundation excavations are observed by a representative of this firm to verify penetration into the recommended bearing materials. The observation should be performed prior to the placement of reinforcement. Foundations should be deepened to extend into satisfactory earth materials, if necessary. Foundation excavations should be cleaned of all loose soils prior to placing steel and concrete. Any required foundation backfill should be mechanically compacted, flooding is not permitted.

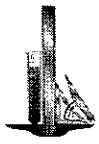
RETAINING WALL DESIGN

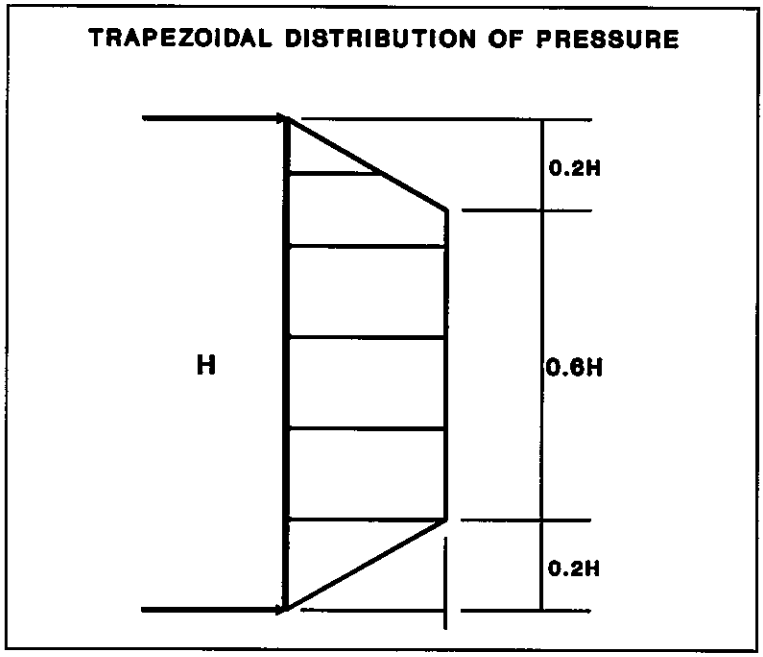
Cantilever retaining walls supporting a level backslope may be designed utilizing a triangular distribution of active earth pressure. Restrained retaining walls may be designed utilizing an at-rest trapezoidal pressure distribution of lateral earth pressure as indicated in the diagram below. Retaining walls may be designed utilizing the following table:

Height of Retaining Wall (feet)	Cantilever Retaining Wall Equivalent Fluid Pressure (pcf) Triangular Distribution of Pressure	Restrained Retaining Wall Lateral Earth Pressure (psf)* Trapezoidal Distribution of Pressure
15 feet	50 pcf	40H psf
30 feet	55 pcf	40H psf

*Where H is the height of the retaining wall in feet.

For these equivalent fluid pressures to be valid, walls which are to be restrained at the top should be backfilled prior to the upper connection being made. Additional active pressure should be added for a surcharge condition due to sloping ground, vehicular traffic or adjacent structures. Foundations may be designed using the allowable bearing capacities, friction, and passive earth pressure found in the "Foundation Design" section above.





In addition to the recommended earth pressure, the upper ten feet of the retaining wall adjacent to streets, driveways or parking areas should be designed to resist a uniform lateral pressure of 100 pounds per square foot, acting as a result of an assumed 300 pounds per square foot surcharge behind the walls due to normal street traffic. If the traffic is kept back at least ten feet from the retaining walls, the traffic surcharge may be neglected.

The lateral earth pressures recommended above for retaining walls assume that a permanent drainage system will be installed so that external water pressure will not be developed against the walls. Also,

where necessary, the retaining walls should be designed to accommodate any surcharge pressures that may be imposed by existing buildings on the adjacent property.

Dynamic (Seismic) Lateral Forces

Retaining walls exceeding 12 feet in height shall be designed to resist the additional earth pressure caused by seismic ground shaking. An inverse triangular pressure distribution should be utilized for seismic loads, with an equivalent fluid pressure of 22 pounds per cubic foot. Utilizing this inverse triangular pressure distribution, the earthquake load would be zero at the base of the wall, and would increase linearly to a maximum of 22(H) pounds per square foot at the top of the wall, where H is the height of the retaining wall.

Waterproofing

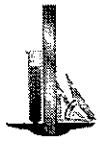
Moisture effecting retaining walls is one of the most common post construction complaints. Poorly applied or omitted waterproofing can lead to efflorescense or standing water inside the building. Efflorescence is a process in which a powdery substance is produced on the surface of the concrete by the evaporation of water. The white powder usually consists of soluble salts such as gypsum, calcite, or common salt. Efflorescence is common to retaining walls and does not effect their strength or integrity.

It is recommended that retaining walls be waterproofed. Waterproofing design and inspection of its installation is not the responsibility of the geotechnical engineer. A qualified waterproofing consultant should be retained in order to recommend a product or method which would provide protection to below grade walls.

Retaining Wall Drainage

All retaining walls shall be provided with a subdrain in order to minimize the potential for future hydrostatic pressure buildup behind the proposed retaining walls. Subdrains may consist of four-inch diameter perforated pipes, placed with perforations facing down. The pipe shall be encased in at least one-foot of gravel around the pipe. The gravel may consist of three-quarter inch to one inch crushed rocks.

A compacted fill blanket or other seal shall be provided at the surface. Retaining walls may be backfilled with gravel adjacent to the wall to within 2 feet of the ground surface. The onsite earth materials are acceptable for use as retaining wall backfill as long as they are compacted to a minimum of 90 percent (or 95 percent for cohesionless soils having less than 15 percent finer than 0.005 millimeters) of the maximum density as determined by ASTM D 1557-02 or equivalent.



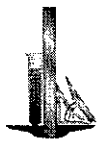
Certain types of subdrain pipe are not acceptable to the various municipal agencies, it is recommended that prior to purchasing subdrainage pipe, the type and brand is cleared with the proper municipal agencies. Subdrainage pipes should outlet to an acceptable location.

As an alternative, omission of one-half of a block at the back of the wall on eight foot centers is an acceptable method of draining the walls. The resulting void would be filled with gravel. A collector is placed within the gravel which directs collected waters through the wall to a sump or standard pipe and gravel system constructed under the slab.

The lateral earth pressures recommended above for retaining walls assume that a permanent drainage system will be installed so that external water pressure will not be developed against the walls. If a drainage system is not provided, the walls should be designed to resist an external hydrostatic pressure due to water in addition to the lateral earth pressure. In any event, it is recommended that retaining walls be waterproofed.

Retaining Wall Backfill

Any required backfill should be mechanically compacted in layers not more than 8 inches thick, to at least 90 percent (or 95 percent for cohesionless soils having less than 15 percent finer than 0.005 millimeters) of the maximum density obtainable by the ASTM Designation D 1557-02 method of



compaction. Flooding should not be permitted. Proper compaction of the backfill will be necessary to reduce settlement of overlying walks and paving. Some settlement of required backfill should be anticipated, and any utilities supported therein should be designed to accept differential settlement, particularly at the points of entry to the structure.

Sump Pump Design

The purpose of the recommended retaining wall backdrainage system is to relieve hydrostatic pressure. Though groundwater was encountered during exploration between 42 and 55 feet below the existing site grade, the proposed subterranean level is to be serviced by the backdrainage system is only on the order of 25 feet below site grade. It is considered improbable that the ambient groundwater level would rise 20 feet during the design life of the structure to effect the retaining wall backdrainage system. Therefore the only water which could effect the proposed retaining walls would be irrigation waters and precipitation. Additionally the site grading is such that all drainage is directed to the street and the structure has been designed with adequate non-erosive drainage devices.

Based on these considerations the retaining wall backdrainage system is not expected to experience an appreciable flow of water, and in particular, no groundwater will effect it. However, for the purposes of design, a minimum flow of 5 gallons per minute may be assumed.

TEMPORARY EXCAVATIONS

It is anticipated that excavations on the order of 25 to 30 feet in vertical height will be required for the proposed subterranean levels. The excavations are expected to expose fill and dense native soils, which are suitable for vertical excavations up to 5 feet where not surcharged by adjacent traffic or structures.

Excavations which will be surcharged by adjacent traffic, public way, properties, or structures should be shored. Where sufficient space is available, temporary unsurcharged embankments could be sloped back without shoring. Excavations over 5 feet in height should may be excavated at a uniform 1:1 (h:v) slope gradient to a maximum height of 20 feet. A uniform sloped excavation does not have a vertical component.

Where sloped embankments are utilized, the tops of the slopes should be barricaded to prevent vehicles and storage loads within seven feet of the tops of the slopes. If the temporary construction embankments are to be maintained during the rainy season, berms are suggested along the tops of the slopes where necessary to prevent runoff water from entering the excavation and eroding the slope faces. The soils exposed in the cut slopes should be inspected during excavation by personnel from this office so that modifications of the slopes can be made if variations in the soil conditions occur.

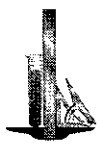
Excavation Observations

It is critical that the soils exposed in the cut slopes are observed by a representative of this office during excavation so that modifications of the slopes can be made if variations in the earth material conditions occur. Many building officials require that temporary excavations should be made during the continuous observations of the geotechnical engineer. All excavations should be stabilized within 30 days of initial excavation. Water should not be allowed to pond on top of the excavation nor to flow towards it.

SHORING DESIGN

The following information on the design and installation of the shoring is as complete as possible at this time. It is suggested that this office review the final shoring plans and specifications prior to bidding or negotiating with a shoring contractor.

One method of shoring would consist of steel soldier piles, placed in drilled holes and backfilled with concrete. The soldier piles may be designed as cantilevers or laterally braced utilizing drilled tied-back anchors or raker braces.



Soldier Piles

Drilled cast-in-place soldier piles should be placed no closer than 2 diameters on center. The minimum diameter of the piles is 18 inches. Structural concrete should be used for the soldier piles below the excavation; lean-mix concrete may be employed above that level. As an alternative, lean-mix concrete may be used throughout the pile where the reinforcing consists of a wideflange section. The slurry must be of sufficient strength to impart the lateral bearing pressure developed by the wideflange section to the earth materials. For design purposes, an allowable passive value for the earth materials below the bottom plane of excavation, may be assumed to be 800 pounds per square foot per foot. To develop the full lateral value, provisions should be implemented to assure firm contact between the soldier piles and the undisturbed earth materials.

Groundwater was encountered during exploration at depths between 42 and 55 feet below the existing site grade. Piles placed below the water level require the use of a tremie to place the concrete into the bottom of the hole. A tremie shall consist of a water-tight tube having a diameter of not less than 10 inches with a hopper at the top. The tube shall be equipped with a device that will close the discharge end and prevent water from entering the tube while it is being charged with concrete. The tremie shall be supported so as to permit free movement of the discharge end over the entire top surface of the work and to permit rapid lowering when necessary to retard or stop the flow of concrete. The discharge end shall be closed at the start of the work to prevent water entering the

tube and shall be entirely sealed at all times, except when the concrete is being placed. The tremie tube shall be kept full of concrete. The flow shall be continuous until the work is completed and the resulting concrete seal shall be monolithic and homogeneous. The tip of the tremie tube shall always be kept about five feet below the surface of the concrete and definite steps and safeguards should be taken to insure that the tip of the tremie tube is never raised above the surface of the concrete.

A special concrete mix should be used for concrete to be placed below water. The design shall provide for concrete with a strength p.s.i. of 1,000 over the initial job specification. An admixture that reduces the problem of segregation of paste/aggregates and dilution of paste shall be included. The slump shall be commensurate to any research report for the admixture, provided that it shall also be the minimum for a reasonable consistency for placing when water is present.

Casing may be required should caving be experienced in the granular (saturated) earth materials. If casing is used, extreme care should be employed so that the pile is not pulled apart as the casing is withdrawn. At no time should the distance between the surface of the concrete and the bottom of the casing be less than 5 feet.

The frictional resistance between the soldier piles and retained earth material may be used to resist the vertical component of the anchor load. The coefficient of friction may be taken as 0.3 based on uniform contact between the steel beam and lean-mix concrete and retained earth. The portion of

soldier piles below the plane of excavation may also be employed to resist the downward loads. The downward capacity may be determined using a frictional resistance of 450 pounds per square foot. The minimum depth of embedment for shoring piles is 5 feet below the bottom of the footing excavation or 7 feet below the bottom of excavated plane whichever is deeper.

Lagging

It is possible that lagging between soldier piles could be omitted within more cohesive earth materials where the clear spacing between soldier piles does not exceed four feet. In less cohesive earth materials, such as sands and gravels, lagging would be necessary. It is recommended that a representative of this firm observe the exposed earth materials to verify their nature and establish areas where lagging could be omitted, if any. At this time, it is expected that most of the excavation will require continuous lagging.

Soldier piles and anchors should be designed for the full anticipated pressures. Due to arching in the earth materials, the pressure on the lagging will be less. It is recommended that the lagging be designed for the full design pressure but be limited to a maximum of 400 pounds per square foot.

Lateral Pressures

A triangular distribution of lateral earth pressure should be utilized for the design of cantilevered shoring system. A trapezoidal distribution of lateral earth pressure would be appropriate where shoring is to be restrained at the top by bracing or tie backs. The design of trapezoidal distribution of pressure is shown in a diagram in the "Retaining Wall" section of this report. Equivalent fluid pressures for the design of cantilevered and restrained shoring are presented in the following table:

Height of Shoring (feet)	Cantilever Shoring System Equivalent Fluid Pressure (pcf) Triangular Distribution of Pressure	Restrained Shoring System Lateral Earth Pressure (psf)* Trapezoidal Distribution of Pressure
15 feet	40 pcf	28H psf
30 feet	45 pcf	30H psf

*Where H is the height of the shoring in feet.

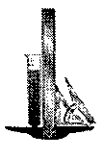
Where a combination of sloped embankment and shoring is utilized, the pressure will be greater and must be determined for each combination. Additional active pressures should be applied where the shoring will be surcharged by adjacent traffic or structures.

Tied-Back Anchors

Tie-back anchors may be used to resist lateral loads. Friction anchors consisting of high stress thread bars are recommended. For design purposes, it may be assumed that the active wedge adjacent to the shoring is defined by a plane drawn 35 degrees with the vertical through the bottom plane of the excavation. Friction anchors should extend a minimum of 20 feet beyond the potentially active wedge and to greater lengths if necessary to develop the desired capacities.

Drilled friction anchors may be designed for a skin friction of 300 pounds per square foot. Pressure grouted anchor may be designed for a skin friction of 2,000 pounds per square foot. Where belled anchors are utilized, the capacity of belled anchors may be designed by assuming the diameter of the bonded zone is equivalent to the diameter of the bell. Only the frictional resistance developed beyond the active wedge would be effective in resisting lateral loads. Anchors should be placed at least 6 feet on center to be considered isolated.

It is recommended that at least 3 of the initial anchors have their capacities tested to 200 percent of their design capacities for a 24-hour period to verify their design capacity. The total deflection during the 24-hour 200 percent test should not exceed 12 inches. During the 24-hour tests, the anchor deflection should not exceed 0.75 inches measured after the 200 percent test load is applied.



All anchors should be tested to at least 150 percent of design load. The total deflection during this test should not exceed 12 inches. The rate of creep under the 150 percent test load should not exceed 0.1 inch over a 15 minute period in order for the anchor to be approved for the design loading.

After a satisfactory test, each anchor should be locked-off at the design load. This should be verified by rechecking the load in the anchor. The load should be within 10 percent of the design load. Where satisfactory tests are not attained, the anchor diameter and/or length should be increased or additional anchors be installed until satisfactory test results are obtained. The installation and testing of the anchors should be observed by a representative of this firm. Minor caving during drilling of the anchors should be anticipated.

Deflection

It is difficult to accurately predict the amount of deflection of a shored embankment. It should be realized that some deflection will occur. It is estimated that the deflection could be on the order of one inch at the top of the shored embankment. If greater deflection occurs during construction, additional bracing may be necessary to minimize settlement of adjacent buildings and utilities in adjacent street and alleys. If desired to reduce the deflection, a greater active pressure could be used in the shoring design. Where internal bracing is used, the rakers should be tightly wedged to minimize

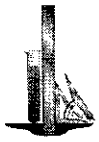
deflection. The proper installation of the raker braces and the wedging will be critical to the performance of the shoring.

The City of Los Angeles Department of Building and Safety requires limiting shoring deflection to ½ inch at the top of the shored embankment where a structure is within a 1:1 plane projected up from the base of the excavation. A maximum deflection of 1-inch has been allowed provided there are no structures within a 1:1 plane drawn upward from the base of the excavation.

Monitoring

Because of the depth of the excavation, some mean of monitoring the performance of the shoring system is suggested. The monitoring should consist of periodic surveying of the lateral and vertical locations of the tops of all soldier piles and the lateral movement along the entire lengths of selected soldier piles. Also, some means of periodically checking the load on selected anchors will be necessary, where applicable.

Some movement of the shored embankments should be anticipated as a result of the relatively deep excavation. It is recommended that photographs of the existing buildings on the adjacent properties be made during construction to record any movements for use in the event of a dispute.



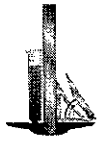
Shoring Observations

It is critical that the installation of shoring is observed by a representative of this office. Many building officials require that shoring installation should be performed during continuous observation of a representative of the geotechnical engineer. The observations insure that the recommendations of the geotechnical report are implemented and so that modifications of the recommendations can be made if variations in the earth material or groundwater conditions warrant. The observations will allow for a report to be prepared on the installation of shoring for the use of the local building official, where necessary.

SLABS ON GRADE

Concrete Slabs-on Grade

Concrete floor slabs should be a minimum of 5 inches in thickness. Slabs-on-grade should be cast over undisturbed natural earth materials or properly controlled fill materials. Any earth materials loosened or over-excavated should be wasted from the site or properly compacted to 90 percent (or 95 percent for cohesionless soils having less than 15 percent finer than 0.005 millimeters) of the maximum dry density.



Outdoor concrete flatwork should be a minimum of 4 inches in thickness. Outdoor concrete flatwork should be cast over undisturbed natural earth materials or properly controlled fill materials. Any earth materials loosened or over-excavated should be wasted from the site or properly compacted to 90 percent (or 95 percent for cohesionless soils having less than 15 percent finer than 0.005 millimeters) of the maximum dry density.

Design Of Slabs That Receive Moisture-Sensitive Floor Coverings

In any areas where dampness would be objectionable, it is recommended that the floor slab should be waterproofed. A qualified waterproofing consultant should be retained in order to recommend a product or method which would provide protection for concrete slabs-on-grade.

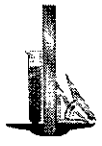
All concrete slabs-on-grade should be supported on vapor retarder. The design of the slab and the installation of the vapor retarder should comply with ASTM E 1643-98 and ASTM E 1745-97 (Reapproved 2004). Where a vapor retarder is used, a low-slump concrete should be used to minimize possible curling of the slabs. The barrier should be layered in between four inches of sand, two inches above and two inches below, to prevent punctures and aid in the concrete cure.

Concrete Crack Control

The recommendations presented in this report are intended to reduce the potential for cracking of concrete slabs-on-grade due to settlement. However even where these recommendations have been implemented, foundations, stucco walls and concrete slabs-on-grade may display some cracking due to minor soil movement and/or concrete shrinkage. The occurrence of concrete cracking may be reduced and/or controlled by limiting the slump of the concrete used, proper concrete placement and curing, and by placement of crack control joints at reasonable intervals, in particular, where re-entrant slab corners occur.

For standard crack control maximum expansion joint spacing of 10 feet should not be exceeded. Lesser spacings would provide greater crack control. Joints at curves and angle points are recommended. The crack control joints should be installed as soon as practical following concrete placement. Crack control joints should extend a minimum depth of one-fourth the slab thickness. Construction joints should be designed by a structural engineer.

Complete removal of the existing fill soils beneath outdoor flatwork such as walkways or patio areas, is not required, however, due to the rigid nature of concrete, some cracking, a shorter design life and increased maintenance costs should be anticipated. In order to provide uniform support beneath the flatwork it is recommended that a minimum of 12 inches of the exposed subgrade beneath the



flatwork be scarified and recompacted to 90 percent (or 95 percent for cohesionless soils having less than 15 percent finer than 0.005 millimeters) relative compaction.

Slab Reinforcing

Concrete slabs-on-grade should be reinforced with a minimum of #4 steel bars on 16-inch centers each way. Outdoor flatwork should be reinforced with a minimum of #3 steel bars on 18-inch centers each way.

ASPHALT AND CONCRETE PAVING

It is recommended that the existing fill materials be removed and recompacted for the support of the proposed asphaltic pavement. The client should be aware that removal of all existing fill in the area of new paving is not required, however, pavement constructed in this manner will most likely have a shorter design life and increased maintenance costs. In any case, the existing grade should be scarified to a minimum depth of 12 inches, moistened or dried as required to obtain optimum moisture content, and recompacted to 95 percent of the maximum density as determined by ASTM D 1557-02.

The following pavement sections are recommended:

Assumed Vehicular Service	Asphalt Pavement Thickness (inches)	Thickness of Aggregate Base (inches)
Passenger Cars	3.0	4.0
Moderate Trucks	4.0	7.0
Heavy Trucks	7.0	10.0

A subgrade modulus of 100 pounds per cubic inch may be assumed for design of concrete paving. Concrete paving shall be a minimum of 6 inches in thickness, and shall be underlain by 6 inches of aggregate base. For standard crack control maximum expansion joint spacing of 10 feet should not be exceeded. Lesser spacings would provide greater crack control. Joints at curves and angle points are recommended.

Aggregate base should be compacted to a minimum of 95 percent of the ASTM D 1557-02 laboratory maximum dry density. Base materials should conform with Sections 200-2.2 or 200-2.4 of the "Standard Specifications for Public Works Construction", (Green Book), latest edition.

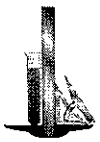
SITE DRAINAGE

Proper surface drainage is critical to the future performance of the project. Saturation of a soil can cause it to lose internal shear strength and increase its compressibility, resulting in a change in the designed engineering properties. Proper site drainage should be maintained at all times.

All site drainage, with the exception of any required to disposed of onsite by stormwater regulations, should be collected and transferred to the street in non-erosive drainage devices. The proposed structure should be provided with roof drainage. Discharge from downspouts, roof drains and scuppers should not be permitted on unprotected soils within five feet of the building perimeter. Drainage should not be allowed to pond anywhere on the site, and especially not against any foundation or retaining wall. Drainage should not be allowed to flow uncontrolled over any descending slope. Planters which are located within retaining wall backfill should be sealed to prevent moisture intrusion into the backfill.

DESIGN REVIEW

Engineering of the proposed project should not begin until approval of the geotechnical report by the Building Official is obtained in writing. Significant changes in the geotechnical recommendations may result during the building department review process.

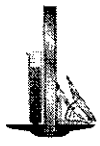


It is recommended that the geotechnical aspects of the project be reviewed by this firm during the design process. This review provides assistance to the design team by providing specific recommendations for particular cases, as well as review of the proposed construction to evaluate whether the intent of the recommendations presented herein are satisfied.

CONSTRUCTION MONITORING

Geotechnical observations and testing during construction are considered to be a continuation of the geotechnical investigation. It is critical that this firm review the geotechnical aspects of the project during the construction process. Compliance with the design concepts, specifications or recommendations during construction requires review by this firm during the course of construction. All foundations should be observed by a representative of this firm prior to placing concrete or steel. Any fill which is placed should be observed, tested, and verified if used for engineered purposes. Please advise this office at least twenty-four hours prior to any required site visit.

If conditions encountered during construction appear to differ from those disclosed herein, notify this office immediately so the need for modifications may be considered in a timely manner.

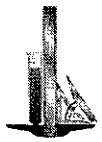


It is the responsibility of the contractor to ensure that all excavations and trenches are properly sloped or shored. All temporary excavations should be cut and maintained in accordance with applicable OSHA rules and regulations.

CLOSURE AND LIMITATIONS

The purpose of this report is to aid in the design and completion of the described project. Implementation of the advice presented in this report is intended to reduce certain risks associated with construction projects. The professional opinions and geotechnical advice contained in this report are sought because of special skill in engineering and geology and were prepared in accordance with generally accepted geotechnical engineering practice. Geotechnologies, Inc. has a duty to exercise the ordinary skill and competence of members of the engineering profession. Those who hire Geotechnologies, Inc. are not justified in expecting infallibility, but can expect reasonable professional care and competence.

The scope of the geotechnical services provided did not include any environmental site assessment for the presence or absence of organic substances, hazardous/toxic materials in the soil, surface water, groundwater, or atmosphere, or the presence of wetlands.



Proper compaction is necessary to reduce settlement of overlying improvements. Some settlement of compacted fill should be anticipated. Any utilities supported therein should be designed to accept differential settlement. Differential settlement should also be considered at the points of entry to the structure.

GEOTECHNICAL TESTING

Classification and Sampling

The soil is continuously logged by a representative of this firm and classified by visual examination in accordance with the Unified Soil Classification system. The field classification is verified in the laboratory, also in accordance with the Unified Soil Classification System. Laboratory classification may include visual examination, Atterberg Limit Tests and grain size distribution. The final classification is shown on the boring logs.

Samples of the earth materials encountered in the exploration points were collected and transported to the laboratory. Undisturbed samples of soil are obtained at frequent intervals. Unless noted on the boring logs as an SPT sample, samples acquired while utilizing a hollow-stem auger drill rig are obtained by driving a thin-walled, California Modified Sampler with successive 30-inch drops of a 140-pound hammer. The soil is retained in brass rings of 2.50 inches inside diameter and 1.00 inches

in height. The central portion of the samples are stored in close fitting, waterproof containers for transportation to the laboratory. Samples noted on the boring logs as SPT samples are obtained in accordance with ASTM D 1586-99. Samples are retained for 30 days after the date of the geotechnical report.

Moisture and Density Relationships

The field moisture content and dry unit weight are determined for each of the undisturbed soil samples, and the moisture content is determined for SPT samples by ASTM D 4959-00 or ASTM D 4643-00. This information is useful in providing a gross picture of the soil consistency between borings and any local variations. The dry unit weight is determined in pounds per cubic foot and shown on the "Boring Logs", A-Plates. The field moisture content is determined as a percentage of the dry unit weight.

Direct Shear Testing

Shear tests are performed by ASTM D 3080-03 with a strain controlled, direct shear machine manufactured by Soil Test, Inc. The rate of deformation is approximately 0.025 inches per minute. Each sample is sheared under varying confining pressures in order to determine the Mohr-Coulomb shear strength parameters of the cohesion intercept and the angle of internal friction. Samples are

generally tested in an artificially saturated condition. Depending upon the sample location and future site conditions, samples may be tested at field moisture content. The results are plotted on the "Shear Test Diagram", (B-Plates).

Consolidation Testing

Settlement predictions of the soil's behavior under load are made on the basis of the consolidation tests ASTM D 2435-03. The consolidation apparatus is designed to receive a single one-inch high ring. Loads are applied in several increments in a geometric progression, and the resulting deformations are recorded at selected time intervals. Porous stones are placed in contact with the top and bottom of each specimen to permit addition and release of pore fluid. Samples are generally tested at increased moisture content to determine the effects of water on the bearing soil. The normal pressure at which the water is added is noted on the drawing. Results are plotted on the "Consolidation Test," C-Plates.

Expansion Index

The expansion tests performed on the remolded samples are in accordance with the Expansion Index testing procedures, as described in the ASTM D4829-03. The soil sample is compacted into a metal ring at a saturation degree of 50 percent. The ring sample is then placed in a consolidometer, under

a vertical confining pressure of 1 lbf/square inch and inundated with distilled water. The deformation of the specimen is recorded for a period of 24 hours or until the rate of deformation becomes less than 0.0002 inches/hour, whichever occurs first. The expansion index, EI, is determined by dividing the difference between final and initial height of the ring sample by the initial height, and multiplied by 1,000.

Laboratory Maximum Density

The maximum dry unit weight and optimum moisture content of a soil are determined by use of ASTM D 1557-02. A soil at a selected moisture content is placed in five layers into as mold of given dimensions, with each layer compacted by 25 blows of a 10 pound hammer dropped from a distance of 18 inches subjecting the soil to a total compactive effort of about 56,000 pounds per cubic foot. The resulting dry unit weight is determined. The procedure is repeated for a sufficient number of moisture contents to establish a relationship between the dry unit weight and the water content of the soil. The data when plotted, represent a curvilinear relationship know as the compaction curve. The values of optimum moisture content and modified maximum dry unit weight are determined from the compaction curve.

Grain Size Distribution

These tests cover the quantitative determination of the distribution of particle sizes in soils. Sieve analysis is used to determine the grain size distribution of the soil larger than the Number 200 sieve. ASTM D 422-63 (Reapproved 2002) is used to determine particle sizes smaller than the Number 200 sieve. A hydrometer is used to determine the distribution of particle sizes by a sedimentation process. The grain size distributions are plotted on the E-Plates presented in the Appendix of this report.

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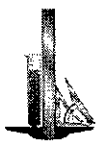

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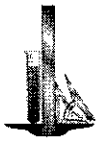

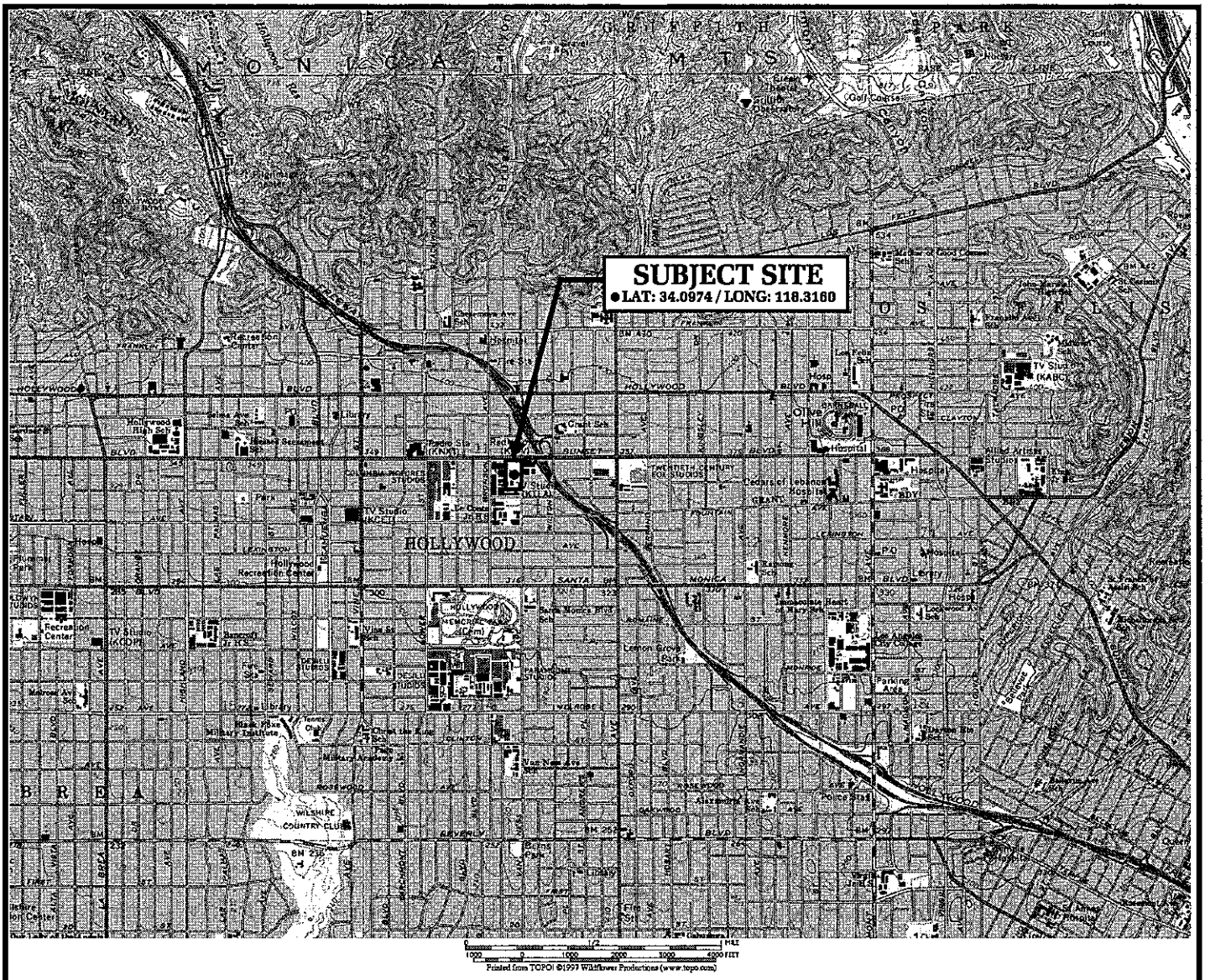

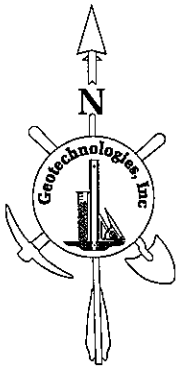

REFERENCE: U.S.G.S. TOPOGRAPHIC MAPS, 7.5 MINUTE SERIES, HOLLYWOOD, CA QUADRANGLE

VICINITY MAP

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Consulting Geotechnical Engineers

HUDSON CAPITAL, LLC
PROPOSED SUNSET BRONSON STUDIOS OFFICE DEVELOPMENT

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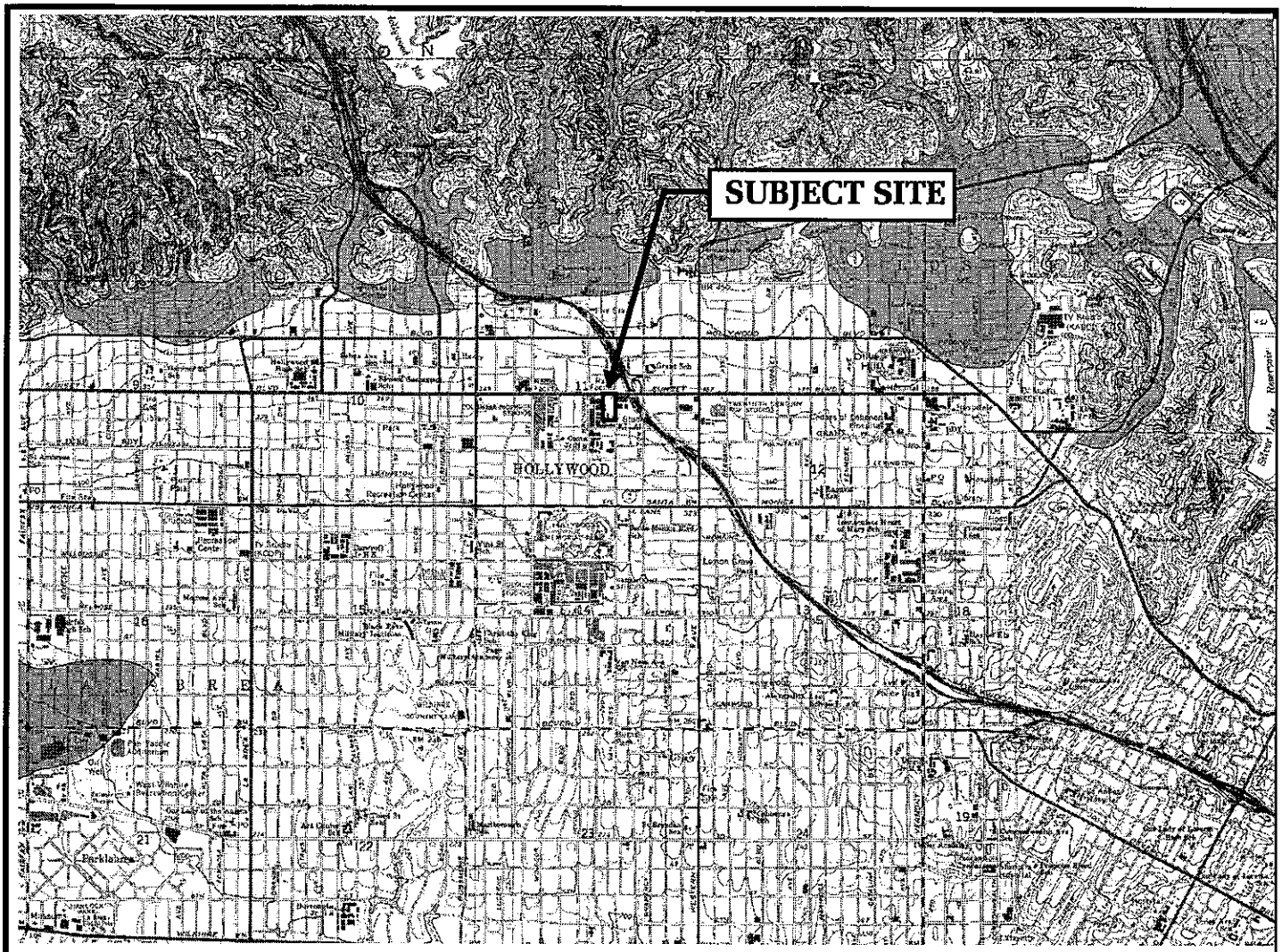

SCALE 1:24,000

1 0 1 MILE

1000 0 1000 2000 3000 4000 5000 6000 FEET

1 0 1 KILOMETER

LIQUEFACTION AREA

N

Geotechnologies, Inc

REFERENCE: SEISMIC HAZARD ZONES, HOLLYWOOD QUADRANGLE OFFICIAL MAP (CDMG, 1998)

SEISMIC HAZARD ZONE MAP

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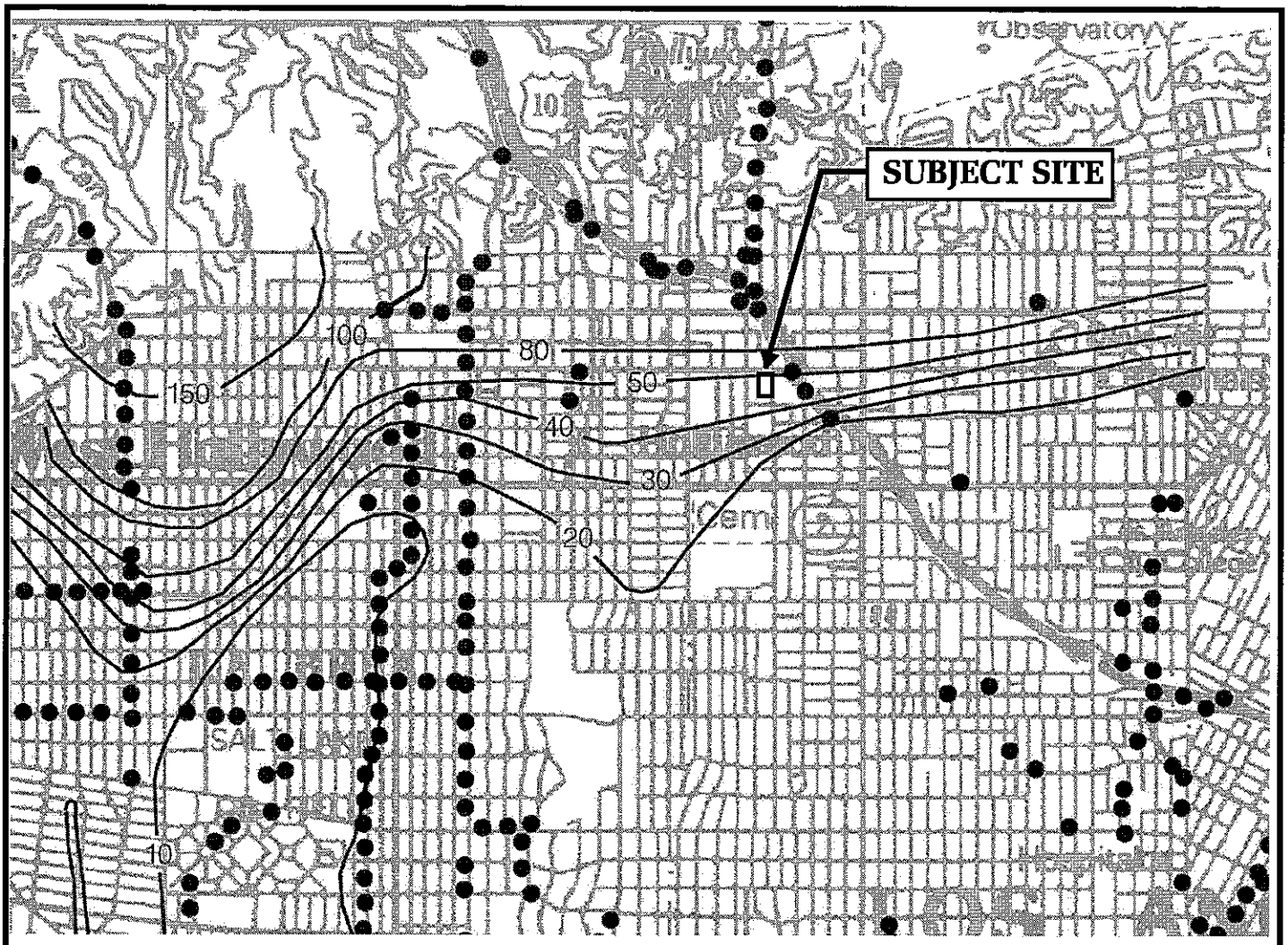

ONE MILE

SCALE

N

20 DEPTH TO GROUNDWATER IN FEET

REFERENCE: CDMG, SEISMIC HAZARD ZONE REPORT, 026
HOLLYWOOD 7.5 - MINUTE QUADRANGLE, LOS ANGELES COUNTY, CALIFORNIA (1998, REVISED 2006)

HISTORICALLY HIGHEST GROUNDWATER LEVELS

Geotechnologies, Inc.
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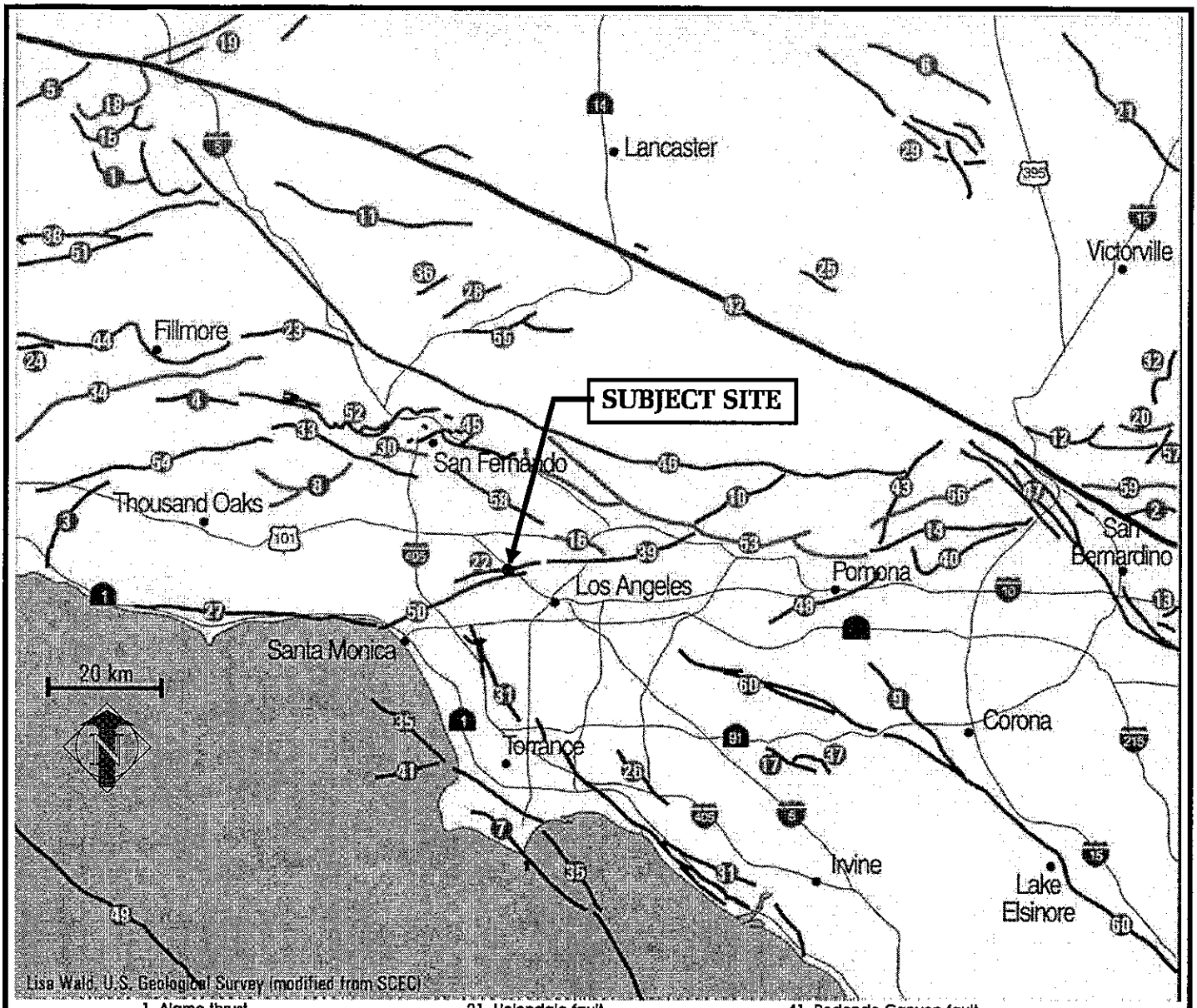
PROPOSED SUNSET BRONSON STUDIOS OFFICE DEVELOPMENT

FILE NO. 19716



1 Alamo thrust
2 Arrowhead fault
3 Bailey fault
4 Big Mountain fault
5 Big Pine fault
6 Blake Ranch fault
7 Cabrillo fault
8 Chatsworth fault
9 Chino fault
10 Clamshell-Sawpit fault
11 Clearwater fault
12 Cleghorn fault
13 Crafton Hills fault zone
14 Cucamonga fault zone
15 Dry Creek fault
16 Eagle Rock fault
17 El Modeno fault
18 Frazier Mountain thrust
19 Garlock fault zone
20 Grass Valley fault
21 Helendale fault
22 Hollywood fault
23 Holser fault
24 Lion Canyon fault
25 Llano fault
26 Los Alamitos fault
27 Malibu Coast fault
28 Mint Canyon fault
29 Mirage Valley fault zone
30 Mission Hills fault
31 Newport Inglewood fault zone
32 North Frontal fault zone
33 Northridge Hills fault
34 Oak Ridge fault
35 Palos Verdes fault zone
36 Pelona fault
37 Peralta Hills fault
38 Pine Mountain fault
39 Raymond fault
40 Red Hill (Etiwanda Ave) fault
41 Redondo Canyon fault
42 San Andreas Fault
43 San Antonio fault
44 San Cayetano fault
45 San Fernando fault zone
46 San Gabriel fault zone
47 San Jacinto fault
48 San Jose fault
49 Santa Cruz-Santa Catalina Ridge f.z.
50 Santa Monica fault
51 Santa Ynez fault
52 Santa Susana fault zone
53 Sierra Madre fault zone
54 Simi fault
55 Soledad Canyon fault
56 Stoddard Canyon fault
57 Tunnel Ridge fault
58 Verdugo fault
59 Waterman Canyon fault
60 Whittier fault

REFERENCE: http://pasadena.wr.usgs.gov/info/images/LA%20Faults.pdf

SOUTHERN CALIFORNIA FAULT MAP

Geotechnologies, Inc.
Consulting Geotechnical Engineers

HUDSON CAPITAL, LLC
PROPOSED SUNSET BRONSON STUDIOS OFFICE DEVELOPMENT

FILE No. 19716 | **FIGURE I**

VAN NESS AVENUE

SUNSET BOULEVARD

FERNWOOD AVENUE

BRONSON AVENUE

123'-0" 117'-3" 327'-8" 32'-0"

B1 B2 B3 B4 B5 B6 B7 B8 B9 B10 B11 B12 B13 B14

OFFICE HIGH-RISE
24,000 SF/LEVEL

PARKING STRUCTURE

PRODUCTION OFFICE
20,000 SF/LEVEL

FIRE LANE

Stage 7/8

KTLA

Building 10

Building 11

Control Bldg.

Stage 6

Stage 1 Stage 2 Stage 3 Stage 4 Stage 5

N S E W NE SE NW SW

SCALE IN FEET
0 40 80 160

LEGEND

B14 LOCATION & NUMBER OF BORING

REFERENCE: FINAL CONCEPT PLAN PREPARED BY GENSLER
DATED: JULY 3, 2008

PLOT PLAN

Geotechnologies, Inc.
Consulting Geotechnical Engineers

HUDSON CAPITAL, LLC

FILE No. 19716	DRAWN BY: BA
DATE: October '08	SHEET: 1 of 1

BORING LOG NUMBER 1

Drilling Date: 08/30/08 **Elevation: 363.5'**

Project: File No. 19716 **Hudson Capital, LLC**

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description Surface Conditions: 4-inch Asphalt over 4-inch Base
				0 --		FILL: Silty Sand, dark brown, slightly moist, medium dense, fine grained
				1 --		
2	33	8.1	103.5	2 --		Silty Sand, dark brown, slightly moist, medium dense, fine grained
				3 --		
				4 --		
5	53	9.5	110.6	5 --	SM	Silty Sand, dark to yellowish brown, slightly moist, very dense
				6 --		
7	31	13.1	101.3	7 --		
				8 --		
				9 --		
10	41	15.2	108.5	10 --		
				11 --		
				12 --		
				13 --		
				14 --		
15	41	18.4	108.0	15 --	CL	Sandy to Silty Clay, dark to yellowish brown, moist, very stiff, minor caliche
				16 --		
				17 --		
				18 --		
				19 --		
20	85	18.7	106.1	20 --		Sandy to Silty Clay, dark to yellowish brown, moist, very stiff
				21 --		
				22 --		
				23 --		
				24 --		
25	40	18.5	106.3	25 --		

BORING LOG NUMBER 1

Project: File No. 19716 **Hudson Capital, LLC**

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description
				26 --		
				27 --		
				28 --		
				29 --		
30	35 50/5"	19.9	106.0	30 --	ML/CL	Sandy Silt to Silty Clay, dark to yellowish brown, moist, very stiff
				31 --		
				32 --		
				33 --		
				34 --		
35	75/6"	15.0	114.5	35 --	ML/SM	Sandy Silt to Silty Sand, dark to medium brown, moist, very dense, to very stiff, fine grained
				36 --		
				37 --		
				38 --		
				39 --		
40	75/8"	12.7	119.6	40 --	SM	Silty Sand, yellowish brown, moist, very dense, fine grained
				41 --		
				42 --		
				43 --		
				44 --		
45	40 50/5"	16.0	116.0	45 --	ML	Sandy to Clayey Silt, dark to medium brown, moist, very stiff
				46 --		
				47 --		
				48 --		
				49 --		
50	100/6"	5.5	109.4	50 --	SW	Sand, yellowish brown, slightly moist, very dense, fine to coarse grained, with gravel

BORING LOG NUMBER 1

Project: File No. 19716 — Hudson Capital, LLC

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description
				51 --		
				52 --		
				53 --		
				54 --		
55	75	12.5	119.4	55 --		
				56 --	CL/SC	Sandy Clay to Clayey Sand, medium brown, very moist, very dense to very stiff, fine grained
				57 --		
				58 --		
				59 --		
60	25 50/7"	12.7	117.5	60 --		
				61 --	SP	Sand, brown, wet, very dense, fine to medium grained
				62 --		
				63 --		
				64 --		
65	80	18.3	109.5	65 --		
				66 --	SM	Silty Sand, yellowish brown, wet, very dense, fine grained
				67 --		
				68 --		
				69 --		
70	85	11.3	119.9	70 --		
				71 --	SP	Sand, yellowish brown to medium brown, wet, very dense, fine to medium grained
				72 --		
				73 --		
				74 --		
75	45 50/4"	10.1	123.0	75 --		
						Sand, medium to yellowish brown, wet, very dense, fine to medium grained

BORING LOG NUMBER 1

Project: File No. 19716 **Hudson Capital, LLC**

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description
				76 --		
				77 --		
				78 --		
				79 --		
80	75/7"	21.5	100.1	80 --	SM	Silty Sand, yellowish brown, very moist, very dense, fine grained
				81 --		Total depth: 80 feet
				82 --		Water at 55 feet Fill to 5 feet
				83 --		
				84 --		NOTE: The stratification lines represent the approximate boundary between earth types; the transition may be gradual
				85 --		Used 8-inch diameter Hollow-Stem Auger
				86 --		140-lb. Slide Hammer, 30-inch drop Modified California Sampler used unless otherwise noted
				87 --		SPT=Standard Penetration Test
				88 --		
				89 --		
				90 --		
				91 --		
				92 --		
				93 --		
				94 --		
				95 --		
				96 --		
				97 --		
				98 --		
				99 --		
				100 --		

BORING LOG NUMBER 2

Drilling Date: 08/30/08 **Elevation: 361.0'**

Project: File No. 19716 **Hudson Capital, LLC**

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description Surface Conditions: 4-inch Asphalt over 3-inch Base
				0		FILL: Silty Sand, yellowish brown, slightly moist, medium dense, fine grained
				1		
				2		
2.5	33	5.2	112.2	3		
				4	SM	Silty Sand, yellowish brown, moist, dense, fine to medium to medium grained
5	36	6.9	SPT	5		slightly moist, dense, fine to medium grained, occasional gravel
				6		
				7		
7.5	33	15.3	104.1	8	SM/SC	Silty to Clayey Sand, yellowish brown, moist, dense, fine to medium grained
				9		
10	33	19.4	SPT	10	SC	Clayey Sand, yellowish brown, moist, dense, fine grained
				11		
				12		
12.5	56	17.9	102.2	13		moist, very dense
				14		
15	33	27.0	SPT	15		
				16		
				17		
17.5	30 50/6"	18.6	109.9	18		
				19		
20	31	20.9	SPT	20		
				21		
				22		
22.5	54	13.2	115.2	23	SC/CL	Clayey Sand to Sandy Clay, yellowish brown, moist, very dense to very stiff, fine grained
				24		
25	48	15.0	SPT	25		

BORING LOG NUMBER 2

Project: File No. 19716 — Hudson Capital, LLC

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description
				26		
				27		
27.5	25 50/6"	16.2	116.6	28	CL	Sandy Clay, medium brown to yellowish brown, moist, very stiff
				29		
30	36	17.1	SPT	30	SC	Clayey Sand, yellowish brown, moist, dense, fine to medium grained
				31		
32.5	30 50/6"	33.9	88.5	32	CL	Silty Clay, yellowish brown, very moist, very stiff
				33		
35	40	28.5	SPT	34	SP/CL	Sand to Silty Clay, yellowish brown, very moist, dense to very stiff, fine to medium grained
				35		
37.5	38 50/6"	22.2	100.4	36	SM/SC	Silty to Clayey Sand, yellowish brown, very moist, very dense to very stiff, fine to medium grained
				37		
40	73	10.5	SPT	38	SC/SM	Clayey to Silty Sand, yellowish brown, moist, very dense, fine to medium grained
				39		
42.5	40 50/6"	14.5	117.9	40	SC	Clayey Sand, yellowish brown, moist, very dense to very stiff, fine to medium grained
				41		
45	56	20.8	SPT	42	SM	Silty Sand, yellowish brown, very moist, very dense, fine grained
				43		
47.5	61	20.4	105.1	44		
				45		
50	50	28.5	SPT	46		
				47		
				48		
				49		
				50	SM/SW	Silty Sand to Gravelly Sand, yellowish brown, wet, very dense, fine to medium grained

BORING LOG NUMBER 2

Project: File No. 19716 Hudson Capital, LLC

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description
				51		
				52		
52.5	39 50/6"	17.4	109.8	53	SC/CL	Clayey Sand to Sandy Clay, medium brown, moist, very dense to very stiff, fine grained
				54		
55	43	19.6	SPT	55		
				56		
				57		
57.5	48	16.2	118.2	58	SC/SM	Clayey to Silty Sand, yellowish brown, wet, very dense, fine to medium grained
				59		
60	60	16.0	SPT	60		
				61		
				62		
62.5	38 50/6"	14.0	114.3	63	SW	Sand with Gravel, yellowish brown, wet, very dense, fine to medium grained
				64		
65	30 50/6"	11.5	SPT	65	SP	Sand, yellowish brown, wet, very dense, fine to coarse grained
				66		
				67		
67.5	40 50/6"	15.0	115.0	68		
				69		
70	50/6"	9.3	SPT	70		
				71		
				72		
72.5	75/6"	14.4	113.1	73		wet, occasional gravel
				74		
75	50/6"	9.1	SPT	75		

BORING LOG NUMBER 2

Project: File No. 19716 **Hudson Capital, LLC**

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description
				76		
				77		
77.5	75/6"	15.1	112.9	78		wet
				79		
80	25 50/6"	19.8	SPT	80	SM/CL	Silty Sand to Sandy Clay, yellowish brown, wet, very dense to very stiff, fine to medium grained
				81		
				82		
82.5	25 50/6"	16.5	125.1	83	CL	Silty Clay, medium brown, moist, very stiff
				84		
85	61	19.3	SPT	85	SC/CL	Clayey Sand to Sandy Clay, yellowish brown, very moist, very dense to very stiff, fine grained
				86		
				87		
87.5	75/6"	12.8	120.6	88	SM	Silty Sand, yellowish brown, wet, very dense, fine grained
				89		
90	28 50/6"	14.6	SPT	90		
				91		
				92		
92.5	40 50/5"	21.6	108.4	93	SC/SM	Clayey to Silty Sand, yellowish brown, very moist, very dense, fine grained
				94		
95	50/6"	18.7	SPT	95	SM	Silty Sand, yellowish brown, wet, very dense, fine grained
				96		
				97		
97.5	75/6"	20.8	106.6	98	CL	Sandy Clay, yellowish brown, moist, very stiff
				99		
100	50/6"	14.6	SPT	100	CL/SC	Sandy Clay to Clayey Sand, yellowish brown, wet, very dense to very stiff, fine to medium grained
						Total depth: 100 feet; Water at 50 feet; Fill to 3 feet

BORING LOG NUMBER 3

Drilling Date: 08/21/08 **Elevation: 362.5'**

Project: File No. 19716 **Hudson Capital, LLC**

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description Surface Conditions: 4-inch Asphalt over 3-inch Base
				0 --		FILL: Silty Sand, light grayish brown, moist, medium dense, fine grained
				1 --		
				2 --		
2.5	30	8.1	121.2	3 --		Silty Sand, yellowish brown, moist, medium dense, fine to medium grained
				4 --		
5	28	7.9	115.0	5 --	SM/SW	Silty Sand to Sand, yellowish brown, slightly moist, dense, fine to medium grained, with gravel
				6 --		
				7 --		
7.5	25	20.4	99.5	8 --	SM/SC	Silty to Clayey Sand, yellowish brown, moist, dense, fine grained
				9 --		
10	33	17.2	105.3	10 --	SC	Clayey Sand, yellowish brown, moist, dense, fine grained
				11 --		
				12 --		
				13 --		
				14 --		
15	46	19.9	100.1	15 --	SC/CL	Clayey Sand to Sandy Clay, yellowish brown, moist, very dense to very stiff, fine grained, minor caliche
				16 --		
				17 --		
				18 --		
				19 --		
20	50	20.1	104.4	20 --		
				21 --		
				22 --		
				23 --		
				24 --		
25	36 50/6"	14.8	111.4	25 --	SM/SC	Silty to Clayey Sand, yellowish brown, moist, very dense, fine to medium grained

BORING LOG NUMBER 3

Project: File No. 19716 **Hudson Capital, LLC**

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description
				- 26 -- - 27 -- - 28 -- - 29 -- -		
30	40 50/6"	4.9	115.8	30 -- - 31 -- - 32 -- - 33 -- - 34 -- -	SW	Sand, yellowish brown, slightly moist, very dense, fine to medium medium grained, with occasional gravel
35	70	13.5	117.4	35 -- - 36 -- - 37 -- - 38 -- - 39 -- -	SM	Silty Sand, yellowish brown, moist, very dense, fine to medium grained, occasional gravel
40	30 50/6"	14.3	117.8	40 -- - 41 -- - 42 -- - 43 -- - 44 -- -		
45	68	12.2	118.2	45 -- - 46 -- - 47 -- - 48 -- - 49 -- -	SC/SM	Clayey to Silty Sand, yellowish brown, moist, very dense, fine to medium grained
50	39 50/6"	17.3	111.5	50 -- -		

BORING LOG NUMBER 3

Project: File No. 19716 Hudson Capital, LLC

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description
				51 --		
				52 --		
				53 --		
				54 --		
55	70	18.8	105.7	55 --		
				56 --	SM	Silty Sand, yellowish brown, wet, very dense, fine to medium grained
				57 --		
				58 --		
				59 --		
60	75	21.6	111.2	60 --	SC/CL	Clayey Sand to Sandy Clay, yellowish brown, very moist, very dense to very stiff, fine to medium grained
				61 --		
				62 --		Total depth: 60 feet Water at 54.5 feet Fill to 5 feet
				63 --		
				64 --		
				65 --		
				66 --		
				67 --		
				68 --		
				69 --		
				70 --		
				71 --		
				72 --		
				73 --		
				74 --		
				75 --		

BORING LOG NUMBER 4

Drilling Date: 08/20/08 **Elevation: 360.5'**

Project: File No. 19716 **Hudson Capital, LLC**

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description Surface Conditions: 4-inch Asphalt over 4-inch Base
				0		FILL: Silty Sand, medium brown, very moist, medium dense, fine to medium grained
				1		
				2		
2.5	12	8.2	98.1	3		
				4		
5	19	8.1	116.6	5		yellowish brown, slightly moist, medium dense to dense
				6		
				7	SM	Silty Sand, yellowish brown, slightly moist, dense, fine to medium grained
7.5	26	5.1	106.3	8		
				9		
10	27	16.2	95.6	10		
				11	SC	Clayey Sand, yellowish brown, moist, dense, fine grained
				12		
				13		
				14		
15	23	17.8	105.7	15		moist, dense, fine grained
				16		
				17		
				18		
				19		
20	36	19.6	104.9	20		moist, very dense
				21		
				22		
				23		
				24		
25	33	14.9	111.0	25		

BORING LOG NUMBER 4

Project: File No. 19716 — Hudson Capital, LLC

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description
				26		
				27		
				28		
				29		
30	45	21.2	106.5	30	CL	Sandy Clay, brown to yellowish brown, moist, very stiff
				31		
				32		
				33		
				34		
35	40	7.9	121.5	35	SW	Sand, yellowish brown, slightly moist, very dense, fine to medium grained, with gravel
				36		
				37		
				38		
				39		
40	44	18.1	108.9	40	SC	Clayey Sand, yellowish brown, moist, very dense, fine to medium grained
				41		
				42		
				43		
				44		
45	32 50/6"	9.0	119.4	45	SW	Sand, yellowish brown, moist, very dense, fine to medium grained, with gravel
				46		
				47		
				48		
				49		
50	47	18.4	116.3	50	SM	Silty Sand, yellowish brown, wet, very dense, fine to medium grained

BORING LOG NUMBER 4

Project: File No. 19716 — Hudson Capital, LLC

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description
				51 --		
				52 --		
				53 --		
				54 --		
55	66	17.8	112.5	55 --		
				56 --	CL	Sandy Clay, yellowish brown, very moist, very stiff
				57 --		
				58 --		
				59 --		
60	30 50/6"	18.0	109.1	60 --		
				61 --	SM/CL	Silty Sand to Sandy Clay, yellowish brown to medium brown, moist, very dense to very stiff, fine grained
				62 --		
				63 --		
				64 --		
65	40 50/6"	13.5	121.6	65 --		
				66 --	SM/SW	Silty Sand to Sand, yellowish brown, wet, very dense, fine to medium grained, with gravel
				67 --		
				68 --		
				69 --		
70	76	14.1	113.2	70 --		
				71 --	SP	Sand, yellowish brown, wet, very dense, fine to medium grained
				72 --		
				73 --		
				74 --		
75	77	15.3	114.3	75 --		

BORING LOG NUMBER 4

Project: File No. 19716 **Hudson Capital, LLC**

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description
				76 --		
				77 --		
				78 --		
				79 --		
80	36 50/6"	16.3	107.5	80 --		wet, very dense
				81 --		Total depth: 80 feet Water at 55 feet Fill to 6 feet
				82 --		
				83 --		
				84 --		
				85 --		
				86 --		
				87 --		
				88 --		
				89 --		
				90 --		
				91 --		
				92 --		
				93 --		
				94 --		
				95 --		
				96 --		
				97 --		
				98 --		
				99 --		
				100 --		

BORING LOG NUMBER 5

Drilling Date: 08/20/08 **Elevation: 362.5'**

Project: File No. 19716 **Hudson Capital, LLC**

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description Surface Conditions: 4½-inch Asphalt over 3-inch Base
				0 --		FILL: Silty Sand, yellowish brown, slightly moist, medium dense, fine to medium grained
				1 --		
				2 --		
2.5	20	6.8	113.8	3 --		
				4 --	SM	Silty Sand, yellowish brown, slightly moist, dense, fine to medium grained
5	19	5.3	115.2	5 --		
				6 --		
				7 --		
7.5	27	21.9	91.1	8 --	SM/SC	Silty to Clayey Sand, yellowish brown to light grayish brown, very moist, dense, fine grained
				9 --		
10	23	12.9	110.1	10 --	SC	Clayey Sand, light grayish brown to yellowish brown, moist, dense, fine grained, occasional gravel
				11 --		
				12 --		
				13 --		
				14 --		
15	27	19.3	103.1	15 --		yellowish brown, moist, very dense
				16 --		
				17 --		
				18 --		
				19 --		
20	36	20.1	103.4	20 --		slight caliche
				21 --		
				22 --		
				23 --		
				24 --		
25	39	11.9	116.5	25 --	SM/SC	Silty to Clayey Sand, yellowish brown to medium brown, moist, dense, fine to medium grained

BORING LOG NUMBER 5

Project: File No. 19716 — Hudson Capital, LLC

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description
				26		
				27		
				28		
				29		
30	48	16.0	110.1	30		
				31	SC	Clayey Sand, yellowish brown, moist, very dense, fine to medium grained, stiff
				32		
				33		
				34		
35	35 50/6"	19.8	111.2	35		
				36		moist, very dense
				37		
				38		
				39		
40	63	24.3	97.4	40		
				41	CL	Sandy Clay, yellowish brown, moist, very stiff
				42		
				43		
				44		
45	40 50/6"	8.3	109.3	45		
				46	SM/SW	Silty Sand to Sand, yellowish brown, slightly moist, very dense, fine to medium grained, with gravel
				47		
				48		
				49		
50	73	18.3	103.6	50		
					SC/SP	Clayey Sand to Sand, yellowish brown, moist, very dense, fine to medium grained

BORING LOG NUMBER 5

Project: File No. 19716 **Hudson Capital, LLC**

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description
				51		
				52		
				53		
				54		
55	38 50/6"	7.7	122.8	55	SW	Sand to Gravelly Sand, yellowish brown, wet, very dense, fine to coarse grained
				56		
				57		
				58		
				59		
60	40 50/5"	17.9	108.7	60	SP	Sand, yellowish brown, wet, very dense, fine to medium grained
				61		Total depth: 60 feet Water at 54½ feet Fill to 3 feet
				62		
				63		
				64		
				65		
				66		
				67		
				68		
				69		
				70		
				71		
				72		
				73		
				74		
				75		

BORING LOG NUMBER 6

Drilling Date: 08/30/08 **Elevation: 356.0'**

Project: File No. 19716 **Hudson Capital, LLC**

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description Surface Conditions: 3-inch Asphalt over 3-inch Base
				0 --		FILL: Silty Sand, dark brown, moist, medium dense, fine grained, with concrete and brick fragments
				1 --		
				2 --		
3	21	12.1	111.8	3 --		
				4 --		
5	45	8.7	---	5 --		
				6 --		Sandy to Clayey Silt, yellow to dark brown, slightly moist, stiff
7	41	24.5	98.9	7 --	CL	Silty Clay, dark brown, moist, very stiff
				8 --		
				9 --		
10	45	19.8	104.9	10 --		
				11 --		Silty Clay, dark brown, moist, very stiff
				12 --		
				13 --		
				14 --		
15	75	24.0	100.9	15 --		
				16 --		very stiff
				17 --		
				18 --		
				19 --		
20	47	16.8	105.9	20 --	ML/CL	Clayey Silt to Silty Clay, yellowish brown, moist, very stiff
				21 --		Total depth: 20 feet No Water Fill to 6 feet
				22 --		
				23 --		
				24 --		
				25 --		

BORING LOG NUMBER 7

Drilling Date: 08/21/08 **Elevation: 354.5'**

Project: File No. 19716 **Hudson Capital, LLC**

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description Surface Conditions: 8-inch Asphalt, No Base
				0 --		FILL: Silty Sand, yellowish brown, moist, medium dense, fine to medium grained
				1 --		
				2 --		3" concrete layer
				3 --		asphalt fragments
4	20	8.2	102.9	4 --		light grayish brown, moist, medium dense
				5 --		
				6 --		
7	28	9.3	120.3	7 --		
				8 --		
				9 --	SM	Silty Sand, yellowish brown, slightly moist, dense, fine grained
10	28	19.6	105.5	10 --		
				11 --	SC/CL	Clayey to Sandy Clay, yellowish brown to light grayish brown, very moist, dense to stiff, fine grained
				12 --		
				13 --		
				14 --		
15	31	19.7	107.2	15 --		
				16 --	SC	Clayey Sand, light grayish brown, moist, very dense, fine grained
				17 --		
				18 --		
				19 --		
20	37	18.1	107.6	20 --	SC/SM	Clayey to Silty Sand, yellowish brown, moist, dense, fine grained, occasional gravel
				21 --		
				22 --		Total depth: 20 feet No Water Fill to 8 feet
				23 --		
				24 --		
				25 --		

BORING LOG NUMBER 8

Drilling Date: 08/23/08 **Elevation: 351.0'**

Project: File No. 19716 **Hudson Capital, LLC**

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description Surface Conditions: 6-inch Asphalt over 3-inch Concrete, No Base
				0 --		FILL: Silty Sand, medium brown, moist, medium dense, fine grained
				1 --		
				2 --		
2.5	10	8.6	109.4	3 --		
				4 --	SM	Silty Sand, yellowish brown, slightly moist, medium dense, fine to medium grained
5	10	12.7	SPT	5 --		
				6 --	SM/CL	Silty Sand to Silty Clay, yellowish brown, moist, medium dense to firm, fine to medium grained
7.5	27	23.2	100.5	7 --		
				8 --	SC/CL	Clayey Sand to Sandy Clay, yellowish brown, moist, dense to stiff, fine grained
				9 --		
10	20	22.4	SPT	10 --		
				11 --		
12.5	32	21.7	102.1	12 --		
				13 --	CL	Sandy Clay, light grayish brown to yellowish brown, moist, stiff, minor caliche
				14 --		
15	33	17.1	SPT	15 --		
				16 --	SC/SM	Clayey to Silty Sand, yellowish brown, moist, dense, fine to medium grained
				17 --		
17.5	34	18.0	107.0	18 --		
				19 --		
20	20	24.9	SPT	20 --		
				21 --	SM/CL	Silty Sand to Sandy Clay, yellowish brown, moist, dense to stiff, fine to medium grained
				22 --		
22.5	30	17.5	106.2	23 --	SC	Clayey Sand, yellowish brown, moist, dense, fine to medium grained
				24 --		
25	16	22.5	SPT	25 --	CL	Sandy Clay, medium brown, moist, stiff

BORING LOG NUMBER 8

Project: File No. 19716 **Hudson Capital, LLC**

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description
				26		
				27		
27.5	36	17.3	112.2	28	SC	Clayey Sand, yellowish brown, moist, very dense, fine to medium grained
				29		
30	38	15.4	SPT	30		
				31		
				32		
32.5	52	17.2	112.4	33		
				34		
35	25	12.7	SPT	35	SM	Silty Sand, yellowish brown, moist, very dense, fine to medium grained
	50/6"			36		
				37		
37.5	40	13.4	116.1	38		
	50/6"			39		
40	36	23.2	SPT	40	SC/SM	Clayey to Silty Sand, yellowish brown, very moist, very dense, fine to medium grained
				41		
				42		
42.5	63	17.1	111.3	43	SM	Silty Sand, yellowish brown, wet, very dense, fine grained
				44		
45	50	22.1	SPT	45	SM/CL	Silty Sand to Sandy Clay, yellowish brown, wet, very dense to very stiff, fine to medium grained
				46		
				47		
47.5	63	24.6	100.7	48		
				49		
50	38	25.8	SPT	50		
						Total depth: 50 feet; Water at 42½ feet; Fill to 3 feet

BORING LOG NUMBER 9

Drilling Date: 08/23/08 **Elevation: 349.0'**

Project: File No. 19716 **Hudson Capital, LLC**

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description Surface Conditions: 7-inch Asphalt over 2-inch Base
				0 --		FILL: Silty Sand to Sandy Silt, dark brown, slightly moist, medium dense to firm, fine grained
1	15	7.3	110.7	1 --		
				2 --		
3	13	4.6	114.2	3 --		
				4 --		Silty Sand, medium brown, slightly moist, medium dense, fine grained
5	26	11.6	106.8	5 --		
				6 --	ML	Sandy Silt, yellowish brown, moist, stiff
7	41	20.5	103.4	7 --	CL	Silty Clay, yellow to dark brown, moist, very stiff
				8 --		
				9 --		
10	68	16.6	111.7	10 --	ML/CL	Clayey Silt to Silty Clay, yellow to medium brown, moist, very stiff
				11 --		
				12 --		
				13 --		
				14 --		
15	65	12.6	116.8	15 --		Clayey Silt to Silty Clay, dark to medium brown, moist, very stiff, minor caliche
				16 --		
				17 --		
				18 --		
				19 --		
20	40	9.4	118.5	20 --	SC	Clayey Sand, yellowish brown, slightly moist, very dense, fine grained
				21 --		
				22 --		
				23 --		
				24 --		
25	70	16.3	112.5	25 --		

BORING LOG NUMBER 9

Project: File No. 19716 **Hudson Capital, LLC**

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description
				26		
				27		
				28		
				29		
30	75/7"	12.1	109.8	30		Clayey Sand, dark brown, moist, very stiff
				31		
				32		
				33		
				34		
35	75/7"	16.8	113.6	35	ML	Sandy Silt, yellow to medium brown, moist, very stiff
				36		
				37		
				38		
				39		
40	75/7"	14.4	113.3	40	CL	Silty Clay, dark brown, moist, very stiff
				41		
				42		
				43		
				44		
45	60	16.9	111.1	45	SC/SM	Clayey to Silty Sand, dark brown, wet, very dense, fine grained
				46		
				47		
				48		
				49		
50	75/7"	19.7	108.2	50	SP	Sand, medium to yellowish brown, wet, very dense, fine to medium grained

BORING LOG NUMBER 9

Project: File No. 19716 — Hudson Capital, LLC

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description
				51		
				52		
				53		
				54		
55	75/8"	18.0	106.1	55		
				56		
				57	CL	Sandy to Silty Clay, dark brown, very moist, very stiff
				58		
				59		
60	50	16.9	111.8	60		Sandy to Silty Clay, dark brown, moist, very stiff
				61		
				62		
				63		
				64		
65	75/7"	11.7	121.5	65	SM	Silty Sand, yellowish brown, wet, very dense, fine grained
				66		
				67		
				68		
				69		
70	70	9.8	115.0	70	SP	Sand, yellowish brown, wet, very dense, fine to medium grained
				71		
				72		
				73		
				74		
75	70	10.7	116.3	75	SM/SP	Silty Sand to Sand, yellowish brown, wet, very dense, fine to medium grained

BORING LOG NUMBER 9

Project: File No. 19716 Hudson Capital, LLC

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description
				76 --		
				77 --		
				78 --		
				79 --		
80	70	15.8	110.7	80 --		Silty Sand to Sand, yellowish brown, wet, very dense, fine grained
				81 --		Total depth: 80 feet
				82 --		Water at 44 feet
				83 --		Fill to 6 feet
				84 --		
				85 --		
				86 --		
				87 --		
				88 --		
				89 --		
				90 --		
				91 --		
				92 --		
				93 --		
				94 --		
				95 --		
				96 --		
				97 --		
				98 --		
				99 --		
				100 --		

BORING LOG NUMBER 10

Drilling Date: 08/23/08 **Elevation: 348.5'**

Project: File No. 19716 **Hudson Capital, LLC**

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description Surface Conditions: 4-inch Asphalt, No Base
				0 --		FILL: Silty Sand, dark brown, moist, medium dense, fine grained
				1 --		
				2 --		
2.5	18	5.8	100.0	3 --		
				4 --	SC/SM	Clayey to Silty Sand, dark brown, moist, dense, fine grained
5	25	10.5	101.4	5 --		
				6 --		
7	36	19.1	104.6	7 --		
				8 --	CL	Silty Clay, dark brown, moist, very stiff
				9 --		
10	70	16.9	107.7	10 --		
				11 --		Silty Clay, dark brown, moist, very stiff
				12 --		
				13 --		
				14 --		
15	36	16.0	108.7	15 --		
				16 --	CL/ML	Silty Clay to Clayey Silt, dark brown, moist, very stiff
				17 --		
				18 --		
				19 --		
20	59	10.5	118.6	20 --		
				21 --		
				22 --		
				23 --		
				24 --		
25	80	18.2	111.1	25 --		
					CL	Silty Clay, dark brown, moist, very stiff

BORING LOG NUMBER 10

Project: File No. 19716 **Hudson Capital, LLC**

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description
				26		
				27		
				28		
				29		
30	35 50/5"	11.9	117.5	30	SM	Silty Sand, dark brown, moist, very dense, fine grained
				31		
				32		
				33		
				34		
35	77	7.3	113.1	35	SP	Sand, medium brown, slightly moist, very dense, fine grained
				36		
				37		
				38		
				39		
40	75/7"	17.3	112.8	40	SC/SM	Clayey to Silty Sand, dark to medium brown, very moist, very dense, fine grained
				41		
				42		
				43		
				44		
45	25 50/5"	20.5	107.2	45	CL/SP	Sand to Silty Clay, yellow to medium brown, very moist to wet, very dense to very stiff, fine grained
				46		
				47		
				48		
				49		
50	40 50/4"	12.0	114.7	50	SM/SP	Sand, medium brown, wet, very dense, fine grained

BORING LOG NUMBER 10

Project: File No. 19716 **Hudson Capital, LLC**

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description
				51 --		
				52 --		
				53 --		
				54 --		
55	25 50/5½"	21.8	103.4	55 --		
				56 --	CL	Silty Clay, medium brown, very moist, very stiff
				57 --		
				58 --		
				59 --		
60	47	19.6	107.9	60 --	CL/ML	Clayey Silt to Sandy Clay, brown, very moist, very stiff
				61 --		Total depth: 60 feet Water at 42 feet Fill to 3 feet
				62 --		
				63 --		
				64 --		
				65 --		
				66 --		
				67 --		
				68 --		
				69 --		
				70 --		
				71 --		
				72 --		
				73 --		
				74 --		
				75 --		

BORING LOG NUMBER 11

Drilling Date: 08/22/08 **Elevation: 352.5'**

Project: File No. 19716 **Hudson Capital, LLC**

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description Surface Conditions: 5½-inch Asphalt over 4-inch Base
				0 --		FILL: Clayey Sand, light grayish brown, moist, medium dense, fine grained
				1 --		
				2 --		
2.5	28	11.0	104.5	3 --		Silty Sand, yellowish brown, moist, dense, fine to medium grained
				4 --	SM	Silty Sand, yellowish brown, moist, dense, fine to medium grained
5	24	19.5	106.8	5 --	SC	Clayey Sand, yellowish brown, moist, dense to very dense, fine grained, stiff
				6 --		
				7 --		
7.5	30	17.0	106.7	8 --		
				9 --		
10	35	27.6	100.1	10 --	CL	Sandy Clay, yellowish brown, moist, very stiff
				11 --		
				12 --		
				13 --		
				14 --		
15	36	7.0	121.8	15 --	SC/SM	Clayey Sand to Silty Sand, yellowish brown, slightly moist, very dense, fine to medium grained
				16 --		
				17 --		
				18 --		
				19 --		
20	40	16.8	108.9	20 --	SM/CL	Silty Sand to Sandy Clay, yellowish brown, moist, very dense to very stiff, fine to medium grained
				21 --		
				22 --		
				23 --		
				24 --		
25	41	22.6	105.6	25 --	CL	Sandy Clay, medium brown to yellowish brown, moist, very stiff

BORING LOG NUMBER 11

Project: File No. 19716 **Hudson Capital, LLC**

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description
				26		
				27		
				28		
				29		
30	45	15.1	115.2	30		
				31	SC	Clayey Sand, yellowish brown to dark brown, moist, very dense, fine grained
				32		
				33		
				34		
35	54	19.1	108.4	35		
				36		
				37		
				38		
				39		
40	60	16.2	115.1	40		
				41	SC/SW	Clayey Sand to Sand, yellowish brown, moist, very dense, fine to medium grained, with gravel
				42		
				43		
				44		
45	56	22.5	100.4	45		
				46	SC	Clayey Sand, yellowish brown, wet, very dense, fine grained
				47		
				48		
				49		
50	56	21.3	---	50		
					SW/CL	Gravelly Sand to Sandy Clay, yellowish brown, wet, very dense to very stiff, fine to medium grained

BORING LOG NUMBER 11

Project: File No. 19716 **Hudson Capital, LLC**

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description
				51 --		
				52 --		
				53 --		
				54 --		
55	30 50/6"	22.4	106.3	55 --	SP	Sand, yellowish brown, wet, very dense, fine to medium grained
				56 --		
				57 --		
				58 --		
				59 --		
60	36 50/6"	30.8	92.5	60 --	SM/CL	Silty Sand to Sandy Clay, yellowish brown, very dense to very stiff, fine to medium grained
				61 --		
				62 --		
				63 --		
				64 --		
65	40 50/6"	28.8	95.6	65 --		
				66 --		
				67 --		
				68 --		
				69 --		
70	30 50/6"	21.4	107.9	70 --	SC	Clayey Sand, yellowish brown, wet, very dense, fine to medium grained
				71 --		
				72 --		
				73 --		
				74 --		
75	30 50/6"	24.1	104.3	75 --	SC/SP	Clayey Sand to Sand, yellowish brown, wet, very dense, fine to medium grained

BORING LOG NUMBER 11

Project: File No. 19716 — Hudson Capital, LLC

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description
				76		
				77		
				78		
				79		
80	40 50/5"	23.0	104.2	80	SM/CL	Silty Sand to Sandy Clay, yellowish brown, wet, very dense to very stiff, fine grained
				81		Total depth: 80 feet Water at 42 feet Fill to 3 feet
				82		
				83		
				84		
				85		
				86		
				87		
				88		
				89		
				90		
				91		
				92		
				93		
				94		
				95		
				96		
				97		
				98		
				99		
				100		

BORING LOG NUMBER 12

Drilling Date: 08/21/08 **Elevation: 353.0'**

Project: File No. 19716 **Hudson Capital, LLC**

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description Surface Conditions: 6½-inch Asphalt over 4-inch Base
				0 --		FILL: Silty Sand, light grayish brown, moist, medium dense, fine to medium grained
				1 --		
				2 --		
2.5	23	8.6	104.8	3 --		yellowish brown, moist
				4 --	SM	Silty Sand, yellowish brown, slightly moist, dense, fine to medium grained
5	29	10.1	---	5 --	SM/SP	Silty Sand to Sand, yellowish brown, moist, dense, fine to medium grained
				6 --	CL	
				7 --		Silty Clay, yellowish brown, moist, very firm
7.5	26	22.4	101.5	8 --	CL/SC	Sandy Clay to Clayey Sand, yellowish brown, moist, very dense to very stiff, fine grained
				9 --		
10	29	21.7	103.1	10 --	CL	Sandy Clay, yellowish brown, moist, very stiff
				11 --		
				12 --		
				13 --		
				14 --		
15	35	20.9	96.9	15 --	CL/SC	Sandy Clay to Clayey Sand, yellowish brown, moist, very dense to very stiff, fine grained, minor caliche
				16 --		
				17 --		
				18 --		
				19 --		
20	41	14.0	117.0	20 --	SM/SC	Silty to Clayey Sand, yellowish brown, moist, very dense, fine to medium grained
				21 --		
				22 --		
				23 --		
				24 --		
25	56	18.2	111.4	25 --	CL	Sandy Clay, yellowish brown, moist, very stiff

BORING LOG NUMBER 12

Project: File No. 19716 **Hudson Capital, LLC**

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description
				26		
				27		
				28		
				29		
30	63	13.1	118.3	30		
				31		
				32		
				33		
				34		
35	74	11.7	119.8	35		
				36	SC	Clayey Sand, yellowish brown, moist, very dense, fine to medium grained
				37		
				38		
				39		
40	73	13.8	117.3	40		
				41		moist, very dense, fine grained
				42		
				43		
				44		
45	30 50/6"	15.5	112.7	45		
				46		wet, very dense, fine to medium grained
				47		
				48		
				49		
50	40 50/6"	19.2	106.4	50		
					SM/SW	Silty Sand to Sand, yellowish brown, wet, very dense, fine to medium grained, with gravel

BORING LOG NUMBER 12

Project: File No. 19716 **Hudson Capital, LLC**

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description
				51 --		
				52 --		
				53 --		
				54 --		
55	38 50/6"	26.7	99.7	55 --	ML/SM	Clayey Silt to Silty Sand, yellowish brown, very moist to wet, very dense to very stiff, fine to medium grained
				56 --		
				57 --		
				58 --		
				59 --		
60	73	20.9	102.3	60 --	SP/SC	Sand to Clayey Sand, yellowish brown, wet, very dense, fine to medium grained
				61 --		
				62 --		Total depth: 60 feet Water at 45½ feet Fill to 3½ feet
				63 --		
				64 --		
				65 --		
				66 --		
				67 --		
				68 --		
				69 --		
				70 --		
				71 --		
				72 --		
				73 --		
				74 --		
				75 --		

BORING LOG NUMBER 13

Drilling Date: 08/23/08 **Elevation: 356.0'**

Project: File No. 19716 **Hudson Capital, LLC**

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description Surface Conditions: 6-inch Asphalt, No Base
				0 --		FILL: Silty Sand, yellowish brown, moist, medium dense, fine to medium grained
				1 --		
				2 --		
2.5	36 50/6"	8.2	126.7	3 --		Sandy Clay, grayish brown, moist, firm
				4 --		Silty Sand, light grayish brown to yellowish brown, moist, very dense, fine to medium grained, occasional gravel
5	32	9.0	114.5	5 --		
				6 --	SM	Silty Sand, yellowish brown, slightly moist, dense, fine to medium grained
7.5	29	15.1	103.0	7 --		
				8 --	CL	Sandy to Silty Clay, yellowish brown, moist, very stiff
				9 --		
10	35	17.5	105.0	10 --		
				11 --	CL/SC	Sandy Clay to Clayey Sand, yellowish brown, moist, very dense to very stiff, fine grained
				12 --		
				13 --		
				14 --		
15	45	17.1	108.0	15 --		
				16 --	CL	Sandy Clay, yellowish brown, moist, very stiff, minor caliche
				17 --		
				18 --		
				19 --		
20	49	14.5	110.9	20 --		
				21 --	SC	Clayey Sand, yellowish brown, moist, very dense, fine grained
				22 --		
				23 --		
				24 --		
25	52	14.7	114.2	25 --	SM/CL	Silty Sand to Sandy Clay, yellowish brown to medium brown, moist, very dense to very stiff, fine to medium grained

BORING LOG NUMBER 13

Project: File No. 19716 **Hudson Capital, LLC**

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description
				- 26 -- - 27 -- - 28 -- - 29 -- -		
30	68	14.0	117.1	30 -- - 31 -- - 32 -- - 33 -- - 34 -- -	SC	Clayey Sand, yellowish brown, moist, very dense, fine to medium grained
35	36 50/6"	20.4	104.7	35 -- - 36 -- - 37 -- - 38 -- - 39 -- -	SM/SP	Silty Sand to Sand, yellowish brown, very moist, very dense, fine grained
40	40 50/6"	14.3	113.2	40 -- - 41 -- - 42 -- - 43 -- - 44 -- -	SM/SW	Silty Sand to Sand, yellowish brown, moist, very dense, fine to coarse grained, with gravel
45	42 50/6"	14.3	114.5	45 -- - 46 -- - 47 -- - 48 -- - 49 -- -	SP/SM	Sand to Silty Sand, yellowish brown, moist, very dense, fine to medium grained
50	45 50/5"	8.7	114.4	50 -- -	SP	Sand, yellowish brown, wet, very dense, fine grained

BORING LOG NUMBER 13

Project: File No. 19716 **Hudson Capital, LLC**

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description
				51		
				52		
				53		
				54		
55	40 50/6"	9.9	115.0	55		Sand, yellowish brown, wet, very dense, fine to medium grained, with occasional gravel
				56		
				57		
				58		
				59		
60	30 50/6"	21.5	105.1	60	SC/SM	Clayey to Silty Sand, yellowish brown, wet, very dense, fine grained, firm, occasional gravel
				61		
				62		
				63		
				64		
65	37 50/6"	12.9	120.4	65	SC	Clayey Sand, yellowish brown, very moist, very dense, fine to medium grained
				66		
				67		
				68		
				69		
70	46 50/5"	14.9	120.0	70	CL/SM	Sandy Clay to Silty Sand, yellowish brown, moist, very dense to very stiff, fine grained
				71		
				72		
				73		
				74		
75	43 50/6"	10.3	119.3	75	SW	Sand with Gravel, yellowish brown, wet, very dense, fine to medium grained

BORING LOG NUMBER 13

Project: File No. 19716 Hudson Capital, LLC

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description
				76		
				77		
				78		
				79		
80	42 50/6"	10.9	117.0	80	SW/SP	Sand to Gravelly Sand, yellowish brown, wet, very dense, fine to medium grained
				81		Total depth: 80 feet Water at 47½ feet Fill to 6 feet
				82		
				83		
				84		
				85		
				86		
				87		
				88		
				89		
				90		
				91		
				92		
				93		
				94		
				95		
				96		
				97		
				98		
				99		
				100		

BORING LOG NUMBER 14

Drilling Date: 08/22/08 **Elevation: 355.0'**

Project: File No. 19716 **Hudson Capital, LLC**

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description Surface Conditions: 7½-inch Asphalt over 4½-inch Base
				0		FILL: Silty Sand, yellowish brown, moist, medium dense, fine to medium grained
				1		
				2		
2.5	28	5.6	112.0			
				3		moist, medium dense, fine to medium grained, minor concrete fragments
				4		
5	30	7.1	114.6	5		
				6	SM	Silty Sand, yellowish brown, slightly moist, very dense, fine to medium grained
				7		
7.5	31	13.7	114.0		SC	Clayey Sand, light grayish brown, moist, very dense, fine grained
				8		
				9		
10	36	15.8	111.1	10		moist, very dense, minor caliche
				11		
				12		
				13		
				14		
15	38	14.6	109.3	15		
				16		
				17		
				18		
				19		
20	48	15.3	112.5	20		moist, very dense
				21		
				22		
				23		
				24		
25	49	17.2	107.5	25	CL/SC	Sandy Clay to Clayey Sand, yellowish brown, moist, very dense to very stiff, fine grained

BORING LOG NUMBER 14

Project: File No. 19716 **Hudson Capital, LLC**

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description
				26		
				27		
				28		
				29		
30	63	15.3	110.9	30		
				31	SM/CL	Silty Sand to Sandy Clay, yellowish brown to brown, moist, very dense to very stiff, fine grained
				32		
				33		
				34		
35	68	14.2	118.2	35		
				36	SC	Clayey Sand, yellowish brown, moist, very dense, fine to medium grained
				37		
				38		
				39		
40	40 50/6"	13.4	110.4	40		
				41	SP/SM	Sand to Silty Sand, yellowish brown, moist, very dense, fine to medium grained
				42		
				43		
				44		
45	42 50/6"	7.7	116.8	45		
				46	SW	Sand, yellowish brown, wet, very dense, fine to medium grained, with gravel
				47		
				48		
				49		
50	45 50/5"	7.8	111.9	50		

BORING LOG NUMBER 14

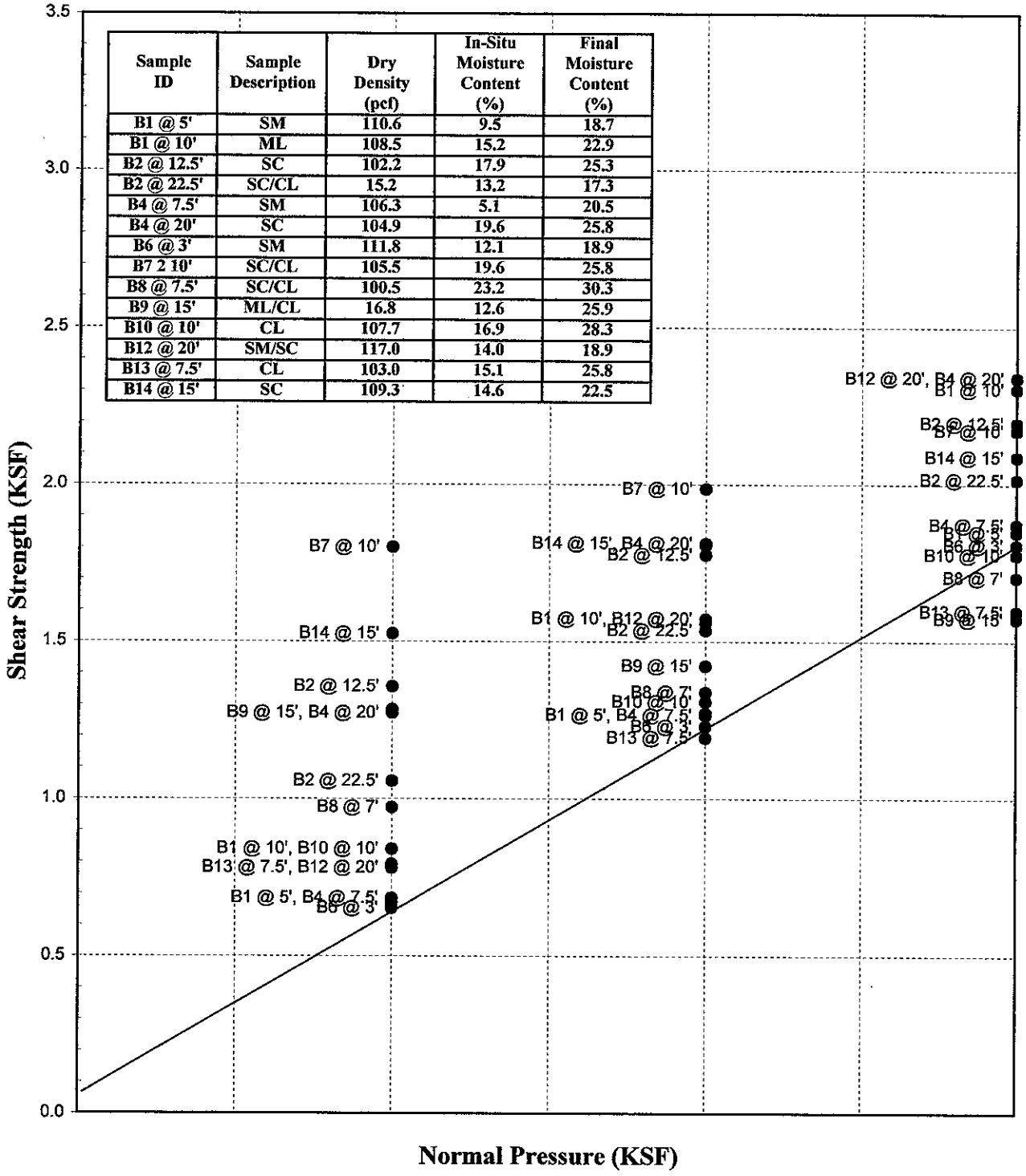
Project: File No. 19716 — Hudson Capital, LLC

km

Sample Depth ft.	Blows per ft.	Moisture content %	Dry Density p.c.f.	Depth in feet	USCS Class.	Description
				51 --		
				52 --		
				53 --		
				54 --		
55	30 50/6"	24.6	103.5	55 --		
				56 --	SP/SM	Sand to Silty Sand, yellowish brown, wet, very dense, fine grained
				57 --	SC	Clayey Sand, yellowish brown, wet, very dense, fine grained
				58 --		
				59 --		
60	68	32.7	95.3	60 --	SW/CL	Sand with Gravel to Sandy Clay, yellowish brown, wet, very dense to very stiff, fine to medium grained
				61 --		
				62 --		Total depth: 60 feet Water at 42 feet Fill to 5½ feet
				63 --		
				64 --		
				65 --		
				66 --		
				67 --		
				68 --		
				69 --		
				70 --		
				71 --		
				72 --		
				73 --		
				74 --		
				75 --		

Saturated Shear

Sample ID	Sample Description	Dry Density (pcf)	In-Situ Moisture Content (%)	Final Moisture Content (%)
B1 @ 5'	SM	110.6	9.5	18.7
B1 @ 10'	ML	108.5	15.2	22.9
B2 @ 12.5'	SC	102.2	17.9	25.3
B2 @ 22.5'	SC/CL	15.2	13.2	17.3
B4 @ 7.5'	SM	106.3	5.1	20.5
B4 @ 20'	SC	104.9	19.6	25.8
B6 @ 3'	SM	111.8	12.1	18.9
B7 2 10'	SC/CL	105.5	19.6	25.8
B8 @ 7.5'	SC/CL	100.5	23.2	30.3
B9 @ 15'	ML/CL	16.8	12.6	25.9
B10 @ 10'	CL	107.7	16.9	28.3
B12 @ 20'	SM/SC	117.0	14.0	18.9
B13 @ 7.5'	CL	103.0	15.1	25.8
B14 @ 15'	SC	109.3	14.6	22.5



ϕ: 30.0 degrees
c: 75.0 psf

SHEAR TEST DIAGRAM

Geotechnologies, Inc.
Consulting Geotechnical Engineers

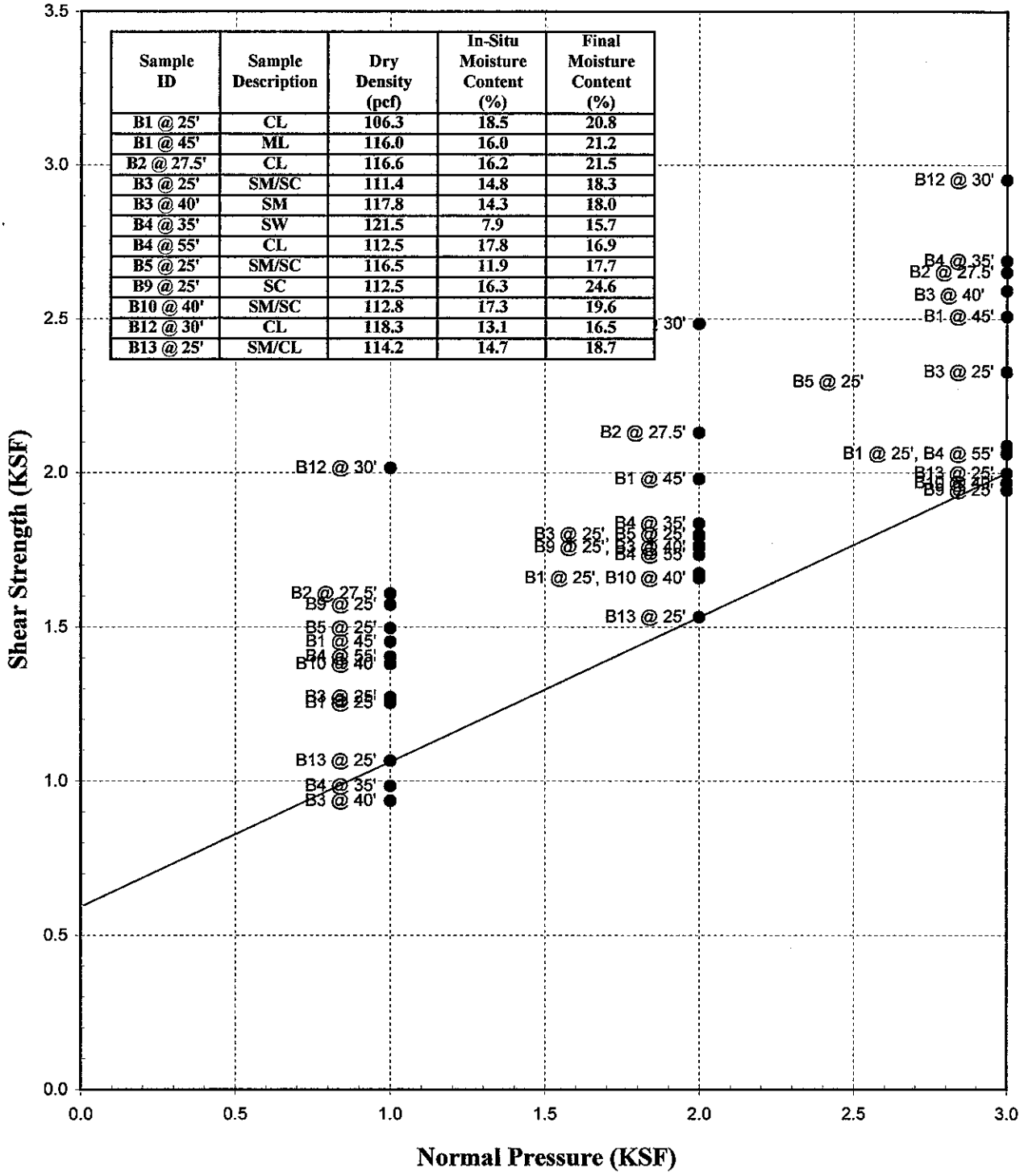
PROJECT: HUDSON CAPITAL, LLC.

FILE NO.: 19716

PLATE: B-1

Saturated Shear

Sample ID	Sample Description	Dry Density (pcf)	In-Situ Moisture Content (%)	Final Moisture Content (%)
B1 @ 25'	CL	106.3	18.5	20.8
B1 @ 45'	ML	116.0	16.0	21.2
B2 @ 27.5'	CL	116.6	16.2	21.5
B3 @ 25'	SM/SC	111.4	14.8	18.3
B3 @ 40'	SM	117.8	14.3	18.0
B4 @ 35'	SW	121.5	7.9	15.7
B4 @ 55'	CL	112.5	17.8	16.9
B5 @ 25'	SM/SC	116.5	11.9	17.7
B9 @ 25'	SC	112.5	16.3	24.6
B10 @ 40'	SM/SC	112.8	17.3	19.6
B12 @ 30'	CL	118.3	13.1	16.5
B13 @ 25'	SM/CL	114.2	14.7	18.7



ϕ: 25.0 degrees
c: 600.0 psf

SHEAR TEST DIAGRAM

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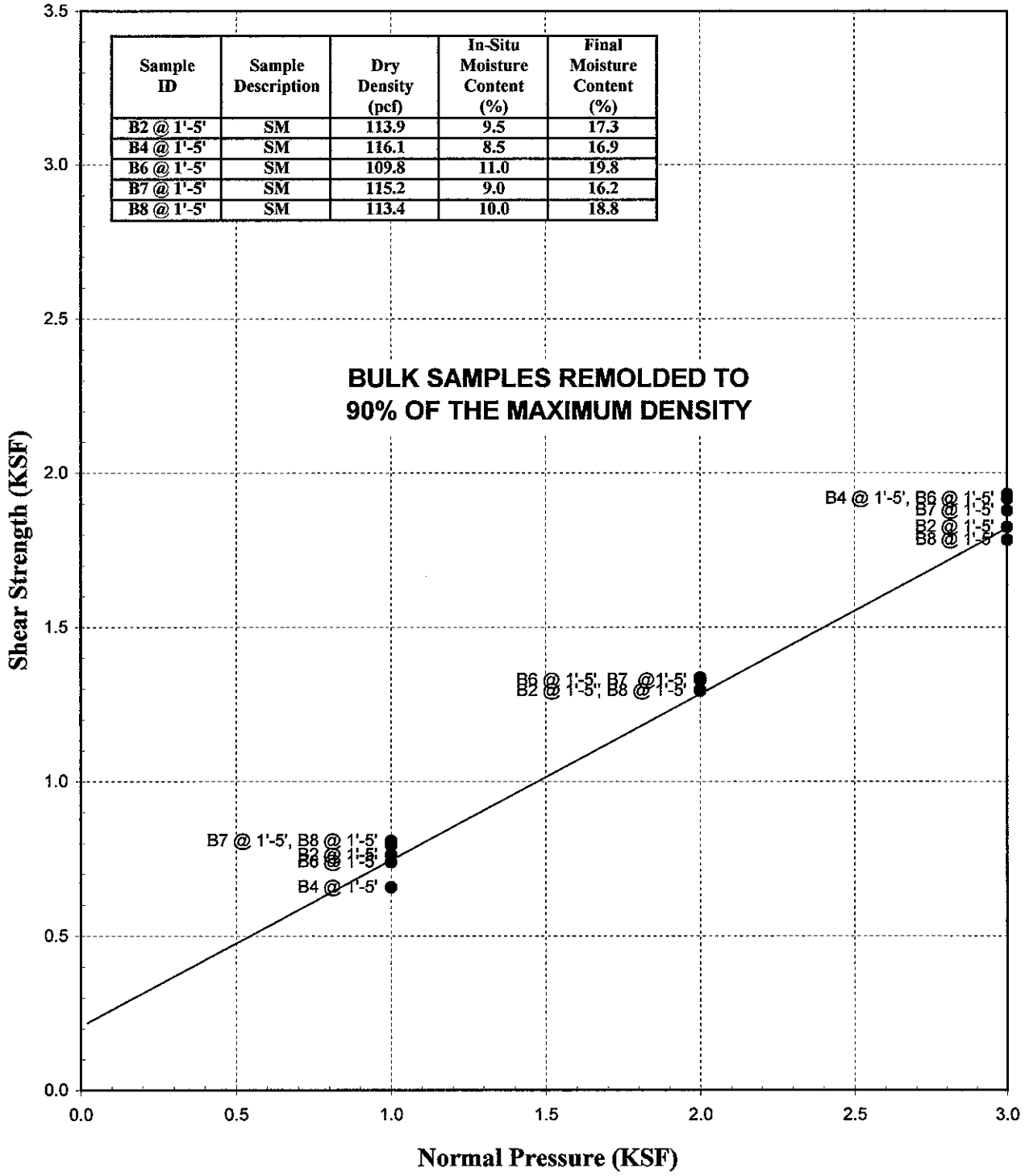
Consulting Geotechnical Engineers

PROJECT: HUDSON CAPITAL, LLC.

FILE NO.: 19716 | PLATE: B-2

Saturated Shear

Sample ID	Sample Description	Dry Density (pcf)	In-Situ Moisture Content (%)	Final Moisture Content (%)
B2 @ 1'-5'	SM	113.9	9.5	17.3
B4 @ 1'-5'	SM	116.1	8.5	16.9
B6 @ 1'-5'	SM	109.8	11.0	19.8
B7 @ 1'-5'	SM	115.2	9.0	16.2
B8 @ 1'-5'	SM	113.4	10.0	18.8



ϕ: 28.0 degrees
c: 230.0 psf

SHEAR TEST DIAGRAM

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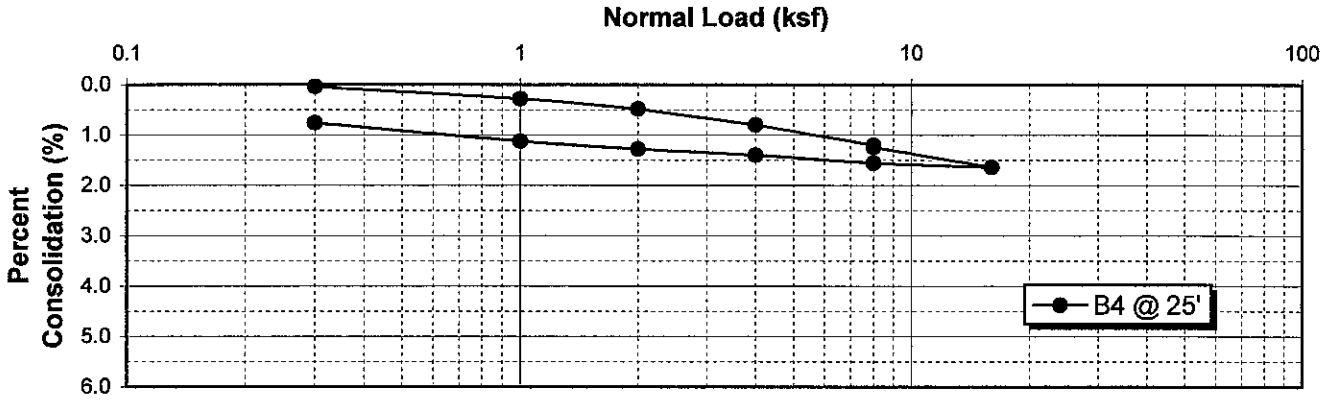
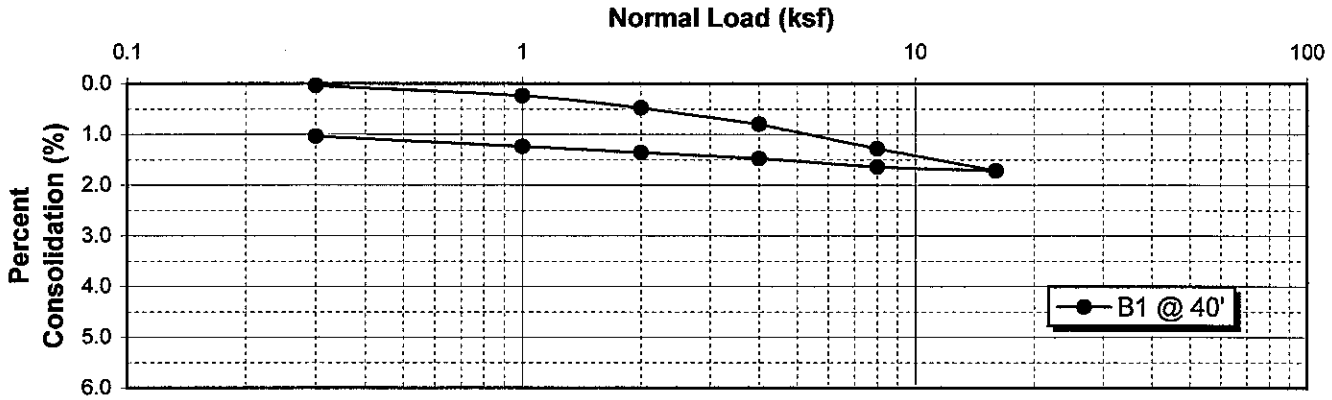
Consulting Geotechnical Engineers

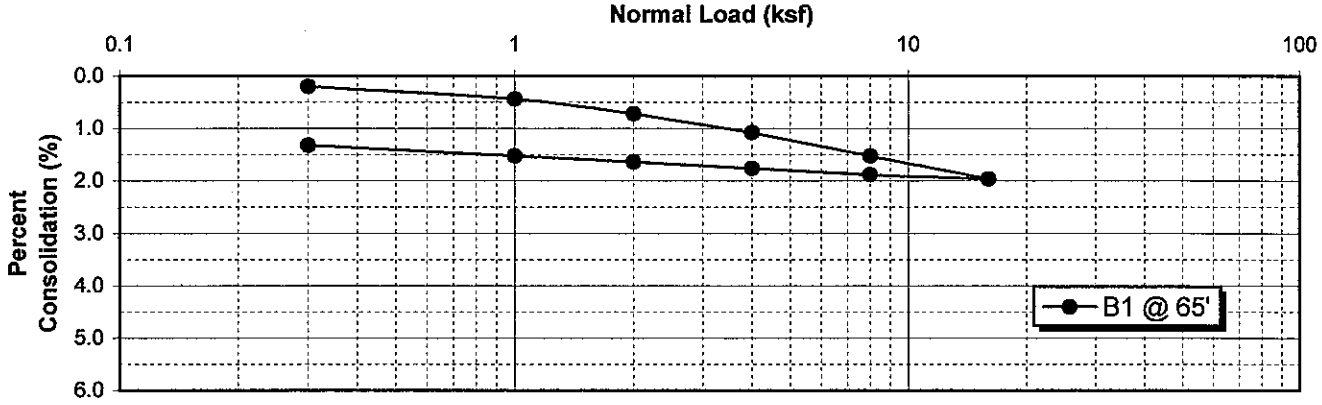
PROJECT: HUDSON CAPITAL, LLC.

FILE NO.: 19716

PLATE: B-3







Water added at 2 KSF

CONSOLIDATION

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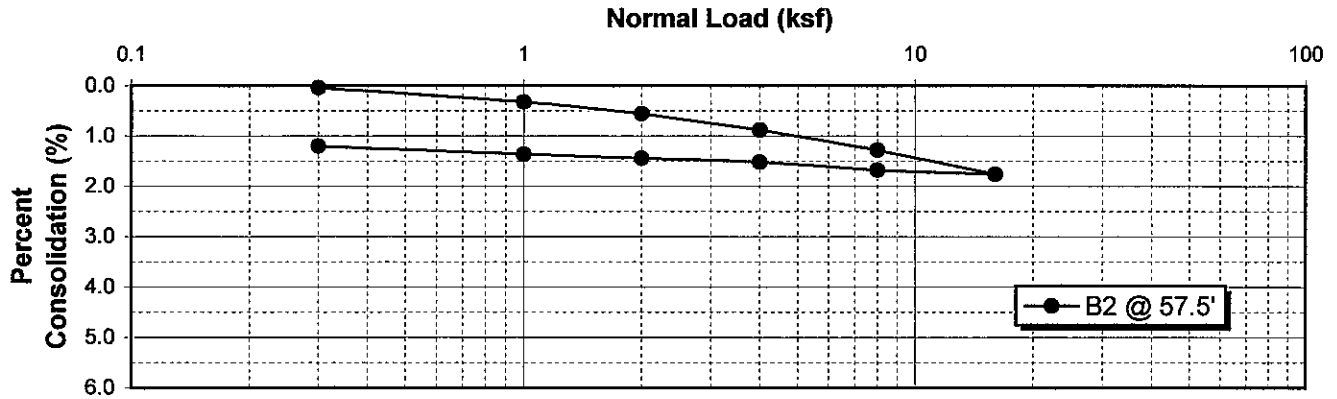
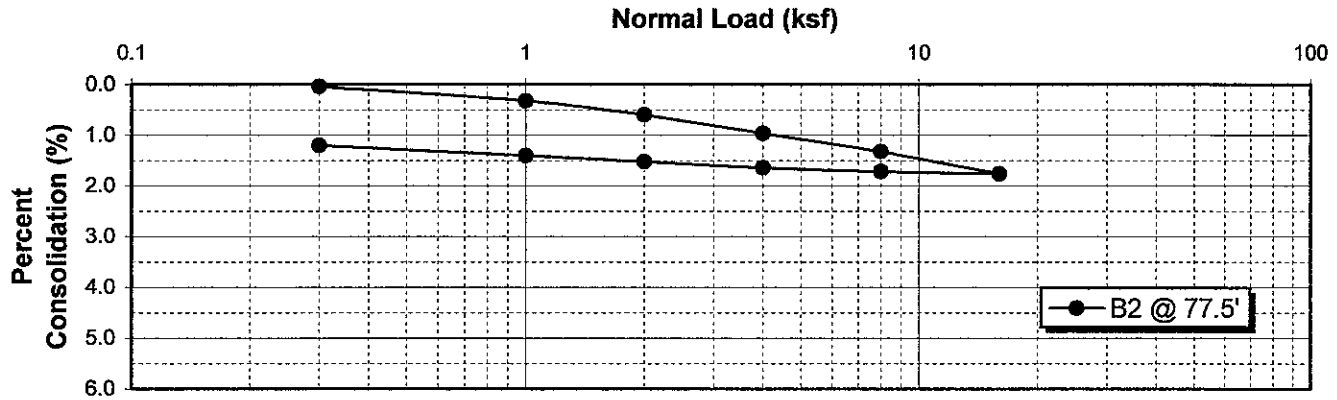
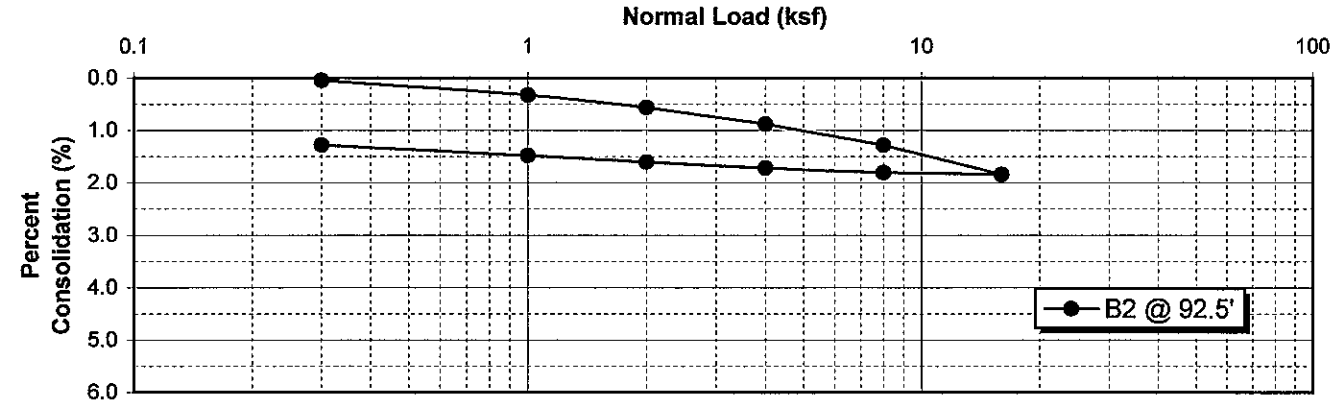
PROJECT: HUDSON CAPITAL, LLC.

FILE NO. 19716 | PLATE: C-1







Water added at 2 KSF

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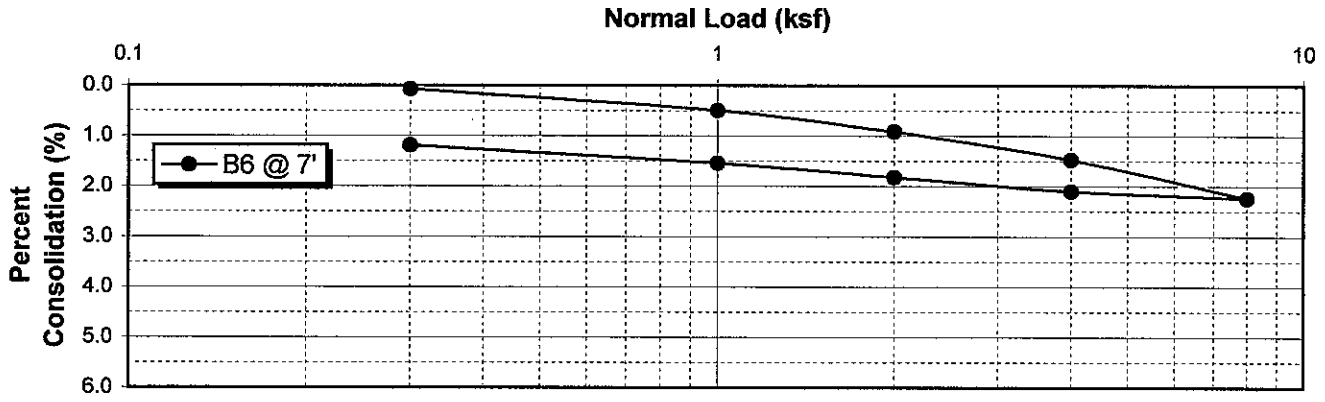
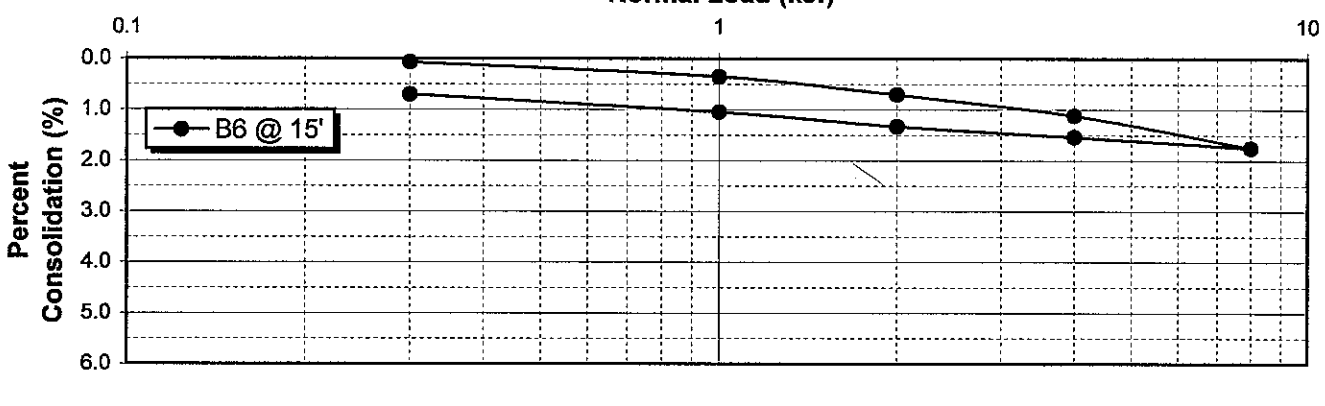
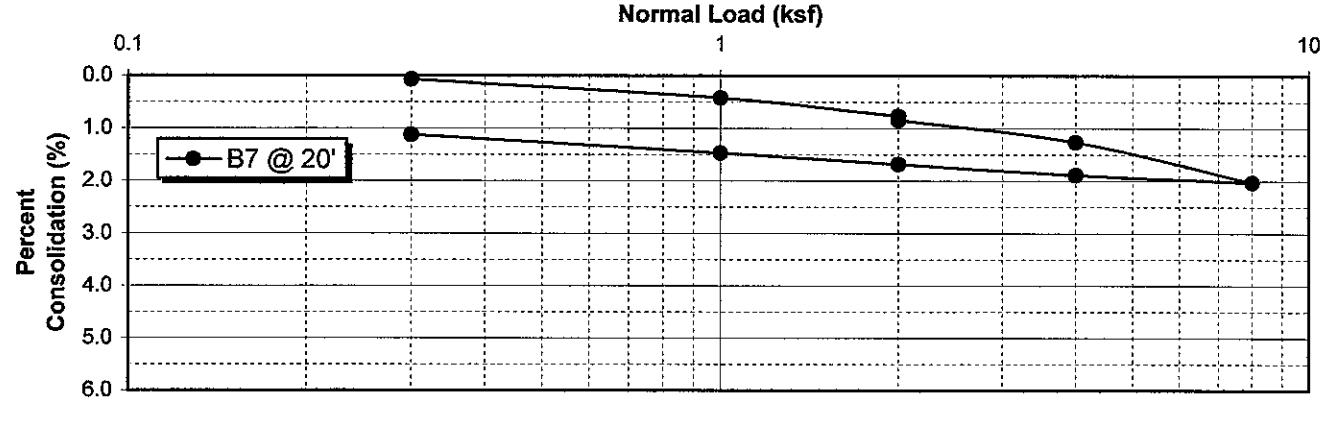
FILE NO. 19716 | PLATE: C-2







Water added at 2 KSF

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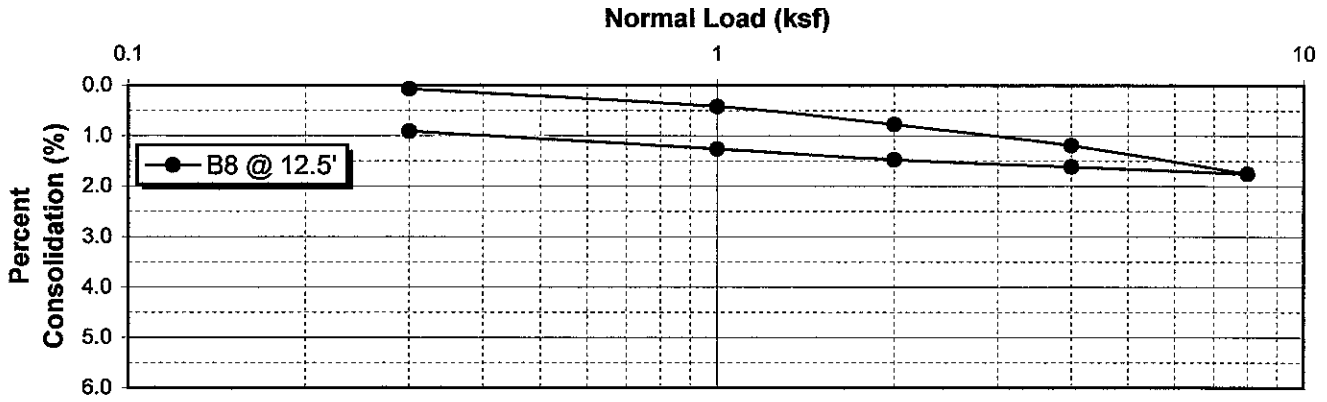
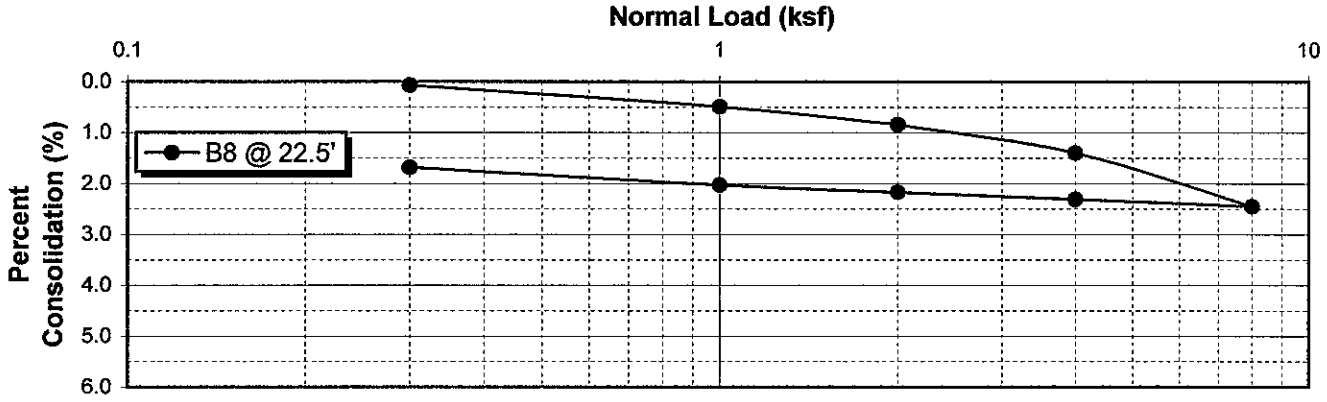
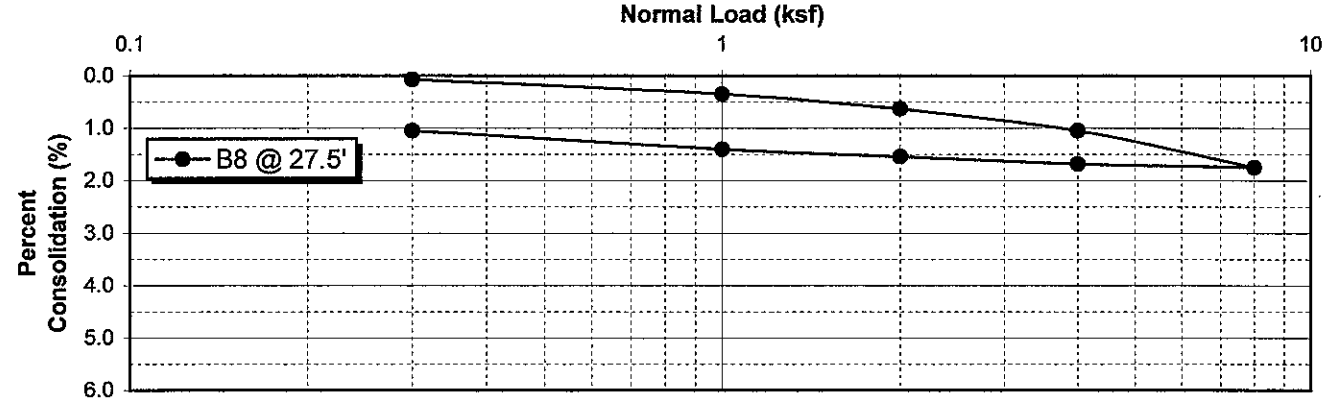
PROJECT: HUDSON CAPITAL, LLC.

FILE NO. 19716 | PLATE: C-3







Water added at 2 KSF

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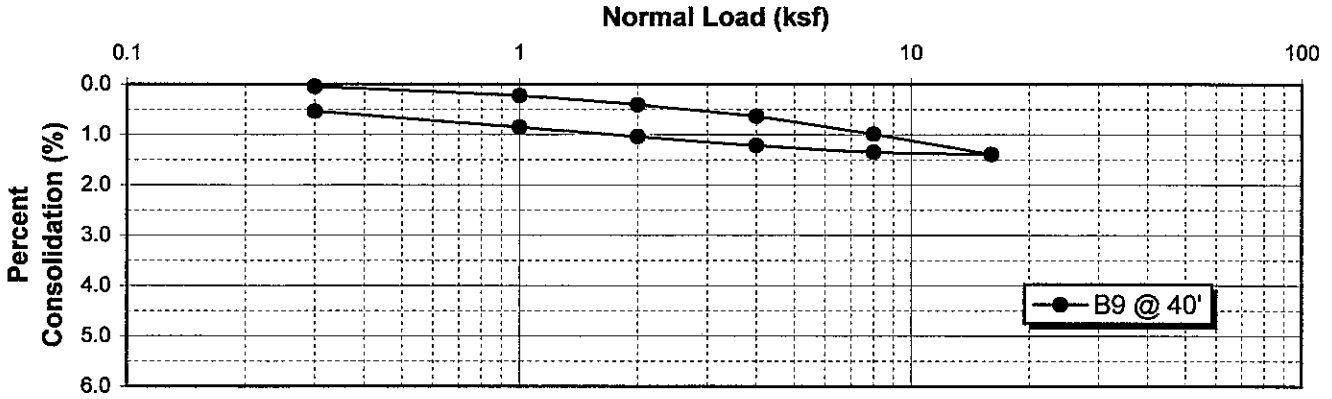
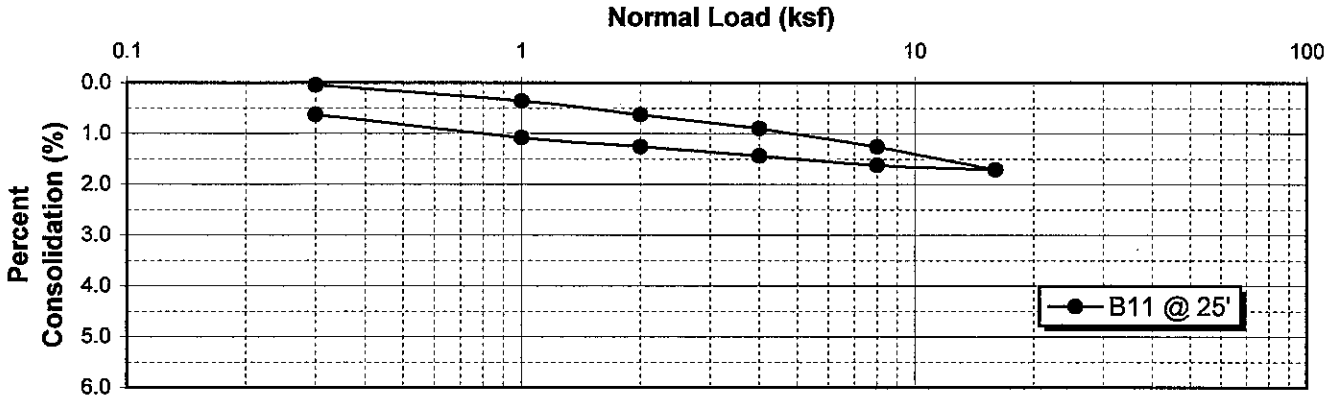
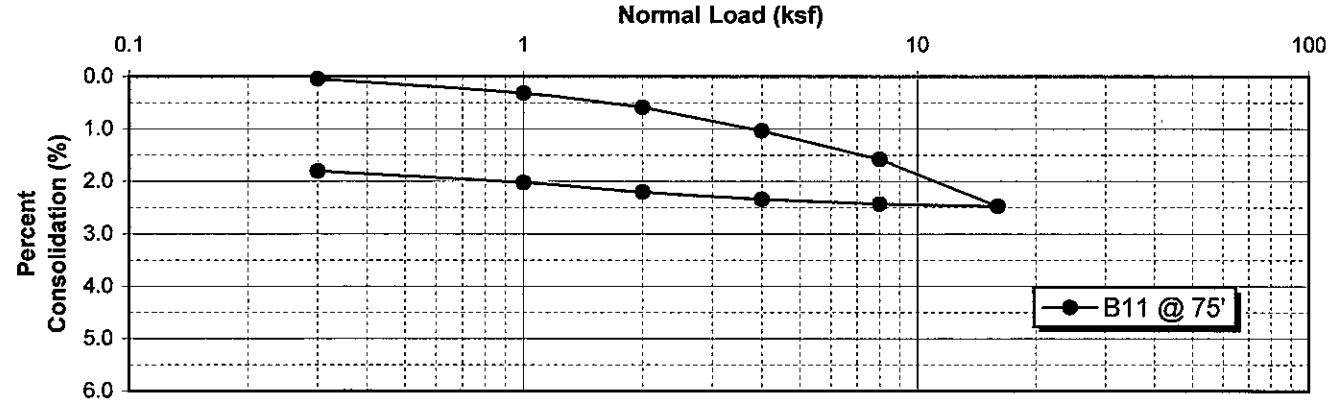
PROJECT: HUDSON CAPITAL, LLC.

FILE NO. 19716 | PLATE: C-4







Water added at 2 KSF

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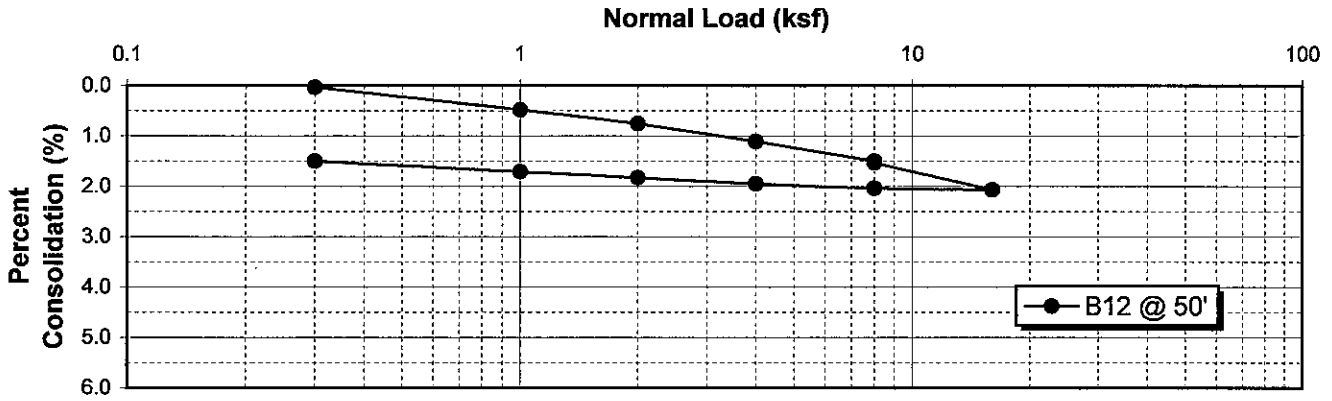
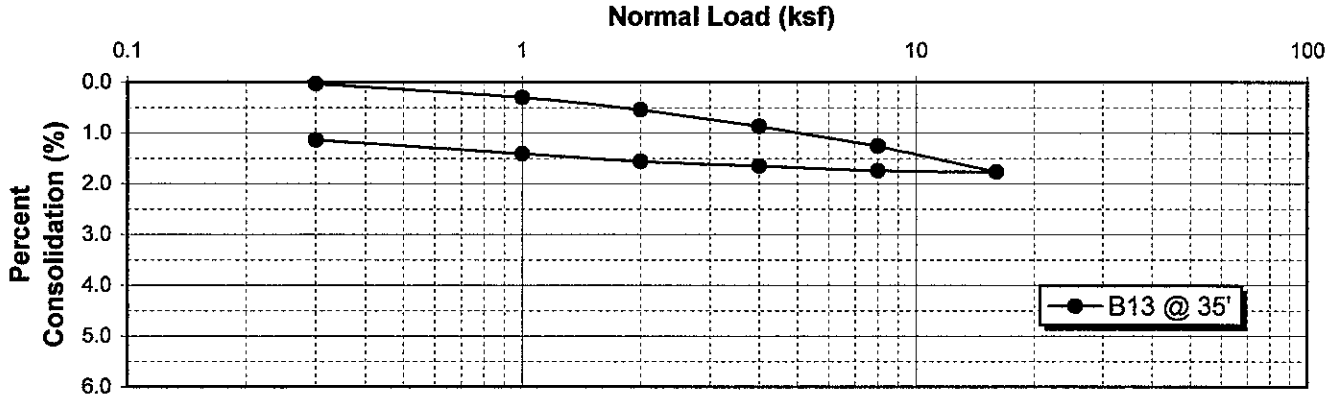
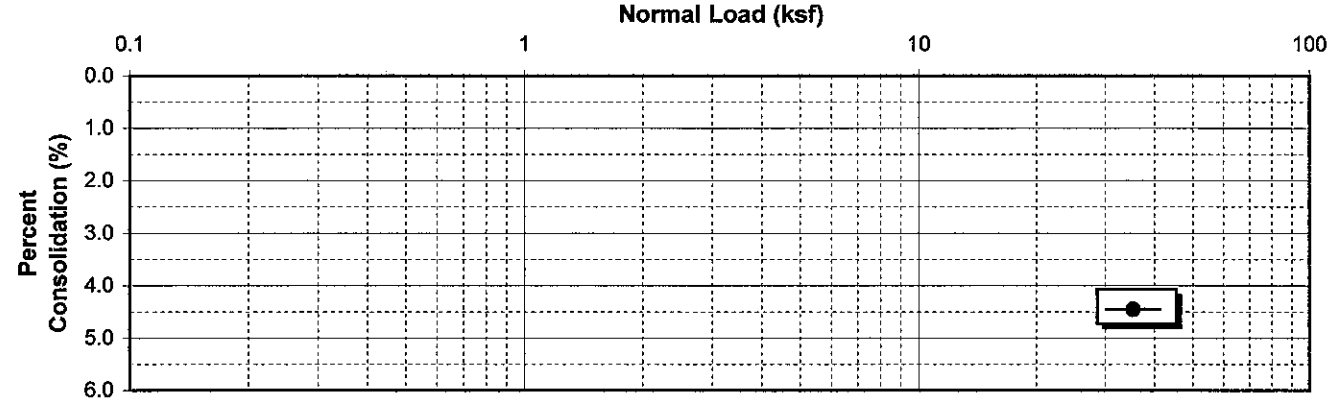
PROJECT: HUDSON CAPITAL, LLC.

FILE NO. 19716 | PLATE: C-5







Water added at 2 KSF

CONSOLIDATION

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PROJECT: HUDSON CAPITAL, LLC.

FILE NO. 19716 | PLATE: C-6

COMPACTION/EXPANSION/SULFATE DATA SHEET

ASTM D-1557

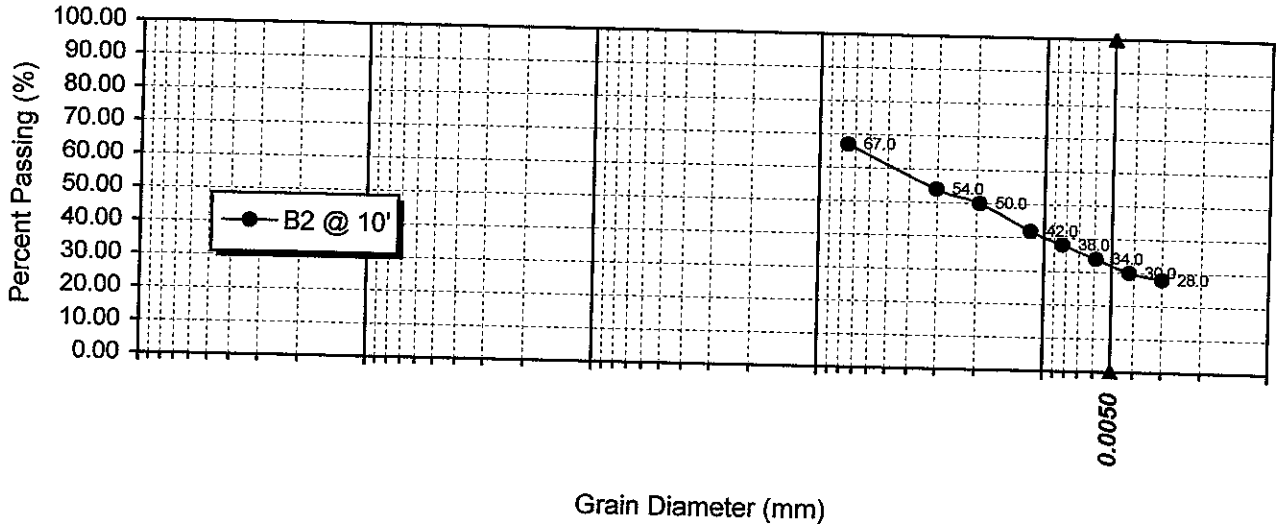
Sample	B2 @ 1' - 5'	B4 @ 1' - 5'	B6 @ 1' - 5'	B7 @ 1' - 5'	B8 @ 1' - 5'
Soil Type	SM	SM	SM	SM	SM
Maximum Density (pcf)	126.5	129.0	122.0	128.0	126.0
Optimum Moisture Content (%)	9.5	8.5	11.0	9.0	10.0
Percent finer than 0.005mm (%)	<15%	<15%	<15%	<15%	<15%

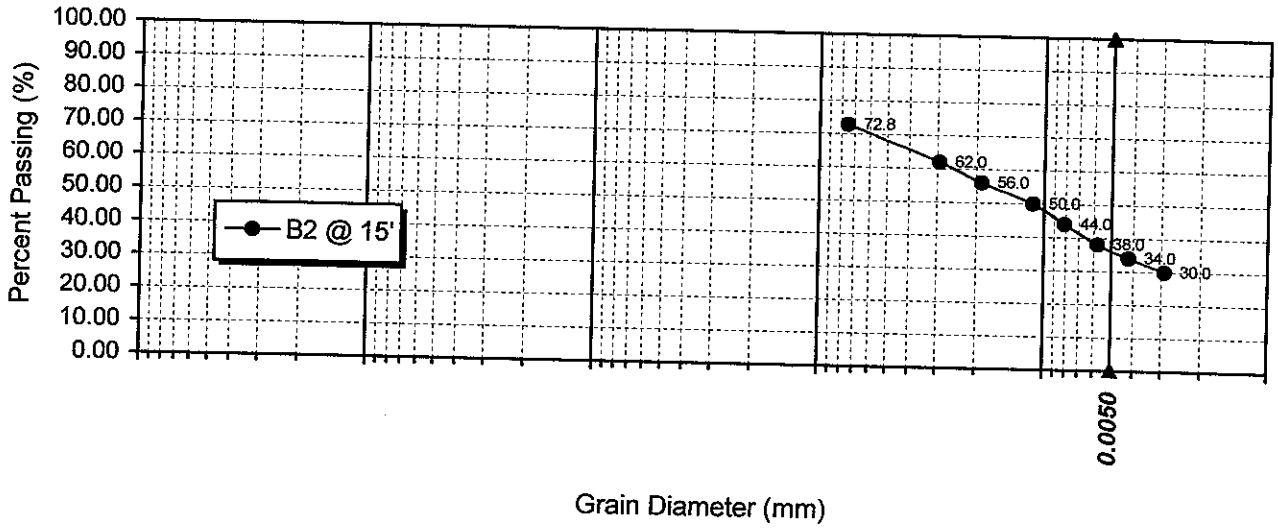
EXPANSION INDEX

Sample	B2 @ 1' - 5'	B4 @ 1' - 5'	B6 @ 1' - 5'	B7 @ 1' - 5'	B8 @ 1' - 5'
Soil Type	SM	SM	SM	SM	SM
Expansion Index -- UBC Standard 18-2	28	20	7	44	53
Expansion Character	Low	Low	Very Low	Low	Moderate

SULFATE CONTENT

Sample	B2 @ 1' - 5'	B4 @ 1' - 5'	B6 @ 1' - 5'	B7 @ 1' - 5'	B8 @ 1' - 5'
Sulfate Content (ppm)	<250	<250	<2000	<20000	<250





GRAIN SIZE DISTRIBUTION

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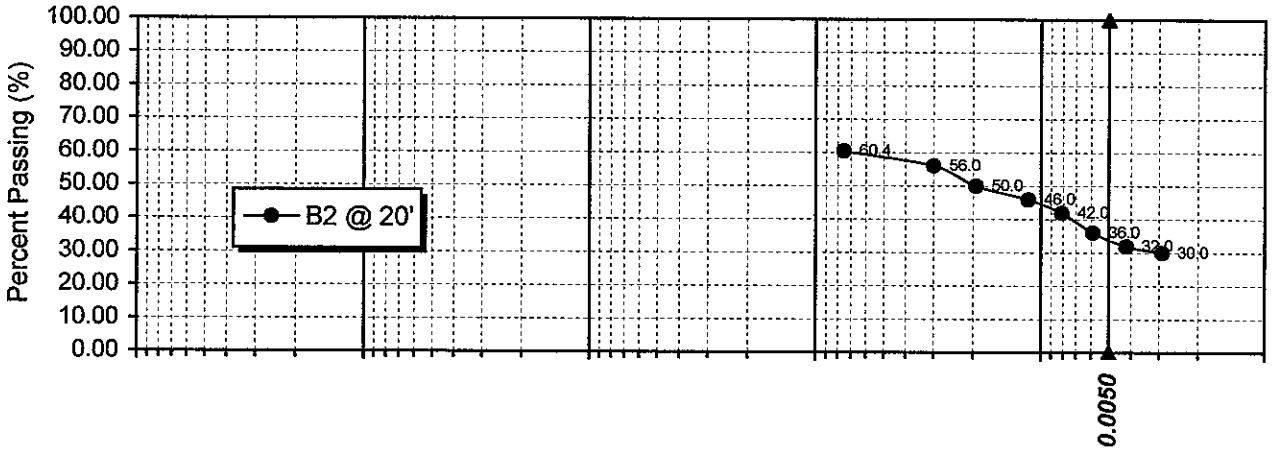
CONSULTING GEOTECHNICAL ENGINEERS

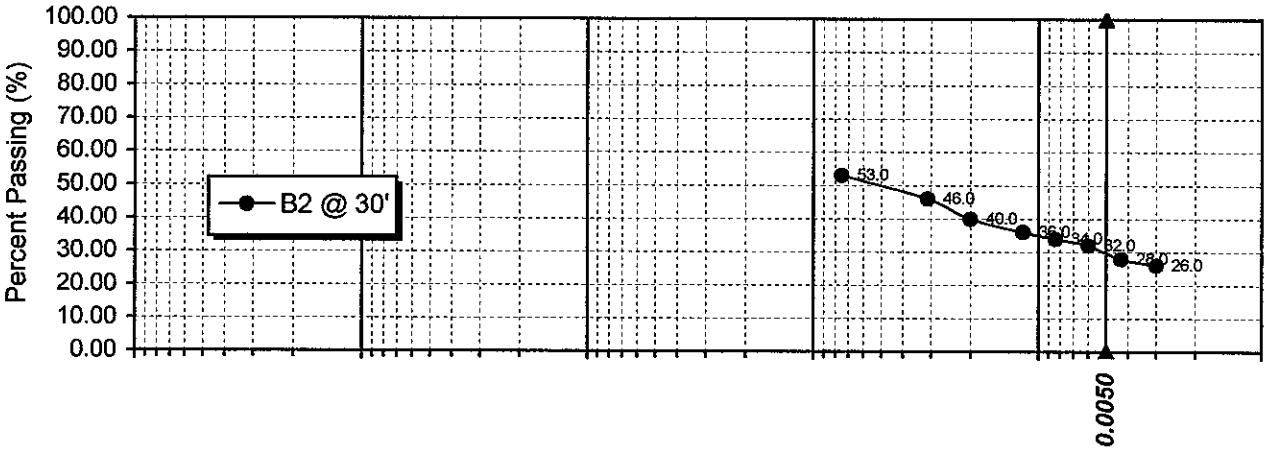
PROJECT: HUDSON CAPITAL, LLC.

FILE NO. 19716

PLATE: E-1



Grain Diameter (mm)



Grain Diameter (mm)

GRAIN SIZE DISTRIBUTION

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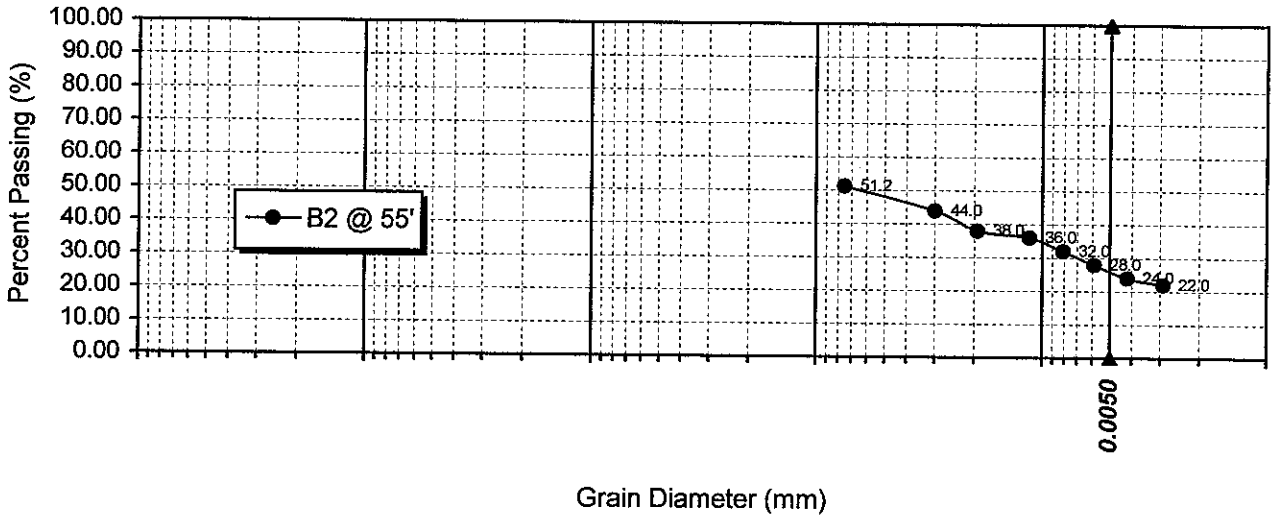
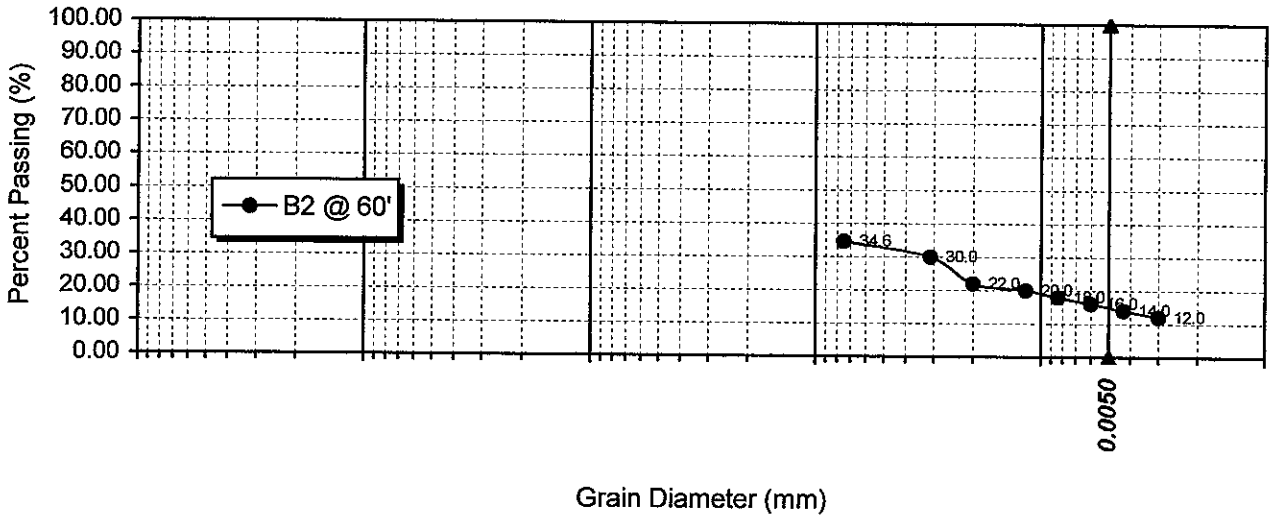
PROJECT: HUDSON CAPITAL, LLC.

FILE NO. 19716 | PLATE: E-2





GRAIN SIZE DISTRIBUTION

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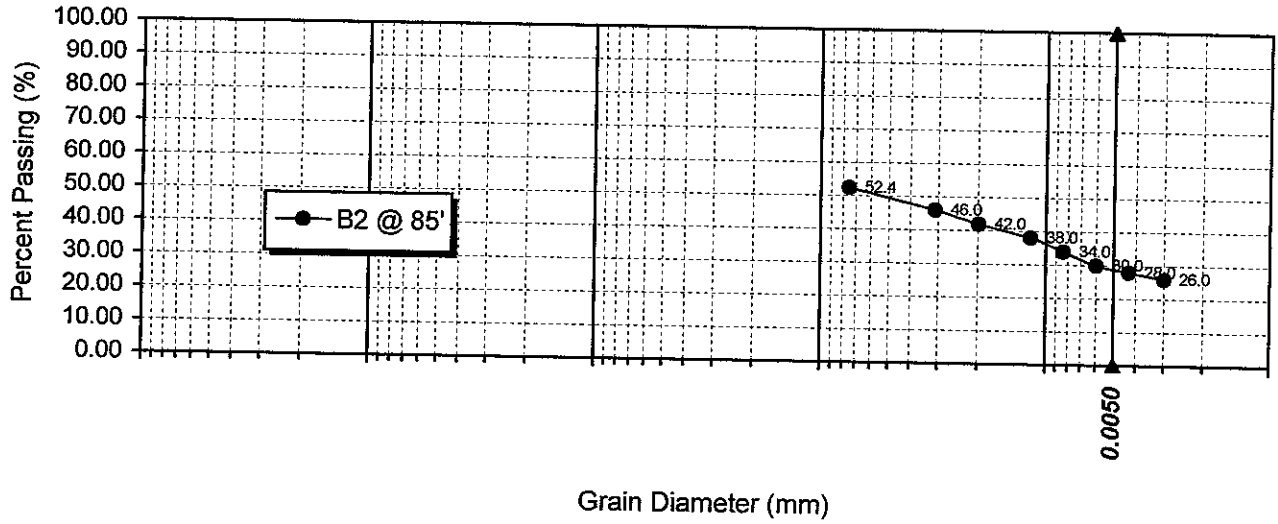
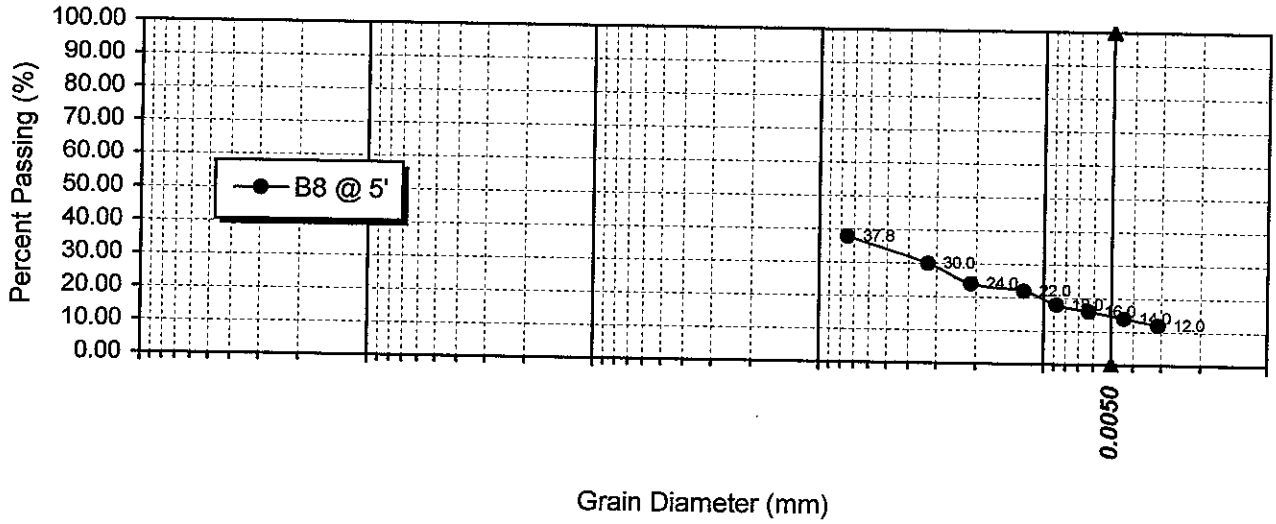
PROJECT: HUDSON CAPITAL, LLC.

FILE NO. 19716

PLATE: E-3





GRAIN SIZE DISTRIBUTION

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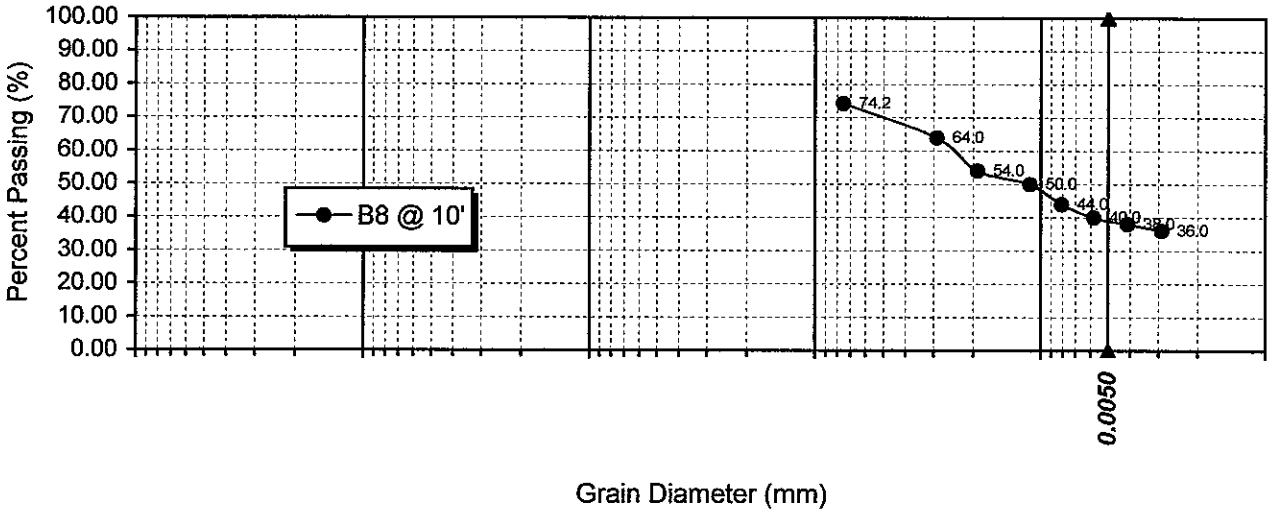
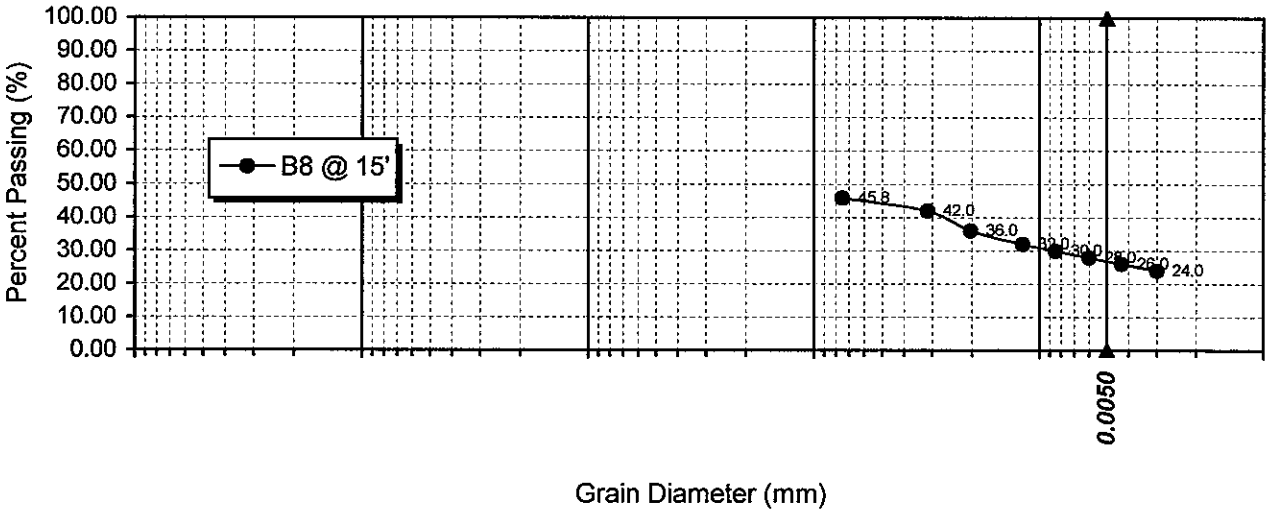
PROJECT: HUDSON CAPITAL, LLC.

FILE NO. 19716

PLATE: E-4





GRAIN SIZE DISTRIBUTION

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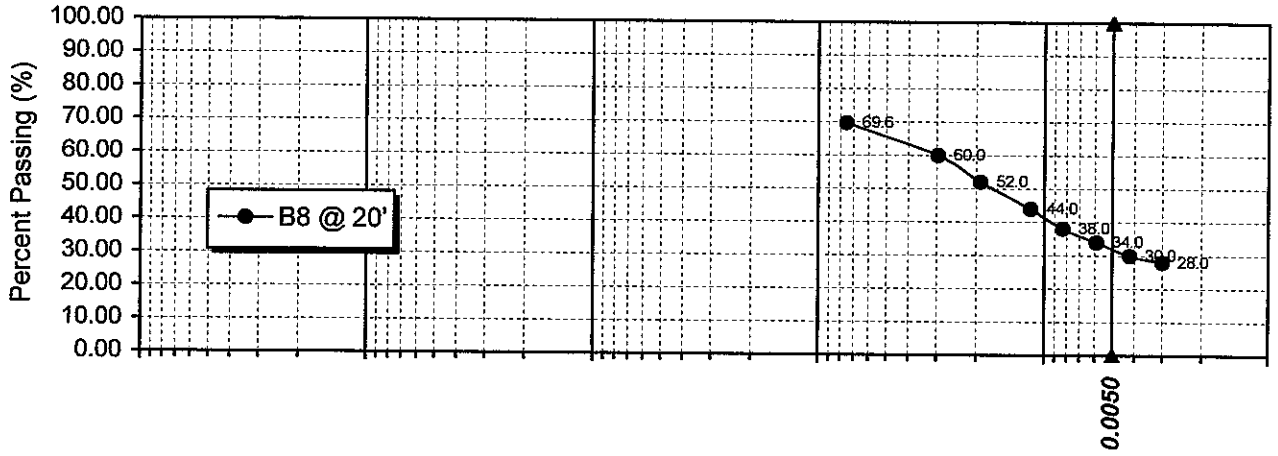
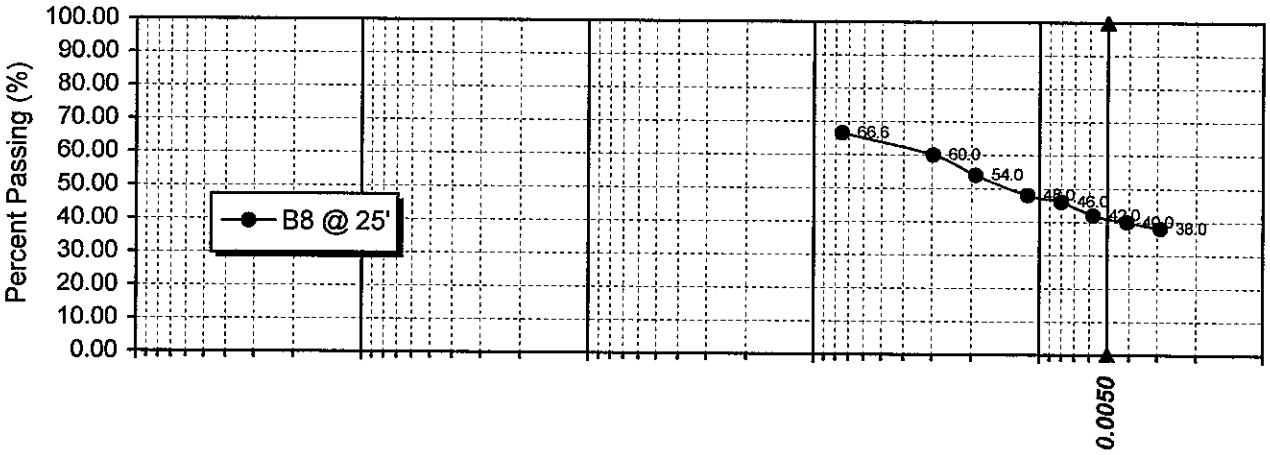
PROJECT: HUDSON CAPITAL, LLC.

FILE NO. 19716 | PLATE: E-5



Grain Diameter (mm)



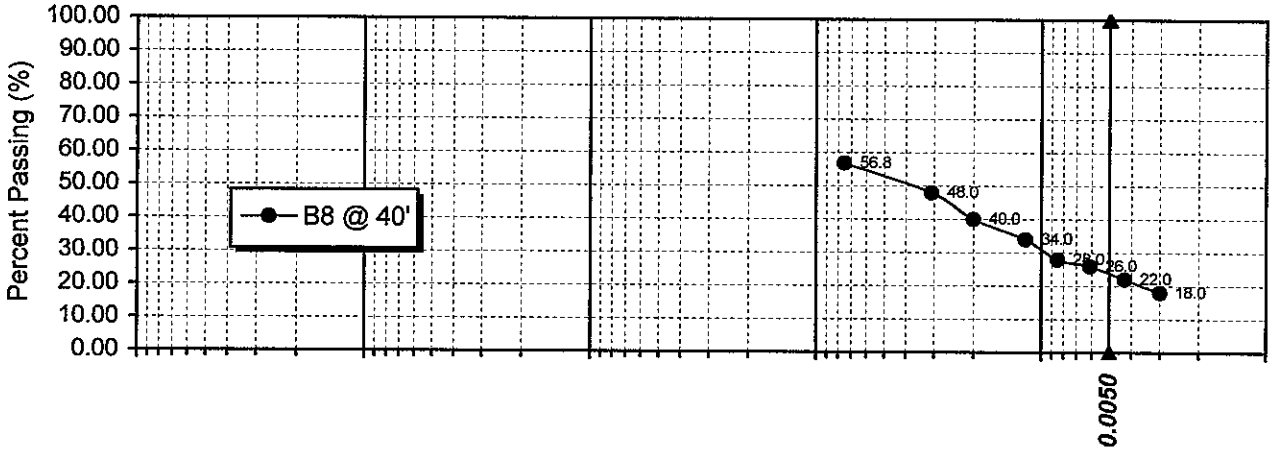
Grain Diameter (mm)

GRAIN SIZE DISTRIBUTION

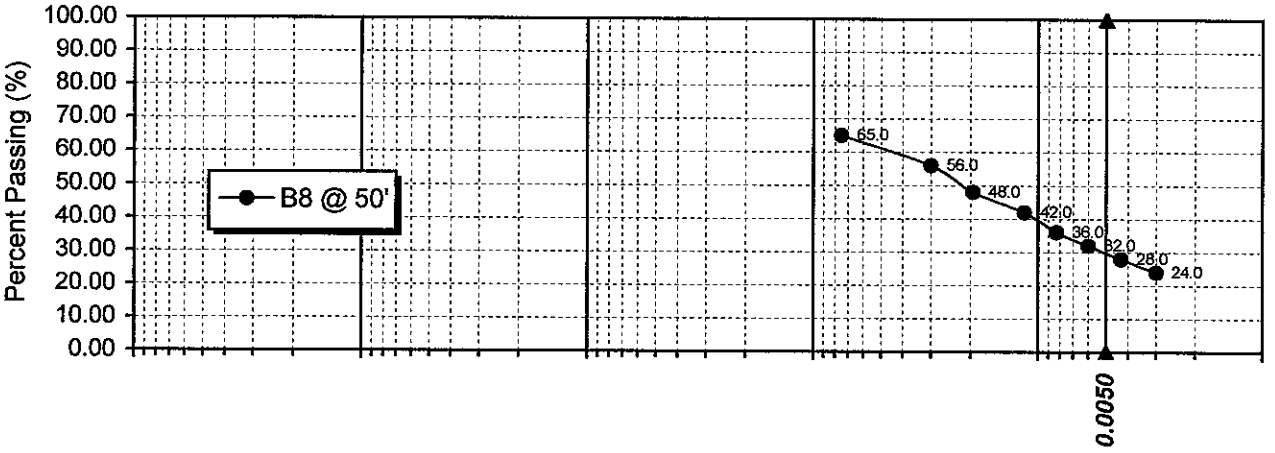
Geotechnologies, Inc.
CONSULTING GEOTECHNICAL ENGINEERS

PROJECT: HUDSON CAPITAL, LLC.

FILE NO. 19716 | PLATE: E-6



Grain Diameter (mm)



Grain Diameter (mm)

GRAIN SIZE DISTRIBUTION

Geotechnologies, Inc.
CONSULTING GEOTECHNICAL ENGINEERS

PROJECT: HUDSON CAPITAL, LLC.

FILE NO. 19716 | PLATE: E-7

Geotechnologies, Inc.

Project: Hudson Capital, LLC.
File No.: 19716
Description: Liquefaction Analysis
Boring Number: 2

EMPIRICAL ESTIMATION OF LIQUEFACTION POTENTIAL

NCEER (1996) METHOD — By Thomas F. Blake (1994-1996) — LIQ2_30.WQ1

EARTHQUAKE INFORMATION:

Earthquake Magnitude:	6.4
Peak Horiz. Acceleration (g):	0.51
Calculated Mag.Wtg.Factor:	0.670

GROUNDWATER INFORMATION:

Current Groundwater Level (ft):	52.0
Historic Highest Groundwater Level* (ft):	40.0
Unit Wt. Water (pcf):	62.4

ENERGY & ROD CORRECTIONS:

Energy Correction (CE) for N60:	1.00
Rod Len.Corr.(CR)(0-no or 1-yes):	1.0
Bore Dia. Corr. (CB):	1.00
Sampler Corr. (CS):	1.20
Use Ksigma (0 or 1):	1.0

* Based on California Geological Survey Seismic Hazard Evaluation Report

LIQUEFACTION CALCULATIONS:

Depth to Base (ft)	Total Unit Wt. (pcf)	Current Water Level (0 or 1)	FIELD SPT (N)	Depth of SPT (ft)	Liq.Sus. (0 or 1)	-200 (%)	Est. Dr (%)	CN Factor	Corrected (N1)60	Resist. CRR	rd Factor	Induced CSR	Liquefac. Safe.Fact.
1.0	118.0	0	36.0	5.0	0	0.0		1.996	64.7	--	0.998	0.221	--
2.0	118.0	0	36.0	5.0	0	0.0		1.996	64.7	--	0.993	0.220	--
3.0	118.0	0	36.0	5.0	0	0.0		1.996	64.7	--	0.989	0.219	--
4.0	118.0	0	36.0	5.0	0	0.0		1.996	64.7	--	0.984	0.218	--
5.0	118.0	0	36.0	5.0	0	0.0		1.996	64.7	--	0.979	0.217	--
6.0	118.0	0	36.0	5.0	0	0.0		1.996	64.7	--	0.975	0.216	--
7.0	118.0	0	36.0	5.0	0	0.0		1.996	64.7	--	0.970	0.215	--
8.0	120.0	0	36.0	5.0	0	0.0		1.996	64.7	--	0.966	0.214	--
9.0	120.0	0	36.0	5.0	0	0.0		1.996	64.7	--	0.961	0.213	--
10.0	120.0	0	36.0	5.0	0	0.0		1.996	64.7	--	0.957	0.212	--
11.0	120.0	0	33.0	10.0	0	67.0		1.371	47.7	--	0.952	0.211	--
12.0	120.0	0	33.0	10.0	0	67.0		1.371	47.7	--	0.947	0.210	--
13.0	120.4	0	33.0	10.0	0	67.0		1.371	47.7	--	0.943	0.209	--
14.0	120.4	0	33.0	10.0	0	67.0		1.371	47.7	--	0.938	0.208	--
15.0	120.4	0	33.0	10.0	0	67.0		1.371	47.7	--	0.934	0.207	--
16.0	120.4	0	33.0	15.0	0	72.8		1.107	42.4	--	0.929	0.206	--
17.0	120.4	0	33.0	15.0	0	72.8		1.107	42.4	--	0.925	0.205	--
18.0	130.3	0	33.0	15.0	0	72.8		1.107	42.4	--	0.920	0.204	--
19.0	130.3	0	33.0	15.0	0	72.8		1.107	42.4	--	0.915	0.203	--
20.0	130.3	0	33.0	15.0	0	72.8		1.107	42.4	--	0.911	0.202	--
21.0	130.3	0	31.0	20.0	0	60.4		0.948	38.6	--	0.906	0.201	--
22.0	130.3	0	31.0	20.0	0	60.4		0.948	38.6	--	0.902	0.200	--
23.0	130.4	0	31.0	20.0	0	60.4		0.948	38.6	--	0.897	0.199	--
24.0	130.4	0	31.0	20.0	0	60.4		0.948	38.6	--	0.893	0.198	--
25.0	130.4	0	31.0	20.0	0	60.4		0.948	38.6	--	0.888	0.197	--
26.0	130.4	0	48.0	25.0	0	0.0		0.839	46.2	--	0.883	0.196	--
27.0	130.4	0	48.0	25.0	0	0.0		0.839	46.2	--	0.879	0.195	--
28.0	135.5	0	48.0	25.0	0	0.0		0.839	46.2	--	0.874	0.194	--
29.0	135.5	0	48.0	25.0	0	0.0		0.839	46.2	--	0.870	0.193	--
30.0	135.5	0	48.0	25.0	0	0.0		0.839	46.2	--	0.865	0.192	--
31.0	135.5	0	36.0	30.0	0	53.0		0.759	39.8	--	0.861	0.191	--
32.0	135.5	0	36.0	30.0	0	53.0		0.759	39.8	--	0.856	0.190	--
33.0	118.5	0	36.0	30.0	0	53.0		0.759	39.8	--	0.851	0.189	--
34.0	118.5	0	36.0	30.0	0	53.0		0.759	39.8	--	0.847	0.188	--
35.0	118.5	0	36.0	30.0	0	53.0		0.759	39.8	--	0.842	0.187	--
36.0	118.5	0	40.0	35.0	0	0.0		0.701	33.7	--	0.838	0.186	--
37.0	118.5	0	40.0	35.0	0	0.0		0.701	33.7	--	0.833	0.185	--
38.0	122.7	0	40.0	35.0	0	0.0		0.701	33.7	--	0.829	0.184	--
39.0	122.7	0	40.0	35.0	0	0.0		0.701	33.7	--	0.824	0.183	--
40.0	122.7	0	40.0	35.0	0	0.0		0.701	33.7	--	0.819	0.182	--
41.0	122.7	0	73.0	40.0	1	0.0	101	0.657	57.5	Infin.	0.815	0.181	Non-Liq.
42.0	122.7	0	73.0	40.0	1	0.0	101	0.657	57.5	Infin.	0.810	0.180	Non-Liq.
43.0	135.0	0	73.0	40.0	1	0.0	101	0.657	57.5	Infin.	0.806	0.179	Non-Liq.
44.0	135.0	0	73.0	40.0	1	0.0	101	0.657	57.5	Infin.	0.801	0.178	Non-Liq.
45.0	135.0	0	73.0	40.0	1	0.0	101	0.657	57.5	Infin.	0.797	0.177	Non-Liq.
46.0	135.0	0	56.0	45.0	1	0.0	85	0.617	41.5	Infin.	0.792	0.176	Non-Liq.
47.0	135.0	0	56.0	45.0	1	0.0	85	0.617	41.5	Infin.	0.787	0.175	Non-Liq.
48.0	126.6	0	56.0	45.0	1	0.0	85	0.617	41.5	Infin.	0.783	0.174	Non-Liq.
49.0	126.6	0	56.0	45.0	1	0.0	85	0.617	41.5	Infin.	0.778	0.173	Non-Liq.
50.0	126.6	0	56.0	45.0	1	0.0	85	0.617	41.5	Infin.	0.774	0.172	Non-Liq.
51.0	126.6	0	50.0	50.0	1	0.0	77	0.600	36.0	Infin.	0.769	0.171	Non-Liq.
52.0	126.6	0	50.0	50.0	1	0.0	77	0.600	36.0	Infin.	0.765	0.170	Non-Liq.
53.0	128.9	1	50.0	50.0	1	0.0	77	0.600	36.0	Infin.	0.760	0.169	Non-Liq.
54.0	128.9	1	50.0	50.0	1	0.0	77	0.600	36.0	Infin.	0.755	0.170	Non-Liq.
55.0	128.9	1	50.0	50.0	1	0.0	77	0.600	36.0	Infin.	0.751	0.171	Non-Liq.
56.0	128.9	1	43.0	55.0	1	51.2	69	0.600	38.0	Infin.	0.746	0.171	Non-Liq.
57.0	128.9	1	43.0	55.0	1	51.2	69	0.600	38.0	Infin.	0.742	0.171	Non-Liq.
58.0	137.4	1	43.0	55.0	1	51.2	69	0.600	38.0	Infin.	0.737	0.172	Non-Liq.
59.0	137.4	1	43.0	55.0	1	51.2	69	0.600	38.0	Infin.	0.733	0.172	Non-Liq.
60.0	137.4	1	43.0	55.0	1	51.2	69	0.600	38.0	Infin.	0.728	0.172	Non-Liq.
61.0	137.4	1	60.0	60.0	1	34.6	80	0.600	50.1	Infin.	0.723	0.173	Non-Liq.
62.0	137.4	1	60.0	60.0	1	34.6	80	0.600	50.1	Infin.	0.719	0.173	Non-Liq.
63.0	130.3	1	60.0	60.0	1	34.6	80	0.600	50.1	Infin.	0.714	0.173	Non-Liq.
64.0	130.3	1	60.0	60.0	1	34.6	80	0.600	50.1	Infin.	0.710	0.173	Non-Liq.
65.0	130.3	1	60.0	60.0	1	34.6	80	0.600	50.1	Infin.	0.705	0.173	Non-Liq.
66.0	130.3	1	80.0	65.0	1	0.0	91	0.600	57.6	Infin.	0.701	0.173	Non-Liq.
67.0	130.3	1	80.0	65.0	1	0.0	91	0.600	57.6	Infin.	0.696	0.173	Non-Liq.
68.0	132.2	1	80.0	65.0	1	0.0	91	0.600	57.6	Infin.	0.691	0.173	Non-Liq.
69.0	132.2	1	80.0	65.0	1	0.0	91	0.600	57.6	Infin.	0.687	0.173	Non-Liq.
70.0	132.2	1	80.0	65.0	1	0.0	91	0.600	57.6	Infin.	0.682	0.173	Non-Liq.
71.0	132.2	1	100.0	70.0	1	0.0	100	0.600	72.0	Infin.	0.678	0.173	Non-Liq.
72.0	132.2	1	100.0	70.0	1	0.0	100	0.600	72.0	Infin.	0.673	0.172	Non-Liq.
73.0	129.4	1	100.0	70.0	1	0.0	100	0.600	72.0	Infin.	0.669	0.172	Non-Liq.
74.0	129.4	1	100.0	70.0	1	0.0	100	0.600	72.0	Infin.	0.664	0.172	Non-Liq.
75.0	129.4	1	100.0	70.0	1	0.0	100	0.600	72.0	Infin.	0.659	0.172	Non-Liq.
76.0	129.4	1	100.0	75.0	1	0.0	98	0.600	72.0	Infin.	0.655	0.171	Non-Liq.
77.0	129.4	1	100.0	75.0	1	0.0	98	0.600	72.0	Infin.	0.650	0.171	Non-Liq.
78.0	130.0	1	100.0	75.0	1	0.0	98	0.600	72.0	Infin.	0.646	0.171	Non-Liq.
79.0	130.0	1	100.0	75.0	1	0.0	98	0.600	72.0	Infin.	0.641	0.170	Non-Liq.
80.0	130.0	1	100.0	75.0	1	0.0	98	0.600	72.0	Infin.	0.637	0.170	Non-Liq.
81.0	130.0	1	75.0	80.0	1	0.0	83	0.600	54.0	Infin.	0.632	0.170	Non-Liq.
82.0	130.0	1	75.0	80.0	1	0.0	83	0.600	54.0	Infin.	0.627	0.169	Non-Liq.
83.0	145.8	1	75.0	80.0	1	0.0	83	0.600	54.0	Infin.	0.625	0.169	Non-Liq.
84.0	145.8	1	75.0	80.0	1	0.0	83	0.600	54.0	Infin.	0.625	0.170	Non-Liq.
85.0	145.8	1	75.0	80.0	1	0.0	83	0.600	54.0	Infin.	0.625	0.171	Non-Liq.
86.0	145.8	1	61.0	85.0	1	52.4	74	0.600	50.9	Infin.	0.625	0.171	Non-Liq.
87.0	145.8	1	61.0	85.0	1	52.4	74	0.600	50.9	Infin.	0.625	0.172	Non-Liq.
88.0	136.0	1	61.0	85.0	1	52.4	74	0.600	50.9	Infin.	0.625	0.173	Non-Liq.
89.0	136.0	1	61.0	85.0	1	52.4	74	0.600	50.9	Infin.	0.625	0.173	Non-Liq.
90.0	136.0	1	61.0	85.0	1	52.4	74	0.600	50.9	Infin.	0.625	0.174	Non-Liq.
91.0	136.0	1	76.0	90.0	1	0.0	81	0.600	54.7	Infin.	0.625	0.175	Non-Liq.
92.0	136.0	1	76.0	90.0	1	0.0	81	0.600	54.7	Infin.	0.625	0.175	Non-Liq.
93.0	131.8	1	76.0	90.0	1	0.0	81	0.600	54.7	Infin.	0.625	0.176	Non-Liq.
94.0	131.8	1	76.0	90.0	1	0.0	81	0.600	54.7	Infin.	0.625	0.177	Non-Liq.
95.0	131.8	1	76.0	90.0	1	0.0	81	0.600	54.7	Infin.	0.625	0.177	Non-Liq.
96.0	131.8	1	100.0	95.0	1	0.0	91	0.600	72.0	Infin.	0.625	0.178	Non-Liq.
97.0	131.8	1	100.0	95.0	1	0.0	91	0.600	72.0	Infin.	0.625	0.178	Non-Liq.
98.0	128.8	1	100.0	95.0	1	0.0	91	0.600	72.0	Infin.	0.625	0.179	Non-Liq.
99.0	128.8	1	100.0	95.0	1	0.0	91	0.600	72.0	Infin.	0.625	0.180	Non-Liq.
100.0	128.8	1	100.0	95.0	1	0.0	91	0.600	72.0	Infin.	0.625	0.180	Non-Liq.

Geotechnologies, Inc.

Project: Hudson Capital, LLC.
File No.: 19716
Description: Liquefaction Analysis
Boring Number: 8

EMPIRICAL ESTIMATION OF LIQUEFACTION POTENTIAL

NCEER (1996) METHOD — By Thomas F. Blake (1994-1996) — LIQ2_30.WQ1

EARTHQUAKE INFORMATION:

Earthquake Magnitude:	6.4
Peak Horiz. Acceleration (g):	0.51
Calculated Mag.Wtg.Factor:	0.670

GROUNDWATER INFORMATION:

Current Groundwater Level (ft):	50.0
Historic Highest Groundwater Level* (ft):	40.0
Unit Wt. Water (pcf):	62.4

* Based on California Geological Survey Seismic Hazard Evaluation Report

ENERGY & ROD CORRECTIONS:

Energy Correction (CE) for N60:	1.00
Rod Len.Corr.(CR)(0-no or 1-yes):	1.0
Bore Dia. Corr. (CB):	1.00
Sampler Corr. (CS):	1.20
Use Ksigma (0 or 1):	1.0

LIQUEFACTION CALCULATIONS:

Depth to Base (ft)	Total Unit Wt. (pcf)	Current Water Level (0 or 1)	FIELD SPT (N)	Depth of SPT (ft)	Liq.Sus. (0 or 1)	-200 (%)	Est. Dr (%)	CN Factor	Corrected (N1)60	Resist. CRR	rd Factor	Induced CSR	Liquefac. Safe.Fact.
1.0	118.8	0	10.0	5.0	0	37.8		1.989	24.9	~	0.998	0.221	~
2.0	118.8	0	10.0	5.0	0	37.8		1.989	24.9	~	0.993	0.220	~
3.0	118.8	0	10.0	5.0	0	37.8		1.989	24.9	~	0.989	0.219	~
4.0	118.8	0	10.0	5.0	0	37.8		1.989	24.9	~	0.984	0.218	~
5.0	118.8	0	10.0	5.0	0	37.8		1.989	24.9	~	0.979	0.217	~
6.0	118.8	0	10.0	5.0	0	37.8		1.989	24.9	~	0.975	0.216	~
7.0	118.8	0	10.0	5.0	0	37.8		1.989	24.9	~	0.970	0.215	~
8.0	123.8	0	10.0	5.0	0	37.8		1.989	24.9	~	0.966	0.214	~
9.0	123.8	0	10.0	5.0	0	37.8		1.989	24.9	~	0.961	0.213	~
10.0	123.8	0	10.0	5.0	0	37.8		1.989	24.9	~	0.957	0.212	~
11.0	123.8	0	20.0	10.0	0	74.2		1.362	31.5	~	0.952	0.211	~
12.0	123.8	0	20.0	10.0	0	74.2		1.362	31.5	~	0.947	0.210	~
13.0	124.3	0	20.0	10.0	0	74.2		1.362	31.5	~	0.943	0.209	~
14.0	124.3	0	20.0	10.0	0	74.2		1.362	31.5	~	0.938	0.208	~
15.0	124.3	0	20.0	10.0	0	74.2		1.362	31.5	~	0.934	0.207	~
16.0	124.3	0	33.0	15.0	0	45.8		1.096	42.0	~	0.929	0.206	~
17.0	124.3	0	33.0	15.0	0	45.8		1.096	42.0	~	0.925	0.205	~
18.0	126.3	0	33.0	15.0	0	45.8		1.096	42.0	~	0.920	0.204	~
19.0	126.3	0	33.0	15.0	0	45.8		1.096	42.0	~	0.915	0.203	~
20.0	126.3	0	33.0	15.0	0	45.8		1.096	42.0	~	0.911	0.202	~
21.0	126.3	0	20.0	20.0	0	69.6		0.941	27.2	~	0.906	0.201	~
22.0	126.3	0	20.0	20.0	0	69.6		0.941	27.2	~	0.902	0.200	~
23.0	124.8	0	20.0	20.0	0	69.6		0.941	27.2	~	0.897	0.199	~
24.0	124.8	0	20.0	20.0	0	69.6		0.941	27.2	~	0.893	0.198	~
25.0	124.8	0	20.0	20.0	0	69.6		0.941	27.2	~	0.888	0.197	~
26.0	124.8	0	16.0	25.0	0	66.6		0.838	22.4	~	0.883	0.196	~
27.0	124.8	0	16.0	25.0	0	66.6		0.838	22.4	~	0.879	0.195	~
28.0	131.6	0	16.0	25.0	0	66.6		0.838	22.4	~	0.874	0.194	~
29.0	131.6	0	16.0	25.0	0	66.6		0.838	22.4	~	0.870	0.193	~
30.0	131.6	0	16.0	25.0	0	66.6		0.838	22.4	~	0.865	0.192	~
31.0	131.6	0	38.0	30.0	0	0.0		0.761	34.7	~	0.861	0.191	~
32.0	131.6	0	38.0	30.0	0	0.0		0.761	34.7	~	0.856	0.190	~
33.0	131.7	0	38.0	30.0	0	0.0		0.761	34.7	~	0.851	0.189	~
34.0	131.7	0	38.0	30.0	0	0.0		0.761	34.7	~	0.847	0.188	~
35.0	131.7	0	38.0	30.0	0	0.0		0.761	34.7	~	0.842	0.187	~
36.0	131.7	0	75.0	35.0	0	0.0		0.700	63.0	~	0.838	0.186	~
37.0	131.7	0	75.0	35.0	0	0.0		0.700	63.0	~	0.833	0.185	~
38.0	131.6	0	75.0	35.0	0	0.0		0.700	63.0	~	0.829	0.184	~
39.0	131.6	0	75.0	35.0	0	0.0		0.700	63.0	~	0.824	0.183	~
40.0	131.6	0	75.0	35.0	0	0.0		0.700	63.0	~	0.819	0.182	~
41.0	131.6	0	36.0	40.0	1	56.8	71	0.652	35.2	Infin.	0.815	0.181	Non-Liq.
42.0	131.6	0	36.0	40.0	1	56.8	71	0.652	35.2	Infin.	0.810	0.180	Non-Liq.
43.0	130.3	0	36.0	40.0	1	56.8	71	0.652	35.2	Infin.	0.806	0.179	Non-Liq.
44.0	130.3	0	36.0	40.0	1	56.8	71	0.652	35.2	Infin.	0.801	0.178	Non-Liq.
45.0	130.3	0	36.0	40.0	1	56.8	71	0.652	35.2	Infin.	0.797	0.177	Non-Liq.
46.0	130.3	0	50.0	45.0	1	0.0	80	0.613	36.8	Infin.	0.792	0.176	Non-Liq.
47.0	130.3	0	50.0	45.0	1	0.0	80	0.613	36.8	Infin.	0.787	0.175	Non-Liq.
48.0	125.4	0	50.0	45.0	1	0.0	80	0.613	36.8	Infin.	0.783	0.174	Non-Liq.
49.0	125.4	0	50.0	45.0	1	0.0	80	0.613	36.8	Infin.	0.778	0.173	Non-Liq.
50.0	125.4	0	50.0	45.0	1	0.0	80	0.613	36.8	Infin.	0.774	0.172	Non-Liq.

GeoPentech

September 19, 2008

Project No. 08014A – Task B

Mr. Stanley Tang
Geotechnologies, Inc.
439 Western Avenue
Glendale, California 91201

SUBJECT: DOWNHOLE SEISMIC SURVEY RESULTS
BOREHOLE B-2
SOUTHWEST CORNER OF SUNSET BLVD AND VAN NESS AVE
HOLLYWOOD, CALIFORNIA

Dear Mr. Tang,

Per your request and in accordance with the provisions of our proposal, dated August 29, 2008, we have performed a downhole seismic survey within borehole B-2 at the site located at the southwest corner of Sunset Boulevard and Van Ness Avenue in Hollywood, California. Borehole B-2 was drilled and a 2-inch PVC casing was installed under the direction of Geotechnologies as part of their geotechnical investigation. The downhole seismic survey was performed within B-2 to assist Geotechnologies, Inc. with their evaluation of the site. This letter summarizes the results of the downhole seismic survey.

Seismic Downhole Methods and Procedures

The seismic downhole method measures both pressure-wave (p-wave) and shear-wave (s-wave) velocities of the geologic-medium adjacent to a borehole by measuring the time required for these waves to travel from a surface source to a sensor fixed at a known depth within a borehole.

Downhole seismic measurements were performed at the subject site on September 4, 2008. The downhole seismic sensor consisted of a triaxial geophone assembly which was pneumatically held against the borehole wall. The seismic source consisted of a series of sledgehammer blows to a ground plate and a wood timber, which were offset 3-feet from the borehole. Vertical blows to the ground plate were used to produce p-waves, and horizontal blows to the wood timber were used to produce s-waves. Horizontal blows were made in opposite directions in order to record the characteristic opposite first motions of the s-waves to determine travel-times. The resulting seismic downhole data were recorded with a Geometrics S12 signal enhancing seismograph. Measurements were made at intervals of 5-feet down the borehole. After correcting the travel time for the source offset, seismic-wave travel-times were plotted versus depth. Layer and interval velocities were calculated as the slope of lines drawn through the plotted data.

Seismic Downhole Results

Results of the seismic downhole measurements for borehole B-2 are presented on Figure 1. This figure shows the measured p-wave and s-wave travel-times and depths; a plot of the p-wave and s-wave travel-times as a function of depth showing the interpreted layer velocities; interpreted p-wave and s-wave layer velocities and depth ranges; and calculated p-wave and s-wave interval velocities.

Table 1 below summarizes the interpreted p-wave and s-wave layer velocities and depths shown on Figure 1 for the various geologic units within borehole B-2 as logged by Geotechnologies, Inc. As shown on Table 1, the predominantly medium dense sand logged within B-2 between a depth of 0 and 25 feet below ground surface has an s-wave velocity of approximately 790 ft/sec. The predominantly stiff to very stiff clay and medium to very dense sand logged within B-2 between a depth of 25 and 100 feet below ground surface has a measured s-wave velocity of approximately 1,230 ft/sec.

TABLE 1
SUMMARY OF PRESSURE-WAVE AND SHEAR-WAVE VELOCITY LAYERS

BOREHOLE	PREDOMINANT LITHOLOGY	PRESSURE-WAVE		SHEAR-WAVE	
		Depth Range (ft)	Velocity (ft/sec)	Depth Range (ft)	Velocity (ft/sec)
B-2	Medium Dense Sand (Unsaturated)	0 to 25	1,470	0 to 25	790
	Stiff to Very Stiff Clay and Medium to Very Dense Sand (Unsaturated)	25 to 60	2,160	25 to 100	1,230
	Medium to Very Dense Sand (Saturated)	60 to 100	6,620		

Limitations

The above information is based on limited observations and geophysical measurements made as described above. GeoPentech does not guarantee the performance of the project, only that the information provided meets the standard of care of the profession at this time under the same scope limitations imposed by the project. In this regard, our scope of work was limited to making the pressure-wave and shear-wave velocity measurements in one borehole under the direction of Geotechnologies, Inc. personnel. We relied upon borehole information provided by Geotechnologies, Inc. for the identification of geologic units that we then correlated with the seismic velocity measurements.

We trust the contents of this letter will meet your current needs. If you have questions or require additional information, please call.

Very Truly Yours,

GeoPentech

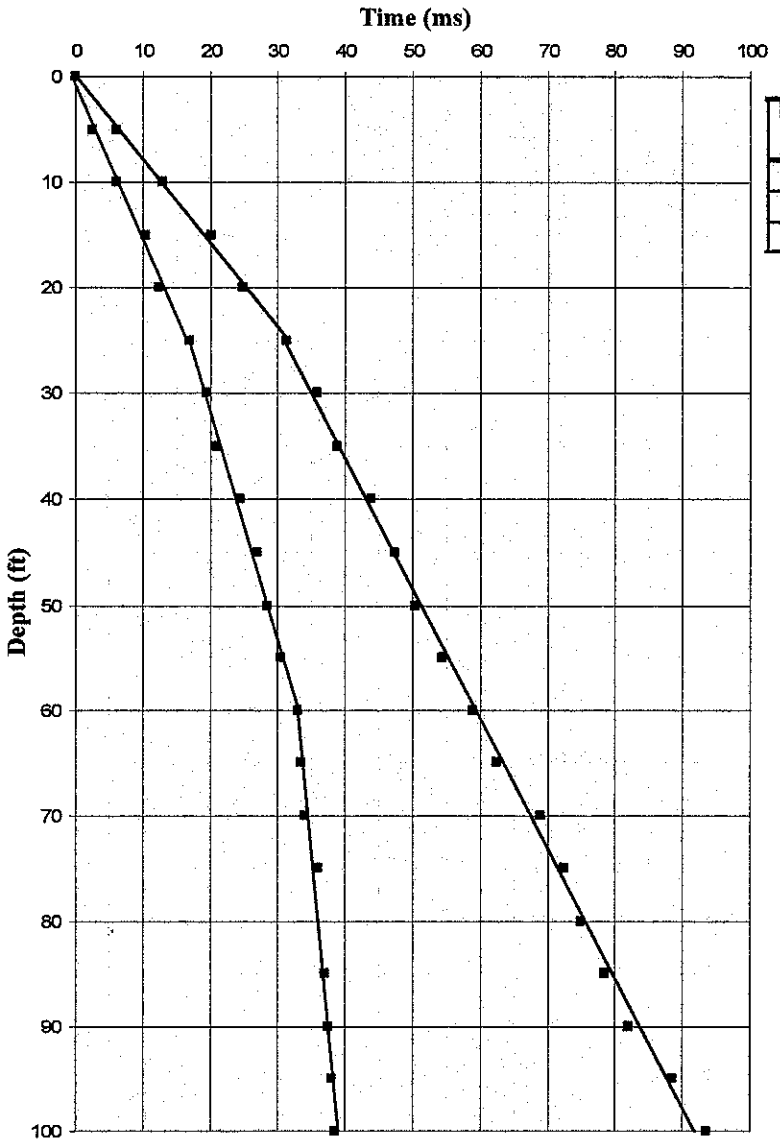
Steven K. Duke
Senior Project Geophysicist
GP 1013

John A. Barneich
Principal
GE 116

SEISMIC WAVE TRAVEL TIMES

Depth (ft)	P-time (ms)	S-wave (ms)
0	0	0
5	3	7
10	6.2	13.5
15	10.5	20.5
20	12.5	25
25	17	31.5
30	19.5	36
35	21	39
40	24.5	44
45	27	47.5
50	28.5	50.5
55	30.5	54.5
60	33	59
65	33.5	62.5
70	34	69
75	36	72.5
80		75
85	37	78.5
90	37.5	82
95	38	88.5
100	38.5	93.5

TRAVEL TIME PLOT



LAYER VELOCITIES

Layer	P-Velocity (fps)	P-Depth (ft)	S-Velocity (fps)	S-Depth (ft)
1	1,470	0 to 25	794	0 to 25
2	2,163	25 to 60	1,232	25 to 100
3	6,623	60 to 100		

INTERVAL VELOCITIES

Depth Range (ft)	P-Velocity (fps)	S-Velocity (fps)
0 to 5	1,944	833
5 to 10	1,485	722
10 to 15	1,147	697
15 to 20	2,421	1,082
20 to 25	1,107	763
25 to 30	1,981	1,100
30 to 35	3,289	1,647
35 to 40	1,425	996
40 to 45	1,993	1,421
45 to 50	3,314	1,659
50 to 55	2,493	1,247
55 to 60	1,997	1,109
60 to 65	9,890	1,426
65 to 70	9,912	769
70 to 75	2,497	1,426
75 to 80		1,996
80 to 85		1,427
85 to 90	9,956	1,427
90 to 95	9,962	769
95 to 100	9,968	1,000

GeoPentech

SEISMIC DOWNHOLE RESULTS
BOREHOLE B-2

PROJECT: **SW CORNER SUNSET AND VAN NESS**

PROJECT #: **08014A** | DATE: **SEP 2008** | FIG: **1**

Appendix B

Phase 1 Environmental Site Assessment

ENVIRONMENTAL
ASSESSMENT

Barclays Bank PLC
745 Seventh Avenue, 16th Floor
New York, New York 10019
Mr. William E. Menkes

PHASE I ENVIRONMENTAL SITE ASSESSMENT
of
Sunset Bronson Studios
5800 Sunset Boulevard
Hollywood, California 90028

Prepared By:

EMG
222 Schilling Circle, Suite 275
Hunt Valley, Maryland 21031
1-800-733-0660
1-410-785-6220(fax)
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EMG Contact:

Christopher Bablin
Senior Environmental Consultant
800-733-0660, ext. 6542
cjbablin@emgcorp.com

EMG Project #: 92438.10R - 003.135
Date of Report: April 26, 2010
On Site Date: 02/24 and 02/25 /2010

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Project Summary Table

Report Section	Acceptable	Routine Solution	Phase II	REC	Estimated Cost
Historical Review	Yes			Potential	N/A, (1)
Operational Activities	Yes				
Hazardous Materials / Petroleum Products	Yes				
Wastes	Yes				
Polychlorinated Biphenyls (PCBs)	Yes				
Asbestos-Containing Materials (ACM)	No	Yes (2)		No	$495, (2)
Radon Gas	N/A				
Lead-Based Paint (LBP)	N/A				
Lead in Drinking Water	N/A				
Storage Tanks / Pipelines	Yes			Historic	N/A, (3)
Surface Areas	Yes				
Mold	Yes				
Regulatory Review	Yes				
Adjacent Properties	Yes				

Conditions noted in the Project Summary Table are representative of the overall conditions of the property. There may be more detail on specific assessment components in the report text, therefore the Project Summary Table should not be used as a stand alone document. Costs depicted are for investigation/program development activities. Remediation costs, if required, will be identified as a result of the activities.

Footnotes:

(1) The Project was historically utilized for film development activities and an automotive repair/fender shop and service station (1920s and 1930s)on the western and northwestern out-parcels. Based on the length of time passed since these activities were conducted on-site (approximately 20 to 70 years ago), as well as the subsequent redevelopment of the former auto repair and service station properties, no further action or assessment is recommended regarding these historical issues.

In addition, a 380-gallon diesel UST was removed from the Project in 2008. Regulatory authorities subsequently granted the Project a No Further Action (NFA) status following the excavation and proper off-site disposal of contaminated soils and review of confirmatory soil sampling results. No further action or assessment is recommended regarding the historical UST at the Project.

(2) EMG recommends the preparation and implementation of an Asbestos O&M Program.

(3) The Project currently utilizes a 5,000-gallon UST for diesel. This tank was installed in 1984 and is constructed of fiberglass. The tank is also registered (facility identification number FA009661) with the Los Angeles Fire Department and is used to store diesel fuel for the emergency generator installations. The 5,00-gallon UST is tightness tested annually and based on the most recent testing (March 2009), the tank passed. Based on EMG's review, no further action or investigation is recommended regarding the 5,000-gallon UST at the Project.

In addition, the Project formerly utilized a 380 gallon diesel fuel UST. The installation date and use of the former UST are undetermined. The 380 gallon diesel UST was removed in April 2008 and based on EMG's review of available reports, the UST was properly closed out. The Los Angeles Fire Department subsequently granted the Project a "No Further Action" status in August 2009. Based on EMG's review, no further action or investigation is recommended regarding the former 380-gallon UST that was removed from the Project.

The existing ASTs include two integral tanks and one free-standing day tank associated with the emergency generator installations. The ASTs appeared to be in good condition, with no evidence of releases such as staining. Secondary containment was observed around the ASTs in the form of integral double-walled construction. The current UST and ASTs appear to be operated in accordance with current regulatory requirements and are not anticipated to adversely impact the Project. No further action or investigation is recommended regarding the storage tanks at the Project.

1 Certification

EMG has completed a Phase I Environmental Site Assessment of the Sunset Bronson Studios (the "Project"), located at 5800 Sunset Boulevard in Hollywood, California 90028. The assessment was performed at the Client's request using the methods and procedures consistent with good commercial and customary practice designed to conform with acceptable industry standards.

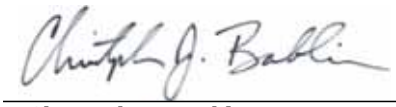
The independent conclusions represent our professional judgment based on information and data available to us during the course of this assignment. Factual information regarding operations, conditions, and test data provided by the Client or their representative has been assumed to be correct and complete. The conclusions presented are based on the data provided, observations, and conditions that existed on the date of the on-site visit.

If you have any questions regarding this report, please contact the Senior Environmental Consultant listed on the Cover Page of this Report.

Surveyed By: Tina French, Project Manager

Written By: Tina French, Project Manager

Reviewed By:



Christopher J. Bablin
Senior Environmental Consultant

I declare that, to the best of my professional knowledge and belief, I meet the definition of Environmental Professional as defined in §312.10 of 40 CFR 312.

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

Christopher J. Bablin - Senior Environmental Consultant

1.1 Reliance

This report is addressed to Barclays Bank PLC and its affiliates. Barclays Bank PLC and its affiliates, their respective successors and assigns (including, without limitation, investors who purchase the mortgage loan or a participation interest in the mortgage loan and the trustee in a securitization that includes the mortgage loan), each servicer of the mortgage loan, and all rating agencies involved in any sale, securitization or syndication involving the mortgage loan may use and rely upon this Report, including, without limitation, utilizing selected information from the Report in the offering materials (either in electronic or hard copy format) relating to any sale, securitization or syndication involving the mortgage loan. The Assessor agrees to cooperate in answering questions by any of the above parties in connection with the sale, securitization or syndication, as communicated by Barclays Bank PLC personnel. In addition, this Report or a reference to this Report may be included or quoted in any offering circular, registration statement, prospectus or sales brochure (either in electronic or hard copy format) in connection with a sale, securitization or syndication, or transaction involving such debt and or debt securities.

The purpose for which this report shall be used shall be limited to the use as stated in the contract between the client and EMG.

This report is not for the use or benefit of, nor may it be relied upon by any other person or entity except Barclays Bank PLC and its affiliates, their respective successors and assigns, for any purpose without the advance written consent of EMG. In expressing the opinions stated in this report, EMG has exercised the degree of skill and care ordinarily exercised by a reasonable prudent environmental professional in the same community and in the same time frame given the same or similar facts and circumstances. Documentation and data provided by the Client, designated representatives of the Client or other interested third parties, or from the public domain, and referred to in the preparation of this assessment, have been used and referenced with the understanding that EMG assumes no responsibility or liability for their accuracy.

2.0 Executive Summary

EMG performed a Phase I Environmental Site Assessment, that included on-site observations of the accessible areas of the Sunset Bronson Studios (the "Project"), on February 24 and 25, 2010. The Project is located at 5800 and 5901 West Sunset Boulevard and 1459 Bronson Avenue in Hollywood, California 90028, and consists of approximately 10.26 acres.

The Project is currently a film production studio facility and was originally constructed in the early 1920's, with most of the stages and other support buildings constructed at that time. According to the Los Angeles County Tax Assessor, additional structures were completed at the Project in 1932, 1935, 1940 and 1957 and some structures appear to have been completed as recently as the early 1980s. The Project currently includes 14 buildings and stages containing 306,961 square feet and multiple tenant units. The Project out-parcels at 5901 Sunset Boulevard and 1459 Bronson Avenue consist of asphalt-paved parking lots. Environmentally significant operations at the Project include the generation of waste paints/solvents in association with film sets. Prior to the current use, the historical uses of the main portion of the Project (5800 West Sunset Boulevard) include undeveloped land, dwellings, a bowling alley, a skating rink and a sports complex. The northwestern Project out-parcel (5901 West Sunset Boulevard) was historically developed with residences, a service station and offices prior to being redeveloped with the existing parking lot in approximately 1992. The western Project out-parcel (1459 Bronson Avenue) was historically developed with residences and an auto repair shop and fender shop prior to being redeveloped with the existing parking lot sometime prior to 1989. Properties in the general vicinity of the Project include commercial land uses.

The following summarizes the independent conclusions representing EMG's best professional judgment based on information and data available to us during the course of this assignment. Factual information regarding operations, conditions, and test data provided by the Client, owner, or their representative has been assumed to be correct and complete. Additionally, the conclusions presented are based on the conditions that existed at the time of the assessment.

The assessment was conducted utilizing generally accepted Phase I industry standards using the American Society for Testing and Materials (ASTM) Practice E 1527-05 and the Barclays Capital Real Estate, Inc. Scope of Work.

We have performed a Phase I Environmental Site Assessment in conformance with the scope and limitations of ASTM Practice E 1527 of 5800 and 5901 West Sunset Boulevard and 1459 Bronson Avenue in Hollywood, Los Angeles County, California 90028. Any exceptions to, or deletions from, this practice are described in Section 3 of this report. This assessment has revealed no evidence of Recognized Environmental Conditions (RECs) or Historic Recognized Environmental Conditions (HRECs) in connection with the Project, except for the following:

Historical Review (Section 6)

- The Project out-parcels were historically developed with automotive repair/fueling facilities. In addition, film-processing activities were reportedly conducted on the main Project parcel in the mid-1960s. Refer to the Historical Review heading in Section 2.1 for further discussion.

Storage Tanks / Pipelines (Section 7.9)

- Soil contamination was identified at the Project during removal of a diesel UST in 2008. Regulatory authorities have subsequently granted the Project a No Further Action status in respect to the reported release. Refer to the Storage Tanks / Pipelines heading in Section 2.1 for further discussion.

In addition, the following on-site environmental item of note was identified:

Asbestos-Containing Materials (Section 7.5)

- Reported and suspect ACM was identified at the Project. Refer to the Asbestos-Containing Materials heading in Section 2.1 for further discussion.

2.1 Findings and Conclusions

Historical Review

The Project was historically utilized for film development activities and an automotive repair/fender shop and service station were historically located on the western and northwestern out-parcels. Based on the length of time passed since these activities were conducted on-site (approximately 20 to 70 years ago), as well as the subsequent redevelopment of the former auto repair and service station properties, no further action or assessment is recommended regarding these historical issues.

In addition, a 380-gallon diesel UST was removed from the Project in 2008. Regulatory authorities subsequently granted the Project a No Further Action (NFA) status following the excavation and proper off-site disposal of contaminated soils and review of confirmatory soil sampling results. No further action or assessment is recommended regarding the historical UST at the Project.

Operational Activities

EMG observed no circumstances of environmental concern associated with the operational activities at the Project. No further action or investigation is recommended regarding operational activities at the Project.

Hazardous Materials / Petroleum Products

The Project is involved in the use of hazardous materials and petroleum products in the form of routine maintenance and janitorial supplies, paint and paint related materials and diesel fuel. The identified materials appear to be properly stored. The materials observed do not appear to pose a hazard to the Project, provided they continue to be used as designed, are properly handled, and all regulations regarding their use are followed. No further action or investigation is recommended regarding the use of these materials.

Wastes

The Project generates hazardous waste in the form of paint wastes sludge. These materials appear to be stored and disposed properly. No further action or investigation is recommended regarding these materials.

Polychlorinated Biphenyls (PCBs)

EMG identified utility-owned electrical transformer equipment at the Project. This equipment appeared to be in good condition with no evidence of leaks. The utility is the financially responsible party for maintenance of this equipment. No further action or investigation is recommended regarding the transformer equipment.

Five hydraulic lift elevators are located at the Project. Because the units were installed prior to 1978 (the USEPA banned the manufacturing of PCB-containing hydraulic fluid in 1976, and the manufacture of PCBs ceased in 1977), EMG is of the opinion that the elevator hydraulic fluid may have once contained PCBs; however, based on discussions with Project personnel the units have been serviced regularly, including the replacement of the hydraulic oils, and it is somewhat unlikely that PCB containing hydraulic fluid remains in the units. Leaking was observed in a catch pan beneath the elevator in Stage 9; however, no visual indication of leakage was observed in the areas of the remaining elevator operating equipment. The leaking unit should be repaired as part of routine maintenance activities and any fluid or fluid-soaked waste disposed in accordance with applicable federal, state, and local regulations.

Asbestos-Containing Materials (ACM)

Suspect ACM in the form of ceiling tile, roofing materials, vinyl floor tile, wallboard/joint compound, sheet vinyl flooring, plaster, wall texture, and various mastics identified as part of the assessment were not sampled. These materials are in good condition and can be maintained in place if an Operations and Maintenance (O&M) Program is developed and implemented. A properly designed O&M Program is sufficient to maintain the Project in accordance with current regulatory standards.

Radon Gas

Radon gas was not addressed due to the non-residential use of the Project.

Lead-Based Paint (LBP)

LBP was not addressed due to the non-residential use of the Project.

Lead in Drinking Water

Lead in drinking water was not addressed based on the Scope of Work.

Storage Tanks / Pipelines

The Project currently utilizes a 5,000-gallon UST for diesel. This tank was installed in 1984 and is constructed of fiberglass. The tank is also registered (facility identification number FA009661) with the Los Angeles Fire Department and is used to store diesel fuel for the emergency generator installations. The 5,00-gallon UST is tightness tested annually and based on the most recent testing (March 2009), the tank passed. Based on EMG's review, no further action or investigation is recommended regarding the 5,000-gallon UST at the Project.

In addition, the Project formerly utilized a 380 gallon diesel fuel UST. The installation date and use of the former UST are undetermined. The 380 gallon diesel UST was removed in April 2008 and based on EMG's review of available reports, the UST was properly closed out. The Los Angeles Fire Department subsequently granted the Project a "No Further Action" status in August 2009. Based on EMG's review, no further action or investigation is recommended regarding the former 380-gallon UST that was removed from the Project.

The existing ASTs include two integral tanks and one free-standing day tank associated with the emergency generator installations. The ASTs appeared to be in good condition, with no evidence of releases such as staining. Secondary containment was observed around the ASTs in the form of integral double-walled construction. The current UST and ASTs appear to be operated in accordance with current regulatory requirements and are not anticipated to adversely impact the Project. No further action or investigation is recommended regarding the storage tanks at the Project.

Surface Areas

No issues associated with surface areas were identified. No further action or investigation is recommended regarding surface areas at the Project.

Visual observation of the storm water system did not identify any abnormal accumulation of petroleum run-off or foreign material. No unusual blockages of the storm water control system were observed. No unusual ponding of storm waters was observed. No further action or investigation is recommended regarding storm water systems at the Project.

Mold

EMG performed a limited visual assessment for the presence of mold, conditions conducive to mold, and evidence of moisture in readily accessible interior areas of the Project. EMG did not note obvious visual indications of the presence of mold, conditions conducive to mold, or evidence of moisture in readily accessible interior areas of the Project. No further action or investigation is recommended regarding mold at the Project.

Regulatory Review

Based on review of the regulatory database report, the Project is listed on the Historical Auto Stations, CA FID UST, SWEEPS UST, HIST UST, UST, Haznet, and RCRA-SQG databases. Information in the Historical Auto Stations database indicates that listings for potential automobile service stations were identified at the main Project address in 1924 and 1929 and at the address of the northwestern Project out-parcel in 1929. Although other historical resources researched during preparation of this assessment indicate that auto repair/fueling facilities were historically located on the Project out-parcels, no information to confirm repair/fueling facilities on the main Project parcel were identified. Identification on the EDR Historical Auto Stations database does not necessarily indicate that an automotive repair/fueling facility was actually located on-site. Furthermore, identification on this database does not necessarily indicate that a release is suspected or has been identified and reported.

The UST database is a listing of facilities that are required to register their USTs for tracking purposes and are not necessarily sites with reported contamination incidents. The HIST UST database indicates that a single diesel fuel UST is registered for the Project address. The UST was installed in 1984. The UST database (which is more current) does not provide any details regarding the former or current Project USTs. The Client provided EMG with documentation regarding the former and current UST installations (Refer to Section 6.7 and 7.9 for further discussion).

The HAZNET database is a listing of facilities that have submitted copies of hazardous waste manifests to the California Department of Toxic Substances Control and are not necessarily sites with reported contamination incidents. According to the HAZNET database, Tribune Cal Prop., Inc reported the generation and off-site disposal of approximately 3.37 tons of asbestos-containing wastes, which was the result of building renovations. In addition, KTLA has reported the generation and off-site disposal of 10.12 tons of asbestos-containing waste (also from building renovations); 0.29 tons of "tank bottom waste" (presumably pumped from the former UST prior to removal); and other wastes including organic wastes, halogenated organic compounds, and metal sludges. Tribune Studios has reported the generation of paint sludge wastes (removed by a recycler) and latex wastes. Channel 5 KTLA has reported the generation and off-site disposal of "Other inorganic solid waste". Refer to Section 7.2 for a discussion of current hazardous wastes at the Project.

The RCRA-Generator database is a listing of facilities that are required to register for tracking purposes due to the amount of hazardous waste generated and are not necessarily sites with reported contamination incidents. According to the RCRA-Generator database, the facility is a small quantity generator of hazardous wastes with no violations reported. This site was not listed on any database which reports spills, incidents or releases. Based on current regulatory status and the absence of reported releases, no further action or assessment is recommended regarding this facility.

In addition, there are no off-site facilities anticipated to have negatively impacted the environmental integrity of the Project.

Adjacent Properties

EMG identified no current adjacent property uses that are anticipated to have a negative impact on the environmental integrity of the Project. No further action or investigation is recommended regarding the adjacent properties.

2.2 Recommendations

The development and implementation of an Asbestos O&M Program. Costs indicated are for O&M Program Document development only. Comprehensive survey costs, if required, will be identified as a result of O&M Program implementation.

- Associated cost estimate: $495

3 Survey Approach/Purpose

EMG conducted a Phase I Environmental Site Assessment of the Project that consisted of a walk-through observation of the accessible areas and interviews with facility personnel and local agency representatives.

The user informed EMG that the reason for the assessment is for financing purposes.

On-site activities and/or interviews were conducted by Ms. Tina French, EMG Project Manager, with:

- Mr. Robert Caven, On-site Point of Contact (POC) and Facilities Manager

A Pre-Survey Questionnaire was completed as a part of this assessment, which is included in the Appendix. The Questionnaire was completed with the Point of Contact. Information obtained from the Questionnaire has been used in the preparation of this report.

All areas of the Project were accessed during preparation of this assessment. There were no specific areas to which access was limited.

Weather conditions at the time of the Project assessment were clear, with temperatures in the low to mid 60s (F) and light winds.

EMG reviewed available federal, state, and local records in an effort to identify sites of known or suspected hazardous waste activity located at or near the Project that could have an adverse impact on the Project. In an attempt to determine whether historical uses of the Project and surrounding area have had an environmental impact on the Project, EMG interviewed individuals knowledgeable about the Project and reviewed available pertinent records and documents. This assessment is based on the evaluation of the information gathered, laboratory analyses of samples collected (when required), and accessibility at the time of the assessment.

The purpose of this report is to provide the Client an assessment concerning environmental conditions (limited to those issues identified in the report) as they existed at the Project. The assessment was conducted utilizing generally accepted Phase I industry standards using the American Society for Testing and Materials (ASTM) Standard Practice E 1527-05 and the Barclays Capital Real Estate, Inc. Scope of Work. The Scope of Work included an evaluation of:

- The Project history in an attempt to identify any possible ownership(s) and/or uses that would suggest an impact to the environmental integrity of the Project as identified through review of reasonably ascertainable standard historical sources.

- Physical characteristics of the Project as identified through review of reasonably ascertainable topographic wetlands, flood plain, soils, geology, and groundwater data.

- Current Project conditions (as applicable), including compliance with appropriate regulations as they pertain to the presence or absence of:- Facility storage tanks, drums, containers (above or below ground), etc.- Transformers and other electrical equipment which utilize fluid which may potentially contain PCBs- The use of hazardous materials/chemicals and petroleum products, and/or the generation, treatment, storage, or disposal of hazardous, regulated, or medical wastes

- An evaluation of information contained in programs such as the NPL, CERCLIS, SHWS, RCRIS, SWF, LUST, and other governmental information systems within specific search distances of the Project. This evaluation was performed to identify any sites that would have the potential to impact the environmental integrity of the Project.The regulatory agency report provided is based on an evaluation of the data collected and compiled by a contracted data research company. The report is based on a radius search that focuses on both the Project and neighboring sites that might impact the Project. Neighboring sites listed in governmental environmental records are identified within a specific search distance. The search distance varies depending upon the particular government record being checked. The search is designed to meet the requirements of ASTM Standard E 1527-05. The information provided is assumed to be correct and complete.

- Visual observation of the adjacent properties to identify high-risk neighbors and the potential for known or suspected contamination to migrate onto the Project.

In addition, at the Client's request, the assessment included a screening approach for the potential existence of:

- Asbestos, including the identification of all suspect materials in accessible areas (interior and exterior). The materials are considered suspect until tested and proven otherwise. Friable materials are those that can be easily crumbled or pulverized by hand pressure.

  This screening approach is not a comprehensive (i.e., AHERA-Style) asbestos survey, nor is it intended to fulfill the NESHAP requirements for demolition/renovation purposes, but is intended to identify the potential for an asbestos hazard in accessible areas. This screening is not intended to be used for demolition, abatement, renovation, or repair work.

  The basis for "suspect" determination is taken from the materials listed in Appendix G of the United States Environmental Protection Agency (USEPA) publication *Managing Asbestos in Plac*e (the "Green Book"). Therefore, all materials listed in the Green Book that were installed prior to 1989 are considered suspect with the exception of resilient floor tile, asbestos-cement board (transite), and roofing felt, which are considered suspect regardless of installation date (these materials continue to be manufactured and installed in the United States).

- Mold, including the identification of visible mold growth, conditions conducive for mold growth, and evidence of moisture in accessible areas of the Project. In addition, EMG interviewed Project personnel regarding any known or suspected mold contamination, water intrusion, or mildew like odor problems. Sampling was not performed as a part of this assessment. EMG notes that this assessment does not constitute a comprehensive mold survey of the Project, and the conclusions made are based solely on observable conditions in readily accessible interior areas of the Project on the assessment date.

3.1 Data Gaps

Data gaps in information exist and are addressed in the appropriate sections of this report. However, because the data gaps were not determined to be material in identifying Recognized Environmental Conditions (RECs), they are not considered by ASTM standards to be *significant* and, therefore, are not individually addressed in this section.

4 User Provided Information

This Section documents whether the user reported to EMG information pursuant to the responsibilities described in Section 6 of the ASTM Standard E 1527-05.

EMG submitted a User Questionnaire to the user to assist the user and EMG in gathering information from the user that may be material to identifying RECs. A copy of the User Questionnaire is appended (Section 11).

Litigation

Question: *Are you aware of any pending, threatened, or past litigation relevant to hazardous substances or petroleum products in, on, or from the property?*

Response: The user indicated that they are not aware of any pending, threatened, or past litigation relevant to hazardous substances or petroleum products in, on, or from the property.

Administrative Proceedings

Question: *Are you aware of any pending, threatened, or past administrative proceedings relevant to hazardous substances or petroleum products in, on or from the property?*

Response: The user indicated that they are not aware of any pending, threatened, or past administrative proceedings relevant to hazardous substances or petroleum products in, on or from the property.

Notices From Governmental Entities

Question: *Are you aware of any notices from any governmental entity regarding any possible violation of environmental laws or possible liability relating to hazardous substances or petroleum products?*

Response: The user indicated that they are not aware of any notices regarding possible violation of environmental laws or possible liability relating to hazardous substances or petroleum products.

Environmental Cleanup Liens

Question: *Are you aware of any environmental cleanup liens against the property that are filed or recorded under federal, tribal, state or local law?*

Response: The user indicated that they are not aware of any environmental cleanup liens against the property.

Activity and Use Limitations

Question: *Are you aware of any Activity and Use Limitations, such as engineering controls, land use restrictions or institutional controls that are in place at the site and/or have been filed or recorded in a registry under federal, tribal, state or local law?*

Response: The user did not provide a response to this question or responded "Unknown/No Response". The lack of or inability to obtain this information represents a data gap. However, based on the findings of this report, the absence of this information is not considered a *significant* data gap.

Specialized Knowledge

Question: *As the user of this ESA do you have any specialized knowledge or experience related to the property or nearby properties? For example, are you involved in the same line of business as the current or former occupants of the property or an adjoining property so that you would have specialized knowledge of the chemicals and processes used by this type of business?*

Response: The user indicated that they have the following specialized knowledge or experience related to the property or nearby properties:

- The user indicated that they are in the same line of business as the former occupant.

Relationship of Purchase Price

Question: *Does the purchase price being paid for this property reasonably reflect the fair market value of the property? If you conclude that there is a difference, have you considered whether the lower purchase price is because contamination is known or believed to be present at the property?*

Response: The user did not provide a response to this question or responded "Unknown/No Response". The lack of or inability to obtain this information represents a data gap. However, based on the findings of this report, the absence of this information is not considered a *significant* data gap.

Commonly Known Information

Question: *Are you aware of commonly known or reasonably ascertainable information about the property that would help the environmental professional to identify conditions indicative of releases or threatened releases? For example, as user:*

- *Do you know the past uses of the property?*
- *Do you know of specific chemicals that are present or once were present at the property?*
- *Do you know of spills or other chemical releases that have taken place at the property?*
- *Do you know of any environmental cleanups that have taken place at the property?*

Response: The user provided the following information regarding commonly known or reasonably ascertainable information:

- The user indicated that they know the past uses of the property; know of specific chemicals that are or were once present at the property; know of spills or other chemical releases that have taken place at the Property; and know of environmental cleanups that have taken place.

Obvious Indicators of Contamination

Question: *As the user of this ESA, based on your knowledge and experience related to the property are there any obvious indicators that point to the presence or likely presence of contamination at the property?*

Response: The user indicated that they are not aware of any obvious indicators that point to the presence or likely presence of contamination at the Project.

Environmental Lien and AUL Review

The user did not engage EMG to review title and judicial records for environmental liens or Activity and Use Limitations (AULs) recorded against the Project. Furthermore, these documents were not provided to EMG for review. The lack of or inability to obtain this information represents a data gap. However, based on the findings of this report, the absence of this information is not considered a *significant* data gap.

5 Project Location/Description

The Project is located at 5800 and 5901 West Sunset Boulevard and 1459 Bronson Avenue in Hollywood, Los Angeles County, California 90028. The Project lands consist of approximately 10.3 acres.

5.1 Project Description

The Project is currently a film production studio facility and was originally constructed in the early 1920's, with most of the stages and other support buildings constructed at that time. According to the Los Angeles County Tax Assessor, additional structures were completed at the Project in 1932, 1935, 1940 and 1957 and some structures appear to have been completed as recently as the early 1980s. The Project currently includes 14 buildings and stages containing 306,961 square feet and multiple tenant units; landscaping; and surface-level asphalt paved parking/drive areas. The Project out-parcels at 5901 Sunset Boulevard and 1459 Bronson Avenue consist of asphalt-paved parking lots.

Based on structures of similar size, configuration, and geographic location, it is assumed that the foundations consist of reinforced concrete perimeter footings and interior column pad footings bearing directly on the soil. Building 14 likely has a reinforced concrete slab-on-grade with integral perimeter footings bearing directly on the soil. The basements beneath Stages 3-4-5 and Buildings 15 and 16 have load-bearing, cast-in-place concrete perimeter retaining walls.

The stages are all long-span truss structures reportedly built in the 1920's, with straight wood board roof sheathing supported by wood joists. The joists are supported by heavy timber trusses and columns (Stages 1-2-3, Stages 7-8, and Stages 9-10) or steel trusses and columns (Stages 4-5 and Stage 6). The floors are raised with wood board sheathing typically supported by wood and timber framing. The primary superstructures are all large, open, one-story spaces with supporting catwalks, mezzanines, and secondary dressing room, studio, and office spaces, some two to three (interior) stories at the sides or ends of the buildings. Some of the stages (1-2-3) have cast-in-place concrete basements.

Building 10 (original Warner Brothers historical office building) is a conventional, two-story wood-framed structure with load-bearing, wood-framed exterior and interior walls supporting the roof. The roof is constructed of wood joists and beams and is sheathed with a mix of wood boards and plywood. The raised ground and second floor are also wood-sheathed and framed. The building was originally built in 1923 and the east wing was added in the 1950's.

The Producers' Offices Building 11 is a three-story timber-framed structure reportedly built in 1925. Wood board roof and floor sheathing are supported by wood joists that span to wood beams and columns.

Maintenance Shop Building 14 ("The Mill") is a long-span truss structure reportedly built in 1929, with straight wood board roof sheathing supported by wood joists. Open-web steel joists are supported by steel trusses and columns. There is an interior mezzanine along the west side of the building, and a separate concrete "room" with concrete roof and walls is also located within the building. The ground floor is concrete slab-on-grade.

Building 16 is currently fully-leased and occupied by KTLA for administrative office use and is a conventional, two-story wood-framed structure with load-bearing, wood-framed exterior and interior walls supporting the roof. The roof is constructed of wood trusses and beams and is sheathed with a mix of wood boards and plywood. The raised ground and second floor are also wood board and plywood-sheathed and wood-framed. The ground floor framing over the basement area utilizes open-web steel joists and steel beams. The building was originally built in 1929.

Buildings 15, 20, and 21 are interconnected structures currently leased by KTLA and generally collectively referred to as "Master Control," although it is really Building 15 that holds this moniker. Building 15 is the original structure built in 1928 and is a one-story building with a basement. The roof and walls are conventionally wood-framed and sheathed with wood boards, and the ground floor consists of a concrete slab and beam system supported by concrete columns and basement retaining walls. The basement floor is concrete slab-on-grade. Adjacent Buildings 20 (one-story Tape Library) and 21 (two-story offices) are conventional wood structures which were "added on" in the early 1980's.

Most of the primary roofs of the stages are classified as low-sloping or flat roofs at various elevations. These roof areas have all been finished with a silver aluminized emulsion coating over older built-up roofing,

presumably mineral-surfaced cap sheets over multi-ply bituminous, built-up membranes. The roofs are generally insulated with fiberglass batts pinned to the undersides of the roof sheathing, and there are likely areas of rigid insulation boards that make up part of the built-up roof "sandwich." There are no attics at the stages; the ceilings are the bottom sides of the roof diaphragms. The upper low-sloping roof areas of Stages 1 through 6 generally transition into steeply-pitched roofs that are finished with asphalt composition shingles over asphalt-saturated paper. Most of the primary roofs of the "regular buildings" (Buildings 10, 11, 14, 15, 20, and 21) are classified as low-sloping or flat roofs. These roof areas have also all been finished with a silver aluminized emulsion coating over older built-up roofing, presumably mineral-surfaced cap sheets over multi-ply bituminous, built-up membranes. These roofs are presumably insulated with rigid insulation boards that make up part of the built-up roof "sandwich." There are no attics at these buildings; the roof structures are generally concealed only by drop ceilings, plaster, or sheetrock. Maintenance Shop Building 14 has an exposed ceiling. KTLA Office Building 16 has a lower section of built-up flat roofing (with no emulsion coating) and upper areas of gabled (pitched) roofing finished with asphalt shingles.

As previously noted above, some of the stages (1-2-3) have cast-in-place concrete basements.

The Project is serviced by public water and sanitary sewer systems. The Project is supplied with water from the Los Angeles Department of Water and Power. Hot water is generated by electric and natural gas-fired water heaters.

HVAC systems observed consisted of the following:

- Heat and air-conditioning are supplied to the Project from electric and natural gas-fired rooftop packaged units. Conditioned air is distributed via thermostatically controlled, ducted supply and return systems.

Urea formaldehyde foam insulation was not observed.

5.2 Miscellaneous Systems

- Emergency Generators - Two emergency generators are located at the Project. Diesel fuel is stored in underground and aboveground tanks. See Section 7.9 for a further discussion of the UST and ASTs tanks associated with the emergency generators.

- Hydraulic Elevators - Five hydraulic elevators are located at the Project. See Section 7.4 for a further discussion.

5.3 Environmental Setting

5.3.1 Topography

Review of the Hollywood, California Topographic Quadrangle, published by the United States Geological Survey (USGS) and dated 1966 (photorevised in 1994), indicated the following:

- The Project has an average elevation of approximately 350 feet above mean sea level. Elevations range from approximately 360 feet on the northern portion of the Project to approximately 340 feet near the southwestern portion of the Project. The slope of the Project is estimated to be approximately one to two percent in a southwesterly direction.

- Slope in the general area of the Project is to the southwest. No natural surface water features are shown in the immediate vicinity of the Project.

- The Project is shown as developed with several large structures generally consistent with the existing improvements. Notations on the map identify the Project as a Radio Facility and as TV Studios (KTLA).

A copy of the topographic map is included in Appendix C.

5.3.2 Wetlands

Review of National Wetlands Inventory (NWI) data provided by Environmental Data Resources (EDR), indicated the following:

- No wetland areas are indicated at the Project or adjacent properties.

A copy of the wetland map is included in the appendix.

5.3.3 Floodplain

Review of the Flood Insurance Rate Map, published by the Federal Emergency Management Agency (FEMA) and dated 2008, indicated the following:

- The Project is located in Zone X, areas outside the 1-percent annual chance floodplain, areas of 1% annual chance sheet flow flooding where average depths are less than 1 foot, areas of 1% annual chance stream flooding where the contributing drainage area is less than 1 square mile, or areas protected from the 1% annual chance flood by levees. No Base Flood Elevations or depths are shown within this zone. Insurance purchase is not required in these zones.

5.3.4 Soils/Geology

Review of the Report and General Soil Map of Los Angeles County, California published by the United States Department of Agriculture Natural Resources Conservation Service (USDA NRCS) and dated 1969 indicated the following:

- The Project is located in an area comprised of two intermingled soil types know as the San Andreas - San Benito Association.

- San Andreas soils are 24 to 36 inches deep, are well drained, and have moderate subsoil permeability. They have grayish-brown and brown, neutral and medium acid fine sandy loam surface layers about 15 inches thick. The subsoil is a grayish-brown and brown medium acid very fine sandy loam about 13 inches thick underlain by very pale-brown soft, medium grained sandstone.

- The San Benito soils are 36 to 48 inches deep, are well drained, and have moderately slow subsoil permeability. They have dark grayish-brown, neutral clay loam surface layers about 28 inches thick and light yellowish-brown moderately alkaline and calcareous, clay loam subsoils. Yellowish-brown, soft, calcareous sandy shales occur at depths of 36 to 48 inches.

Review of the Ground Water Atlas of the United States, published by the USGS and dated 1995, indicated the following:

- The Project is located within the Pacific Border physiographic province of California, which consists of marine sediments, metamorphic and igneous materials, The Project is further located over Cenozoic-aged continental deposits of unspecified thickness.

5.3.5 Groundwater Hydrology

Review of the Ground Water Atlas of the United States, published by the USGS and dated 1995, indicated the following:

- The Project is located within the Los Angeles-Orange County Coastal Plain Aquifer of the Coastal Basins system. Estimated depth to groundwater is approximately 50 feet below ground surface (bgs).

Shallow groundwater flow is expected to follow the ground level slope of surface elevations. The direction of this flow at the Project is anticipated to be toward the southwest.

Estimated groundwater levels may vary due to seasonal fluctuations in precipitation, local usage demands, geology, underground structures, or dewatering operations.

6 Historical Review

Review of information available from the Los Angeles County Tax Assessor's Office indicated that the Project is shown as Assessor's Parcel Numbers 5545-016-007 (5800 West Sunset Boulevard); 5545-009-029, 5545-009-030, 5545-009-032, and 5545-009-033 (5901 West Sunset Boulevard); and 5545-015-003 and 5545-015-004 (1459 Bronson Avenue).

A copy of the tax map is included in the Appendix C.

6.1 Chain of Title

Review of information from the Los Angeles County Tax Assessor's Office indicated that the Property is currently owned by Sunset Bronson Entertainment. Review of available ownership information did not identify any previous environmentally suspect ownership associated with the Project.

6.2 Prior Use Interviews

EMG met with Mr. Robert Caven, On-site Point of Contact (POC) and Facilities Manager, who was cooperative and provided information that appeared to be accurate based upon our subsequent site observations. It is EMG's opinion that the POC was knowledgeable about the Project and questions EMG posed during the interview process. According to the POC, the Project was developed into the current use in various stages beginning in the early 1920's up through the late 1980's. The POC stated that paints and aggregate paint wastes are currently generated and stored on-site, and that film processing was historically conducted on-site in the 1960's. In addition, one diesel UST is currently located on site and a former diesel UST was removed in 2008. The USTs were used to store fuel for the Project's emergency generators. The POC stated that he was unaware of any spills, releases or incidents involving chemicals, hazardous materials or petroleum products at the Project. The POC has been associated with the Project for approximately ten years.

6.3 Local and/or State Government Agency Record Review/Interviews

EMG reviewed online database information for the Project maintained by the Los Angeles County Tax Assessor. Records dating back to the early 1900s are maintained by this department. Based on review of available information, the existing buildings were completed in stages in 1932, 1935, 1940 and 1957. No environmentally significant information was identified.

EMG contacted the Los Angeles Department of Public Works. According to a department representative, file information from this agency is not available to the public on a walk-in or call-in basis, and required submission of a FOIA request and scheduling of a file review. This data was not available within the time constraints of this assessment; however, the Project history was adequately documented through review of other readily available historical resources.

EMG contacted the Los Angeles Fire Department. According to a department representative, file information from this agency is not available to the public on a walk-in or call-in basis, and required submission of a FOIA request and scheduling of a file review. This data was not available within the time constraints of this assessment; however, the Project history was adequately documented through review of other readily available historical resources.

EMG reviewed readily available permit history for the Project at the Los Angeles Building Department. This department maintains building records dating back to the late 1800's and Certificate of Occupancy documentation dating back to at least 1946. Based on the volume of information available, department representatives were unable to provide all available documentation for the Project and not all available records could be reviewed. No environmentally significant information was identified in the information reviewed.

The following information was identified at the Los Angeles Planning Department:

- Review of the available zoning records indicates that the Project is currently zoned (T)(Q)M1-2D (the main studio parcel) and C4-1-SN and [Q]R4-2 (the parking lot out-parcels).

- No environmentally significant information was identified.

6.4 Historical Maps

Historic Sanborn Maps:

Historic Sanborn maps are detailed scale drawings that show the location and use of buildings and structures that occupied a given area. EMG contacted Environmental Data Resources (EDR) in an attempt to determine if there were any historic Sanborn maps in the EDR Historic Map Collection covering the years 1867 to present. EMG's historic Sanborn map search results are discussed below.

It should be noted that EDR provided digital scans of these maps, and many of the map notations and symbols were illegible, significantly reducing EMG's ability to effectively evaluate the features shown.

Review of the 1919 historic Sanborn map indicated the following:

- Project: The Project is shown as developed with a dwelling, a concrete shed, two unidentified structures and an ancillary shed or hut.

- Off-site: Dwellings and vacant lots are shown adjacent to the north and west of the Project, beyond Sunset Boulevard and Bronson Avenue, respectively.

The 1950 historic Sanborn maps differ from the previous historical maps in that:

- Project: The Project is shown as developed with several commercial structures and is identified as the Warner Brothers Pictures Sunset Studio. Notations on the map identify the structures as Sunset Bowling Center with 52 lanes and a pantry area (located on the northwestern portion of the Project); a skating rink (western portion of the Project); a broadcasting building, warehouses, storage structures, studios and stages (central portion of the Project); Hollywood Sports Center and associated badminton courts (southwest portion of the Project), offices and a cartoon department (southwestern portion of the Project). The northeastern portion of the Project is identified as "auto parking". The map includes many other notations and details which are undecipherable. The western Project out-parcel is shown as dwellings and an auto repair facility and fender shop. The northwestern Project out-parcel is shown as developed with an unidentified structure.

- Off-site: Dwellings, shops and an auto glass facility are shown to the north, beyond Sunset Boulevard. Nassour Studios, Inc. and associated offices and studios are shown to the east beyond Van Ness Avenue. A school is shown to the south beyond Fernwood Boulevard. Stores and dwellings are shown to the west beyond Bronson Avenue.

The 1955 historic Sanborn map differ from the previous historical maps in that:

- Project: The Project is identified as Paramount Sunset Corporation, Paramount Studio, Inc. The former bowling alley structure on the northwestern portion of the Project is identified as vacant. The northwestern Project out-parcel is not shown.

- Off-site: A new motel is shown to the north beyond Sunset Boulevard and an apparent service station is shown to the northeast, beyond the intersection of Sunset Boulevard and Van Ness Avenue. The buildings to the east, beyond Van Ness Avenue are identified as TV Studios.

The 1957, 1960 and 1961 historic Sanborn maps differ from the previous historical maps in that:

- Project: The Project is identified as Paramount Sunset Corporation Owner, Paramount Television Productions, Inc. (KTLA Lessee as Shown). The former Cartoon Department is identified as "KTLA Offices). Most of the remaining structures are identified as temporary offices, a TV engineering department, a TV theater, stages and prop storage areas. The former skating rink and sports center are no longer identified. A small commercial structure is shown on the northeastern portion of the Project.

The 1962 and 1966 historic Sanborn maps differ from the previous historical maps in that:

- Project: The former bowling alley/vacant structure is identified as a TV Stage.

The 1968, 1969 and 1970 historic Sanborn maps differ from the previous historical maps in that:

- Project: The Project is identified as Golden West Broadcasters, Inc. (owners) and KMPC TV and KTLA (lessees as shown). The auto repair facility formerly shown on the western Project out-parcel is no longer apparent.

- Off-site: Dwellings are no longer apparent to the north, beyond Sunset Boulevard and the area has completely transitioned into commercial usage. The adjacent property to the east is identified as Metromedia, Inc. Radio Stations - KMET and LAC and KTTV TV.

Copies of representative historic Sanborn maps are included in Appendix C.

Historic Topographic Maps:

Historic topographic maps show the location of buildings and structures that occupied a given area. EMG contacted Environmental Data Resources (EDR) in an attempt to determine if there were any historic topographic maps in the EDR Historic Map Collection. EMG's historic topographic map search results are discussed below.

Review of the 1900 and 1902 historic topographic maps indicated the following:

- Project: The Project is shown as undeveloped land and possibly one or two small residential-type structures.

- Off-site: The adjacent areas are shown as undeveloped land and scattered small, residential-type structures.

The 1926 historic topographic map differs from the previous historical maps in that:

- Project: Several commercial structures are shown concentrated on the northwestern portion of the Project. A smaller group of commercial structures are shown on the northeastern portion of the Project and a single small structure is shown on the southern portion of the Project.

- Off-site: Development of the surrounding area has intensified, with multiple commercial and residential type-structures shown on the surrounding properties.

The 1966, 1972, 1981 and 1994 historic topographic maps differ from the previous historical maps in that:

- Project: The Project is shown as developed with additional commercial structures. Notations on the map identify the Project at "TV Studio (KTLA)". A radio tower shown on the northeastern portion of the Project is identified as "KTTV Radio Tower".

- Off-site: The surrounding areas to the north, east and west are shaded to represent densely developed urban areas. The school buildings adjacent to the south of the Project are identified as "Le Conte Junior High School".

Copies of representative historic topographic maps are included in Appendix C.

6.5 City Directories

EMG contacted EDR in an attempt to determine if there were any city directories available for the area of the Project. City directories have tenant listings by address and are researched at approximately five-year intervals, as available.

Project Listings:

This review revealed the following listings associated with the Project:

- 1920 to 2006 - No listings are identified for the Project.

Adjacent Property Listings:

No environmentally significant listings were identified for adjacent properties.

A copy of the city directory abstract is included in Appendix G.

6.6 Aerial Photography

EMG contacted EDR in an attempt to determine if there were any historic aerial photographs available for the area of the Project. EMG's historic aerial search results are discussed below.

Review of the 1928 historic aerial photograph indicated the following:

- Project: The Project is shown as developed with multiple commercial structures.
- Off-site: Apparent residential and commercial structures are shown to the north, east and west, beyond the adjacent streets. Several large structures consistent with the school identified in historical topographic and Sanborn maps are shown to the south.

The 1938 and 1947 historic aerial photographs do not differ significantly from the previous aerial photograph.

The 1956 and 1965 aerial photographs differ significantly from the previous aerial photographs in that:

- Off-site: Commercial usage of the properties along Sunset Boulevard to the north, east and west of the Project has intensified.

The 1976, 1989, 1994 and 2002 historic aerial photographs do not differ significantly from the previous aerial photographs.

The 2005 aerial photograph differs from the previous aerial photographs in that:

- Off-site: The adjacent property to the east, beyond the adjacent street, is shown as undergoing redevelopment.

Copies of representative historic aerial photographs are included in Appendix C.

6.7 Previous Investigations

The Client provided EMG with a copy of a previous Phase 1 Environmental Site Assessment Update report for the western Project out-parcel (1459 Bronson Avenue), prepared by Citadel Environmental Services, Inc. and dated February 15, 2008. Pertinent information identified in that report is as follows:

- The western Project out-parcel was occupied by the current improvements (asphalt parking) at the time of the previous assessment.
- The Scope of Work for this previous assessment consisted of ASTM E 1527-05.
- The review of historical data identified that the Project was occupied by a residence from at least 1919 through sometime prior to 1950 and that multiple residences and an auto garage were located on-site from approximately 1950 until at least 1970. The structures were demolished sometime after 1970 and the Project redeveloped as a parking lot.
- The review of operations at the Project did not identify any significant environmental concerns.
- The Project was not involved in the use of hazardous materials, with the exception of routine janitorial and maintenance supplies.
- Project was not involved in the generation of hazardous, regulated, or medical waste.
- Environmental sampling (lead paint, radon, asbestos, mold, etc.) was not performed.
- No evidence of storage tanks or pipelines (above or below ground) was identified.
- The review of regulatory agency data for the Project and surrounding area did not identify any significant environmental concerns.
- No additional action or investigation was recommended.

The Client provided EMG with a copy of a previous Phase 1 Environmental Site Assessment Update report for the northwestern Project out-parcel (5901 West Sunset Boulevard), prepared by Citadel Environmental Services, Inc. and dated February 15, 2008. Pertinent information identified in that report is as follows:

- The northwestern Project out-parcel was occupied by the current improvements (asphalt parking) at the time of the previous assessment.
- The Scope of Work for this previous assessment consisted of ASTM E 1527-05.
- The review of historical data identified that the Project consisted of undeveloped land from at least 1907 until approximately 1928. In the late 1920s the Project was developed with a gasoline service station, associated service garage and dwellings. The service station was reportedly demolished in 1938 and the Project was redeveloped with an office building occupied by the Randal Motor Club. The dwellings were demolished sometime in the mid-1960s and the office building was demolished in 1992 to make was for the existing office building.
- The review of operations at the Project did not identify any significant environmental concerns.
- The Project was not involved in the use of hazardous materials, with the exception of routine janitorial and maintenance supplies.
- Project was not involved in the generation of hazardous, regulated, or medical waste.
- Environmental sampling (lead paint, radon, asbestos, mold, etc.) was not performed.
- No evidence of storage tanks or pipelines (above or below ground) was identified.
- The review of regulatory agency data for the Project and surrounding area did not identify any significant environmental concerns.
- Geomatrix concluded that based on the absence of the relatively short time (less than 10 years) the former service station was estimated to have operated on-site over 70 years ago, the potential existence of a former on-site service station did not represent an environmental concern. No additional action or investigation was recommended.

The Client provided EMG with a copy of a previous Underground Storage Tank Removal Documentation and Work Plan for Soil Removal report for the Project, prepared by Geomatrix Consultants, Inc. (Geomatrix) and dated June 5, 2008. Pertinent information identified in that report is as follows:

- One 380-gallon diesel UST was removed from the from near the northwest corner of Building 10 on April 29, 2008. The UST was constructed of steel. Four small corrosion holes were observed on the top of the UST upon excavation; however, no chemical odors of visual indications of a release were reported.

- Soil sampling conducted at the time of the UST removal consisted of two soil samples collected from approximately one foot beneath each end of the former UST. The results of the soil sampling did not identify detectable levels of contaminants in the sample collected from beneath the north end of the former UST; however, Total Petroleum Hydrocarbons as Diesel (TPH-D - 83 ppm) and Xylenes (0.0013 ppm) were reported in the sample from the southern end. Following receipt of these results, Geomatrix requested the analysis of additional soil samples collected from each of the excavation sidewalls and from approximately two feet beneath the center of the former UST. TPH-D was reported in the sidewall samples at concentrations ranging from 3 to 27 ppm. Xylenes (0.002) were also reported in one of the sidewall samples. TPH-D was reported in the sample collected from two feet beneath the former UST.

- Additional samples were collected from depths of 3 and 3.5 feet beneath the former UST on May 8, 2008. TPH-D (208 ppm) was reported in the sample collected at a depth of 3.5 feet. On May 19, 2008 soil samples were collected from depths of 5, 7 and 12 feet beneath the former UST and in the northwest corner of the excavation area at depths of 3, 5, 7 and 11 feet beneath the former UST. Laboratory results for the soil samples collected from beneath the center of the former UST exhibited a decreasing trend with depth, ranging from 3 ppm to below laboratory detection limits. No contamination was reported in the soil samples collected from the northwest corner of the excavation area.

- Geomatrix recommended extending the depth of the UST excavation to a depth of 13 feet below ground surface and the collection of confirmatory soil samples, characterization of the excavated soils for off-site disposal, backfilling of the excavation. Upon completion of these activities, closure would be requested from the Los Angeles Fire Department's UST Enforcement Unit.

The Client provided EMG with a copy of a Draft Supplemental Soil Removal and Request for Closure report for the Project, prepared by AMEC Geomatrix (AMEC) and dated September 9, 2008. Pertinent information identified in that report is as follows:

- Additional soil removal, backfilling and soil disposal activities were completed in accordance with the Underground Storage Tank Documentation and Work Plan for Soil Removal report prepared by Geomatrix and dated June 5, 2008.

- Based on field observations and the laboratory analytical results for soil samples collected from depths of up to 20 feet below surface grade as well as from the excavation sidewalls and bottom, AMEC concluded that the remaining soil around and below the former UST was not impacted and requested that the Los Angeles Fire Department grant the Project case closure in respect to the former UST.

The Client provided EMG with a copy of a "No Further Action" letter for the Project, prepared by the Los Angeles Fire Department (LAFD) and dated October 23, 2008. Pertinent information identified in that letter is as follows:

- Based on review of the information presented in the Underground Storage Tank Removal Report and Work Plan for Soil Removal dated June 5, 2008 and the Supplemental Soil Removal and Request for Closure report dated September 15, 2008, the LAFD concluded that no further action was required at the Project.

6.8 Plans and Specifications

As-built/renovation-site plans, drawings, and specifications were reviewed at the Project and as provided by the Client. Documents reviewed included general site plans and drawings. Review of these documents identified the presence of underground and aboveground storage tanks at the Project. Please refer to Section 7.9 for additional discussion.

6.9 Historical Summary

Based upon the historical review, the previous Project uses include undeveloped land, dwellings, a bowling alley, a skating rink and a sports complex prior to the development of the current Project improvements in stages beginning in the mid-1920s. According to the Los Angeles County Tax Assessor, additional structures were completed at the Project in 1932, 1935, 1940 and 1957 and some structures appear to have been completed as recently as the early 1980s. Film development activities were reportedly conducted on-site in the mid-1960s.

The northwestern Project out-parcel (5901 West Sunset Boulevard) was historically developed with residences, a service station (from the late 1920s until reportedly 1938) and offices prior to being redeveloped with the existing parking lot in approximately 1992. The western Project out-parcel (1459 Bronson Avenue) was historically developed with residences and an auto repair shop and fender shop prior to being redeveloped with the existing parking lot sometime prior to 1989.

As previously indicated, the Project was historically utilized for film development activities and an automotive repair/fender shop and service station were historically located on the western and northwestern out-parcels. In addition, a 380-gallon diesel UST was removed from the Project in 2008. Further discussion of the former UST is contained in the *Regulatory Review* discussion. Based on the length of time passed since film development, automotive repair/fueling activities were conducted on-site (approximately 20 to 70 years ago), the absence of reported releases, and the subsequent redevelopment of the former auto repair and service station properties, no further action or assessment is recommended regarding these issues.

7 Project Reconnaissance

7.1 Operational Activities/Noteworthy Tenants

The Project is currently a film studio. Considering the operations assessed at the Project, the following environmental registration is required:

- Underground Storage Tank Registration. Refer to Facility Storage Tanks and Pipelines Section for further discussion.
- RCRA Hazardous Waste Generator
- Hazardous Materials Business Plan

The operations of environmentally significant Project tenants are described below.

Paint and paint-related wastes (i.e. waste paint and solvent mixtures) are generated at the Project in association with set production. Refer to the Hazardous Materials/Petroleum Products Storage and Handling and Waste Generation, Treatment, Storage and Disposal Sections for further discussion.

7.2 Hazardous Materials/Petroleum Products Storage and Handling

Visual observation for the use and/or storage of hazardous materials and petroleum products was performed. The following hazardous materials and petroleum products were identified:

- Routine janitorial and maintenance supplies are present in retail-size containers and stored in designated areas. These materials are used for Project maintenance and upkeep.
- Diesel fuel is used by two on-site backup generators and stored in associated day tanks and a single UST. Refer to the Storage Tanks/Pipelines discussion for additional information.
- Water and oil-based paints and paint-related materials (such as thinner, etc.) are used in association with set production and stored in retail-sized containers.

The identified chemicals, materials, and products were observed in their sealed, original containers and in designated storage areas. Materials appeared to be properly stored. No evidence of spills or staining was observed. In addition, the concrete surfaces appeared intact and no cracks were observed in the areas of product storage/usage.

A copy of the Project's Hazardous Materials Business Plan has been appended as a supporting document (Section 11).

7.3 Waste Generation, Treatment, Storage and Disposal

Visual observation for the generation, treatment, storage, and disposal of wastes was performed. The following wastes were identified:

- Municipal trash is stored in dumpsters and disposed by a contracted waste hauler.
- Domestic sewage is disposed to the municipal sanitary sewer system.
- Waste paint and paint sludge is generated in association with set production and stored in two 55-gallon drums. These materials are disposed by a contracted waste hauler on a bi-annual basis.

No evidence of spills or staining was observed in the area of waste generation or pre-disposal storage. In addition, the concrete surfaces appeared intact and no cracks were observed in the areas of waste generation or pre-disposal storage.

Review of information available at the Project indicated that the waste disposal operations appear to be appropriate.

No excessive odors or overflowing/excessive ground trash were noted in the vicinity of the dumpsters. No hazardous, regulated, or medical wastes were noted in the dumpsters.

7.4 Polychlorinated Biphenyls (PCBs)

The Project is supplied with underground secondary electrical service from pad-mounted electrical transformers. The transformers are designated as the property of Los Angeles Department of Water & Power (LADWP), the public utility. The units should be periodically inspected for leakage. If leakage is visible, the Project owner/manager should contact the public utility, which will remediate the situation. Should the units have to be replaced, the utility is responsible, provided the cause is equipment failure, not customer misuse. No leakage of the transformers was observed at the time of the assessment.

The Project also obtains secondary electrical service from privately owned, "dry type," step-down, transformers. Dry type transformers do not use oils for cooling purposes; therefore, these transformer are not expected to contain PCBs.

Five hydraulic lift elevators are located at the Project. Because the units were installed prior to 1978 (the USEPA banned the manufacturing of PCB-containing hydraulic fluid in 1976, and the manufacture of PCBs ceased in 1977), EMG is of the opinion that the elevator hydraulic fluid may have once contained PCBs; however, based on discussions with Project personnel the units have been serviced regularly, including the replacement of the hydraulic oils, and it is somewhat unlikely that PCB containing hydraulic fluid remains in the units. Leaking was observed in a catch pan beneath the elevator in Stage 9; however, no visual indication of leakage was observed in the areas of the remaining elevator operating equipment. The leaking unit should be repaired and any fluid or fluid-soaked waste disposed in accordance with applicable federal, state, and local regulations.

7.5 Asbestos-Containing Materials (ACM)

Suspect friable ACM in the form of ceiling tile were identified. These materials were observed to be in good condition.

Suspect non-friable ACM in the form of roofing materials, vinyl floor tile, wallboard/joint compound, sheet vinyl flooring, plaster, wall texture, and various mastics were identified. These materials were observed to be in good condition.

No suspect friable or damaged non-friable materials were observed at the Project during the assessment; therefore, no samples were collected.

7.6 Radon Gas

Radon gas was not addressed due to the non-residential use of the Project.

7.7 Lead-Based Paint (LBP)

LBP was not addressed due to the non-residential use of the Project.

7.8 Lead in Drinking Water

Based on review of local water utility's most recent water quality report the water supplied to the Project is within federal, state, and local drinking water quality standards.

7.9 Facility Storage Tanks and Pipelines (above or below ground)

The Project contains the underground storage tank (UST) and aboveground storage tanks (ASTs) listed in the table below.

Mr. Caven was unaware of any releases from the ASTs or current UST. The ASTs include two integral tanks and one free-standing day tank associated with the emergency generator installations. The ASTs appeared to be in good condition, with no evidence of releases such as staining. Secondary containment was observed around the ASTs in the form of integral double-walled construction.

The diesel fuel in the current UST and ASTs is piped to the Project's two backup generators. It should be noted that one of the Project's emergency generators is trailer-mounted; however, the unit is hard-piped an associated day tank and the UST and so is fixed in-place.

The current UST is a 5,000-gallon diesel tank and is registered (facility identification number FA009661) with the Los Angeles Fire Department (Refer to Section 9). The current 5,000-gallon UST is used to store diesel fuel for the emergency generator installations.

The former 380 gallon diesel fuel UST was used to store diesel fuel. The installation date and use of the former UST are undetermined The 380 gallon diesel UST was removed in April 2008 and the Los Angeles Fire Department subsequently granted the Project a "No Further Action" status in respect to the former UST in August 2010. Please refer to the *Previous Investigations* discussion in Section 6.7 for a more detailed discussion of the former diesel UST at the Project.

Leak detection, spill and overflow protection, and corrosion protection measures are in place and are described below:

- Leak Detection (Monthly Monitoring) - The leak detection method for the UST includes monthly monitoring. Specifically, interstitial monitoring, an automatic tank gauging system and statistical inventory reconciliation are used as a required method for leak detection. The purpose of interstitial monitoring is to provide a detection of possible leaks within double-walled USTs or USTs fitted with internal liners. The automatic tank gauging system uses an automated process to monitor product level and inventory control. Computer software is used to conduct statistical analysis of inventory, delivery, and dispensing data to reconcile inventories.

- Leak Detection (Inventory Control) - Leak detection for the UST includes inventory control and tank tightness testing. Inventory control methods use volumetric measurements in the tank reconciled against measurement records of product delivery and dispensing. Inventory control records have reportedly been within reconciliation tolerances. Furthermore, tank tightness testing is performed on an annual basis. Copies of the most recent tightness tests are appended.

- Suction Piping - The suction piping associated with the UST uses line tightness testing annually A copy of the most recent line tightness testing documentation was available on site and is appended.

- Spill and Overflow Protection - Spill and overflow protection is provided for the UST. The fill port of the UST has a catchment basin that allows containment of product that is potentially spilled from the delivery hose. In addition, the UST is equipped with automatic shutoff devices to help prevent tank overflows during delivery operations.

The remaining manways and surface caps observed at the Project were for site services (i.e., domestic water, storm water, and sanitary sewer system).

Review of currently installed mechanical equipment, and historical information concerning mechanical equipment, identified the use of alternate fuel sources (i.e., electric, natural gas), thereby eliminating the need for additional on-site fuel storage at the Project.

Interviews with persons knowledgeable of the Project did not identify any evidence of additional current or historic storage tanks (above or below ground) at the Project.

Visual observations did not identify any surface markings indicating the existence of subsurface product pipelines at the Project.

Storage Tank Table	
Tank Number	1
Type	UST
Location	Northwest corner of Project
Construction Material	Steel
Year Installed	Undetermined
Tank Size/Capacity	380-gallons
Contents	Diesel
Use of Contents	Undetermined
Tank Status	Removed
Registered	Yes
LUST List	Yes

Tank Number	2
Type	UST
Location	Central portion of Project, east of Buildings 15 and 20
Construction Material	Fiberglass
Year Installed	1984
Tank Size/Capacity	5,000-gallons
Contents	Diesel
Use of Contents	Emergency generators
Tank Status	Active
Registered	Yes
LUST List	No

Tank Number	3
Type	AST
Location	Central portion of Project, east of Buildings 15 and 20
Construction Material	Steel
Year Installed	Undetermined
Tank Size/Capacity	Approximately 100 gallons
Contents	Diesel
Use of Contents	Emergency generator
Tank Status	Active
Registered	No
LUST List	N/A

Tank Number	4
Type	AST
Location	Central portion of Project, east of Buildings 15 and 20
Construction Material	Steel
Year Installed	Undetermined
Tank Size/Capacity	Approximately 100 gallons
Contents	Diesel
Use of Contents	Emergency generator
Tank Status	Active
Registered	No
LUST List	N/A

Tank Number	5
Type	AST
Location	Central portion of Project, east of Buildings 15 and 20
Construction Material	Steel
Year Installed	Undetermined
Tank Size/Capacity	Approximately 100 gallons
Contents	Diesel
Use of Contents	Emergency generator
Tank Status	Active
Registered	No
LUST List	N/A

7.10 Surface Areas

Observations during EMG's assessment identified that the Project lands are graded to provide slope and swale to direct storm water away from the on-site building.

Visual observation of the Project and adjacent properties did not identify any evidence of distressed vegetation, staining, or surface migration of petroleum releases or hazardous materials onto or off the Project.

Visual observations did not identify any evidence of on-site surface impoundment facilities, pits, dry wells, or dumping of apparent hazardous substances at the Project.

Visual observations did not identify any surface water features, including lagoons, ponds, or other bodies of water at the Project.

Minor oil discharges were observed on the parking areas; however, the discharges are incidental in nature and corrective action is neither practical nor warranted.

Storm water from the roof areas is directed to the ground surface via downspouts and internal drains. Storm water from drive and parking surfaces is directed to surface drains and off-site drains via sheet flow. Storm water from vegetated surface areas generally infiltrates into the subsurface.

7.11 Mold

EMG performed a limited visual assessment for the presence of mold, conditions conducive to mold, and evidence of moisture in readily accessible interior areas of the Project. EMG did not note obvious visual indications of the presence of mold, conditions conducive to mold, or evidence of moisture in readily accessible interior areas of the Project.

This assessment does not constitute a comprehensive mold survey of the Project. The reported observations and conclusions are based solely on interviews with Project personnel and conditions as observed in readily accessible interior areas of the Project on the assessment date.

8 Interviews

8.1 Key Site Manager

A Pre-Survey Questionnaire was completed as a part of this assessment, which is included in the Appendices. The Questionnaire was completed by the Key Site Manager, Mr. Robert Caven. Information obtained from the Questionnaire has been used in the preparation of this report.

The Key Site Manager indicated he is not aware of any pending, threatened, or past litigation or administrative proceedings relevant to hazardous substances or petroleum products, or notices from any governmental entity regarding possible violation of environmental laws, or possible liability related to hazardous substances or petroleum products.

8.2 Owner

EMG submitted an Owner Questionnaire to the user in an effort to identify the owner of the Project that could be interviewed to provide information regarding proceedings involving the Project. A completed Owner Questionnaire was not returned to EMG.

The lack of or inability to obtain this information represents a data gap. However, based on the findings of this report, the absence of this information is not considered a *significant* data gap.

8.3 User

EMG submitted a User Questionnaire in an effort to obtain information regarding proceedings involving the Project. Refer to Section 4, for discussion of the User Questionnaire.

8.4 Occupants

Other than the Key Site Manager, no occupants of the Project were available to interview.

8.5 Past Owners, Operators, and Occupants

No past owners, operators, or occupants of the Project who would likely have material information regarding the potential for contamination at the Project were identified.

8.6 Owners or Occupants of Adjacent or Nearby Properties

The Project was not an abandoned property with evidence of unauthorized uses or uncontrolled access; therefore, interviews were not conducted with adjacent or nearby property owners or occupants.

8.7 Interviews with Others

The following individuals were interviewed as part of this assessment:

Name and Title	Organization	Phone Number
Mr. Jim Caven	Sunset Bronson Studios	323.315.9468
Pat Loughlin, Journeyman Electrician	IBEW Local 40	not provided

9 Regulatory Database Review

EMG obtained a regulatory database report from Environmental Data Resources, Inc. (EDR) in an effort to determine if the Project is a listed regulatory site and whether there are any mappable regulatory database sites. The regulatory database search was run in accordance with the Scope of Work for this assessment. In addition, EMG reviewed the unmappable sites in the database report, cross-referencing addresses and site names. Unmappable sites are environmental risk sites that cannot be plotted with confidence, but can be located by zip code or city name. In general, a site cannot be geocoded because of inaccurate or missing location information in the record provided by the agency. A copy of the regulatory database report is included in the Appendices, Section 10.

Based on review of the regulatory database report, and by cross-referencing name, address, and zip code, EMG concludes that the Project is a listed site. Details regarding listings for the Project are discussed after the table below.

The search for sites listed on regulatory databases in the area surrounding the Project identified various sites within the specified search radii. Adjacent and nearby off-site listed properties of significant environmental concern are discussed after the table below. Based on various factors such as distance, topographic relations, estimated groundwater flow direction, and/or regulatory status, the remaining off-site listed properties are not anticipated to have adversely impacted the environmental integrity of the Project.

The following are some of the databases which were reviewed for this assessment. See the appended regulatory database report for a complete listing of databases reviewed for this assessment:

- NPL - The National Priority List (NPL) is a subset of CERCLIS and identifies over 1,200 sites for priority cleanup under the Superfund Program.

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

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

- Delisted NPL - In accordance with 40 CFR 300.425.(e), sites may be deleted from the NPL where no further response is appropriate.

- CERCLIS - The Comprehensive Environmental Response, Compensation, and Liability Information System (CERCLIS) contains sites that are either proposed to or on the National Priorities List (NPL) and sites that are in the screening and assessment phase for possible inclusion on the NPL.

- CERCLIS-NFRAP - CERCLIS No Further Remedial Action Planned (NFRAP) sites are sites that the EPA has determined no further steps will be taken to list on the National Priorities List (NPL). This decision does not necessarily mean that there is no hazard associated with a given site; it only means that, based upon available information, the location is not judged to be a potential NPL site.

- CORRACTS - Corrective Action Report (CORRACTS) identifies hazardous waste handlers with RCRA corrective action activity.

- RCRA-TSDF - Resource Conservation and Recovery Act (RCRA) - Transporters, Storage and Disposal (TSDF) database includes information on sites that generate, transport, store, treat and/or dispose of hazardous waste as defined by the RCRA.

- RCRA-LQG - The RCRA - Large Quantity Generators (LQG) database includes information on sites that generate, transport, store, treat and/or dispose of hazardous waste as defined by RCRA. Large quantity generators generate over 1,000 kilograms (kg) of hazardous waste, or over 1 kg of acutely hazardous waste per month.

- RCRA-SQG - The RCRA - Small Quantity Generators (SQG) database includes information on sites that generate, transport, store, treat and/or dispose of hazardous waste as defined by RCRA. Small quantity generators generate between 100 kg and 1,000 kg of hazardous waste per month.

- RCRA-CESQG - The RCRA - Conditionally Exempt Small Quantity Generators (CESQG) database includes information on sites that generate, transport, store, treat and/or dispose of hazardous waste as defined by RCRA. Conditionally exempt small quantity generators generate less than 100 kg of hazardous waste, or less than 1 kg of acutely hazardous waste per month.

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

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

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

- FINDS - The Facility Index System (FINDS) contains both facility information and 'pointers' to other sources that contain more detail.

- SWF - The Solid Waste Facilities (SWF) database contains an inventory of solid waste disposal facilities or landfills. These may be active or inactive facilities or open dumps.

- LUST - Leaking underground storage tank (LUST) records contain an inventory of reported leaking underground storage tank incidents. Not all states maintain these records, and the information stored varies by state.

- INDIAN LUST - Leaking Underground Storage Tanks (LUST) on Indian Land.

- UST - Registered Underground Storage Tank (UST) facilities.

- AST - Registered Aboveground Storage Tank (AST) facilities.

- INDIAN UST - Registered Underground Storage Tank (UST) facilities on Indian Land.

- INDIAN VCP - A listing of voluntary cleanup priority (VCP) sites located on Indian Land.

- US BROWNFIELDS - This database contains information on brownfield sites.

- SHWS - The State of California does not maintain a SHWS database, therefore the search distance for the CERCLIS database was extended to cover the appropriate distance that the SHWS database would have been searched.

Database List	Target Property	Search Distance (Miles)	< 1/8	1/8 - 1/4	1/4 - 1/2	1/2 - 1	> 1	Total Plotted
NPL		1	0	0	0	0	NR	0
DELISTED NPL		1	0	0	0	0	NR	0
CERCLIS		0.5	0	0	0	NR	NR	0
CERCLIS-NFRAP		0.5	0	0	0	NR	NR	0
CORRACTS		1	0	0	0	0	NR	0
RCRA-TSDF		0.5	0	0	0	NR	NR	0
RCRA-LQG		0.125	0	NR	NR	NR	NR	0
RCRA-SQG		0.125	5	NR	NR	NR	NR	5

US ENG CONTROLS		0.5	0	0	0	NR	NR	0
US INST CONTROL		0.5	0	0	0	NR	NR	0
ERNS		TP	NR	NR	NR	NR	NR	0
US BROWNFIELDS		0.5	0	0	0	NR	NR	0
LUST		0.5	3	0	12	NR	NR	15
UST	X	0.125	2	NR	NR	NR	NR	2
HIST UST	X	0.25	3	1	NR	NR	NR	4
AST		TP	NR	NR	NR	NR	NR	0
VCP		0.5	0	0	0	NR	NR	0
SCH		0.25	1	0	NR	NR	NR	1
SWEEPS UST	X	0.25	3	3	NR	NR	NR	6
ENVIROSTOR		1	1	0	1	7	NR	9
SWRCY		0.5	0	0	2	NR	NR	2
CA FID UST	X	TP	NR	NR	NR	NR	NR	0
HIST CORTESE		0.5	1	0	8	NR	NR	9
HAZNET	X	TP	NR	NR	NR	NR	NR	0
SLIC		0.5	0	0	2	NR	NR	2
INDIAN LUST		0.5	0	0	0	NR	NR	0
INDIAN UST		0.25	0	0	NR	NR	NR	0
INDIAN VCP		0.5	0	0	0	NR	NR	0
INDIAN ODI		0.5	0	0	0	NR	NR	0
INDIAN RESERV		1	0	0	0	0	NR	0
EDR Historical Auto Stations	X	0.25	14	4	NR	NR	NR	18
EDR Historical Cleaners		0.25	8	10	NR	NR	NR	18

9.1 Regulatory Database Site Discussion

Smith Allen
5800 South Sunset Boulevard
Distance: Not Applicable (the Project)
Direction: Not Applicable (the Project)
Databases Listed On: Historical Auto Stations

Information in the regulatory agency database report indicates that listings for potential automobile service stations were identified at this address in 1924 and 1929. Although other historical resources researched during preparation of this assessment indicate that auto repair/fueling facilities were historically located on the Project out-parcels, no information to confirm repair/fueling facilities on the main Project parcel were identified. Identification on the EDR Historical Auto Stations database does not necessarily indicate that an automotive repair/fueling facility was actually located on-site. Furthermore, identification on this database does not necessarily indicate that a release is suspected or has been identified and reported. Based upon the redevelopment of the Project, the length of time passed, and the absence of any reported releases, no further action or assessment is recommended regarding this listing.

KTLA Studios, Inc
5800 West Sunset Boulevard
Distance: Not Applicable (the Project)
Direction: Not Applicable (the Project)
Databases Listed On: CA FID UST, SWEEPS UST, HIST UST, UST

The UST database is a listing of facilities that are required to register their USTs for tracking purposes and are not necessarily sites with reported contamination incidents. Furthermore, the Project is not identified on any database that reports spills or releases, such as the LUST database. The HIST UST database indicates that a single diesel fuel UST is registered for the Project address. The UST was installed in 1984. The UST database (which is more current) does not provide any details regarding the former or current Project USTs. The Client provided EMG with documentation regarding the former and current UST installations (Refer to Section 6.7 and 7.9 for further discussion).

Tribune Cal Prop., Inc.
5800 West Sunset Boulevard, Bldg. 11
Distance: Not Applicable (the Project)
Direction: Not Applicable (the Project)
Databases Listed On: HAZNET

KTLA
5800 West Sunset Boulevard
Distance: Not Applicable (the Project)
Direction: Not Applicable (the Project)
Databases Listed On: HAZNET

Tribune Studios
5800 West Sunset Boulevard, State 3
Distance: Not Applicable (the Project)
Direction: Not Applicable (the Project)
Databases Listed On: HAZNET

Channel 5 KTLA
5800 West Sunset Boulevard
Distance: Not Applicable (the Project)
Direction: Not Applicable (the Project)
Databases Listed On: HAZNET

The HAZNET database is a listing of facilities that have submitted copies of hazardous waste manifests to the California Department of Toxic Substances Control and are not necessarily sites with reported contamination incidents. According to the HAZNET database, Tribune Cal Prop., Inc reported the generation and off-site disposal of approximately 3.37 tons of asbestos-containing wastes, which was generated during building renovations. In addition, KTLA has reported the generation and off-site disposal of 10.12 tons of asbestos-containing waste (also from building renovations); 0.29 tons of "tank bottom waste" (presumably pumped from the former UST prior to removal); and other wastes including organic wastes, halogenated organic compounds, and metal sludges. Tribune Studios has reported the generation of paint sludge wastes (removed by a recycler) and latex wastes. Channel 5 KTLA has reported the generation and off-site disposal of "Other inorganic solid waste". Refer to Section 7.2 for a discussion of current hazardous wastes at the Project.

Studio Management Services, Inc.
5842 Sunset Boulevard
Distance: Not Applicable (the Project)
Direction: Not Applicable (the Project)
Databases Listed On: RCRA-SQG

This site falls within the historical address range of the Project (the 5800 block of Sunset Boulevard, south side of the street). The RCRA-Generator database is a listing of facilities that are required to register for tracking purposes due to the amount of hazardous waste generated and are not necessarily sites with reported contamination incidents. According to the RCRA-Generator database, the facility is a small quantity generator of hazardous wastes with no violations reported. This site was not listed on any database which reports spills, incidents or releases. Based on current regulatory status and the absence of reported releases, no further action or assessment is recommended regarding this facility.

Raymer RR
5901 South Sunset Boulevard
Distance: Not Applicable (the Project)
Direction: Not Applicable (the Project)
Databases Listed On: EDR Historical Auto Stations

The EDR Historical Auto Stations database indicates that a potential gasoline/service station facility was listed at the address of the northwestern Project out-parcel in 1929. The presence of a historical automotive repair/fueling facility at

this location was confirmed through review of other historical resources reviewed during preparation of this assessment. Specifically, a prior report for the northwestern Project out-parcel identified the presence of a historical service station at this location. Refer to Section 6.7 for addition discussion of this issue.

Rado Anna Mrs
1475 North Bronson Avenue
Distance: Adjusted - Adjacent
Direction: Adjusted - West
Databases Listed On: EDR Historical Cleaners

The EDR Historical Cleaners database indicates that a potential clothes pressers/cleaners facility was listed at this address in 1933. The EDR Historical Cleaners database includes facilities such as laundromats,etc. and identification on this database does not necessarily indicate that dry cleaning was performed on-site. Furthermore, this site was not listed on any database which reports spills, incidents or releases. Based on review of available information and the absence of reported releases, this site is not anticipated to have adversely impacted the environmental integrity of the Project and no further action or assessment is recommended.

Zaroncchi Leno
5815 South Sunset Boulevard
Distance: Adjusted - Adjacent
Direction: Adjusted - North
Databases Listed On: EDR Historical Auto Stations

Zaroncchi Leno
5801 South Sunset Boulevard
Distance: Adjusted - Adjacent
Direction: Adjusted - North
Databases Listed On: EDR Historical Auto Stations

The EDR Historical Auto Stations database indicates that potential auto repair facility/service stations were listed at these locations between 1924 and 1942. However, these sites were not listed on any database which reports spills, incidents or releases. Based on review of available information and the absence of reported releases, these sites are not anticipated to have adversely impacted the environmental integrity of the Project and no further action or assessment is recommended.

Midas Muffler
5801 West Sunset Boulevard
Distance: Adjusted - Adjacent
Direction: Adjusted - North
Databases Listed On: RCRA-SQG

Los Angeles USD Le Conte Junior High School
1316 North Bronson Avenue
Distance: Adjusted - Adjacent
Direction: Adjusted - South
Databases Listed On: RCRA-SQG

The RCRA-Generator database is a listing of facilities that are required to register for tracking purposes due to the amount of hazardous waste generated and are not necessarily sites with reported contamination incidents. According to the RCRA-Generator database, these facilities are small quantity generators of hazardous wastes with no violations reported. These sites were not listed on any database which reports spills, incidents or releases. Based on current regulatory status and the absence of reported releases, no further action or assessment is recommended regarding these facilities.

Central Los Angeles HS #1 AKA Metromedia
Sunset/Van Ness Avenue
Distance: Adjusted - Adjacent
Direction: Adjusted - East

Databases Listed On: SCH, EnviroStor

The SCH and EnviroStor database indicates that this facility is classified as a school cleanup site and fall's under the California Department of Toxic Substances Control's (DTSC's) Site Mitigation and Brownfield Reuse Program. Arsenic contamination was identified at this site and approximately 136 cubic yards of contaminated soils were removed for proper off-site disposal. DTSC subsequently determined that all appropriate response actions had been completed and that no further removal/remedial action was necessary regarding the arsenic contamination issue and granted this facility a "Certified" status. Based on the reported regulatory status, this site is not anticipated to adversely impact the Project.

Foster Jack, Mobil Oil Corp, Mobil Service Stations, Mobil Service Station #18-HYO
5857 West Sunset Boulevard
Distance: Adjusted - Adjacent
Direction: Adjusted - North
Databases Listed On: SWEEPS UST, Historical Auto Stations, UST, Hist UST, LUST

Information in the SWEEPS, UST, Historical UST and Historical Auto Stations databases indicates that this site was formerly the location of a service station. Information in the LUST database indicates that gasoline groundwater contamination has been identified beneath this site and that pollution characterization and remedial efforts are ongoing with no case closure date reported. Based on estimated direction of groundwater flow, this site is not anticipated to have adversely impacted the environmental integrity of the Project.

10 Adjacent Properties

The general vicinity of the Project consists of commercial land uses. The following adjacent properties were identified:

- The main Project parcel (5800 West Sunset Boulevard) is bordered to the north by West Sunset Boulevard. Farther north are a Mobil Station, a shopping center, offices, new construction and Midas Muffler.
- The main Project parcel (5800 West Sunset Boulevard) is bordered to the south by Fernwood Avenue. Farther south is a junior high school.
- The main Project parcel (5800 West Sunset Boulevard) is bordered to the east by South Van Ness Avenue. Farther east is a high school.
- The main Project parcel (5800 West Sunset Boulevard) is bordered to the west by South Bronson Avenue. Farther south are a shopping center and residences.

The northwestern Project out-parcel (5901 West Sunset Boulevard) is bordered to the north by residences; to the east by South Bronson Avenue followed by multi-family residences and a Mobile Station; to the south by West Sunset Boulevard followed by a shopping center; and to the west by commercial buildings.

The western Project out-parcel (1459 South Bronson Avenue) is bordered to the north by a shopping center; to the east by South Bronson Avenue followed by the main Project parcel; to the south by residences; and to the west by commercial and residential development.

The adjacent property uses to the north, south east and west were identified in the regulatory agency database report. More information regarding these sites is included in the Regulatory Review discussion (Section 9). Based on observations and available regulatory information, the adjacent property uses are not anticipated to adversely impact the environmental integrity of the Project.

Appendix A:

Photographic Documentation

1 : Van Ness Entrance

2 : North side of Property

3 : East side of Property

4 : South side of Project

5 : West side of Project

6 : West side of Project

7 : Building 10

8 : Historic plaque on building 10

9 : Property overview

10 : Stages 1, 2, 3, 4 & 5

11 : Stage 9

12 : Building 21

13 : Building 16

14 : Building 21

15 : Building 11

16 : Stages 7 & 8

17 : Stage 6

18 : Entrance on Van Ness Boulevard

19 : KTLA tower on the northeast portion of the Project

20 : South side of Lot A

21 : East side of Lot A

22 : Overview of Lot A

23 : Typical parking lot

24 : Overview of Lot D

25 : Typical set

26 : Scenic Shop

27 : Paint storage in maintenance area under building

28 : Paint shop in Scenic shop

29 : Paint waste storage in maintenance area under building

30 : Flammable storage in maintenance area under building

31 : Typical sound stage

32 : Typical elevator equipment

33 : Typical transformer

34 : Generator

35 : Generator

36 : Generator day tank

37 : UST location

38 : Northwest corner of Project - Location of prior UST

39 : Northwest corner of Project - Location of prior UST

40 : Typical dumpsters

41 : Typical electric water heater

42 : Typical natural gas water heater

43 : Adjacent property to the north - Mobil Gas beyond Sunset Boulevard

44 : Adjacent property to the north - Retail and commercial beyond Sunset Boulevard

45 : Adjacent property to the north - Midas beyond Sunset Boulevard

46 : Adjacent property to the east - High school beyond Van Ness Boulevard

47 : Adjacent property to the south - Jr High school beyond Fernwood Avenue

48 : Adjacent property to the west - Commercial and residential beyond Bronson Avenue

49 : Adjacent property to the east of Lot A - Mobil Gas Beyond Bronson Avenue

50 : Adjacent property to north of parking lot A - Residential

51 : Adjacent property to north of parking lot A - Vacant restaurant

52 : Adjacent property to the west of Lot D - Residential

53 : Adjacent property to the south of Lot D - Residential

54 : Adjacent property to the west of main property and north of Lot D - Residential

55 : Adjacent property to the west of the main Property and north of Lot D - Residential

Appendix B:

Field Sketch

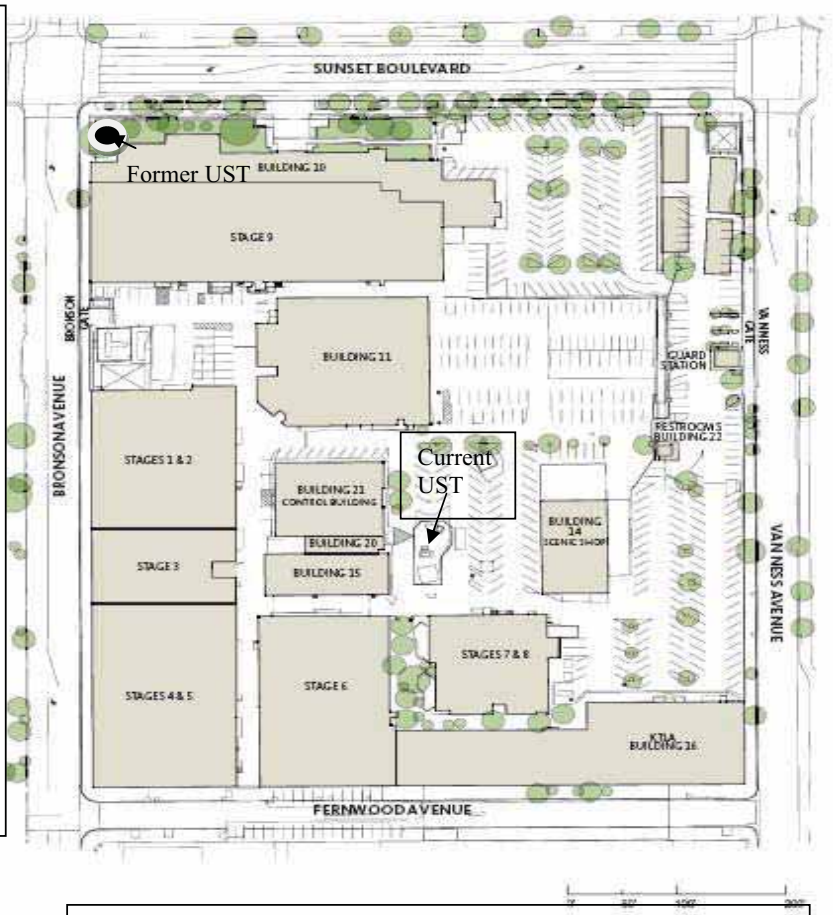
Field Sketch

Mobil Gas | retail & offices some under renovation | Midas Muffler

Shopping Center

Parking lot D

Residential



High School

JR High School

EMG

Key:

Former UST

Project Number:

92438.10R-003.135

Project Name:

Sunset Bronson Studios

On-Site Date:

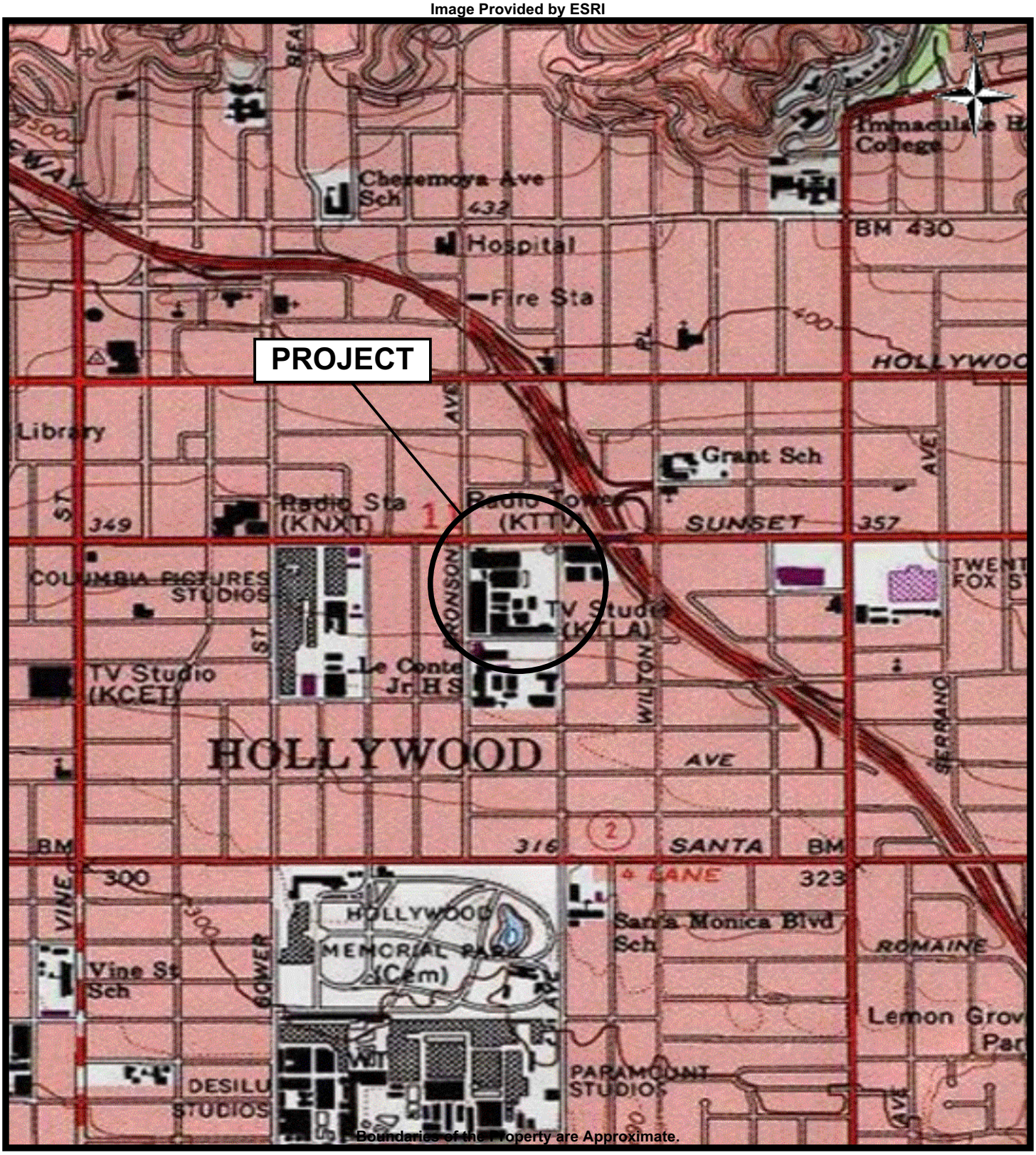
February 24 & 25, 2010

Not drawn to scale.
The north arrow indicator is an approximation of 0° North.

Appendix C:

Maps and Aerial Photographs

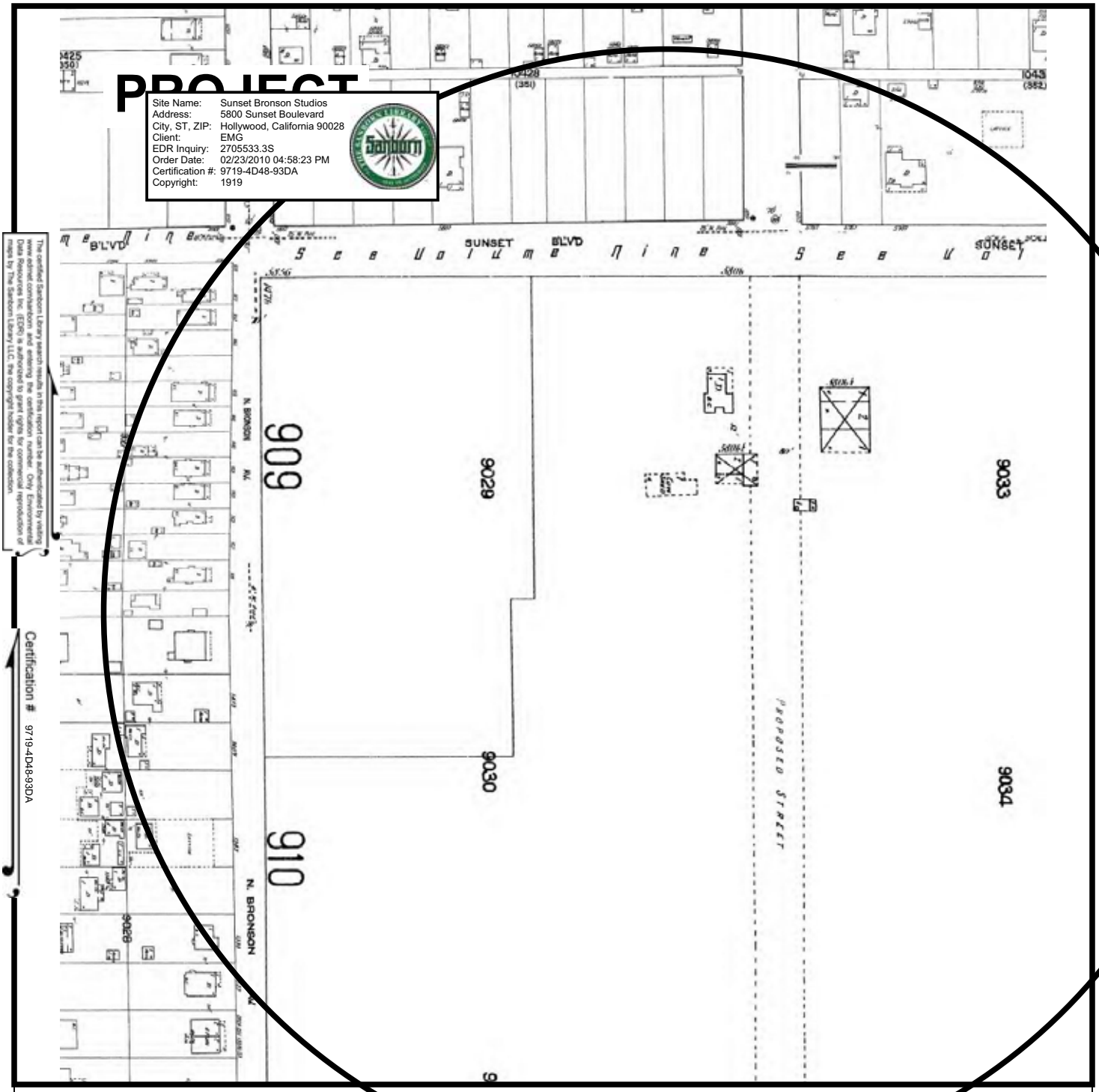
Image Provided by ESRI



EMG

SITE LOCATION MAP
Sunset Bronson Studios
5800 Sunset Boulevard
Hollywood, California 90028

DRAWN BY: Tina French
DATE: 03/01/2010
PROJECT NO: 92438.10R-003.135

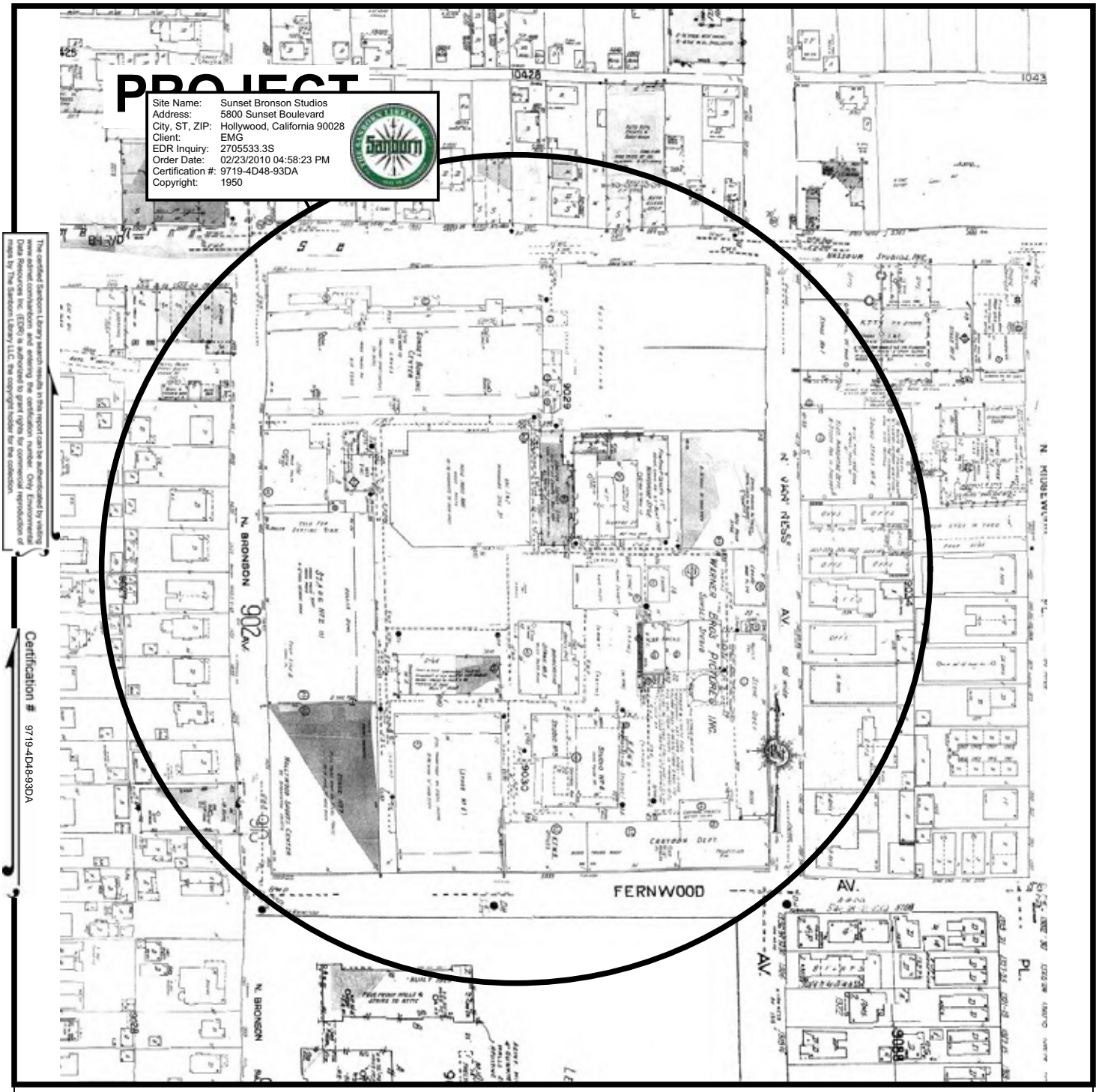


N

EMG

EDR Sanborn Map
Sunset Bronson Studios
5800 Sunset Boulevard, Hollywood, California

DRAWN BY:	**Tina French**
DATE:	**03/01/2010**
PROJ. #:	**92438.10R-003.135**



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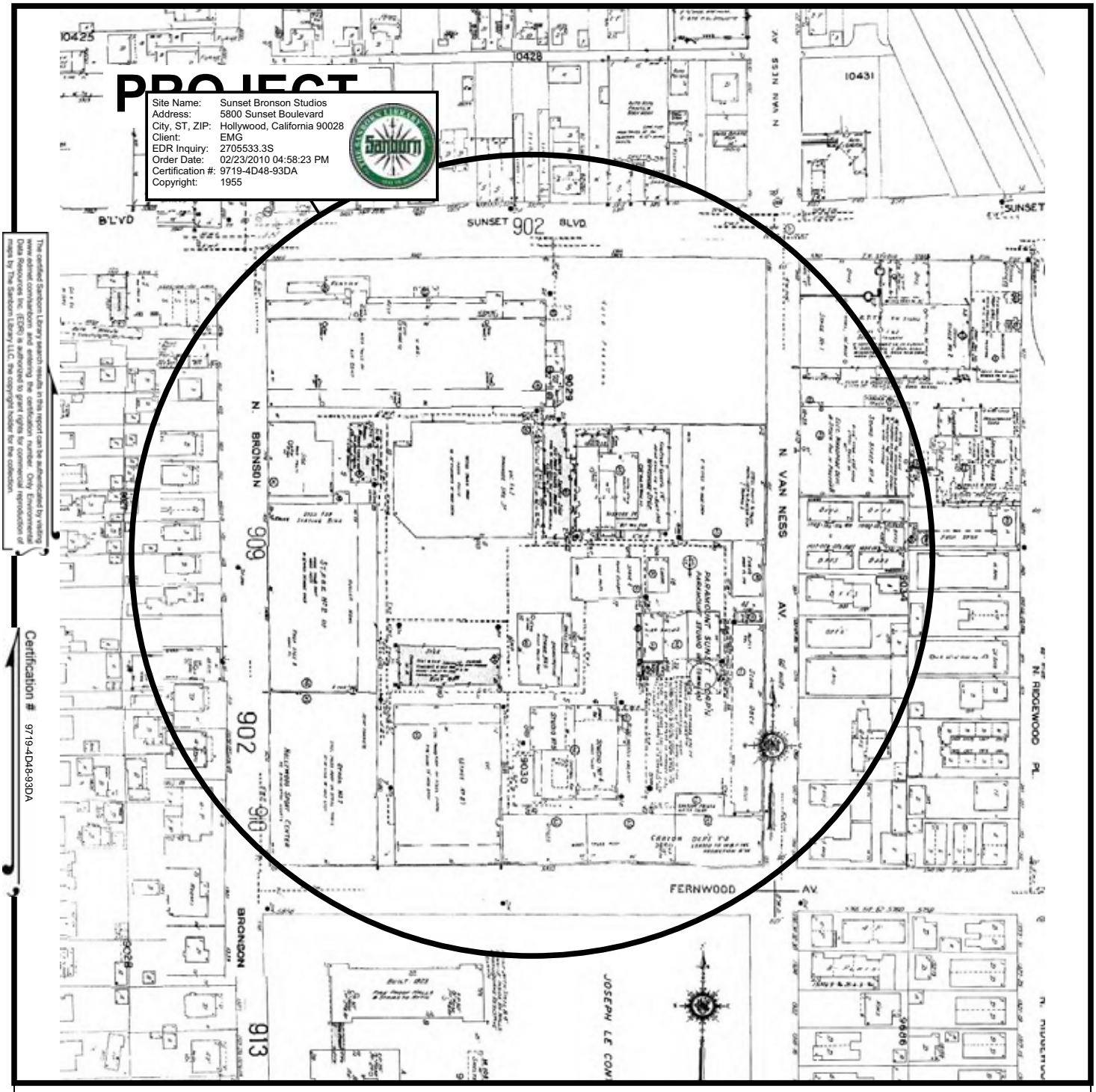
EMG

EDR Sanborn Map
Sunset Bronson Studios
5800 Sunset Boulevard, Hollywood, California

DRAWN BY:	**Tina French**
DATE:	**03/01/2010**
PROJ. #:	**92438.10R-003.135**



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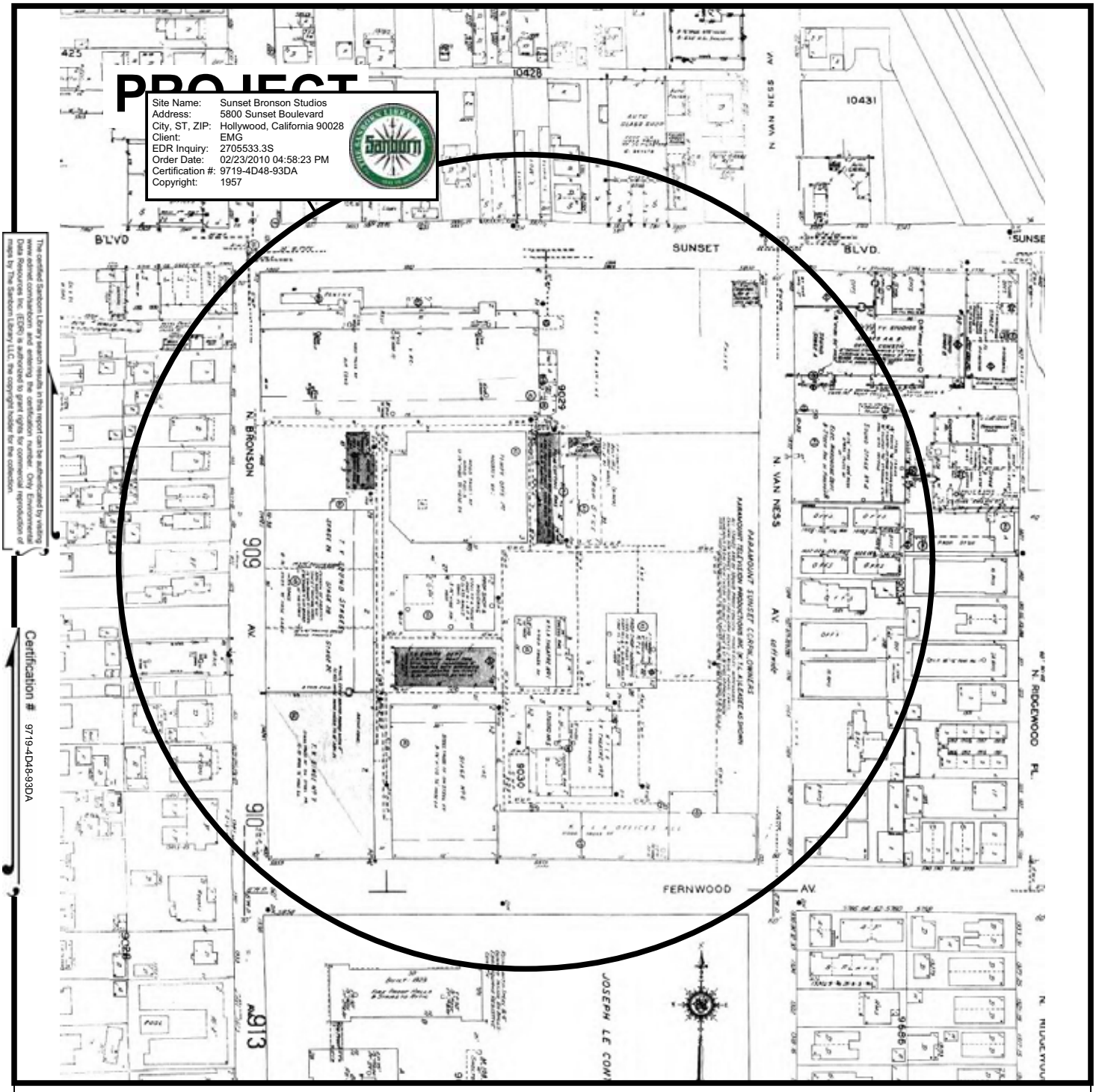
EMG

EDR Sanborn Map
Sunset Bronson Studios
5800 Sunset Boulevard, Hollywood, California

DRAWN BY:	**Tina French**
DATE:	**03/01/2010**
PROJ. #:	**92438.10R-003.135**



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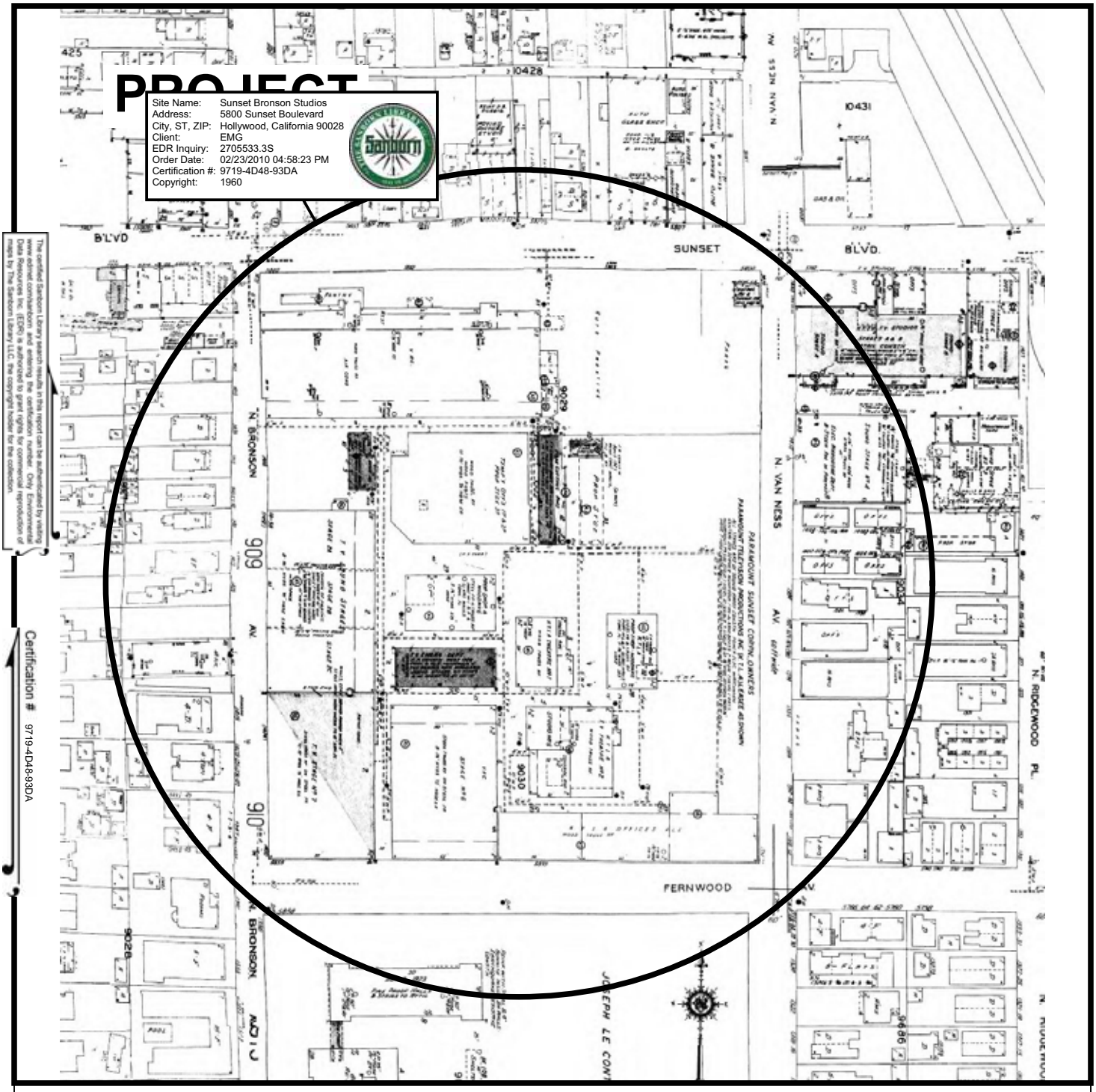
EMG

EDR Sanborn Map
Sunset Bronson Studios
5800 Sunset Boulevard, Hollywood, California

DRAWN BY:	**Tina French**
DATE:	**03/01/2010**
PROJ. #:	**92438.10R-003.135**



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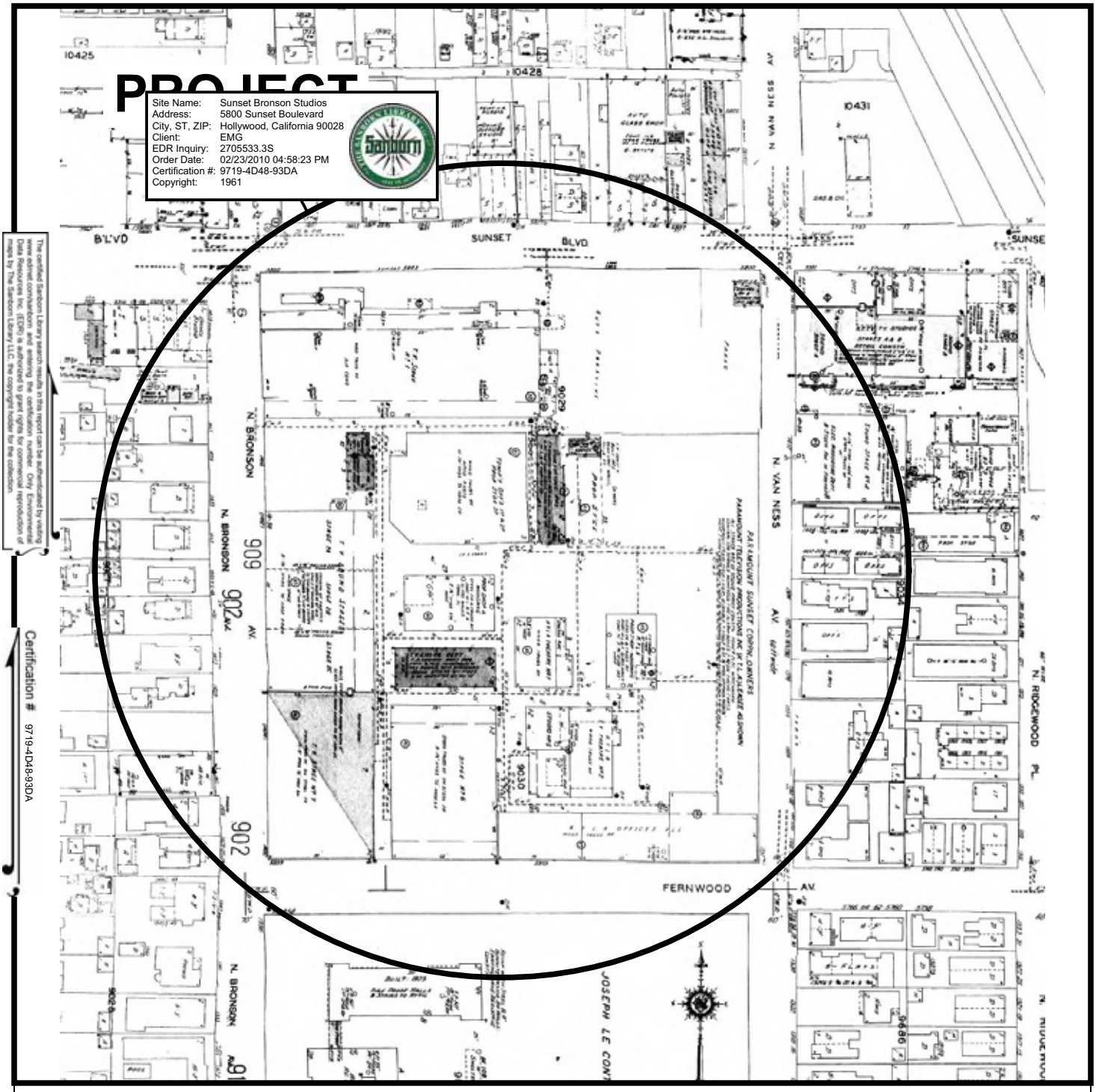
EDR Sanborn Map
Sunset Bronson Studios
5800 Sunset Boulevard, Hollywood, California

DRAWN BY:	**Tina French**
DATE:	**03/01/2010**
PROJ. #:	**92438.10R-003.135**



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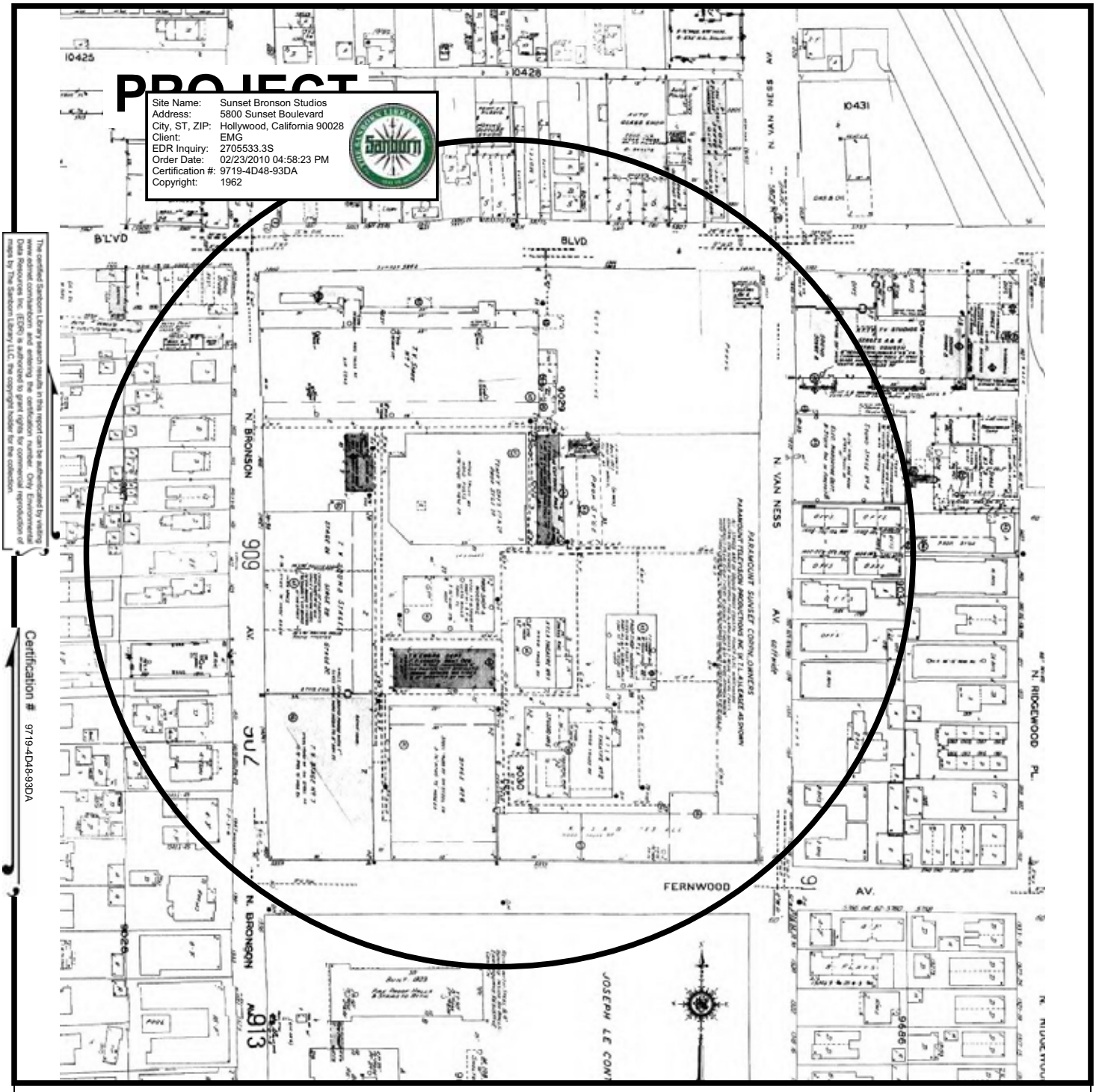
EDR Sanborn Map
Sunset Bronson Studios
5800 Sunset Boulevard, Hollywood, California

DRAWN BY:	**Tina French**
DATE:	**03/01/2010**
PROJ. #:	**92438.10R-003.135**



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EDR Sanborn Map
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5800 Sunset Boulevard, Hollywood, California

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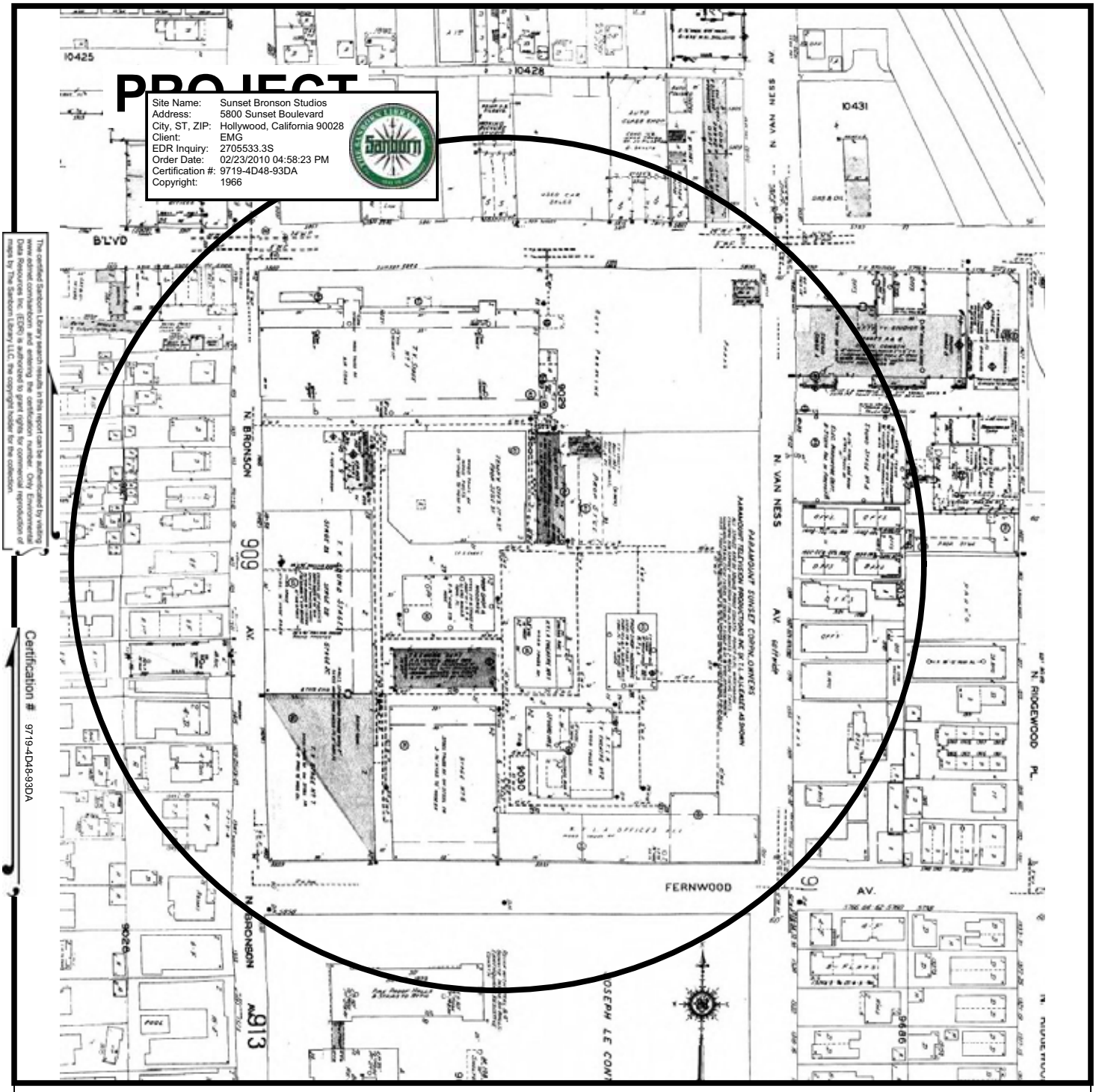
DATE:	**03/01/2010**
PROJ. #:	**92438.10R-003.135**



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Sunset Bronson Studios
5800 Sunset Boulevard, Hollywood, California

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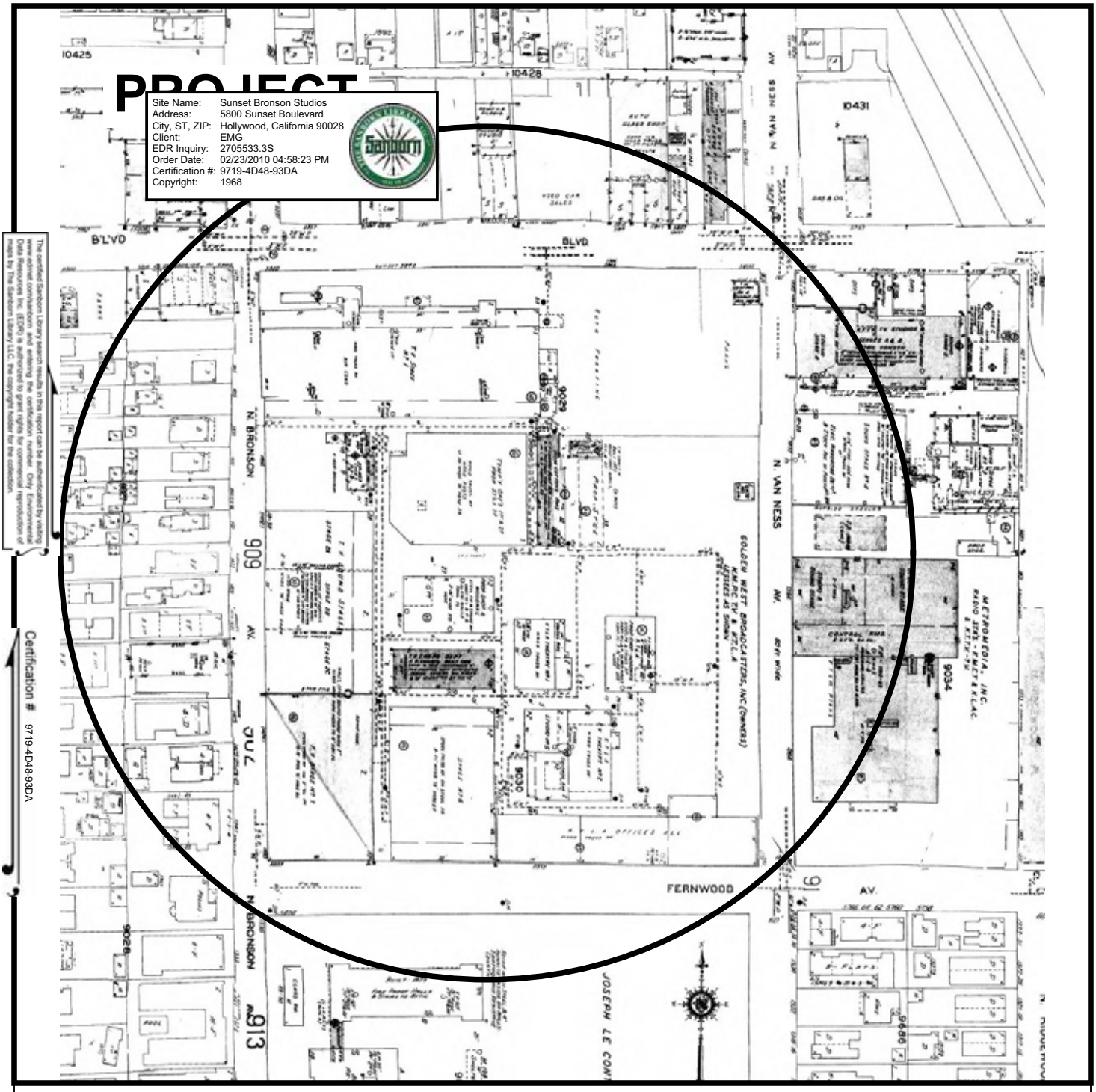
DATE:	**03/01/2010**
PROJ. #:	**92438.10R-003.135**



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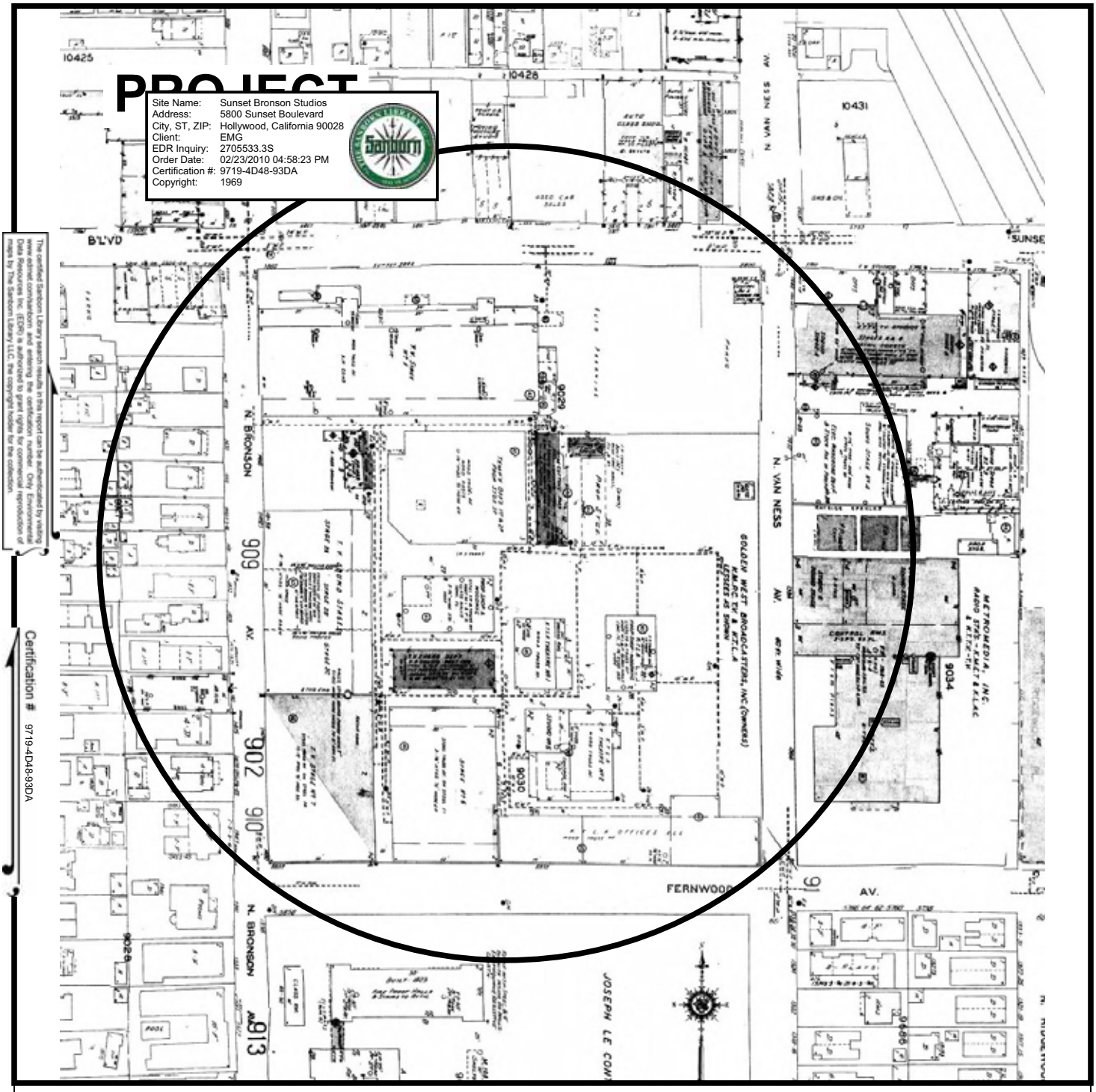
EDR Sanborn Map
Sunset Bronson Studios
5800 Sunset Boulevard, Hollywood, California

DRAWN BY:	**Tina French**
DATE:	**03/01/2010**
PROJ. #:	**92438.10R-003.135**



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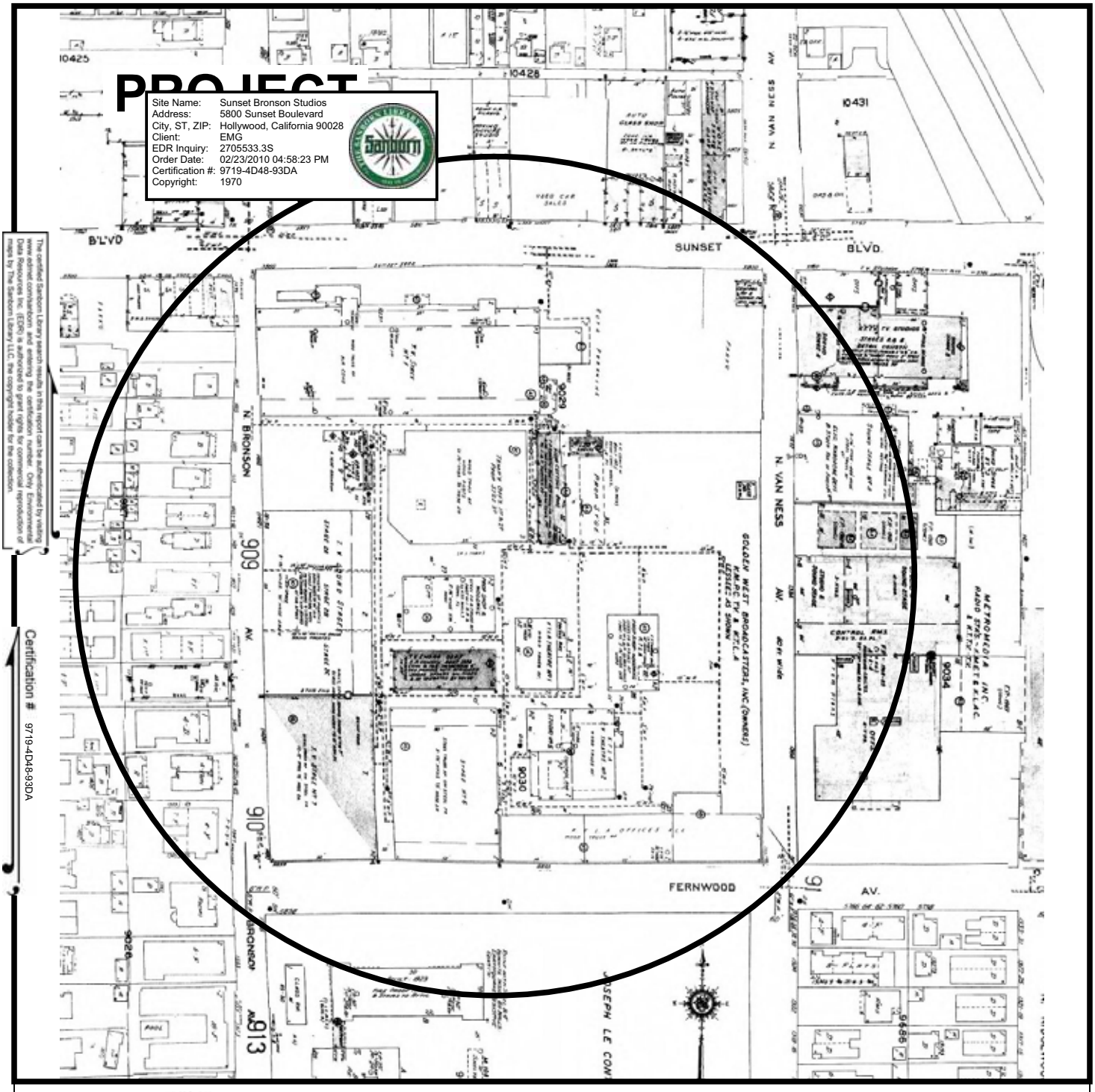
EDR Sanborn Map
Sunset Bronson Studios
5800 Sunset Boulevard, Hollywood, California

DRAWN BY:	**Tina French**
DATE:	**03/01/2010**
PROJ. #:	**92438.10R-003.135**



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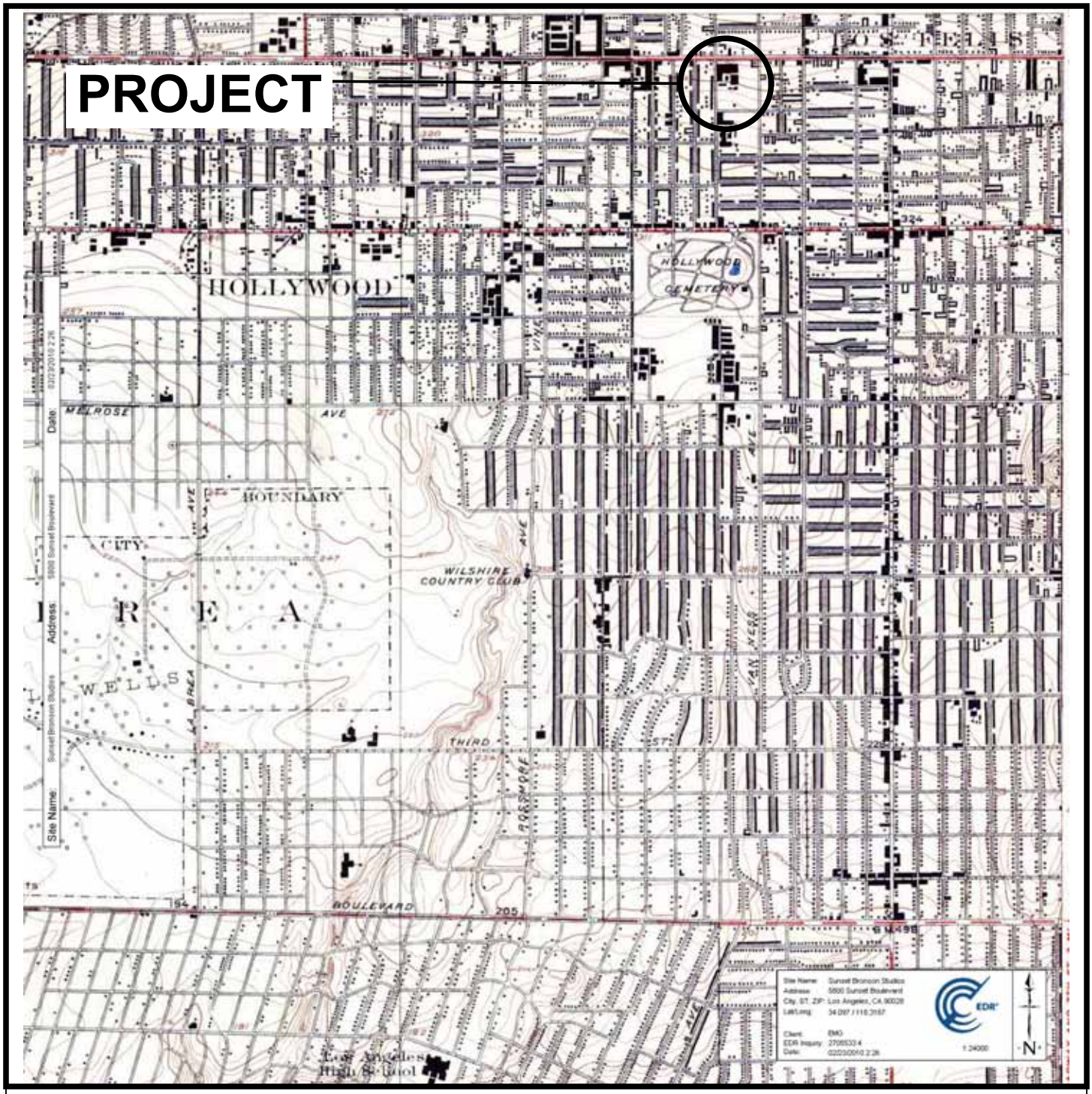
EDR Sanborn Map
Sunset Bronson Studios
5800 Sunset Boulevard, Hollywood, California

DRAWN BY:	**Tina French**
DATE:	**03/01/2010**
PROJ. #:	**92438.10R-003.135**



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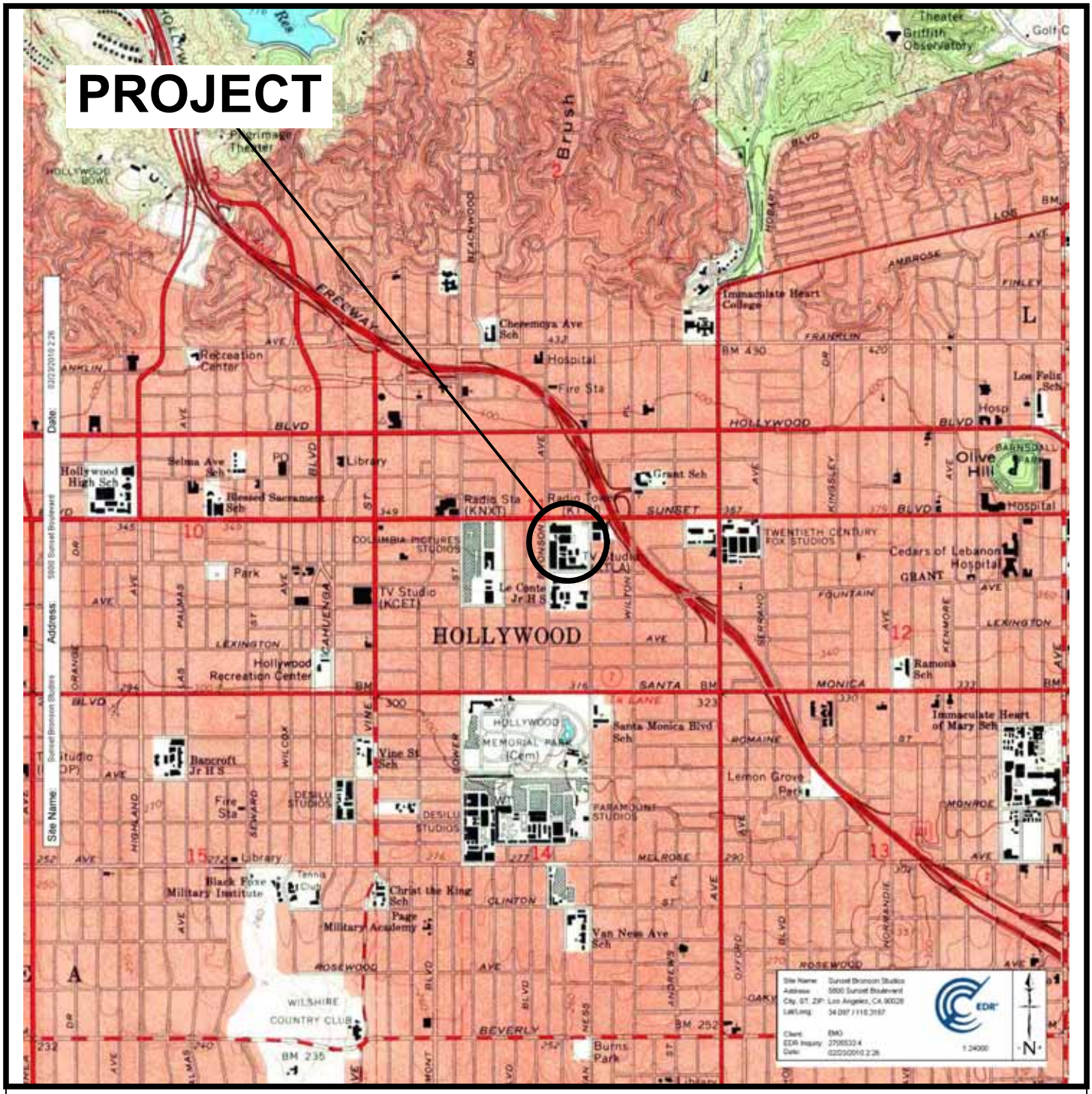
EMG

1926 Topographic Map
Sunset Bronson Studios
5800 Sunset Boulevard, Hollywood, California

DRAWN BY:	**Tina French**
DATE:	**03/01/2010**
PROJ. #:	**92438.10R-003.135**



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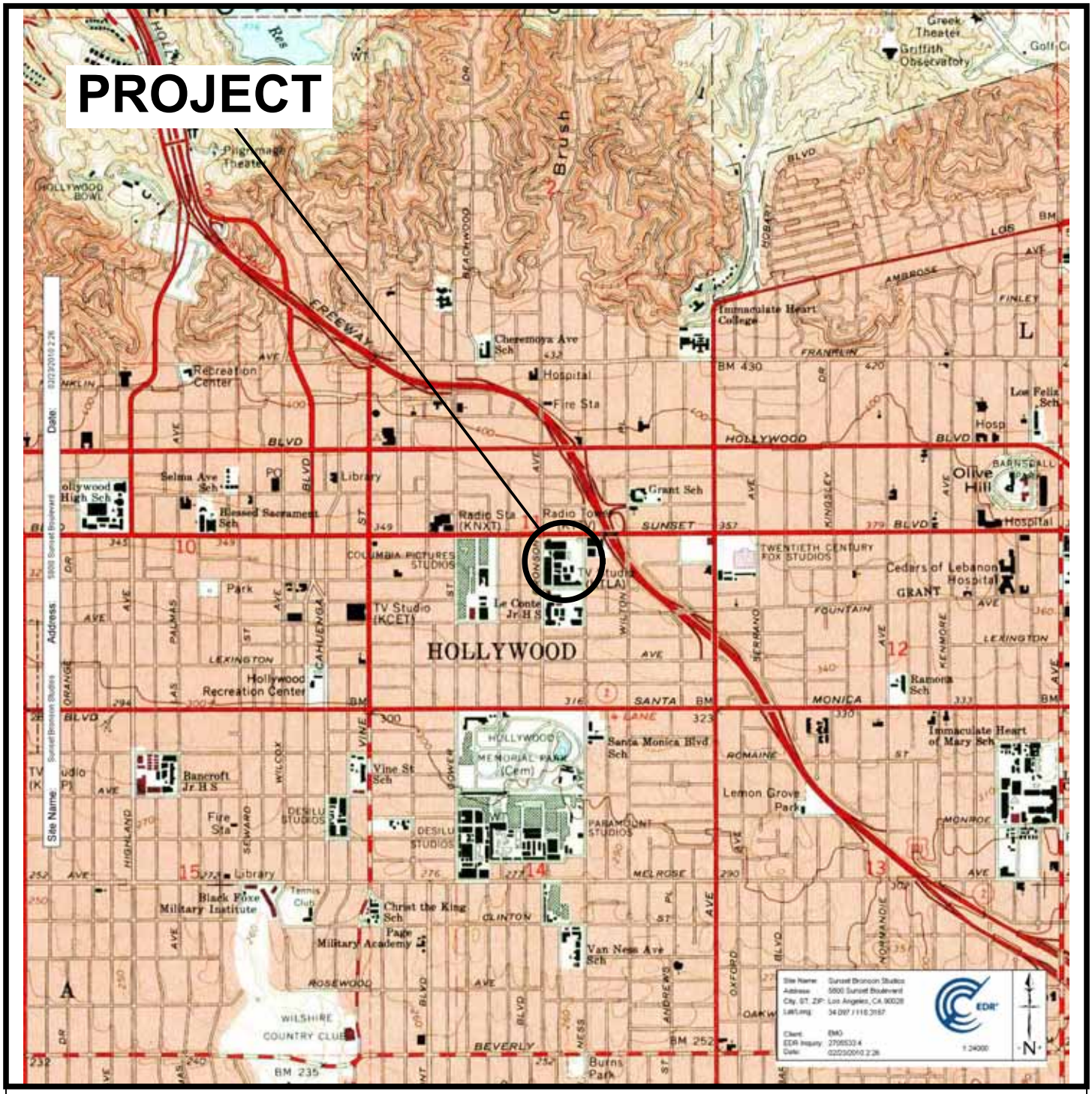
EMG

1966 Topographic Map
Sunset Bronson Studios
5800 Sunset Boulevard, Hollywood, California

DRAWN BY:	**Tina French**
DATE:	**03/01/2010**
PROJ. #:	**92438.10R-003.135**



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EMG

1972 Topographic Map
Sunset Bronson Studios
5800 Sunset Boulevard, Hollywood, California

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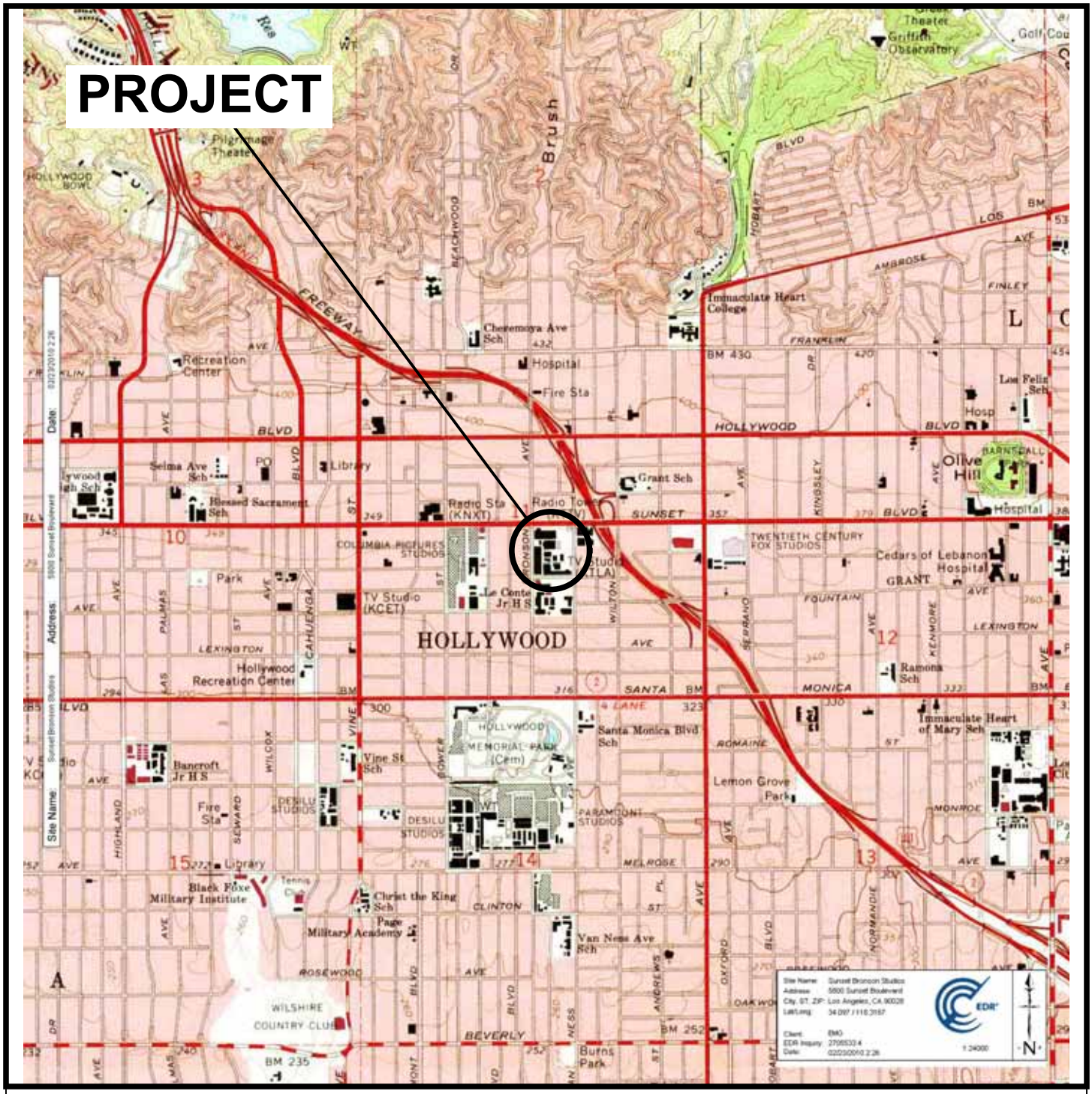
DATE:	**03/01/2010**
PROJ. #:	**92438.10R-003.135**



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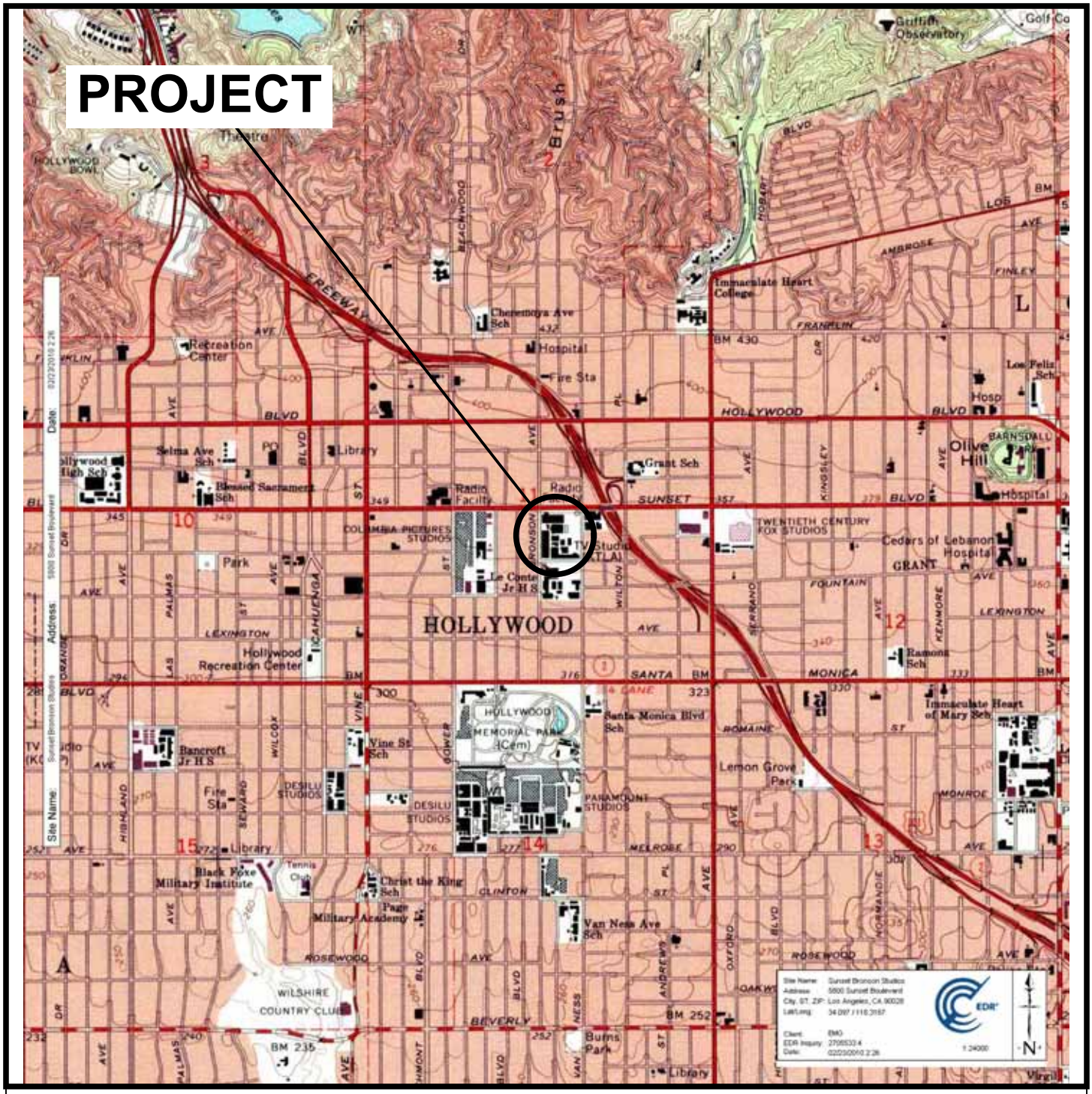
EMG

1981 Topographic Map
Sunset Bronson Studios
5800 Sunset Boulevard, Hollywood, California

DRAWN BY:	**Tina French**
DATE:	**03/01/2010**
PROJ. #:	**92438.10R-003.135**



EMG

1994 Topographic Map
Sunset Bronson Studios
5800 Sunset Boulevard, Hollywood, California

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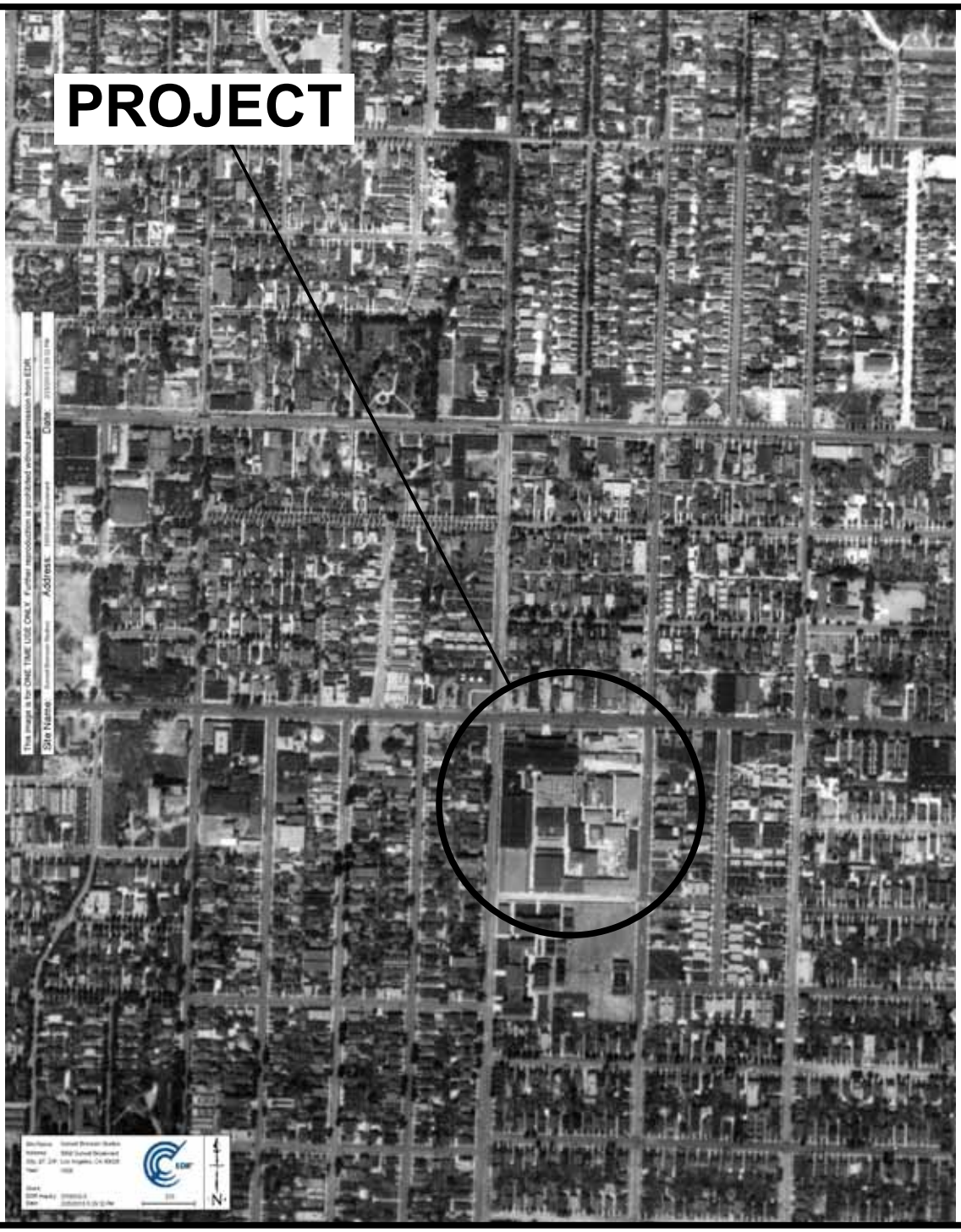
DATE:	**03/01/2010**
PROJ. #:	**92438.10R-003.135**



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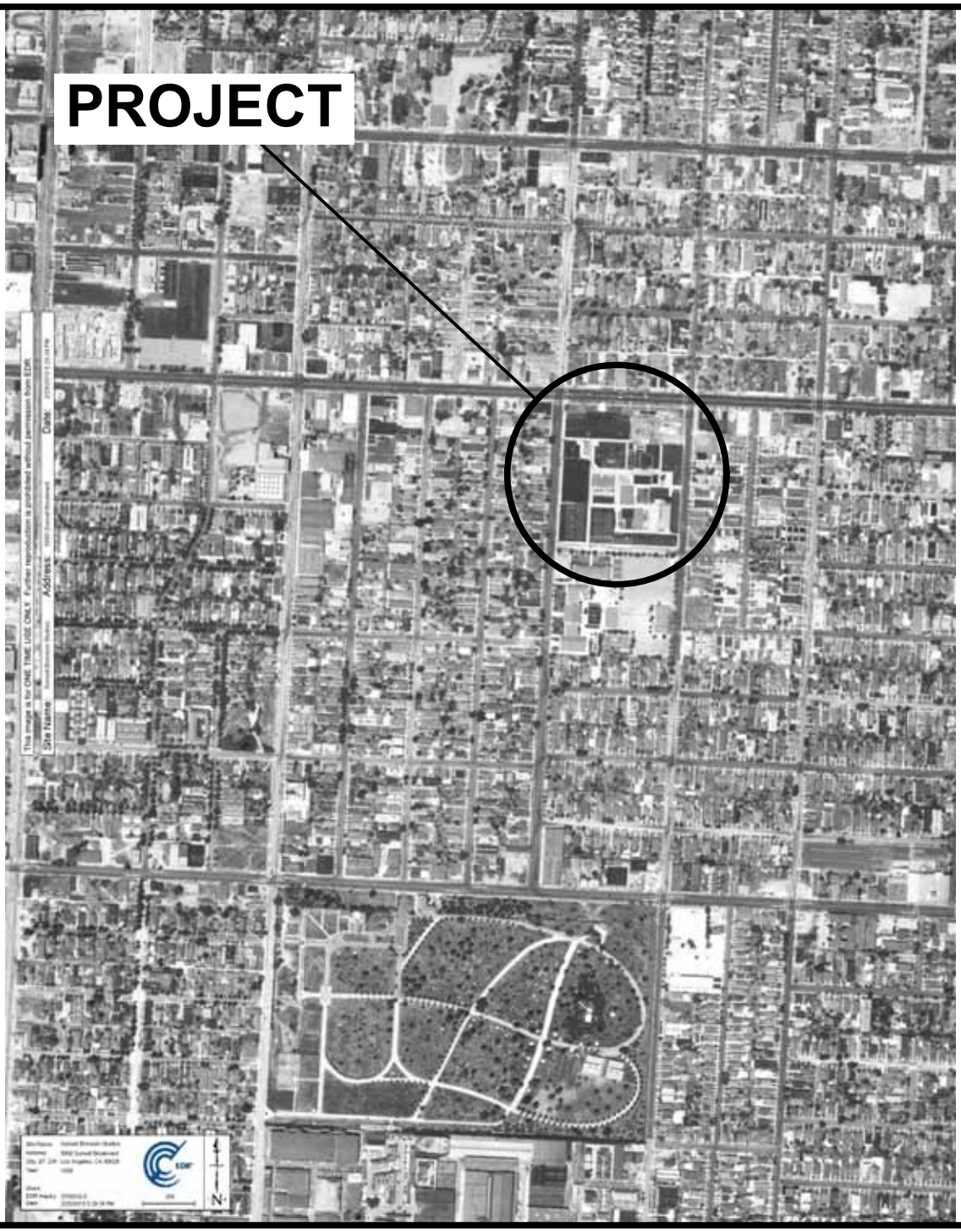
EMG

1928 Aerial Photo
Sunset Bronson Studios
5800 Sunset Boulevard, Hollywood, California

DRAWN BY:	**Tina French**
DATE:	**03/01/2010**
PROJ. #:	**92438.10R-003.135**



EMG

1938 Aerial Photo
Sunset Bronson Studios
5800 Sunset Boulevard, Hollywood, California

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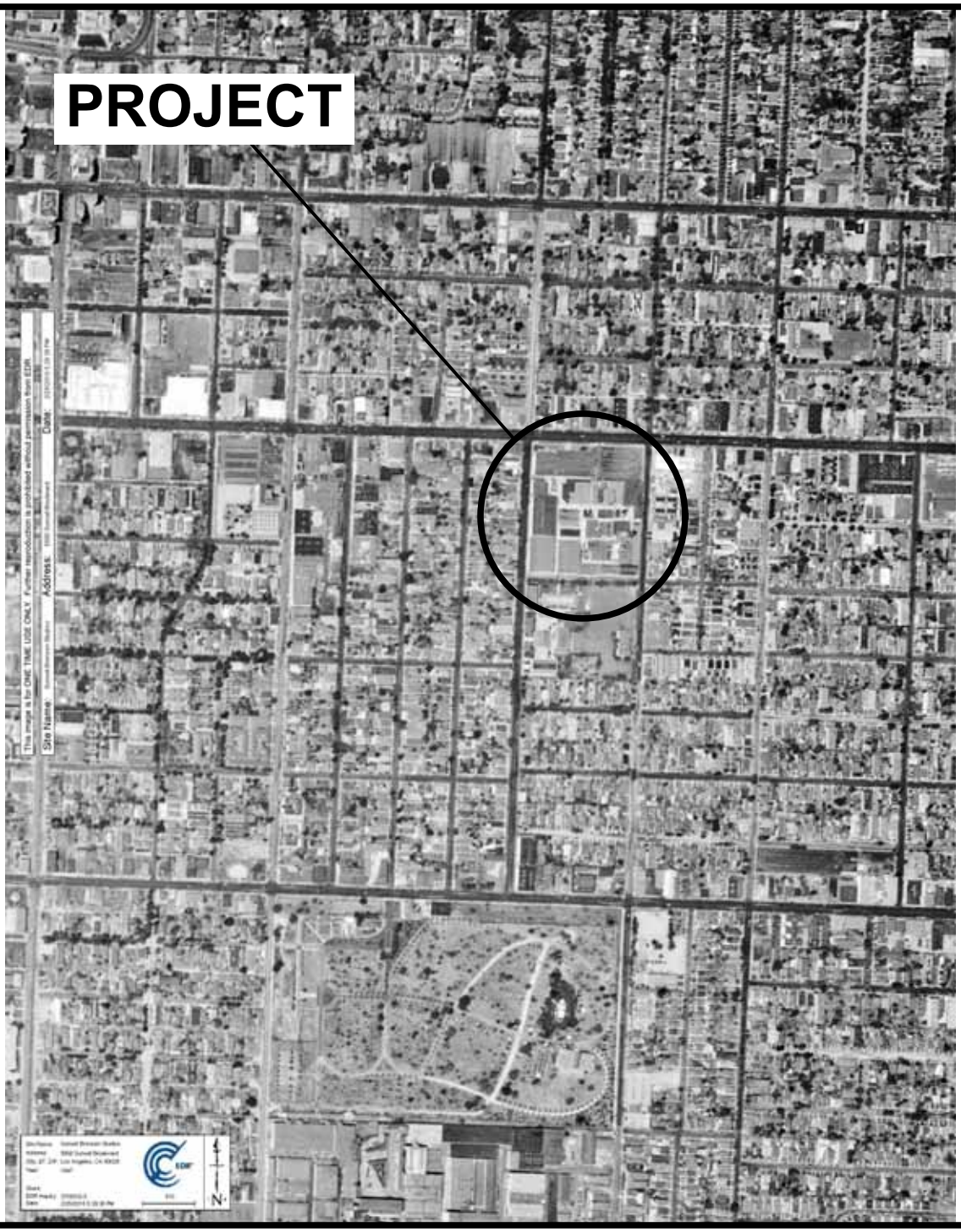
DATE:	**03/01/2010**
PROJ. #:	**92438.10R-003.135**



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EMG

1947 Aerial Photo
Sunset Bronson Studios
5800 Sunset Boulevard, Hollywood, California

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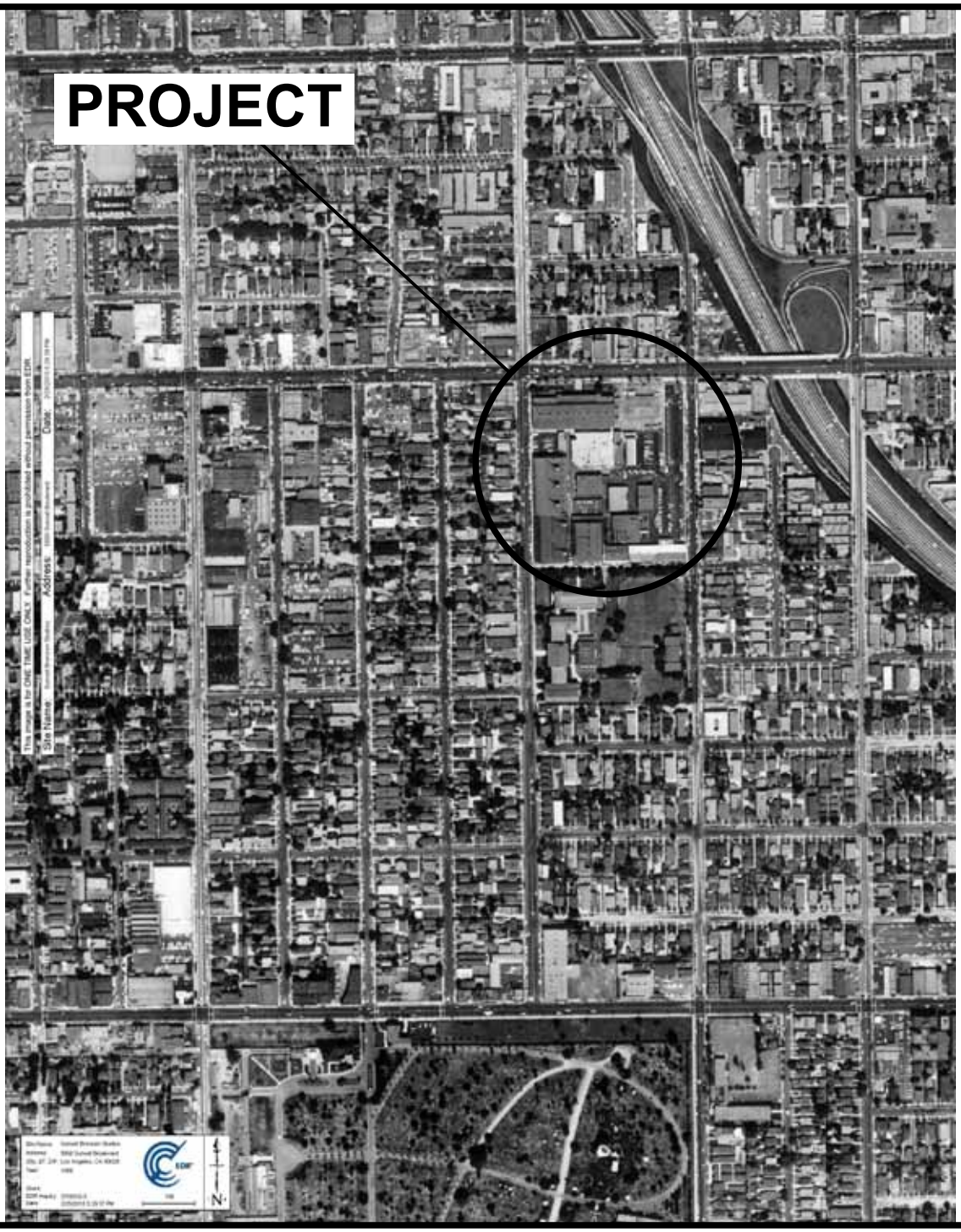
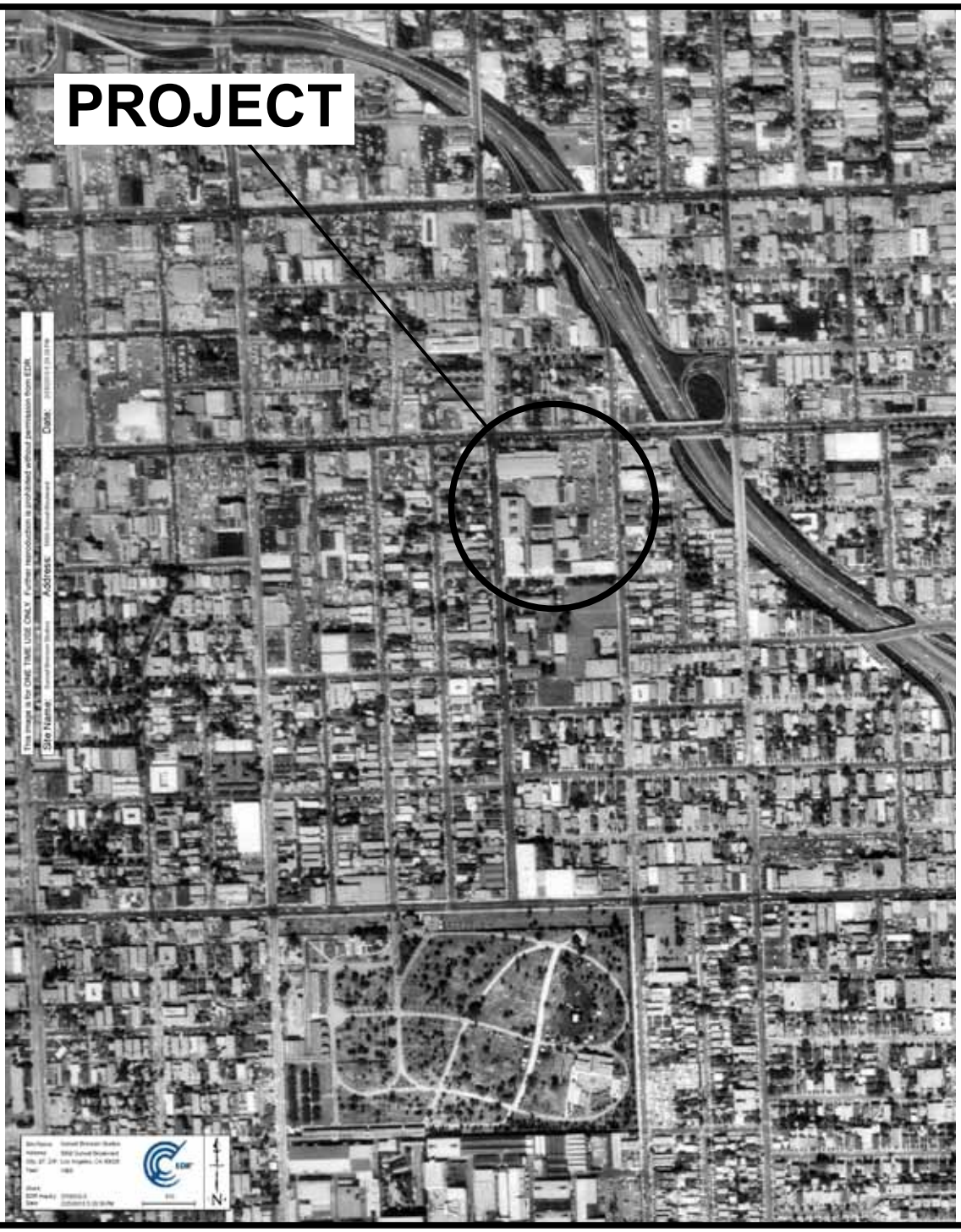
DATE:	**03/01/2010**
PROJ. #:	**92438.10R-003.135**



EMG

1956 Aerial Photo
Sunset Bronson Studios
5800 Sunset Boulevard, Hollywood, California

DRAWN BY:	**Tina French**
DATE:	**03/01/2010**
PROJ. #:	**92438.10R-003.135**



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EMG

1965 Aerial Photo
Sunset Bronson Studios
5800 Sunset Boulevard, Hollywood, California

DRAWN BY:	**Tina French**
DATE:	**03/01/2010**
PROJ. #:	**92438.10R-003.135**

N

EMG

1976 Aerial Photo
Sunset Bronson Studios
5800 Sunset Boulevard, Hollywood, California

DRAWN BY:	**Tina French**
DATE:	**03/01/2010**
PROJ. #:	**92438.10R-003.135**

N

EMG

1989 Aerial Photo
Sunset Bronson Studios
5800 Sunset Boulevard, Hollywood, California

DRAWN BY:	**Tina French**
DATE:	**03/01/2010**
PROJ. #:	**92438.10R-003.135**

N

EMG

1994 Aerial Photo
Sunset Bronson Studios
5800 Sunset Boulevard, Hollywood, California

DRAWN BY:	**Tina French**
DATE:	**03/01/2010**
PROJ. #:	**92438.10R-003.135**

EMG

2002 Aerial Photo
Sunset Bronson Studios
5800 Sunset Boulevard, Hollywood, California

DRAWN BY:	**Tina French**
DATE:	**03/01/2010**
PROJ. #:	**92438.10R-003.135**

EMG

2005 Aerial Photo
Sunset Bronson Studios
5800 Sunset Boulevard, Hollywood, California

DRAWN BY:	**Tina French**
DATE:	**03/01/2010**
PROJ. #:	**92438.10R-003.135**

Appendix D:

Questionnaires

OWNER QUESTIONNAIRE

EMG has been retained to conduct a Phase I Environmental Site Assessment (ESA) of the following property. The Phase I ESA will involve site observations, interviews, and a review of available documentation. To ensure the success of the assessment, and in accordance with the ASTM 05 Scope of Work for this assessment we are required to ask the following questions to the Owner or Owner representative. Please complete this questionnaire and return via email or by fax to 410-785-6220 (within one business day of receipt).

Date:
Name of person completing questionnaire: A completed copy of this document was not provided.
Company:
Length of association with property:
Phone Number:
Property Name/Address: 5800 Sunset Boulevard, Hollywood, California 90028
EMG Project Number: 92438.10R-003.135
Please check one: Owner Representative

Directions: Please answer all questions to the best of your knowledge and in good faith. Mark the column corresponding to the appropriate response. Additional details necessary to explain any yes or unknown responses should be provided in the "Comments" column.
Note: U/NR indicates "Unknown" or "No Response", and "N/A" indicates not applicable.

	QUESTION	RESPONSE			COMMENTS
		Y	N	U/NR	
1	Are you aware of any pending, threatened, or past litigation relevant to hazardous substances or petroleum products in, on, or from the property?				
2	Are you aware of any pending, threatened, or past administrative proceedings relevant to hazardous substances or petroleum products in, on or from the property?				
3	Are you aware of any notices from any governmental entity regarding any possible violation of environmental laws or possible liability relating to hazardous substances or petroleum products?				

USER QUESTIONNAIRE

EMG has been retained to conduct a Phase I Environmental Site Assessment (ESA) of the following property. The Phase I ESA will involve site observations, interviews, and a review of available documentation. To ensure the success of the assessment, and in accordance with the ASTM 05 Scope of Work for this assessment, which documents certain User responsibilities, we are submitting this questionnaire to help you meet those responsibilities. Please complete this questionnaire and return via email or by fax to 410-785-6220 (within one business day of receipt).

Date: 02/24/2009
Name of person completing questionnaire: Mr. Robert Caven
Company: Facility Manager of Project
Length of association with property: Ten years
Phone Number: 323.315.9468
Property Name/Address: 5800 Sunset Boulevard, Hollywood, California 90028
EMG Project Number: 92438.10R-003.135

Directions: Please answer all questions to the best of your knowledge and in good faith. Mark the column corresponding to the appropriate response. Additional details necessary to explain any yes or unknown responses should be provided in the "Comments" column.
Note: U/NR indicates "Unknown" or "No Response", and "N/A" indicates not applicable.

QUESTION		RESPONSE			COMMENTS
		Y	N	U/NR	
1	Are you aware of any pending, threatened, or past litigation relevant to hazardous substances or petroleum products in, on, or from the property?		X		
2	Are you aware of any pending, threatened, or past administrative proceedings relevant to hazardous substances or petroleum products in, on or from the property?		X		
3	Are you aware of any notices from any governmental entity regarding any possible violation of environmental laws or possible liability relating to hazardous substances or petroleum products?		X		
4	Are you aware of any environmental cleanup liens against the property that are filed or recorded under federal, tribal, state or local law?		X		
5	Are you aware of any Activity and Use Limitations, such as engineering controls, land use restrictions or institutional controls that are in place at the site and/or have been filed or recorded in a registry under federal, tribal, state or local law?			X	
6	As the user of this ESA do you have any specialized knowledge or experience related to the property or nearby properties? For example, are you involved in the same line of business as the current or former occupants of the property or an adjoining property so that you would have specialized knowledge of the chemicals and processes used by this type of business?	X			Same line of business as former occupant.
7	Does the purchase price being paid for this property reasonably reflect the fair market value of the property? If you conclude that there is a difference, have you considered whether the lower purchase price is because contamination is known or believed to be present at the property?			X	
8	Are you aware of commonly known or reasonably ascertainable information about the property that would help the environmental professional to identify conditions indicative of releases or threatened releases? For example, as user	X			
8a	Do you know the past uses of the property?	X			
8b	Do you know of specific chemicals that are present or once were present at the property?	X			

QUESTION		RESPONSE			COMMENTS
		Y	N	U/NR	
8c	Do you know of spills or other chemical releases that have taken place at the property?	X			
8d	Do you know of any environmental cleanups that have taken place at the property?	X			
9	As the user of this ESA, based on your knowledge and experience related to the property are there any obvious indicators that point to the presence or likely presence of contamination at the property?		X		

KEY SITE MANAGER PRE-SURVEY QUESTIONNAIRE

Date: 02/24/2010
Name of person completing questionnaire: Robert Caven
Company Name: Sunset Bronson Studios
Association with the property: Facility Manager
Length of association with property: 10 years
Phone Number: 323-315-9468
Property Name/Address: 5800 Sunset Boulevard, Hollywood, California 90028
EMG Project Number: 92438.10R-003.135

Directions: Please answer all questions to the best of your knowledge and in good faith. Mark the column corresponding to the appropriate response. Additional details necessary to explain any yes or unknown responses should be provided in the "Comments" column.
Note: U/NR indicates "Unknown" or "No Response", and "N/A" indicates not applicable.

QUESTION		RESPONSE			COMMENTS
		Y	N	U/NR	
1	Is the Project used for an industrial use?		X		
1B	Are any adjoining properties used for an industrial use?		X		
2a	To the best of your knowledge, has the Project been used for an industrial use in the past?		X		
2b	To the best of your knowledge, has any adjoining properties been used for an industrial use in the past?		X		
3a	Is the Project used as a gasoline station, motor repair facility, commercial printing facility, dry cleaners, photo developing laboratory, junkyard or landfill, or as a waste treatment, storage, disposal, processing, or recycling facility?		X		
3b	Is any adjoining property used as a gasoline station, motor repair facility, commercial printing facility, dry cleaners, photo developing laboratory, junkyard or landfill, or as a waste treatment, storage, disposal, processing, or recycling facility?		X		
4a	To the best of your knowledge, has the Project been used as a gasoline station, motor repair facility, commercial printing facility, dry cleaners, photo developing laboratory, junkyard or landfill, or as a waste treatment, storage, disposal, processing, or recycling facility?	X			Film processing - 1960's
4b	To the best of your knowledge, has any adjoining property been used as a gasoline station, motor repair facility, commercial printing facility, dry cleaners, photo developing laboratory, junkyard or landfill, or as a waste treatment, storage, disposal, processing, or recycling facility?		X		
5a	Are there currently any automotive or industrial batteries, pesticides, paints, or other chemicals in individual containers of greater than five gallons in volume or fifty gallons in the aggregate, stored on or used at the Project?	X			Paints and aggregate paint waste
5b	To the best of your knowledge, have there been previously any automotive or industrial batteries, pesticides, paints, or other chemicals in individual containers of greater than five gallons in volume or fifty gallons in the aggregate, stored on or used at the Project?	X			
6a	Are there currently any industrial drums (typically 55 gallon) or sacks of chemicals located on the Project?	X			Paint waste
6b	To the best of your knowledge, have there been previously any industrial drums (typically 55 gallon) or sacks of chemicals located on the Project?	X			Paint waste
7a	Are there currently any groundwater monitoring wells or other groundwater wells (i.e., potable drinking water wells) located on the Project?		X		
7b	To the best of your knowledge, have there been previously any groundwater monitoring wells or other groundwater wells (i.e., potable drinking water wells) located on the Project?		X		

QUESTION		RESPONSE			COMMENTS
		Y	N	U/NR	
8a	Has fill dirt been brought onto the Project which originated from a contaminated site?		X		
8b	Has fill dirt been brought onto the Project which is of an unknown origin?		X		
9a	Are there currently any pits, ponds or lagoons located on the Project in connection with waste treatment or waste disposal?	X			Paint waste pit & mill
9b	To the best of your knowledge, have there been previously any pits, ponds or lagoons located on the Project in connection with waste treatment or waste disposal?		X		
10a	Is there currently, any stained soil on the Project?		X		
10b	To the best of your knowledge, has there been previously any stained soil on the Project?		X		
11a	Are there currently any registered or unregistered storage tanks (above or underground) located on the Project?	X			UST for fuel, east building 21
11b	To the best of your knowledge, have there been previously any registered or unregistered storage tanks (above or underground) located on the Project?	X			Fuel UST north of building 10 - removed
12a	Are there currently any vent pipes, fill pipes or access ways indicating a fill pipe protruding from the ground on the Project or adjacent to any structure located on the Project?	X			Fill pipe for UST - build, 21
12b	To the best of your knowledge, have there been previously any vent pipes, fill pipes or access ways indicating a fill pipe protruding from the ground on the Project or adjacent to any structure located on the Project?	X			Fill pipe for UST - build, 10 - removed
13a	Are there currently any flooring, drains, or walls located at the Project that are stained by substances other than water or are emitting foul odors?		X		
13b	To the best of your knowledge, have there been previously any flooring, drains, or walls located at the Project that are stained by substances other than water or are emitting foul odors?		X		
14a	If the Project is served by a private well or non-public water system, have contaminants been identified in the well or system that exceed guidelines applicable to the water system?			X	
14b	If the Project is served by a private well or non-public water system, has the well been designated as contaminated by any government environmental/health agency?			X	
15a	Have you been informed of the past existence of hazardous substances or petroleum products with respect to the Project or any facility located on the Project?		X		
15b	Have you been informed of the current existence of hazardous substances or petroleum products with respect to the Project or any facility located on the Project?		X		
16a	Are there any environmental liens or governmental notification relating to past or current violations of environmental laws with respect to the Project or any facility located on the Project?		X		
16b	Have you been informed of the past existence of environmental violations with respect to the Project or any facility located on the Project?		X		
16c	Are you aware of any pending, threatened, or past litigation relevant to hazardous substances of petroleum products in, on or from the property?		X		
16d	Are you aware of any pending, threatened, or past administrative proceedings relevant to hazardous substances or petroleum products in, on or from the property?		X		

	QUESTION	RESPONSE			COMMENTS
		Y	N	U/NR	
16e	Are you aware of any notices from any governmental entity regarding any possible violation or environmental laws or possible liability relating to hazardous substances or petroleum products?		X		
17	Have there been any environmental site assessments of the Project that indicated the presence of hazardous substances or petroleum products on, or contamination of, the Project or recommended further assessment of the Project?				
18	Does the Project discharge waste water on or adjacent to the project, other than storm water, into a storm water sewer system?		X		
19	Does the Project discharge waste water on or adjacent to the project, other than storm water, or into a sanitary system?		X		
20	Have any hazardous substances or petroleum products, unidentified waste materials, tires, automotive or industrial batteries or any other waste materials been dumped above grade, buried and/or burned on the Project?		X		
21	Is there a transformer, capacitor or any hydraulic equipment for which there are any records indicating the presence of PCBs?		X		
22	Is there now or has there ever been any asbestos-containing materials (ACM), in any application, on the Project?	X			
23	Has there ever been any ACM testing conducted on the Project?	X			
24	Is there an asbestos Operations and Maintenance (O&M) program in place at the Project?				
25	Is there now or has there ever been any lead-based paint (LBP) applications on the Project?		X		
26	Has there ever been LBP testing conducted on the Project?				
27	Is there a Lead Paint Operations and Maintenance (O&M) Program in place at the Project?		X		
28	Has the water at the Project ever been tested for lead?		X		
29	Has Radon testing ever been conducted at the Project?				
30	Are there any other Operations and Maintenance (O&M) programs in place that we should be made aware of?				
31	Is the Project or any portion of the Project located or involved in any environmentally sensitive areas (i.e., wetlands, coastal barrier resource areas, coastal barrier improvement act areas, flood plains, endangered species, etc.)?				
32	Do you know or suspect that mold was or is present in the building(s) or HVAC system? - If "Yes", proceed to question #33. - If "No"", skip question #33 and proceed to question #34.				
33	Are there reliable procedures that specify the actions (i.e. operations and maintenance) to be taken to prevent and/or respond to mold or mold producing problems?				
34	Is there a mold Operations and Maintenance (O&M) program in place at the Project?				
35	Is the HVAC system inspected at least annually?	X			
36	Have identified HVAC problems been corrected in a timely manner?	X			
37	Is there now, or has there ever been evidence of mold or mildew present at the building(s)? If so, when?				
38	Is there now, or has there ever been any water damage in the building(s), whether from flooding, plumbing, roof leaks, or other sources? If so, when?	X			
39	Has there ever been any sort of Indoor Air Quality (IAQ) or mold testing conducted in the building(s)?				

QUESTION		RESPONSE			COMMENTS
		Y	N	U/NR	
	Summarize Historical Use:				

Appendix E:

Regulatory Database Report

Project #: 92438.003.135
Sunset Bronson Studios
5800 Sunset Boulevard
Los Angeles, CA 90028

Inquiry Number: 2705533.2s
February 23, 2010

The EDR Radius Map™ Report with GeoCheck®

Prepared for EMG

EDR® Environmental Data Resources Inc

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

TABLE OF CONTENTS

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

EXECUTIVE SUMMARY

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

TARGET PROPERTY INFORMATION

ADDRESS

5800 SUNSET BOULEVARD
LOS ANGELES, CA 90028

COORDINATES

Latitude (North):	34.097000 - 34˚ 5' 49.2''
Longitude (West):	118.316700 - 118˚ 19' 0.1''
Universal Tranverse Mercator:	Zone 11
UTM X (Meters):	378537.2
UTM Y (Meters):	3773499.0

USGS TOPOGRAPHIC MAP ASSOCIATED WITH TARGET PROPERTY

Target Property Map:	34118-A3 HOLLYWOOD, CA
Most Recent Revision:	1994

AERIAL PHOTOGRAPHY IN THIS REPORT

Photo Year:	2005
Source:	USDA

TARGET PROPERTY SEARCH RESULTS

The target property was identified in the following records. For more information on this property see page 8 of the attached EDR Radius Map report:

Site	Database(s)	EPA ID
SMITH ALLEN 5800 S SUNSET BLVD LOS ANGELES, CA	EDR Historical Auto Stations	N/A
KTLA STUDIOS 5800 W SUNSET BLVD LOS ANGELES, CA 90028	CA FID UST SWEEPS UST	N/A
TRIBUNE CAL. PROP., INC. 5800 SUNSET BLVD. BLDG. 11 HOLLYWOOD, CA 90028	HAZNET	N/A
KTLA STUDIOS 5800 W SUNSET BLVD LOS ANGELES, CA 90028	HIST UST	N/A

KTLA 5800 SUNSET BLVD LOS ANGELES, CA 90028	HAZNET	N/A
TRIBUNE STUDIOS 5800 SUNSET BLVD STAGE 3 HOLLYWOOD, CA 90028	HAZNET	N/A
CHANNEL 5 KTLA 5800 SUNSET BLVD HOLLYWOOD, CA 90028	HAZNET	N/A
K T L A STUDIOS INCORPORATED 5800 W SUNSET BLVD LOS ANGELES, CA 90028	UST	N/A

DATABASES WITH NO MAPPED SITES

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

STANDARD ENVIRONMENTAL RECORDS

Federal NPL site list

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

Federal Delisted NPL site list

Delisted NPL ---------- National Priority List Deletions

Federal CERCLIS list

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

Federal CERCLIS NFRAP site List

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

Federal RCRA CORRACTS facilities list

CORRACTS ---------- Corrective Action Report

EXECUTIVE SUMMARY

Federal RCRA non-CORRACTS TSD facilities list

RCRA-TSDF RCRA - Treatment, Storage and Disposal

Federal RCRA generators list

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

Federal institutional controls / engineering controls registries

US ENG CONTROLS Engineering Controls Sites List
US INST CONTROL Sites with Institutional Controls

Federal ERNS list

ERNS Emergency Response Notification System

State- and tribal - equivalent NPL

RESPONSE State Response Sites

State- and tribal - equivalent CERCLIS

AOCONCERN San Gabriel Valley Areas of Concern

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

SWF/LF Solid Waste Information System

State and tribal leaking storage tank lists

INDIAN LUST Leaking Underground Storage Tanks on Indian Land

State and tribal registered storage tank lists

AST Aboveground Petroleum Storage Tank Facilities
INDIAN UST Underground Storage Tanks on Indian Land
FEMA UST Underground Storage Tank Listing

State and tribal voluntary cleanup sites

VCP Voluntary Cleanup Program Properties
INDIAN VCP Voluntary Cleanup Priority Listing

ADDITIONAL ENVIRONMENTAL RECORDS

Local Brownfield lists

US BROWNFIELDS A Listing of Brownfields Sites

Local Lists of Landfill / Solid Waste Disposal Sites

DEBRIS REGION 9 Torres Martinez Reservation Illegal Dump Site Locations

ODI	Open Dump Inventory
WMUDS/SWAT	Waste Management Unit Database
HAULERS	Registered Waste Tire Haulers Listing
INDIAN ODI	Report on the Status of Open Dumps on Indian Lands

Local Lists of Hazardous waste / Contaminated Sites

US CDL	Clandestine Drug Labs
HIST Cal-Sites	Historical Calsites Database
Toxic Pits	Toxic Pits Cleanup Act Sites
AOCONCERN	San Gabriel Valley Areas of Concern
CDL	Clandestine Drug Labs
US HIST CDL	National Clandestine Laboratory Register

Local Land Records

LIENS 2	CERCLA Lien Information
LUCIS	Land Use Control Information System
LIENS	Environmental Liens Listing
DEED	Deed Restriction Listing

Records of Emergency Release Reports

HMIRS	Hazardous Materials Information Reporting System
CHMIRS	California Hazardous Material Incident Report System
LDS	Land Disposal Sites Listing
MCS	Military Cleanup Sites Listing

Other Ascertainable Records

RCRA-NonGen	RCRA - Non Generators
DOT OPS	Incident and Accident Data
DOD	Department of Defense Sites
FUDS	Formerly Used Defense Sites
CONSENT	Superfund (CERCLA) Consent Decrees
ROD	Records Of Decision
UMTRA	Uranium Mill Tailings Sites
MINES	Mines Master Index File
TRIS	Toxic Chemical Release Inventory System
TSCA	Toxic Substances Control Act
FTTS	FIFRA/ TSCA Tracking System - FIFRA (Federal Insecticide, Fungicide, & Rodenticide Act)/TSCA (Toxic Substances Control Act)
HIST FTTS	FIFRA/TSCA Tracking System Administrative Case Listing
SSTS	Section 7 Tracking Systems
ICIS	Integrated Compliance Information System
PADS	PCB Activity Database System
MLTS	Material Licensing Tracking System
RADINFO	Radiation Information Database
FINDS	Facility Index System/Facility Registry System
RAATS	RCRA Administrative Action Tracking System
CA BOND EXP. PLAN	Bond Expenditure Plan
NPDES	NPDES Permits Listing
CA WDS	Waste Discharge System
Cortese	"Cortese" Hazardous Waste & Substances Sites List
Notify 65	Proposition 65 Records

LA Co. Site Mitigation ---- Site Mitigation List
DRYCLEANERS ---- Cleaner Facilities
LOS ANGELES CO. HMS ---- HMS: Street Number List
WIP ---- Well Investigation Program Case List
EMI ---- Emissions Inventory Data
INDIAN RESERV ---- Indian Reservations
SCRD DRYCLEANERS ---- State Coalition for Remediation of Drycleaners Listing
HWP ---- EnviroStor Permitted Facilities Listing
HWT ---- Registered Hazardous Waste Transporter Database
COAL ASH EPA ---- Coal Combustion Residues Surface Impoundments List
COAL ASH DOE ---- Sleam-Electric Plan Operation Data
PROC ---- Certified Processors Database
PCB TRANSFORMER ---- PCB Transformer Registration Database
FINANCIAL ASSURANCE ---- Financial Assurance Information Listing
MWMP ---- Medical Waste Management Program Listing

EDR PROPRIETARY RECORDS

EDR Proprietary Records

Manufactured Gas Plants ---- EDR Proprietary Manufactured Gas Plants

SURROUNDING SITES: SEARCH RESULTS

Surrounding sites were identified in the following databases.

Page numbers and map identification numbers refer to the EDR Radius Map report where detailed data on individual sites can be reviewed.

Sites listed in ***bold italics*** are in multiple databases.

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

STANDARD ENVIRONMENTAL RECORDS

Federal RCRA generators list

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

A review of the RCRA-SQG list, as provided by EDR, and dated 01/13/2010 has revealed that there are 5 RCRA-SQG sites within approximately 0.125 miles of the target property.

Site	Address	Dist / Dir	Map ID	Page
STUDIO MANAGEMENT SERVICES INC	***5842 SUNSET BLVD***	***0 - 1/8 (0.004 mi.) N***	***C12***	***14***
MIDAS MUFFLER	***5801 W SUNSET BLVD***	***0 - 1/8 (0.006 mi.) NNE***	***D15***	***21***
LOS ANGELES USD LE CONTE JUNIO	***1316 N BRONSON AVE***	***0 - 1/8 (0.083 mi.) S***	***32***	***32***
HOLLYWOOD NEW CONT H S NO 1	***5755 FOUNTAIN AVE***	***0 - 1/8 (0.094 mi.) SSE***	***36***	***34***
YALE LABORATORY INC	***1509 N GORDON***	***0 - 1/8 (0.115 mi.) W***	***H42***	***37***

State- and tribal - equivalent CERCLIS

ENVIROSTOR: The Department of Toxic Substances Control's (DTSC's) Site Mitigation and Brownfields Reuse Program's (SMBRP's) EnviroStor database identifes sites that have known contamination or sites for which there may be reasons to investigate further. The database includes the following site types: Federal Superfund sites (National Priorities List (NPL)); State Response, including Military Facilities and State Superfund; Voluntary Cleanup; and School sites. EnviroStor provides similar information to the information that was available in CalSites, and provides additional site information, including, but not limited to, identification of formerly-contaminated properties that have been released for reuse, properties where environmental deed restrictions have been recorded to prevent inappropriate land uses, and risk characterization information that is used to assess potential impacts to public health and the environment at contaminated sites.

A review of the ENVIROSTOR list, as provided by EDR, and dated 02/08/2010 has revealed that there are 9 ENVIROSTOR sites within approximately 1 mile of the target property.

Site	Address	Dist / Dir	Map ID	Page
CENTRAL LOS ANGELES HS #1 AKA Status: Certified	***SUNSET/VAN NESS AVENUE***	***0 - 1/8 (0.006 mi.) NNE***	***D14***	***16***
SANTA MONICA HOLDINGS Status: Refer: 1248 Local Agency	***6150 SANTA MONICA BLVD***	***1/4 - 1/2 (0.476 mi.) SW***	***83***	***67***
BOB'S CLEANERS Status: Refer: 1248 Local Agency	5823 FRANKLIN AVENUE	1/2 - 1 (0.501 mi.) N	84	68
SNOW WHITE CLEANERS Status: Active	***1246 NORTH VINE STREET,***	***1/2 - 1 (0.519 mi.) WSW***	***85***	***69***
CENTRAL REGION MIDDLE SCHOOL # Status: Inactive - Action Required	***FOUNTAIN AVENUE/SERRANO***	***1/2 - 1 (0.522 mi.) E***	***86***	***70***
BELMONT/HOLLYWOOD NO. 3 Status: Inactive - Needs Evaluation	***LA MIRADA AVENUE/SERRAN***	***1/2 - 1 (0.537 mi.) ESE***	***87***	***72***
RAMONA NEW PC AKA BOWLING ALLE Status: No Further Action	***SANTA MONICA BOULEVARD/***	***1/2 - 1 (0.845 mi.) ESE***	***88***	***73***
SANTA MONICA/VINE PRIMARY SITE Status: Inactive - Needs Evaluation	***MELROSE AVENUE/GRAMERCY***	***1/2 - 1 (0.876 mi.) SSE***	***89***	***75***
HOLLYWOOD NEW CONTINUATION HS Status: Inactive - Needs Evaluation	***HARVARD BLVD/LEMON GROV***	***1/2 - 1 (0.954 mi.) SE***	***90***	***76***

State and tribal leaking storage tank lists

LUST: The Leaking Underground Storage Tank Incident Reports contain an inventory of reported leaking underground storage tank incidents. The data come from the State Water Resources Control Board Leaking Underground Storage Tank Information System.

A review of the LUST list, as provided by EDR, and dated 02/05/2010 has revealed that there are 15 LUST sites within approximately 0.5 miles of the target property.

Site	Address	Dist / Dir	Map ID	Page
MOBIL #18-HYO Status: Open - Remediation	5857 W SUNSET BLVD	0 - 1/8 (0.007 mi.) N	C21	26
MOBIL #18-HYO	5857 SUNSET BLVD	0 - 1/8 (0.007 mi.) N	C22	26
KTLA BROADCASTING Status: Completed - Case Closed	***ATHENS MT WILSON RD***	***0 - 1/8 (0.030 mi.) NW***	***24***	***27***

Site	Address	Dist / Dir	Map ID	Page
ARCO #1247 Status: Completed - Case Closed	5777 HOLLYWOOD BLVD	1/4 - 1/2 (0.257 mi.) N	N64	48
MOBIL #11-LMR Status: Open - Site Assessment	***5700 HOLLYWOOD BLVD***	***1/4 - 1/2 (0.267 mi.) NNE***	***66***	***49***
FIRE STATION #82 Status: Completed - Case Closed	1800 BRONSON AVE N	1/4 - 1/2 (0.363 mi.) N	O69	52
USPS LA NORTH VEHICLE MAINT. Status: Completed - Case Closed	***1375 WESTERN AVE N***	***1/4 - 1/2 (0.371 mi.) E***	***72***	***54***
GAS TO GO (FORMER) Status: Open - Remediation	***1353 WESTERN AVE. N.***	***1/4 - 1/2 (0.383 mi.) E***	***73***	***56***
76 STATION #3739 Status: Completed - Case Closed	1300 WESTERN AVE. N.	1/4 - 1/2 (0.389 mi.) E	Q74	57
CHEVRON STATION 98723 Status: Completed - Case Closed	***1276 N WESTERN AVE***	***1/4 - 1/2 (0.393 mi.) ESE***	***Q75***	***58***
CHEVRON STATION #8-8723 (FORME Status: Completed - Case Closed	1276 WESTERN AVE. N.	1/4 - 1/2 (0.393 mi.) ESE	Q76	59
MOBIL #18-H5D Status: Open - Remediation	1277 WESTERN AVE. N.	1/4 - 1/2 (0.397 mi.) ESE	R77	60
AMBASSADOR CAR WASH Status: Open - Site Assessment	***6061 SANTA MONICA BLVD***	***1/4 - 1/2 (0.402 mi.) SSW***	***79***	***62***
SHELL STATION/AL-SAL OIL CO #8 Status: Completed - Case Closed	6115 SANTA MONICA BLVD	1/4 - 1/2 (0.440 mi.) SW	S80	63
SANTA MONICA BLVD ELM SCHOOL Status: Completed - Case Closed	***1022 VAN NESS AVE N***	***1/4 - 1/2 (0.451 mi.) S***	***82***	***65***

SLIC: SLIC Region comes from the California Regional Water Quality Control Board.

A review of the SLIC list, as provided by EDR, and dated 02/05/2010 has revealed that there are 2 SLIC sites within approximately 0.5 miles of the target property.

Site	Address	Dist / Dir	Map ID	Page
HOLLY AUTO CENTER	6020-6062 SANTA MONICA	1/4 - 1/2 (0.371 mi.) SSW	P70	53
HOLLY AUTO CENTER Facility Status: Completed - Case Closed	6020-6062 SANTA MONICA	1/4 - 1/2 (0.371 mi.) SSW	P71	54

State and tribal registered storage tank lists

UST: The Underground Storage Tank database contains registered USTs. USTs are regulated under Subtitle I of the Resource Conservation and Recovery Act (RCRA). The data come from the State Water Resources Control Board's Hazardous Substance Storage Container Database.

A review of the UST list, as provided by EDR, and dated 02/05/2010 has revealed that there are 2 UST

sites within approximately 0.125 miles of the target property.

Site	Address	Dist / Dir	Map ID	Page
MOBIL SERVICE STATION #18-HYO	5857 W SUNSET BLVD	0 - 1/8 (0.007 mi.) N	C19	24
FOX TELEVISION STATIONS INC	***5746 W SUNSET BLVD***	***0 - 1/8 (0.061 mi.) E***	***F30***	***31***

ADDITIONAL ENVIRONMENTAL RECORDS

Local Lists of Landfill / Solid Waste Disposal Sites

SWRCY: A listing of recycling facilities in California.

A review of the SWRCY list, as provided by EDR, and dated 12/18/2009 has revealed that there are 2 SWRCY sites within approximately 0.5 miles of the target property.

Site	Address	Dist / Dir	Map ID	Page
ALFONSO GARCIA RECYCLING	5520 W SUNSET BLVD	1/4 - 1/2 (0.358 mi.) E	67	51
MOBIL OIL CORPATION	***1277 N WESTERN AVE***	***1/4 - 1/2 (0.397 mi.) ESE***	***R78***	***61***

Local Lists of Hazardous waste / Contaminated Sites

SCH: This category contains proposed and existing school sites that are being evaluated by DTSC for possible hazardous materials contamination. In some cases, these properties may be listed in the CalSites category. depending on the level of threat to public health and safety or the. environment they pose.

A review of the SCH list, as provided by EDR, and dated 02/08/2010 has revealed that there is 1 SCH site within approximately 0.25 miles of the target property.

Site	Address	Dist / Dir	Map ID	Page
CENTRAL LOS ANGELES HS #1 AKA	***SUNSET/VAN NESS AVENUE***	***0 - 1/8 (0.006 mi.) NNE***	***D14***	***16***

Local Lists of Registered Storage Tanks

HIST UST: Historical UST Registered Database.

A review of the HIST UST list, as provided by EDR, and dated 10/15/1990 has revealed that there are 4 HIST UST sites within approximately 0.25 miles of the target property.

Site	Address	Dist / Dir	Map ID	Page
ASADOUR T. HAGOPIAN	5857 W SUNSET BLVD	0 - 1/8 (0.007 mi.) N	C20	25
FOX TELEVISION STATIONS INC	***5746 W SUNSET BLVD***	***0 - 1/8 (0.061 mi.) E***	***F30***	***31***
S P OPERATOR	5667 W SUNSET BLVD	0 - 1/8 (0.119 mi.) E	I44	38
THE DIXON CADILLAC CO	5678 W SUNSET BLVD	1/8 - 1/4 (0.159 mi.) E	K51	43

SWEEPS UST: Statewide Environmental Evaluation and Planning System. This underground storage tank listing was updated and maintained by a company contacted by the SWRCB in the early 1990's. The listing is no longer updated or maintained. The local agency is the contact for more information on a site on the SWEEPS list.

A review of the SWEEPS UST list, as provided by EDR, and dated 06/01/1994 has revealed that there are 6 SWEEPS UST sites within approximately 0.25 miles of the target property.

Site	Address	Dist / Dir	Map ID	Page
MOBIL OIL CORP	***5857 W SUNSET BLVD***	***0 - 1/8 (0.007 mi.) N***	***C17***	***22***
MOBIL OIL CORPORATION	***5758 W SUNSET BLVD***	***0 - 1/8 (0.048 mi.) E***	***F28***	***30***
FOX TELEVISION STATIONS INC	***5746 W SUNSET BLVD***	***0 - 1/8 (0.061 mi.) E***	***F30***	***31***
SHELL STATION	***5657 W SUNSET BLVD***	***1/8 - 1/4 (0.138 mi.) E***	***I46***	***39***
THE DIXON CADILLAC CO	***5678 W SUNSET BLVD***	***1/8 - 1/4 (0.159 mi.) E***	***K50***	***41***
PACIFIC BELL	***1429 N GOWER ST***	***1/8 - 1/4 (0.247 mi.) W***	***63***	***47***

Other Ascertainable Records

HIST CORTESE: The sites for the list are designated by the State Water Resource Control Board [LUST], the Integrated Waste Board [SWF/LS], and the Department of Toxic Substances Control [CALSITES].

A review of the HIST CORTESE list, as provided by EDR, and dated 04/01/2001 has revealed that there are 9 HIST CORTESE sites within approximately 0.5 miles of the target property.

Site	Address	Dist / Dir	Map ID	Page
KTLA BROADCASTING	***ATHENS MT WILSON RD***	***0 - 1/8 (0.030 mi.) NW***	***24***	***27***
ARCO PRODUCTS COMPANY	***5777 HOLLYWOOD BLVD***	***1/4 - 1/2 (0.257 mi.) N***	***N65***	***49***
MOBIL #11-LMR	***5700 HOLLYWOOD BLVD***	***1/4 - 1/2 (0.267 mi.) NNE***	***66***	***49***
FIRE STATION #82	1800 BRONSON	1/4 - 1/2 (0.363 mi.) N	O68	52
USPS LA NORTH VEHICLE MAINT.	***1375 WESTERN AVE N***	***1/4 - 1/2 (0.371 mi.) E***	***72***	***54***
CHEVRON STATION 98723	***1276 N WESTERN AVE***	***1/4 - 1/2 (0.393 mi.) ESE***	***Q75***	***58***
AMBASSADOR CAR WASH	***6061 SANTA MONICA BLVD***	***1/4 - 1/2 (0.402 mi.) SSW***	***79***	***62***
SHELL STATION/AL-SAL OIL	6115 SANTA MONICA	1/4 - 1/2 (0.440 mi.) SW	S81	65
SANTA MONICA BLVD ELM SCHOOL	***1022 VAN NESS AVE N***	***1/4 - 1/2 (0.451 mi.) S***	***82***	***65***

EDR PROPRIETARY RECORDS

EDR Proprietary Records

EDR Historical Auto Stations: EDR has searched selected national collections of business directories and has collected listings of potential gas station/filling station/service station sites that were available to EDR researchers. EDR's review was limited to those categories of sources that might, in EDR's opinion, include gas station/filling station/service station establishments. The categories reviewed included, but were not limited to gas, gas station, gasoline station, filling station, auto, automobile repair, auto service station, service station, etc.

A review of the EDR Historical Auto Stations list, as provided by EDR, has revealed that there are 18

EXECUTIVE SUMMARY

EDR Historical Auto Stations sites within approximately 0.25 miles of the target property.

Site	Address	Dist / Dir	Map ID	Page
RAYMER R R	5901 S SUNSET BLVD	0 - 1/8 (0.002 mi.) N	B10	14
FOSTER JACK	5857 S SUNSET BLVD	0 - 1/8 (0.003 mi.) N	C11	14
ZARONCCHI LENO	5815 S SUNSET BLVD	0 - 1/8 (0.005 mi.) N	D13	16
HELMKAMP A F	5801 S SUNSET BLVD	0 - 1/8 (0.006 mi.) NNE	D16	22
MOBIL SERVICE STATIONS	5857 W SUNSET BLVD	0 - 1/8 (0.007 mi.) N	C18	24
JACKSON MC CLURG	5923 S SUNSET BLVD	0 - 1/8 (0.042 mi.) W	E25	29
SHUSETT DAVID	5920 S SUNSET BLVD	0 - 1/8 (0.045 mi.) W	E26	29
REMDL FEES MC DONALD	5925 S SUNSET BLVD	0 - 1/8 (0.046 mi.) W	E27	30
SWERDLOW AL	5924 S SUNSET BLVD	0 - 1/8 (0.053 mi.) W	E29	30
CLAUS A A	5821 HAROLD WY	0 - 1/8 (0.089 mi.) N	33	33
MORGENTHALER JOHN	5732 S SUNSET BLVD	0 - 1/8 (0.090 mi.) E	G34	34
MC CUNE ROY	1509 GORDON TER	0 - 1/8 (0.099 mi.) W	H37	35
WATSON J L	1511 GORDON TER	0 - 1/8 (0.100 mi.) W	H38	36
EDWARDS M J	6009 S SUNSET BLVD	0 - 1/8 (0.122 mi.) W	J45	39
POMEROY A B	5647 S SUNSET BLVD	1/8 - 1/4 (0.158 mi.) E	K49	41
MILLERS HARRY AUTO SERVICE	6063 S SUNSET BLVD	1/8 - 1/4 (0.175 mi.) W	L54	45
CATE F H	1675 N BRONSON AVE	1/8 - 1/4 (0.220 mi.) N	58	46
PORTER L A	5624 S SUNSET BLVD	1/8 - 1/4 (0.240 mi.) E	61	46

EDR Historical Cleaners: EDR has searched selected national collections of business directories and has collected listings of potential dry cleaner sites that were available to EDR researchers. EDR's review was limited to those categories of sources that might, in EDR's opinion, include dry cleaning establishments. The categories reviewed included, but were not limited to dry cleaners, cleaners, laundry, laundromat, cleaning/laundry, wash & dry etc.

A review of the EDR Historical Cleaners list, as provided by EDR, has revealed that there are 18 EDR Historical Cleaners sites within approximately 0.25 miles of the target property.

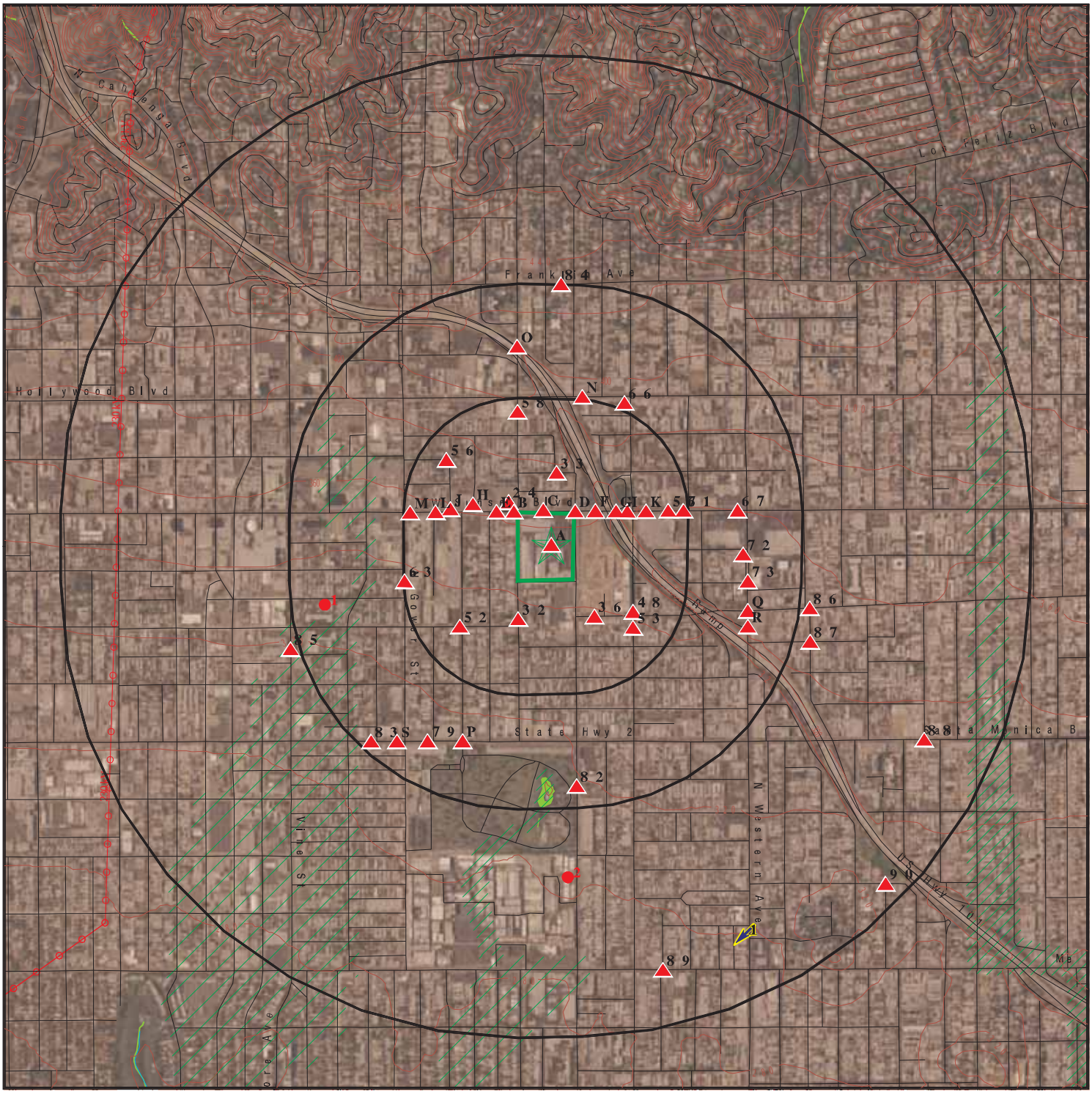
Site	Address	Dist / Dir	Map ID	Page
RADO ANNA MRS	1475 N BRONSON AVE	0 - 1/8 (0.000 mi.)	B9	13
BAKER MAX	5904 S SUNSET BLVD	0 - 1/8 (0.009 mi.) WNW	B23	27
GORDON MAX	5936 S SUNSET BLVD	0 - 1/8 (0.068 mi.) W	E31	32
SUE SAI CHING	5706 S SUNSET BLVD	0 - 1/8 (0.092 mi.) E	G35	34
RIDGEWOOD CLNRS DYERS	5704 S SUNSET BLVD	0 - 1/8 (0.105 mi.) E	G39	36
HIRSHHORN MAX	6003 S SUNSET BLVD	0 - 1/8 (0.105 mi.) W	H40	36
LEW TOM	6005 S SUNSET BLVD	0 - 1/8 (0.111 mi.) W	H41	37
POSNER HARRIS	5702 S SUNSET BLVD	0 - 1/8 (0.117 mi.) E	I43	38
ISKIYAN STEPHEN	1504 LABAIG AVE	1/8 - 1/4 (0.148 mi.) W	J47	41
KIRKES F F	1306 N WILTON PL	1/8 - 1/4 (0.150 mi.) ESE	48	41
PALCA SAM	6004 FOUNTAIN AVE	1/8 - 1/4 (0.162 mi.) SW	52	44
SIMMONS ABR	1267 N WILTON PL	1/8 - 1/4 (0.169 mi.) SE	53	44
NEEDLE ISADORE	6044 S SUNSET BLVD	1/8 - 1/4 (0.180 mi.) W	L55	45
DEUTSCH ARMIN	6008 SELMA AVE	1/8 - 1/4 (0.194 mi.) NW	56	45
STARLAND CLEANERS DYERS	5623 S SUNSET BLVD	1/8 - 1/4 (0.207 mi.) E	57	45
BARKER LEORA	6089 S SUNSET BLVD	1/8 - 1/4 (0.227 mi.) W	M59	46
KEIMI THOS	6093 S SUNSET BLVD	1/8 - 1/4 (0.235 mi.) W	M60	46
KOBAYASHI HENRY	6092 S SUNSET BLVD	1/8 - 1/4 (0.241 mi.) W	M62	47

EXECUTIVE SUMMARY

Due to poor or inadequate address information, the following sites were not mapped:

Site Name	Database(s)
MOBIL STATION #10-KDQ	WMUDS/SWAT, HIST CORTESE
FOUA D N DAGHER	HIST CORTESE, LUST
FOREMAN HONDA	SWEEPS UST
FATHER AND SON AUTO SALES	CERCLIS
220TH & 222ND JUANITA AVE N	CERC-NFRAP
LOS ANGELES HBR	CERC-NFRAP
ROYAL BLVD BTWN 209TH & 210TH	CERC-NFRAP
UNION STA	CERC-NFRAP
WARD'S DUMP	SWF/LF
CAHUENGA ST. MDY	SWF/LF
GRIFFITH PARK COMPOSTING	SWF/LF
VAN NUYS ST. MDY	SWF/LF
PENMAR GOLF COURSE	SWF/LF
S.F. & BRAZIL	SWF/LF
N E MUNICIPAL BUILDING	LUST
SUPPLY & MAINTENANCE, FIRE SH.	LUST
RALIEGH STUDIOS THE CLOSER	HAZNET
THE SUNSET LANDMARK INVESTMENT LLC	HAZNET
SUNSET BLVD AND MICHELTORENA	ERNS

OVERVIEW MAP - 2705533.2s



Target Property
Toxic Sites
Manufactured Gas Plants
National Priority List Sites
Dept. Defense Sites

0 1/4 1/2 1 Miles

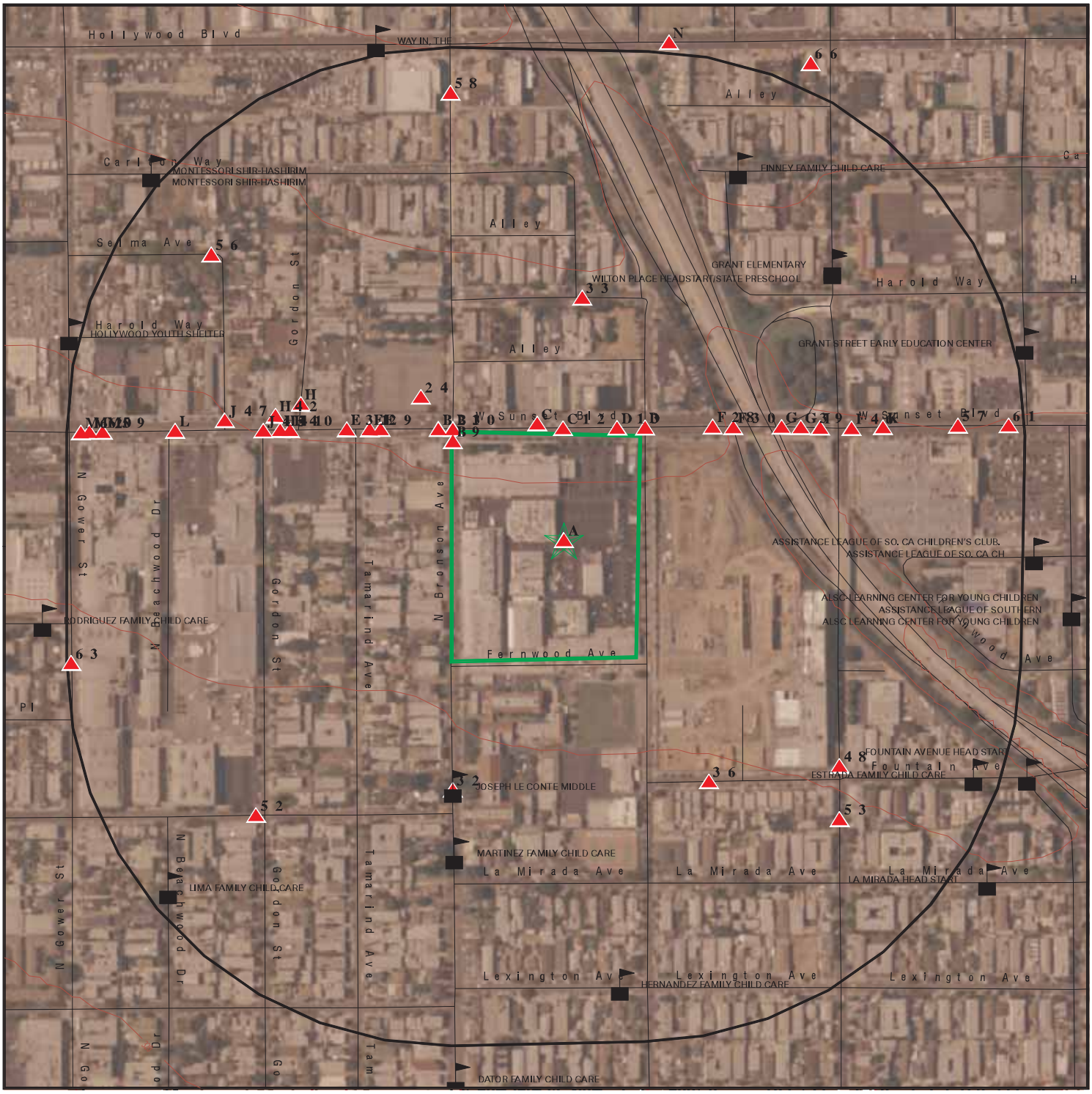
Indian Reservations BIA
Power transmission lines
Oil & Gas pipelines
100-year flood zone
500-year flood zone
National Wetland Inventory

Areas of Concern

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

SITE NAME: Sunset Bronson Studios ADDRESS: 5800 Sunset Boulevard Los Angeles CA 90028 LAT/LONG: 34.0970 / 118.3167	CLIENT: EMG CONTACT: Jason Swam INQUIRY #: 2705533.2s DATE: February 23, 2010 2:20 pm

DETAIL MAP - 2705533.2s



Target Property
Toxic Sites
Manufactured Gas Plants
Sensitive Receptors
National Priority List Sites
Dept. Defense Sites

0 1/16 1/8 1/4 Miles

Indian Reservations BIA
Oil & Gas pipelines
100-year flood zone
500-year flood zone

Areas of Concern

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

SITE NAME: Sunset Bronson Studios	CLIENT: EMG
ADDRESS: 5800 Sunset Boulevard Los Angeles CA 90028	CONTACT: Jason Swam
LAT/LONG: 34.0970 / 118.3167	INQUIRY #: 2705533.2s DATE: February 23, 2010 2:20 pm

MAP FINDINGS SUMMARY

Database	Target Property	Search Distance (Miles)	< 1/8	1/8 - 1/4	1/4 - 1/2	1/2 - 1	> 1	Total Plotted
STANDARD ENVIRONMENTAL RECORDS								
Federal NPL site list								
NPL		1.000	0	0	0	0	NR	0
Proposed NPL		1.000	0	0	0	0	NR	0
NPL LIENS		TP	NR	NR	NR	NR	NR	0
Federal Delisted NPL site list								
Delisted NPL		1.000	0	0	0	0	NR	0
Federal CERCLIS list								
CERCLIS		0.500	0	0	0	NR	NR	0
FEDERAL FACILITY		1.000	0	0	0	0	NR	0
Federal CERCLIS NFRAP site List								
CERC-NFRAP		0.500	0	0	0	NR	NR	0
Federal RCRA CORRACTS facilities list								
CORRACTS		1.000	0	0	0	0	NR	0
Federal RCRA non-CORRACTS TSD facilities list								
RCRA-TSDF		0.500	0	0	0	NR	NR	0
Federal RCRA generators list								
RCRA-LQG		0.125	0	NR	NR	NR	NR	0
RCRA-SQG		0.125	5	NR	NR	NR	NR	5
RCRA-CESQG		0.125	0	NR	NR	NR	NR	0
Federal institutional controls / engineering controls registries								
US ENG CONTROLS		0.500	0	0	0	NR	NR	0
US INST CONTROL		0.500	0	0	0	NR	NR	0
Federal ERNS list								
ERNS		TP	NR	NR	NR	NR	NR	0
State- and tribal - equivalent NPL								
RESPONSE		1.000	0	0	0	0	NR	0
State- and tribal - equivalent CERCLIS								
AOCONCERN		1.000	0	0	0	0	NR	0
ENVIROSTOR		1.000	1	0	1	7	NR	9
State and tribal landfill and/or solid waste disposal site lists								
SWF/LF		0.500	0	0	0	NR	NR	0
State and tribal leaking storage tank lists								
LUST		0.500	3	0	12	NR	NR	15

MAP FINDINGS SUMMARY

Database	Target Property	Search Distance (Miles)	< 1/8	1/8 - 1/4	1/4 - 1/2	1/2 - 1	> 1	Total Plotted
SLIC		0.500	0	0	2	NR	NR	2
INDIAN LUST		0.500	0	0	0	NR	NR	0
State and tribal registered storage tank lists								
UST	X	0.125	2	NR	NR	NR	NR	2
AST		TP	NR	NR	NR	NR	NR	0
INDIAN UST		0.250	0	0	NR	NR	NR	0
FEMA UST		0.250	0	0	NR	NR	NR	0
State and tribal voluntary cleanup sites								
VCP		0.500	0	0	0	NR	NR	0
INDIAN VCP		0.500	0	0	0	NR	NR	0
ADDITIONAL ENVIRONMENTAL RECORDS								
Local Brownfield lists								
US BROWNFIELDS		0.500	0	0	0	NR	NR	0
Local Lists of Landfill / Solid Waste Disposal Sites								
DEBRIS REGION 9		0.500	0	0	0	NR	NR	0
ODI		0.500	0	0	0	NR	NR	0
WMUDS/SWAT		TP	NR	NR	NR	NR	NR	0
SWRCY		0.500	0	0	2	NR	NR	2
HAULERS		TP	NR	NR	NR	NR	NR	0
INDIAN ODI		0.500	0	0	0	NR	NR	0
Local Lists of Hazardous waste / Contaminated Sites								
US CDL		TP	NR	NR	NR	NR	NR	0
HIST Cal-Sites		1.000	0	0	0	0	NR	0
SCH		0.250	1	0	NR	NR	NR	1
Toxic Pits		1.000	0	0	0	0	NR	0
AOCONCERN		1.000	0	0	0	0	NR	0
CDL		TP	NR	NR	NR	NR	NR	0
US HIST CDL		TP	NR	NR	NR	NR	NR	0
Local Lists of Registered Storage Tanks								
CA FID UST	X	TP	NR	NR	NR	NR	NR	0
HIST UST	X	0.250	3	1	NR	NR	NR	4
SWEEPS UST	X	0.250	3	3	NR	NR	NR	6
Local Land Records								
LIENS 2		TP	NR	NR	NR	NR	NR	0
LUCIS		0.500	0	0	0	NR	NR	0
LIENS		TP	NR	NR	NR	NR	NR	0
DEED		0.500	0	0	0	NR	NR	0
Records of Emergency Release Reports								
HMIRS		TP	NR	NR	NR	NR	NR	0

MAP FINDINGS SUMMARY

Database	Target Property	Search Distance (Miles)	< 1/8	1/8 - 1/4	1/4 - 1/2	1/2 - 1	> 1	Total Plotted
CHMIRS		TP	NR	NR	NR	NR	NR	0
LDS		TP	NR	NR	NR	NR	NR	0
MCS		TP	NR	NR	NR	NR	NR	0
Other Ascertainable Records								
RCRA-NonGen		TP	NR	NR	NR	NR	NR	0
DOT OPS		TP	NR	NR	NR	NR	NR	0
DOD		1.000	0	0	0	0	NR	0
FUDS		1.000	0	0	0	0	NR	0
CONSENT		1.000	0	0	0	0	NR	0
ROD		1.000	0	0	0	0	NR	0
UMTRA		0.500	0	0	0	NR	NR	0
MINES		0.250	0	0	NR	NR	NR	0
TRIS		TP	NR	NR	NR	NR	NR	0
TSCA		TP	NR	NR	NR	NR	NR	0
FTTS		TP	NR	NR	NR	NR	NR	0
HIST FTTS		TP	NR	NR	NR	NR	NR	0
SSTS		TP	NR	NR	NR	NR	NR	0
ICIS		TP	NR	NR	NR	NR	NR	0
PADS		TP	NR	NR	NR	NR	NR	0
MLTS		TP	NR	NR	NR	NR	NR	0
RADINFO		TP	NR	NR	NR	NR	NR	0
FINDS		TP	NR	NR	NR	NR	NR	0
RAATS		TP	NR	NR	NR	NR	NR	0
CA BOND EXP. PLAN		TP	NR	NR	NR	NR	NR	0
NPDES		TP	NR	NR	NR	NR	NR	0
CA WDS		TP	NR	NR	NR	NR	NR	0
Cortese		0.500	0	0	0	NR	NR	0
HIST CORTESE		0.500	1	0	8	NR	NR	9
Notify 65		1.000	0	0	0	0	NR	0
LA Co. Site Mitigation		TP	NR	NR	NR	NR	NR	0
DRYCLEANERS		0.125	0	NR	NR	NR	NR	0
LOS ANGELES CO. HMS		TP	NR	NR	NR	NR	NR	0
WIP		0.250	0	0	NR	NR	NR	0
HAZNET	X	TP	NR	NR	NR	NR	NR	0
EMI		TP	NR	NR	NR	NR	NR	0
INDIAN RESERV		1.000	0	0	0	0	NR	0
SCRD DRYCLEANERS		0.500	0	0	0	NR	NR	0
HWP		1.000	0	0	0	0	NR	0
HWT		0.250	0	0	NR	NR	NR	0
COAL ASH EPA		0.500	0	0	0	NR	NR	0
COAL ASH DOE		TP	NR	NR	NR	NR	NR	0
PROC		0.500	0	0	0	NR	NR	0
PCB TRANSFORMER		TP	NR	NR	NR	NR	NR	0
FINANCIAL ASSURANCE		TP	NR	NR	NR	NR	NR	0
MWMP		0.250	0	0	NR	NR	NR	0
EDR PROPRIETARY RECORDS								
EDR Proprietary Records								
Manufactured Gas Plants		0.125	0	NR	NR	NR	NR	0

MAP FINDINGS SUMMARY

Database	Target Property	Search Distance (Miles)	< 1/8	1/8 - 1/4	1/4 - 1/2	1/2 - 1	> 1	Total Plotted
EDR Historical Auto Stations	X	0.250	14	4	NR	NR	NR	18
EDR Historical Cleaners		0.250	8	10	NR	NR	NR	18

NOTES:

TP = Target Property

NR = Not Requested at this Search Distance

Sites may be listed in more than one database

A1 **SMITH ALLEN** **EDR Historical Auto Stations** **1009079287**
Target **5800 S SUNSET BLVD** **N/A**
Property **LOS ANGELES, CA**

Site 1 of 8 in cluster A

EDR Historical Auto Stations:

Name:	TETZLAFF TEDDY
Year:	1924
Type:	AUTOMOBILE SERVICE STATIONS
Name:	MC ELROY W E
Year:	1929
Type:	GASOLINE AND OIL SERVICE STATION
Name:	SMITH ALLEN
Year:	1929
Type:	AUTOMOBILE REPAIRING AND SERVICE STATIONS

A2 **KTLA STUDIOS** **CA FID UST** **S101617320**
Target **5800 W SUNSET BLVD** **SWEEPS UST** **N/A**
Property **LOS ANGELES, CA 90028**

Site 2 of 8 in cluster A

CA FID UST:

Facility ID:	19050077
Regulated By:	UTNKA
Regulated ID:	00047238
Cortese Code:	Not reported
SIC Code:	Not reported
Facility Phone:	2134605500
Mail To:	Not reported
Mailing Address:	5800 W SUNSET BLVD
Mailing Address 2:	Not reported
Mailing City,St,Zip:	LOS ANGELES 900280000
Contact:	Not reported
Contact Phone:	Not reported
DUNs Number:	Not reported
NPDES Number:	Not reported
EPA ID:	Not reported
Comments:	Not reported
Status:	Active

SWEEPS UST:

Status:	Not reported
Comp Number:	2525
Number:	Not reported
Board Of Equalization:	44-012388
Ref Date:	Not reported
Act Date:	Not reported
Created Date:	Not reported
Tank Status:	Not reported
Owner Tank Id:	Not reported
Swrcb Tank Id:	19-050-002525-000001
Actv Date:	Not reported
Capacity:	1000
Tank Use:	M.V. FUEL
Stg:	PRODUCT

KTLA STUDIOS (Continued) **S101617320**

Content: DIESEL
Number Of Tanks: 1

A3 Target Property **TRIBUNE CAL. PROP., INC.** **HAZNET** **S105082500**
5800 SUNSET BLVD. BLDG. 11 **N/A**
HOLLYWOOD, CA 90028

Site 3 of 8 in cluster A

HAZNET:

Gepaid: CAC000930208
Contact: CHARLES HINDS, CEO
Telephone: 2134603840
Facility Addr2: Not reported
Mailing Name: Not reported
Mailing Address: 5800 SUNSET BLVD. BLDG. 11
Mailing City,St,Zip: HOLLYWOOD, CA 900280000
Gen County: Los Angeles
TSD EPA ID: Not reported
TSD County: 0
Waste Category: Asbestos-containing waste
Disposal Method: Disposal, Land Fill
Tons: 3.3712
Facility County: Los Angeles

Gepaid: CAC000930208
Contact: CHARLES HINDS, CEO
Telephone: 2134603840
Facility Addr2: Not reported
Mailing Name: Not reported
Mailing Address: 5800 SUNSET BLVD. BLDG. 11
Mailing City,St,Zip: HOLLYWOOD, CA 900280000
Gen County: Los Angeles
TSD EPA ID: AZD983481813
TSD County: 99
Waste Category: Asbestos-containing waste
Disposal Method: Disposal, Land Fill
Tons: .8428
Facility County: Los Angeles

Gepaid: CAC000930208
Contact: CHARLES HINDS, CEO
Telephone: 2134603840
Facility Addr2: Not reported
Mailing Name: Not reported
Mailing Address: 5800 SUNSET BLVD. BLDG. 11
Mailing City,St,Zip: HOLLYWOOD, CA 900280000
Gen County: Los Angeles
TSD EPA ID: CAD009007626
TSD County: Los Angeles
Waste Category: Asbestos-containing waste
Disposal Method: Disposal, Land Fill
Tons: 7.1638
Facility County: Los Angeles

Gepaid: CAC000930208
Contact: CHARLES HINDS, CEO
Telephone: 2134603840

TRIBUNE CAL. PROP., INC. (Continued) **S105082500**

Facility Addr2:	Not reported
Mailing Name:	Not reported
Mailing Address:	5800 SUNSET BLVD. BLDG. 11
Mailing City,St,Zip:	HOLLYWOOD, CA 900280000
Gen County:	Los Angeles
TSD EPA ID:	CAD028409019
TSD County:	Los Angeles
Waste Category:	Other organic solids
Disposal Method:	Transfer Station
Tons:	.2500
Facility County:	Los Angeles

Gepaid:	CAC000930208
Contact:	CHARLES HINDS, CEO
Telephone:	2134603840
Facility Addr2:	Not reported
Mailing Name:	Not reported
Mailing Address:	5800 SUNSET BLVD. BLDG. 11
Mailing City,St,Zip:	HOLLYWOOD, CA 900280000
Gen County:	Los Angeles
TSD EPA ID:	AZD983481813
TSD County:	99
Waste Category:	Asbestos-containing waste
Disposal Method:	Not reported
Tons:	1.6856
Facility County:	Los Angeles

Click this hyperlink while viewing on your computer to access additional CA_HAZNET: detail in the EDR Site Report.

A4 **KTLA STUDIOS** **HIST UST** **U001561227**
Target **5800 W SUNSET BLVD** **N/A**
Property **LOS ANGELES, CA 90028**

Site 4 of 8 in cluster A

HIST UST:

Region:	STATE
Facility ID:	00000047238
Facility Type:	Other
Other Type:	Not reported
Total Tanks:	0001
Contact Name:	JAMES BYARD
Telephone:	2134605500
Owner Name:	GOLDEN WEST TELEVISION, INC.
Owner Address:	5800 SUNSET BLVD.
Owner City,St,Zip:	LOS ANGELES, CA 90028

Tank Num:	001
Container Num:	01
Year Installed:	84
Tank Capacity:	00001000
Tank Used for:	PRODUCT
Type of Fuel:	DIESEL
Tank Construction:	Not reported
Leak Detection:	Visual, Stock Inventor

A5 **KTLA** **HAZNET** **S105035319**
Target **5800 SUNSET BLVD** **N/A**
Property **LOS ANGELES, CA 90028**

Site 5 of 8 in cluster A

HAZNET:

Gepaid:	CAL922945752
Contact:	KTLA
Telephone:	2134605791
Facility Addr2:	Not reported
Mailing Name:	Not reported
Mailing Address:	5800 W SUNSET BLVD
Mailing City,St,Zip:	LOS ANGELES, CA 900286600
Gen County:	Los Angeles
TSD EPA ID:	CAD009007626
TSD County:	Los Angeles
Waste Category:	Asbestos-containing waste
Disposal Method:	Disposal, Land Fill
Tons:	10.1136
Facility County:	Los Angeles

Gepaid:	CAL922945752
Contact:	KTLA
Telephone:	2134605791
Facility Addr2:	Not reported
Mailing Name:	Not reported
Mailing Address:	5800 W SUNSET BLVD
Mailing City,St,Zip:	LOS ANGELES, CA 900286600
Gen County:	Los Angeles
TSD EPA ID:	CAT080013352
TSD County:	Los Angeles
Waste Category:	Tank bottom waste
Disposal Method:	Recycler
Tons:	.2919
Facility County:	Los Angeles

Gepaid:	CAL922945752
Contact:	C NEUMAN/DIR. BROADCAST OPR
Telephone:	3234603918
Facility Addr2:	Not reported
Mailing Name:	Not reported
Mailing Address:	5800 W SUNSET BLVD
Mailing City,St,Zip:	LOS ANGELES, CA 900286600
Gen County:	Los Angeles
TSD EPA ID:	CAD008364432
TSD County:	Los Angeles
Waste Category:	Off-specification, aged, or surplus organics
Disposal Method:	Treatment, Tank
Tons:	0.3
Facility County:	Los Angeles

Gepaid:	CAL922945752
Contact:	KTLA
Telephone:	2134605791
Facility Addr2:	Not reported
Mailing Name:	Not reported
Mailing Address:	5800 W SUNSET BLVD
Mailing City,St,Zip:	LOS ANGELES, CA 900286600

KTLA (Continued) **S105035319**

Gen County: Los Angeles
TSD EPA ID: CAD008252405
TSD County: Los Angeles
Waste Category: Liquids with halogenated organic compounds > 1000 mg/l
Disposal Method: Recycler
Tons: .0375
Facility County: Los Angeles

Gepaid: CAL922945752
Contact: KTLA
Telephone: 2134605791
Facility Addr2: Not reported
Mailing Name: Not reported
Mailing Address: 5800 W SUNSET BLVD
Mailing City,St,Zip: LOS ANGELES, CA 900286600
Gen County: Los Angeles
TSD EPA ID: CAD981402522
TSD County: Kern
Waste Category: Metal sludge - Alkaline solution (pH <UN-> 12.5) with metals (antimony, arsenic, barium, beryllium, cadmium, chromium, cobalt, copper, lead, mercury, molybdenum, nickel, selenium, silver, thallium, vanadium, and zinc)
Disposal Method: Recycler
Tons: .0417
Facility County: Los Angeles

Click this hyperlink while viewing on your computer to access
12 additional CA_HAZNET: record(s) in the EDR Site Report.

A6 **TRIBUNE STUDIOS** **HAZNET** **S106087344**
Target **5800 SUNSET BLVD STAGE 3** **N/A**
Property **HOLLYWOOD, CA 90028**

Site 6 of 8 in cluster A

HAZNET:
Gepaid: CAC002552222
Contact: ROBERT CAVEN
Telephone: 3234605284
Facility Addr2: Not reported
Mailing Name: Not reported
Mailing Address: 5800 SUNSET BLVDSTAGE 3
Mailing City,St,Zip: HOLLYWOOD, CA 900280000
Gen County: Los Angeles
TSD EPA ID: Not reported
TSD County: Los Angeles
Waste Category: Paint sludge
Disposal Method: Recycler
Tons: 0.22
Facility County: Not reported

Gepaid: CAC002552222
Contact: ROBERT CAVEN
Telephone: 3234605284
Facility Addr2: Not reported
Mailing Name: Not reported
Mailing Address: 5800 SUNSET BLVDSTAGE 3
Mailing City,St,Zip: HOLLYWOOD, CA 900280000

TRIBUNE STUDIOS (Continued) **S106087344**

Gen County: Los Angeles
TSD EPA ID: Not reported
TSD County: San Bernardino
Waste Category: Latex waste
Disposal Method: Transfer Station
Tons: 0.41
Facility County: Not reported

A7 **CHANNEL 5 KTLA** **HAZNET** **S105083303**
Target **5800 SUNSET BLVD** **N/A**
Property **HOLLYWOOD, CA 90028**

Site 7 of 8 in cluster A

HAZNET:
Gepaid: CAC001346040
Contact: TRIBUNE COMPANY
Telephone: 0000000000
Facility Addr2: Not reported
Mailing Name: Not reported
Mailing Address: 5800 SUNSET BLVD
Mailing City,St,Zip: HOLLYWOOD, CA 900280000
Gen County: Los Angeles
TSD EPA ID: CAT080033681
TSD County: Los Angeles
Waste Category: Other inorganic solid waste
Disposal Method: Disposal, Other
Tons: .0500
Facility County: Los Angeles

A8 **K T L A STUDIOS INCORPORATED** **UST** **U003781543**
Target **5800 W SUNSET BLVD** **N/A**
Property **LOS ANGELES, CA 90028**

Site 8 of 8 in cluster A

UST:
Global ID: 8059
Latitude: 34.09804
Longitude: -118.316

B9 **RADO ANNA MRS** **EDR Historical Cleaners** **1009191533**
1475 N BRONSON AVE **N/A**
< 1/8 **LOS ANGELES, CA**
1 ft.

Site 1 of 3 in cluster B

EDR Historical Cleaners:
Name: RADO ANNA MRS
Year: 1933
Type: CLOTHES PRESSERS AND CLEANERS

B10 **RAYMER R R** **EDR Historical Auto Stations** **1009077201**
North **5901 S SUNSET BLVD** **N/A**
< 1/8 **LOS ANGELES, CA**
0.002 mi.
10 ft. **Site 2 of 3 in cluster B**

EDR Historical Auto Stations:
Name: RAYMER R R
Year: 1929
Type: GASOLINE AND OIL SERVICE STATION

C11 **FOSTER JACK** **EDR Historical Auto Stations** **1009076562**
North **5857 S SUNSET BLVD** **N/A**
< 1/8 **LOS ANGELES, CA**
0.003 mi.
18 ft. **Site 1 of 8 in cluster C**

EDR Historical Auto Stations:
Name: SWANSON F S
Year: 1924
Type: AUTOMOBILE REPAIRING

Name: WHITNEY P S
Year: 1924
Type: AUTOMOBILE SERVICE STATIONS

Name: GELSTON W E
Year: 1929
Type: AUTOMOBILE REPAIRING AND SERVICE STATIONS

Name: SNIDOW P W
Year: 1933
Type: AUTOMOBILE REPAIRING

Name: HETTIG B O
Year: 1933
Type: GASOLINE AND OIL SERVICE STATIONS

Name: BRONSET SERVICE STATIONS INC
Year: 1937
Type: GASOLINE AND OIL SERVICE STATIONS

Name: FOSTER JACK
Year: 1942
Type: GASOLINE AND OIL SERVICE STATIONS

C12 **STUDIO MANAGEMENT SERVICES INC** **RCRA-SQG** **1000189568**
North **5842 SUNSET BLVD** **CAD982045304**
< 1/8 **LOS ANGELES, CA 90028**
0.004 mi.
21 ft. **Site 2 of 8 in cluster C**

RCRA-SQG:
Date form received by agency: 10/05/1987
Facility name: STUDIO MANAGEMENT SERVICES INC
Facility address: 5842 SUNSET BLVD
LOS ANGELES, CA 90028
EPA ID: CAD982045304

STUDIO MANAGEMENT SERVICES INC (Continued) **1000189568**

Mailing address:	1040 N LAS PALMAS AVE HOLLYWOOD, CA 90038
Contact:	ENVIRONMENTAL MANAGER
Contact address:	5842 SUNSET BLVD LOS ANGELES, CA 90028
Contact country:	US
Contact telephone:	(213) 469-5000
Contact email:	Not reported
EPA Region:	09
Classification:	Small Small Quantity Generator
Description:	Handler: generates more than 100 and less than 1000 kg of hazardous waste during any calendar month and accumulates less than 6000 kg of hazardous waste at any time; or generates 100 kg or less of hazardous waste during any calendar month, and accumulates more than 1000 kg of hazardous waste at any time

Owner/Operator Summary:

Owner/operator name:	JENNET & JAPHETIC INV
Owner/operator address:	NOT REQUIRED NOT REQUIRED, ME 99999
Owner/operator country:	Not reported
Owner/operator telephone:	(415) 555-1212
Legal status:	Private
Owner/Operator Type:	Owner
Owner/Op start date:	Not reported
Owner/Op end date:	Not reported

Owner/operator name:	NOT REQUIRED
Owner/operator address:	NOT REQUIRED NOT REQUIRED, ME 99999
Owner/operator country:	Not reported
Owner/operator telephone:	(415) 555-1212
Legal status:	Private
Owner/Operator Type:	Operator
Owner/Op start date:	Not reported
Owner/Op end date:	Not reported

Handler Activities Summary:

U.S. importer of hazardous waste:	No
Mixed waste (haz. and radioactive):	Unknown
Recycler of hazardous waste:	No
Transporter of hazardous waste:	No
Treater, storer or disposer of HW:	No
Underground injection activity:	No
On-site burner exemption:	No
Furnace exemption:	No
Used oil fuel burner:	No
Used oil processor:	No
User oil refiner:	No
Used oil fuel marketer to burner:	No
Used oil Specification marketer:	No
Used oil transfer facility:	No
Used oil transporter:	No
Off-site waste receiver:	Verified to be non-commercial

Violation Status: No violations found

D13 **ZARONCCHI LENO** **EDR Historical Auto Stations** **1009081249**
North **5815 S SUNSET BLVD** **N/A**
< 1/8 **LOS ANGELES, CA**
0.005 mi.
26 ft. **Site 1 of 4 in cluster D**

EDR Historical Auto Stations:

Name:	ZARUCCHI LEO
Year:	1937
Type:	AUTOMOBILE REPAIRING
Name:	ZARONCCHI LENO
Year:	1942
Type:	AUTOMOBILE REPAIRING

D14 **CENTRAL LOS ANGELES HS #1 AKA METROMEDIA** **SCH** **S107736102**
NNE **SUNSET/VAN NESS AVENUE** **ENVIROSTOR** **N/A**
< 1/8 **LOS ANGELES, CA 90027**
0.006 mi.
33 ft. **Site 2 of 4 in cluster D**

SCH:

Facility ID:	19990041
Site Type:	School Cleanup
Site Type Detail:	School
Site Mgmt. Req.:	NONE SPECIFIED
Acres:	12
National Priorities List:	NO
Cleanup Oversight Agencies:	SMBRP
Lead Agency:	SMBRP
Lead Agency Description:	DTSC - Site Mitigation And Brownfield Reuse Program
Project Manager:	Not reported
Supervisor:	* Triss Chesney
Division Branch:	Chatsworth
Site Code:	304185
Assembly:	43
Senate:	21
Special Program Status:	Not reported
Status:	Certified
Status Date:	2002-07-02 00:00:00
Restricted Use:	NO
Funding:	School District
Latitude:	34.0522761593686
Longitude:	-118.252787171101
APN:	NONE SPECIFIED
Past Use:	* UNKNOWN
Potential COC:	, 30001, 30024
Confirmed COC:	NONE SPECIFIED
Potential Description:	SOIL
Alias Name:	LAUSD-NEW H.S.#1 METRO MEDIA/VCA
Alias Type:	Alternate Name
Alias Name:	19990041
Alias Type:	Envirostor ID Number
Alias Name:	304185
Alias Type:	Project Code (Site Code)
Alias Name:	CENTRAL LOS ANGELES HIGH SCH. #1 (PROP)
Alias Type:	Alternate Name
Alias Name:	CENTRAL LOS ANGELES HIGH SCHOOL #1
Alias Type:	Alternate Name

CENTRAL LOS ANGELES HS #1 AKA METROMEDIA (Continued) **S107736102**

Alias Name: LOS ANGELES UNIFIED SCHOOL DISTRICT
Alias Type: Alternate Name
Alias Name: 110033619546
Alias Type: EPA (FRS #)

Completed Info:
Completed Area Name: PROJECT WIDE
Completed Sub Area Name: Not reported
Completed Document Type: Preliminary Endangerment Assessment Report
Completed Date: 2001-10-01 00:00:00
Comments: Not reported

Completed Area Name: PROJECT WIDE
Completed Sub Area Name: Not reported
Completed Document Type: Supplemental Site Investigation Report
Completed Date: 2003-05-01 00:00:00
Comments: Not reported

Completed Area Name: PROJECT WIDE
Completed Sub Area Name: Not reported
Completed Document Type: Supplemental Site Investigation Report
Completed Date: 2003-07-24 00:00:00
Comments: approved.

Completed Area Name: PROJECT WIDE
Completed Sub Area Name: Not reported
Completed Document Type: Removal Action Completion Report
Completed Date: 2001-12-12 00:00:00
Comments: Approximately 136 cubic yards of soil were removed. Based on confirmation sampling, the estimated mean for surface soil based on 95% UCL was 0.860 mg/kg and for subsurface 1.91 mg/kg. Based on this, residual arsenic levels are below the cleanup goal.

Completed Area Name: PROJECT WIDE
Completed Sub Area Name: Not reported
Completed Document Type: Removal Action Workplan
Completed Date: 2001-12-07 00:00:00
Comments: RAW/CEQA - DTSC approved the Removal Action Workplan for the removal of arsenic contaminated soil. CEQA completed.

Completed Area Name: PROJECT WIDE
Completed Sub Area Name: Not reported
Completed Document Type: Supplemental Site Investigation Workplan
Completed Date: 2002-11-21 00:00:00
Comments: Not reported

Completed Area Name: PROJECT WIDE
Completed Sub Area Name: Not reported
Completed Document Type: Technical Report
Completed Date: 2003-08-07 00:00:00
Comments: Not reported

Completed Area Name: PROJECT WIDE
Completed Sub Area Name: Not reported
Completed Document Type: CEQA - Notice of Exemption
Completed Date: 2001-12-07 00:00:00
Comments: Not reported

CENTRAL LOS ANGELES HS #1 AKA METROMEDIA (Continued) **S107736102**

Completed Area Name:	PROJECT WIDE
Completed Sub Area Name:	Not reported
Completed Document Type:	Certification
Completed Date:	2002-07-02 00:00:00
Comments:	DTSC has determined that all appropriate response actions have been completed, that all acceptable engineering practices were implemented and that no further removal/remedial action is necessary, specific only to the removal around the underground storage tank. Additional sampling will be conducted post- demolition near on-site hydraulic elevators and residential structures. For Arsenic only. FA for hydraulic elevators and lead

Completed Area Name:	PROJECT WIDE
Completed Sub Area Name:	Not reported
Completed Document Type:	Cost Recovery Closeout Memo
Completed Date:	2003-08-13 00:00:00
Comments:	Not reported

Completed Area Name:	PROJECT WIDE
Completed Sub Area Name:	Not reported
Completed Document Type:	Environmental Oversight Agreement
Completed Date:	2000-02-10 00:00:00
Comments:	LAUSD MASTER OVERSIGHT AGREEMENT (DOCKET NO. HSA-A 99/00-051) EXECUTED ON 2/10/00. As part of the Master Oversight Agreement between DTSC and the Los Angeles Unified School District (LAUSD), DTSC will provide oversight for a Preliminary Endangerment Assessment (PEA) for the proposed Central Los Angeles High School No. 1 site (aka Metromedia)

Future Area Name:	Not reported
Future Sub Area Name:	Not reported
Future Document Type:	Not reported
Future Due Date:	Not reported
Schedule Area Name:	Not reported
Schedule Sub Area Name:	Not reported
Schedule Document Type:	Not reported
Schedule Due Date:	Not reported
Schedule Revised Date:	Not reported

ENVIROSTOR:

Site Type:	School Cleanup
Site Type Detailed:	School
Acres:	12
NPL:	NO
Regulatory Agencies:	SMBRP
Lead Agency:	SMBRP
Program Manager:	Not reported
Supervisor:	* Triss Chesney
Division Branch:	Chatsworth
Facility ID:	19990041
Site Code:	304185
Assembly:	43
Senate:	21
Special Program:	Not reported
Status:	Certified
Status Date:	2002-07-02 00:00:00
Restricted Use:	NO

CENTRAL LOS ANGELES HS #1 AKA METROMEDIA (Continued) **S107736102**

Site Mgmt. Req.: NONE SPECIFIED
Funding: School District
Latitude: 34.0522761593686
Longitude: -118.252787171101
APN: NONE SPECIFIED
Past Use: * UNKNOWN
Potential COC: , 30001, 30024
Confirmed COC: NONE SPECIFIED
Potential Description: SOIL
Alias Name: LAUSD-NEW H.S.#1 METRO MEDIA/VCA
Alias Type: Alternate Name
Alias Name: 19990041
Alias Type: Envirostor ID Number
Alias Name: 304185
Alias Type: Project Code (Site Code)
Alias Name: CENTRAL LOS ANGELES HIGH SCH. #1 (PROP)
Alias Type: Alternate Name
Alias Name: CENTRAL LOS ANGELES HIGH SCHOOL #1
Alias Type: Alternate Name
Alias Name: LOS ANGELES UNIFIED SCHOOL DISTRICT
Alias Type: Alternate Name
Alias Name: 110033619546
Alias Type: EPA (FRS #)

Completed Info:
Completed Area Name: PROJECT WIDE
Completed Sub Area Name: Not reported
Completed Document Type: Preliminary Endangerment Assessment Report
Completed Date: 2001-10-01 00:00:00
Comments: Not reported

Completed Area Name: PROJECT WIDE
Completed Sub Area Name: Not reported
Completed Document Type: Supplemental Site Investigation Report
Completed Date: 2003-05-01 00:00:00
Comments: Not reported

Completed Area Name: PROJECT WIDE
Completed Sub Area Name: Not reported
Completed Document Type: Supplemental Site Investigation Report
Completed Date: 2003-07-24 00:00:00
Comments: approved.

Completed Area Name: PROJECT WIDE
Completed Sub Area Name: Not reported
Completed Document Type: Removal Action Completion Report
Completed Date: 2001-12-12 00:00:00
Comments: Approximately 136 cubic yards of soil were removed. Based on confirmation sampling, the estimated mean for surface soil based on 95% UCL was 0.860 mg/kg and for subsurface 1.91 mg/kg. Based on this, residual arsenic levels are below the cleanup goal.

Completed Area Name: PROJECT WIDE
Completed Sub Area Name: Not reported
Completed Document Type: Removal Action Workplan
Completed Date: 2001-12-07 00:00:00
Comments: RAW/CEQA - DTSC approved the Removal Action Workplan for the removal of arsenic contaminated soil. CEQA completed.

CENTRAL LOS ANGELES HS #1 AKA METROMEDIA (Continued) **S107736102**

Completed Area Name:	PROJECT WIDE
Completed Sub Area Name:	Not reported
Completed Document Type:	Supplemental Site Investigation Workplan
Completed Date:	2002-11-21 00:00:00
Comments:	Not reported

Completed Area Name:	PROJECT WIDE
Completed Sub Area Name:	Not reported
Completed Document Type:	Technical Report
Completed Date:	2003-08-07 00:00:00
Comments:	Not reported

Completed Area Name:	PROJECT WIDE
Completed Sub Area Name:	Not reported
Completed Document Type:	CEQA - Notice of Exemption
Completed Date:	2001-12-07 00:00:00
Comments:	Not reported

Completed Area Name:	PROJECT WIDE
Completed Sub Area Name:	Not reported
Completed Document Type:	Certification
Completed Date:	2002-07-02 00:00:00
Comments:	DTSC has determined that all appropriate response actions have been completed, that all acceptable engineering practices were implemented and that no further removal/remedial action is necessary, specific only to the removal around the underground storage tank. Additional sampling will be conducted post- demolition near on-site hydraulic elevators and residential structures. For Arsenic only. FA for hydraulic elevators and lead

Completed Area Name:	PROJECT WIDE
Completed Sub Area Name:	Not reported
Completed Document Type:	Cost Recovery Closeout Memo
Completed Date:	2003-08-13 00:00:00
Comments:	Not reported

Completed Area Name:	PROJECT WIDE
Completed Sub Area Name:	Not reported
Completed Document Type:	Environmental Oversight Agreement
Completed Date:	2000-02-10 00:00:00
Comments:	LAUSD MASTER OVERSIGHT AGREEMENT (DOCKET NO. HSA-A 99/00-051) EXECUTED ON 2/10/00. As part of the Master Oversight Agreement between DTSC and the Los Angeles Unified School District (LAUSD), DTSC will provide oversight for a Preliminary Endangerment Assessment (PEA) for the proposed Central Los Angeles High School No. 1 site (aka Metromedia)

Future Area Name:	Not reported
Future Sub Area Name:	Not reported
Future Document Type:	Not reported
Future Due Date:	Not reported
Schedule Area Name:	Not reported
Schedule Sub Area Name:	Not reported
Schedule Document Type:	Not reported
Schedule Due Date:	Not reported
Schedule Revised Date:	Not reported

D15 NNE < 1/8 0.006 mi. 33 ft. **MIDAS MUFFLER**
5801 W SUNSET BLVD
HOLLYWOOD, CA 90028
Site 3 of 4 in cluster D

RCRA-SQG | **1000857322** | **CAD983667353**

RCRA-SQG:

Date form received by agency:	05/06/1993
Facility name:	MIDAS MUFFLER
Facility address:	5801 W SUNSET BLVD HOLLYWOOD, CA 90028
EPA ID:	CAD983667353
Mailing address:	W SUNSET BLVD HOLLYWOOD, CA 90028
Contact:	MARLENE NORIN
Contact address:	5801 W SUNSET BLVD HOLLYWOOD, CA 90028
Contact country:	US
Contact telephone:	(213) 465-1141
Contact email:	Not reported
EPA Region:	09
Classification:	Small Small Quantity Generator
Description:	Handler: generates more than 100 and less than 1000 kg of hazardous waste during any calendar month and accumulates less than 6000 kg of hazardous waste at any time; or generates 100 kg or less of hazardous waste during any calendar month, and accumulates more than 1000 kg of hazardous waste at any time

Owner/Operator Summary:

Owner/operator name:	LEO B NORIN
Owner/operator address:	5801 W SUNSET BLVD HOLLYWOOD, CA 90028
Owner/operator country:	Not reported
Owner/operator telephone:	(213) 465-1141
Legal status:	Private
Owner/Operator Type:	Owner
Owner/Op start date:	Not reported
Owner/Op end date:	Not reported

Handler Activities Summary:

U.S. importer of hazardous waste:	No
Mixed waste (haz. and radioactive):	Unknown
Recycler of hazardous waste:	No
Transporter of hazardous waste:	No
Treater, storer or disposer of HW:	No
Underground injection activity:	No
On-site burner exemption:	No
Furnace exemption:	No
Used oil fuel burner:	No
Used oil processor:	No
User oil refiner:	No
Used oil fuel marketer to burner:	No
Used oil Specification marketer:	No
Used oil transfer facility:	No
Used oil transporter:	No
Off-site waste receiver:	Verified to be non-commercial

Violation Status: No violations found

D16 **HELMKAMP A F** **EDR Historical Auto Stations** **1009078173**
NNE **5801 S SUNSET BLVD** **N/A**
< 1/8 **LOS ANGELES, CA**
0.006 mi.
33 ft. **Site 4 of 4 in cluster D**

EDR Historical Auto Stations:

Name:	DELANEY J M
Year:	1924
Type:	AUTOMOBILE SERVICE STATIONS
Name:	HELMKAMP A F
Year:	1929
Type:	AUTOMOBILE REPAIRING AND SERVICE STATIONS
Name:	BAUGH L W
Year:	1929
Type:	GASOLINE AND OIL SERVICE STATION
Name:	HELMKAMP A F
Year:	1933
Type:	AUTOMOBILE REPAIRING
Name:	IGLER RALPH
Year:	1933
Type:	GASOLINE AND OIL SERVICE STATIONS
Name:	HELMKAMP A F
Year:	1937
Type:	AUTOMOBILE REPAIRING
Name:	HELMKAMP A F
Year:	1942
Type:	AUTOMOBILE REPAIRING
Name:	JORDAN FUNK
Year:	1942
Type:	GASOLINE AND OIL SERVICE STATIONS

C17 **MOBIL OIL CORP** **SWEEPS UST** **S101583585**
North **5857 W SUNSET BLVD** **N/A**
< 1/8 **LOS ANGELES, CA 90028**
0.007 mi.
35 ft. **Site 3 of 8 in cluster C**

SWEEPS UST:

Status:	Not reported
Comp Number:	2119
Number:	Not reported
Board Of Equalization:	44-012141
Ref Date:	Not reported
Act Date:	Not reported
Created Date:	Not reported
Tank Status:	Not reported
Owner Tank Id:	Not reported
Swrcb Tank Id:	19-050-002119-000001
Actv Date:	Not reported
Capacity:	280
Tank Use:	OIL
Stg:	WASTE

MOBIL OIL CORP (Continued) **S101583585**

Content: WASTE OIL
Number Of Tanks: 3

Status: Not reported
Comp Number: 2119
Number: Not reported
Board Of Equalization: 44-012141
Ref Date: Not reported
Act Date: Not reported
Created Date: Not reported
Tank Status: Not reported
Owner Tank Id: Not reported
Swrcb Tank Id: 19-050-002119-000003
Actv Date: Not reported
Capacity: 6000
Tank Use: M.V. FUEL
Stg: PRODUCT
Content: REG UNLEADED
Number Of Tanks: Not reported

Status: Not reported
Comp Number: 2119
Number: Not reported
Board Of Equalization: 44-012141
Ref Date: Not reported
Act Date: Not reported
Created Date: Not reported
Tank Status: Not reported
Owner Tank Id: Not reported
Swrcb Tank Id: 19-050-002119-000005
Actv Date: Not reported
Capacity: 6000
Tank Use: M.V. FUEL
Stg: PRODUCT
Content: REG UNLEADED
Number Of Tanks: Not reported

Status: A
Comp Number: 2119
Number: 1
Board Of Equalization: 44-012141
Ref Date: 09-21-93
Act Date: 03-18-94
Created Date: 02-29-88
Tank Status: A
Owner Tank Id: Not reported
Swrcb Tank Id: 19-050-002119-000002
Actv Date: 11-13-92
Capacity: 8000
Tank Use: M.V. FUEL
Stg: P
Content: REG UNLEADED
Number Of Tanks: 3

Status: A
Comp Number: 2119
Number: 1

MOBIL OIL CORP (Continued) **S101583585**

Board Of Equalization: 44-012141
Ref Date: 09-21-93
Act Date: 03-18-94
Created Date: 02-29-88
Tank Status: A
Owner Tank Id: Not reported
Swrcb Tank Id: 19-050-002119-000004
Actv Date: 11-13-92
Capacity: 10000
Tank Use: M.V. FUEL
Stg: P
Content: REG UNLEADED
Number Of Tanks: Not reported

Status: A
Comp Number: 2119
Number: 1
Board Of Equalization: 44-012141
Ref Date: 09-21-93
Act Date: 03-18-94
Created Date: 02-29-88
Tank Status: A
Owner Tank Id: Not reported
Swrcb Tank Id: 19-050-002119-000006
Actv Date: 11-13-92
Capacity: 1000
Tank Use: OIL
Stg: W
Content: WASTE OIL
Number Of Tanks: Not reported

C18 **MOBIL SERVICE STATIONS** **EDR Historical Auto Stations** **1008994824**
North **5857 W SUNSET BLVD** **N/A**
< 1/8 **LOS ANGELES, CA 90000**
0.007 mi.
35 ft. **Site 4 of 8 in cluster C**

EDR Historical Auto Stations:
Name: MOBIL SERVICE STATIONS
Year: 1999
Type: Not reported

C19 **MOBIL SERVICE STATION #18-HYO** **UST** **U003940738**
North **5857 W SUNSET BLVD** **N/A**
< 1/8 **LOS ANGELES, CA 90028**
0.007 mi.
35 ft. **Site 5 of 8 in cluster C**

UST:
Global ID: 8067
Latitude: 34.09807
Longitude: -118.317

C20 **ASADOUR T. HAGOPIAN** **HIST UST** **U001561207**
North **5857 W SUNSET BLVD** **N/A**
< 1/8 **LOS ANGELES, CA 90028**
0.007 mi.
35 ft. **Site 6 of 8 in cluster C**

HIST UST:

Region:	STATE
Facility ID:	00000039962
Facility Type:	Gas Station
Other Type:	Not reported
Total Tanks:	0004
Contact Name:	SAME
Telephone:	2134636266
Owner Name:	MOBIL OIL CORP
Owner Address:	612 S. FLOWER ST
Owner City,St,Zip:	LOS ANGELES, CA 90017

Tank Num:	001
Container Num:	1
Year Installed:	Not reported
Tank Capacity:	00000280
Tank Used for:	WASTE
Type of Fuel:	WASTE OIL
Tank Construction:	Not reported
Leak Detection:	Stock Inventor

Tank Num:	002
Container Num:	4
Year Installed:	1983
Tank Capacity:	00008000
Tank Used for:	PRODUCT
Type of Fuel:	REGULAR
Tank Construction:	Not reported
Leak Detection:	Stock Inventor

Tank Num:	003
Container Num:	3
Year Installed:	1983
Tank Capacity:	00006000
Tank Used for:	PRODUCT
Type of Fuel:	PREMIUM
Tank Construction:	Not reported
Leak Detection:	Stock Inventor

Tank Num:	004
Container Num:	2
Year Installed:	1983
Tank Capacity:	00010000
Tank Used for:	PRODUCT
Type of Fuel:	UNLEADED
Tank Construction:	Not reported
Leak Detection:	Stock Inventor

C21 **MOBIL #18-HYO** **LUST** **S109283855**
North **5857 W SUNSET BLVD** **N/A**
< 1/8 **LOS ANGELES, CA 90028**
0.007 mi.
35 ft. **Site 7 of 8 in cluster C**

LUST:

Region:	STATE
Global Id:	T060374883
Latitude:	34.09818
Longitude:	-118.317049
Case Type:	LUST Cleanup Site
Status:	Open - Remediation
Status Date:	2008-03-27 00:00:00
Lead Agency:	LOS ANGELES RWQCB (REGION 4)
Case Worker:	Not reported
Local Agency:	LOS ANGELES, CITY OF
RB Case Number:	900280152
LOC Case Number:	Not reported
File Location:	Regional Board
Potential Media Affect:	Aquifer used for drinking water supply
Potential Contaminants of Concern:	Gasoline
Site History:	Not reported

C22 **MOBIL #18-HYO** **LUST** **S105692758**
North **5857 SUNSET BLVD** **N/A**
< 1/8 **LOS ANGELES, CA 90028**
0.007 mi.
35 ft. **Site 8 of 8 in cluster C**

LUST REG 4:

Region:	4	
Regional Board:	04	
County:	Los Angeles	
facid:	900280152	
Status:	Pollution Characterization	
Substance:	Gasoline	
Substance Quantity:	Not reported	
Local Case No:	Not reported	
Case Type:	Groundwater	
Abatement Method Used at the Site:		Not reported
Global ID:	T060374883	
W Global ID:	Not reported	
Staff:	TCS	
Local Agency:	19050	
Cross Street:	BRONSON	
Enforcement Type:	SEL	
Date Leak Discovered:	Not reported	
Date Leak First Reported:		11/10/1998
Date Leak Record Entered:	Not reported	
Date Confirmation Began:	Not reported	
Date Leak Stopped:	Not reported	
Date Case Last Changed on Database:		7/12/2002
Date the Case was Closed:		Not reported
How Leak Discovered:	OM	
How Leak Stopped:	Not reported	
Cause of Leak:	Other Cause	
Leak Source:	UNK	
Operator:	JENNIFER SEDLACHEK	
Water System:	Not reported	

MOBIL #18-HYO (Continued) **S105692758**

Well Name:	Not reported
Approx. Dist To Production Well (ft):	10718.369328110634933050133125
Source of Cleanup Funding:	UNK
Preliminary Site Assessment Workplan Submitted:	Not reported
Preliminary Site Assessment Began:	1/2/2002
Pollution Characterization Began:	5/17/2002
Remediation Plan Submitted:	Not reported
Remedial Action Underway:	Not reported
Post Remedial Action Monitoring Began:	Not reported
Enforcement Action Date:	Not reported
Historical Max MTBE Date:	4/27/2004
Hist Max MTBE Conc in Groundwater:	181000
Hist Max MTBE Conc in Soil:	.818
Significant Interim Remedial Action Taken:	Not reported
GW Qualifier:	=
Soil Qualifier:	=
Organization:	Not reported
Owner Contact:	Not reported
Responsible Party:	MICHAEL MEDNICK
RP Address:	2300 CLAYTON RD., SUITE #1250
Program:	LUST
Lat/Long:	34.09818 / -1
Local Agency Staff:	Not reported
Beneficial Use:	Not reported
Priority:	Not reported
Cleanup Fund Id:	Not reported
Suspended:	Not reported
Assigned Name:	Not reported
Summary:	Haz Mat incident report filed

B23 **BAKER MAX** **EDR Historical Cleaners** **1009191947**
WNW **5904 S SUNSET BLVD** **N/A**
< 1/8 **LOS ANGELES, CA**
0.009 mi.
46 ft. **Site 3 of 3 in cluster B**

EDR Historical Cleaners:

Name:	BAKER MAX
Year:	1937
Type:	CLOTHES PRESSERS AND CLEANERS

---

24 **KTLA BROADCASTING** **HIST CORTESE** **S101297165**
NW **ATHENS MT WILSON RD** **LUST** **N/A**
< 1/8 **LOS ANGELES, CA 91023**
0.030 mi.
160 ft.

CORTESE:

Region:	CORTESE
Facility County Code:	19
Reg By:	LTNKA
Reg Id:	I-13778

LUST:

Region:	STATE
Global Id:	T0603704098

KTLA BROADCASTING (Continued) **S101297165**

Latitude:	0
Longitude:	0
Case Type:	LUST Cleanup Site
Status:	Completed - Case Closed
Status Date:	1991-11-07 00:00:00
Lead Agency:	LOS ANGELES COUNTY
Case Worker:	Not reported
Local Agency:	LOS ANGELES COUNTY
RB Case Number:	I-13778
LOC Case Number:	Not reported
File Location:	Not reported
Potential Media Affect:	Soil
Potential Contaminants of Concern:	Diesel
Site History:	Not reported

LUST REG 4:

Region:	4	
Regional Board:	04	
County:	Los Angeles	
facid:	I-13778	
Status:	Case Closed	
Substance:	Diesel	
Substance Quantity:	Not reported	
Local Case No:	Not reported	
Case Type:	Soil	
Abatement Method Used at the Site:		Not reported
Global ID:	T0603704098	
W Global ID:	Not reported	
Staff:	UNK	
Local Agency:	19000	
Cross Street:	ANGELES CREST HWY	
Enforcement Type:	Not reported	
Date Leak Discovered:	1/15/1991	
Date Leak First Reported:		1/15/1991
Date Leak Record Entered:	5/22/1991	
Date Confirmation Began:	Not reported	
Date Leak Stopped:	Not reported	
Date Case Last Changed on Database:		11/7/1991
Date the Case was Closed:		11/7/1991
How Leak Discovered:	Tank Closure	
How Leak Stopped:	Not reported	
Cause of Leak:	UNK	
Leak Source:	UNK	
Operator:	MALOOF, MICHAEL	
Water System:	Not reported	
Well Name:	Not reported	
Approx. Dist To Production Well (ft):		7051.1878128719177237882702588
Source of Cleanup Funding:		UNK
Preliminary Site Assessment Workplan Submitted:		Not reported
Preliminary Site Assessment Began:		1/15/1991
Pollution Characterization Began:		Not reported
Remediation Plan Submitted:		Not reported
Remedial Action Underway:		Not reported
Post Remedial Action Monitoring Began:		Not reported
Enforcement Action Date:		Not reported
Historical Max MTBE Date:		Not reported
Hist Max MTBE Conc in Groundwater:		Not reported

KTLA BROADCASTING (Continued) **S101297165**

Hist Max MTBE Conc in Soil: Not reported
Significant Interim Remedial Action Taken: Not reported
GW Qualifier: Not reported
Soil Qualifier: Not reported
Organization: Not reported
Owner Contact: Not reported
Responsible Party: KTLA BROADCASTING
RP Address: 5800 SUNSET BLVD., LOS ANGELES, 90028
Program: LUST
Lat/Long: 34.2282237 / -1
Local Agency Staff: Not reported
Beneficial Use: Not reported
Priority: Not reported
Cleanup Fund Id: Not reported
Suspended: Not reported
Assigned Name: Not reported
Summary: Not reported

E25 **JACKSON MC CLURG** **EDR Historical Auto Stations** **1009080389**
West **5923 S SUNSET BLVD** **N/A**
< 1/8 **LOS ANGELES, CA**
0.042 mi.
223 ft. **Site 1 of 5 in cluster E**

EDR Historical Auto Stations:
Name: VAIN W B
Year: 1924
Type: AUTOMOBILE SERVICE STATIONS

Name: LYONS R E
Year: 1929
Type: GASOLINE AND OIL SERVICE STATION

Name: JACKSON MC CLURG
Year: 1933
Type: GASOLINE AND OIL SERVICE STATIONS

E26 **SHUSETT DAVID** **EDR Historical Auto Stations** **1009084991**
West **5920 S SUNSET BLVD** **N/A**
< 1/8 **LOS ANGELES, CA**
0.045 mi.
236 ft. **Site 2 of 5 in cluster E**

EDR Historical Auto Stations:
Name: SHUSETT DAVID
Year: 1942
Type: GASOLINE AND OIL SERVICE STATIONS

E27 **REMDL FEES MC DONALD** **EDR Historical Auto Stations** **1009076658**
West **5925 S SUNSET BLVD** **N/A**
< 1/8 **LOS ANGELES, CA**
0.046 mi.
244 ft. **Site 3 of 5 in cluster E**

EDR Historical Auto Stations:
Name: REMDL FEES MC DONALD
Year: 1929
Type: AUTOMOBILE REPAIRING AND SERVICE STATIONS

F28 **MOBIL OIL CORPORATION** **SWEEPS UST** **S101586748**
East **5758 W SUNSET BLVD** **N/A**
< 1/8 **LOS ANGELES, CA 90000**
0.048 mi.
251 ft. **Site 1 of 2 in cluster F**

SWEEPS UST:
Status: Not reported
Comp Number: 5397
Number: Not reported
Board Of Equalization: Not reported
Ref Date: Not reported
Act Date: Not reported
Created Date: Not reported
Tank Status: Not reported
Owner Tank Id: Not reported
Swrcb Tank Id: Not reported
Actv Date: Not reported
Capacity: Not reported
Tank Use: Not reported
Stg: Not reported
Content: Not reported
Number Of Tanks: 0

E29 **SWERDLOW AL** **EDR Historical Auto Stations** **1009077289**
West **5924 S SUNSET BLVD** **N/A**
< 1/8 **LOS ANGELES, CA**
0.053 mi.
281 ft. **Site 4 of 5 in cluster E**

EDR Historical Auto Stations:
Name: BOYD M M
Year: 1924
Type: AUTOMOBILE SERVICE STATIONS

Name: HALVORSEN OLSEN
Year: 1929
Type: GASOLINE AND OIL SERVICE STATION

Name: OLSEN J H
Year: 1933
Type: GASOLINE AND OIL SERVICE STATIONS

Name: SWERDLOW AL
Year: 1937
Type: GASOLINE AND OIL SERVICE STATIONS

F30 **FOX TELEVISION STATIONS INC** **UST** **1000133608**
East **5746 W SUNSET BLVD** **HIST UST** **N/A**
< 1/8 **LOS ANGELES, CA 90028** **SWEEPS UST**
0.061 mi.
321 ft. **Site 2 of 2 in cluster F**

UST:
Global ID: 8055
Latitude: 34.09805
Longitude: -118.31481

HIST UST:
Region: STATE
Facility ID: 00000068614
Facility Type: Gas Station
Other Type: Not reported
Total Tanks: 0004
Contact Name: Not reported
Telephone: 2134627111
Owner Name: FOX TELEVISION STATIONS, INC.
Owner Address: 5746 SUNSET BOULEVARD
Owner City,St,Zip: LOS ANGELES, CA 90028

Tank Num: 001
Container Num: NO 1 GAS
Year Installed: 1975
Tank Capacity: 00005000
Tank Used for: WASTE
Type of Fuel: 1
Tank Construction: Unkown inches
Leak Detection: Stock Inventor

Tank Num: 002
Container Num: TWO
Year Installed: 1975
Tank Capacity: 00007500
Tank Used for: PRODUCT
Type of Fuel: UNLEADED
Tank Construction: Not reported
Leak Detection: Stock Inventor

Tank Num: 003
Container Num: 9 NO. ONE
Year Installed: 1969
Tank Capacity: 00000500
Tank Used for: PRODUCT
Type of Fuel: DIESEL
Tank Construction: Not reported
Leak Detection: Stock Inventor

Tank Num: 004
Container Num: NO. TWO
Year Installed: 1969
Tank Capacity: 00003000
Tank Used for: PRODUCT
Type of Fuel: DIESEL
Tank Construction: Not reported
Leak Detection: Stock Inventor

FOX TELEVISION STATIONS INC (Continued) **1000133608**

SWEEPS UST:
Status: A
Comp Number: 4735
Number: 1
Board Of Equalization: Not reported
Ref Date: 08-24-93
Act Date: 11-22-93
Created Date: 02-29-88
Tank Status: Not reported
Owner Tank Id: Not reported
Swrcb Tank Id: Not reported
Actv Date: Not reported
Capacity: Not reported
Tank Use: Not reported
Stg: Not reported
Content: Not reported
Number Of Tanks: Not reported

E31 West < 1/8 0.068 mi. 360 ft. **GORDON MAX** **EDR Historical Cleaners** **1009192408**
5936 S SUNSET BLVD **N/A**
LOS ANGELES, CA

Site 5 of 5 in cluster E

EDR Historical Cleaners:
Name: ZEITLIN ADOLPH
Year: 1933
Type: CLOTHES PRESSERS AND CLEANERS

Name: GORDON MAX
Year: 1937
Type: CLOTHES PRESSERS AND CLEANERS

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32 South < 1/8 0.083 mi. 440 ft. **LOS ANGELES USD LE CONTE JUNIOR HG SCH** **RCRA-SQG** **1000102125**
1316 N BRONSON AVE **CAD982022501**
HOLLYWOOD, CA 90028

RCRA-SQG:
Date form received by agency: 08/07/1987
Facility name: LOS ANGELES USD LE CONTE JUNIOR HG SCH
Facility address: 1316 N BRONSON AVE
HOLLYWOOD, CA 90028
EPA ID: CAD982022501
Mailing address: 1425 S SAN PEDRO ST ROOM 215
LOS ANGELES, CA 90015
Contact: ENVIRONMENTAL MANAGER
Contact address: 1316 N BRONSON AVE
HOLLYWOOD, CA 90028
Contact country: US
Contact telephone: (213) 742-7371
Contact email: Not reported
EPA Region: 09
Classification: Small Small Quantity Generator
Description: Handler: generates more than 100 and less than 1000 kg of hazardous

LOS ANGELES USD LE CONTE JUNIOR HG SCH (Continued) **1000102125**

waste during any calendar month and accumulates less than 6000 kg of hazardous waste at any time; or generates 100 kg or less of hazardous waste during any calendar month, and accumulates more than 1000 kg of hazardous waste at any time

Owner/Operator Summary:

Owner/operator name:	LOS ANGELES UNIFIED SCHOOL DISTRICT
Owner/operator address:	NOT REQUIRED
	NOT REQUIRED, ME 99999
Owner/operator country:	Not reported
Owner/operator telephone:	(415) 555-1212
Legal status:	Municipal
Owner/Operator Type:	Owner
Owner/Op start date:	Not reported
Owner/Op end date:	Not reported

Owner/operator name:	NOT REQUIRED
Owner/operator address:	NOT REQUIRED
	NOT REQUIRED, ME 99999
Owner/operator country:	Not reported
Owner/operator telephone:	(415) 555-1212
Legal status:	Municipal
Owner/Operator Type:	Operator
Owner/Op start date:	Not reported
Owner/Op end date:	Not reported

Handler Activities Summary:

U.S. importer of hazardous waste:	No
Mixed waste (haz. and radioactive):	Unknown
Recycler of hazardous waste:	No
Transporter of hazardous waste:	No
Treater, storer or disposer of HW:	No
Underground injection activity:	No
On-site burner exemption:	No
Furnace exemption:	No
Used oil fuel burner:	No
Used oil processor:	No
User oil refiner:	No
Used oil fuel marketer to burner:	No
Used oil Specification marketer:	No
Used oil transfer facility:	No
Used oil transporter:	No
Off-site waste receiver:	Verified to be non-commercial

Violation Status: No violations found

---

33 **CLAUS A A** **EDR Historical Auto Stations** **1009082968**
North **5821 HAROLD WY** **N/A**
< 1/8 **LOS ANGELES, CA**
0.089 mi.
470 ft.

EDR Historical Auto Stations:

Name:	CLAUS A A
Year:	1937
Type:	GASOLINE AND OIL SERVICE STATIONS

G34
East
< 1/8
0.090 mi.
474 ft.

MORGENTHALER JOHN
5732 S SUNSET BLVD
LOS ANGELES, CA

Site 1 of 3 in cluster G

EDR Historical Auto Stations | **1009083038** | **N/A**

EDR Historical Auto Stations:

Name:	MORGENTHALER JOHN
Year:	1937
Type:	AUTOMOBILE REPAIRING

G35
East
< 1/8
0.092 mi.
486 ft.

SUE SAI CHING
5706 S SUNSET BLVD
LOS ANGELES, CA

Site 2 of 3 in cluster G

EDR Historical Cleaners | **1009189223** | **N/A**

EDR Historical Cleaners:

Name:	SUE SAI CHING
Year:	1933
Type:	LAUNDRIES CHINESE
Name:	SUE SAI CHING
Year:	1937
Type:	LAUNDRIES CHINESE
Name:	SUE SAI CHING
Year:	1942
Type:	LAUNDRIES ORIENTAL

36
SSE
< 1/8
0.094 mi.
494 ft.

HOLLYWOOD NEW CONT H S NO 1
5755 FOUNTAIN AVE
HOLLYWOOD, CA 90028

RCRA-SQG | **1006805538** | **CAR000128975**

RCRA-SQG:

Date form received by agency:	09/25/2002
Facility name:	HOLLYWOOD NEW CONT H S NO 1
Facility address:	5755 FOUNTAIN AVE HOLLYWOOD, CA 90028
EPA ID:	CAR000128975
Mailing address:	1449 S SAN PEDRO ST LOS ANGELES, CA 90015
Contact:	SOE AUNG
Contact address:	1449 S SAN PEDRO ST LOS ANGELES, CA 90015
Contact country:	US
Contact telephone:	(213) 743-5086
Contact email:	Not reported
EPA Region:	09
Classification:	Small Small Quantity Generator
Description:	Handler: generates more than 100 and less than 1000 kg of hazardous waste during any calendar month and accumulates less than 6000 kg of hazardous waste at any time; or generates 100 kg or less of hazardous waste during any calendar month, and accumulates more than 1000 kg of hazardous waste at any time

HOLLYWOOD NEW CONT H S NO 1 (Continued) **1006805538**

Owner/Operator Summary:
- Owner/operator name: L A UNIFIED SCHOOL DISTRICT
- Owner/operator address: 1449 S SAN PEDRO ST
  LOS ANGELES, CA 90015
- Owner/operator country: Not reported
- Owner/operator telephone: (213) 743-5086
- Legal status: District
- Owner/Operator Type: Owner
- Owner/Op start date: Not reported
- Owner/Op end date: Not reported

Handler Activities Summary:
- U.S. importer of hazardous waste: No
- Mixed waste (haz. and radioactive): Unknown
- Recycler of hazardous waste: No
- Transporter of hazardous waste: No
- Treater, storer or disposer of HW: No
- Underground injection activity: No
- On-site burner exemption: No
- Furnace exemption: No
- Used oil fuel burner: No
- Used oil processor: No
- User oil refiner: No
- Used oil fuel marketer to burner: No
- Used oil Specification marketer: No
- Used oil transfer facility: No
- Used oil transporter: No
- Off-site waste receiver: Verified to be non-commercial

Historical Generators:
- Date form received by agency: 09/25/2002
- Facility name: HOLLYWOOD NEW CONT H S NO 1
- Classification: Small Quantity Generator

Hazardous Waste Summary:
- Waste code: D000
- Waste name: Not Defined

- Waste code: D008
- Waste name: LEAD

- Violation Status: No violations found

H37 **MC CUNE ROY** **EDR Historical Auto Stations** **1009081059**
West **1509 GORDON TER** **N/A**
< 1/8 **LOS ANGELES, CA**
0.099 mi.
523 ft. **Site 1 of 5 in cluster H**

EDR Historical Auto Stations:
- Name: ZARUCCHI LENO
- Year: 1933
- Type: AUTOMOBILE REPAIRING

- Name: MC CUNE ROY
- Year: 1942
- Type: AUTOMOBILE REPAIRING

H38 **WATSON J L** **EDR Historical Auto Stations** **1009079477**
West **1511 GORDON TER** **N/A**
< 1/8 **LOS ANGELES, CA**
0.100 mi.
526 ft. **Site 2 of 5 in cluster H**

EDR Historical Auto Stations:

Name:	KRATZ A P
Year:	1924
Type:	AUTOMOBILE REPAIRING
Name:	MC CRACKEN GEO
Year:	1933
Type:	AUTOMOBILE REPAIRING
Name:	MC CRACKEN GEO
Year:	1937
Type:	AUTOMOBILE REPAIRING
Name:	WATSON J L
Year:	1942
Type:	AUTOMOBILE REPAIRING

G39 **RIDGEWOOD CLNRS DYERS** **EDR Historical Cleaners** **1009187541**
East **5704 S SUNSET BLVD** **N/A**
< 1/8 **LOS ANGELES, CA**
0.105 mi.
552 ft. **Site 3 of 3 in cluster G**

EDR Historical Cleaners:

Name:	RIDGEWOOD CLNRS DYERS
Year:	1929
Type:	CLOTHES PRESSERS CLEANERS AND REPAIRERS
Name:	RIDGEWOOD CLNRS DYERS
Year:	1929
Type:	CLOTHES PRESSERS CLEANERS AND REPAIRERS

H40 **HIRSHHORN MAX** **EDR Historical Cleaners** **1009187273**
West **6003 S SUNSET BLVD** **N/A**
< 1/8 **LOS ANGELES, CA**
0.105 mi.
555 ft. **Site 3 of 5 in cluster H**

EDR Historical Cleaners:

Name:	HIRSHHORN MAX
Year:	1924
Type:	CLOTHES CLEANERS PRESSERS AND DYERS

H41 **LEW TOM** **EDR Historical Cleaners** **1009192964**
West **6005 S SUNSET BLVD** **N/A**
< 1/8 **LOS ANGELES, CA**
0.111 mi.
588 ft. **Site 4 of 5 in cluster H**

EDR Historical Cleaners:
Name: LEW TOM
Year: 1942
Type: LAUNDRIES ORIENTAL

H42 **YALE LABORATORY INC** **RCRA-SQG** **1000904932**
West **1509 N GORDON** **CA0000197939**
< 1/8 **HOLLYWOOD, CA 90028**
0.115 mi.
607 ft. **Site 5 of 5 in cluster H**

RCRA-SQG:
Date form received by agency: 03/31/1994
Facility name: YALE LABORATORY INC
Facility address: 1509 N GORDON
HOLLYWOOD, CA 90028
EPA ID: CA0000197939
Mailing address: N GORDON
HOLLYWOOD, CA 90028
Contact: DAVE ANDERSON
Contact address: 1509 N GORDON
HOLLYWOOD, CA 90028
Contact country: US
Contact telephone: (213) 464-6181
Contact email: Not reported
EPA Region: 09
Classification: Small Small Quantity Generator
Description: Handler: generates more than 100 and less than 1000 kg of hazardous waste during any calendar month and accumulates less than 6000 kg of hazardous waste at any time; or generates 100 kg or less of hazardous waste during any calendar month, and accumulates more than 1000 kg of hazardous waste at any time

Owner/Operator Summary:
Owner/operator name: YALE LABORATORY INC
Owner/operator address: 1509 N GORDON
HOLLYWOOD, CA 90028
Owner/operator country: Not reported
Owner/operator telephone: (213) 464-6181
Legal status: Private
Owner/Operator Type: Owner
Owner/Op start date: Not reported
Owner/Op end date: Not reported

Handler Activities Summary:
U.S. importer of hazardous waste: No
Mixed waste (haz. and radioactive): Unknown
Recycler of hazardous waste: No
Transporter of hazardous waste: No
Treater, storer or disposer of HW: No
Underground injection activity: No
On-site burner exemption: No
Furnace exemption: No

YALE LABORATORY INC (Continued) **1000904932**

Used oil fuel burner: No
Used oil processor: No
User oil refiner: No
Used oil fuel marketer to burner: No
Used oil Specification marketer: No
Used oil transfer facility: No
Used oil transporter: No
Off-site waste receiver: Verified to be non-commercial

Violation Status: No violations found

I43 **POSNER HARRIS** **EDR Historical Cleaners** **1009193396**
East **5702 S SUNSET BLVD** **N/A**
< 1/8 **LOS ANGELES, CA**
0.117 mi.
618 ft. **Site 1 of 3 in cluster I**

EDR Historical Cleaners:
Name: POSNER HARRIS
Year: 1937
Type: CLOTHES PRESSERS AND CLEANERS

I44 **S P OPERATOR** **HIST UST** **U001561231**
East **5667 W SUNSET BLVD** **N/A**
< 1/8 **LOS ANGELES, CA 90028**
0.119 mi.
627 ft. **Site 2 of 3 in cluster I**

HIST UST:
Region: STATE
Facility ID: 00000055692
Facility Type: Gas Station
Other Type: Not reported
Total Tanks: 0005
Contact Name: Not reported
Telephone: 2134648042
Owner Name: SHELL OIL COMPANY
Owner Address: P.O. BOX 4848
Owner City,St,Zip: ANAHEIM, CA 92803

Tank Num: 001
Container Num: 1
Year Installed: 1971
Tank Capacity: 00008000
Tank Used for: PRODUCT
Type of Fuel: UNLEADED
Tank Construction: 1/4 inches
Leak Detection: Stock Inventor, 10

Tank Num: 002
Container Num: 2
Year Installed: 1971
Tank Capacity: 00008000
Tank Used for: PRODUCT
Type of Fuel: UNLEADED
Tank Construction: 1/4 inches
Leak Detection: Stock Inventor, 10

S P OPERATOR (Continued) **U001561231**

Tank Num: 003
Container Num: 3
Year Installed: 1971
Tank Capacity: 00008000
Tank Used for: PRODUCT
Type of Fuel: REGULAR
Tank Construction: 1/4 inches
Leak Detection: Stock Inventor, 10

Tank Num: 004
Container Num: 4
Year Installed: 1971
Tank Capacity: 00000550
Tank Used for: WASTE
Type of Fuel: WASTE OIL
Tank Construction: 12 gauge
Leak Detection: Stock Inventor, 10

Tank Num: 005
Container Num: 5
Year Installed: 1971
Tank Capacity: 00008000
Tank Used for: PRODUCT
Type of Fuel: PREMIUM
Tank Construction: 1/4 inches
Leak Detection: Stock Inventor, 10

J45 **EDWARDS M J** **EDR Historical Auto Stations** **1009080830**
West **6009 S SUNSET BLVD** **N/A**
< 1/8 **LOS ANGELES, CA**
0.122 mi.
646 ft. **Site 1 of 2 in cluster J**

EDR Historical Auto Stations:
Name: SULLIVAN PARK
Year: 1933
Type: AUTOMOBILE REPAIRING

Name: EDWARDS M J
Year: 1942
Type: AUTOMOBILE REPAIRING

Name: REINDL JOS
Year: 1942
Type: AUTOMOBILE REPAIRING

I46 **SHELL STATION** **SWEEPS UST** **S106932132**
East **5657 W SUNSET BLVD** **N/A**
1/8-1/4 **LOS ANGELES, CA 90028**
0.138 mi.
726 ft. **Site 3 of 3 in cluster I**

SWEEPS UST:
Status: A
Comp Number: 3641
Number: 9

SHELL STATION (Continued) **S106932132**

Board Of Equalization:	44-000074
Ref Date:	05-05-93
Act Date:	04-11-94
Created Date:	02-29-88
Tank Status:	A
Owner Tank Id:	Not reported
Swrcb Tank Id:	19-050-003641-000002
Actv Date:	02-10-93
Capacity:	12000
Tank Use:	M.V. FUEL
Stg:	P
Content:	REG UNLEADED
Number Of Tanks:	3

Status:	A
Comp Number:	3641
Number:	9
Board Of Equalization:	44-000074
Ref Date:	05-05-93
Act Date:	04-11-94
Created Date:	02-29-88
Tank Status:	A
Owner Tank Id:	Not reported
Swrcb Tank Id:	19-050-003641-000003
Actv Date:	02-10-93
Capacity:	12000
Tank Use:	M.V. FUEL
Stg:	P
Content:	REG UNLEADED
Number Of Tanks:	Not reported

Status:	A
Comp Number:	3641
Number:	9
Board Of Equalization:	44-000074
Ref Date:	05-05-93
Act Date:	04-11-94
Created Date:	02-29-88
Tank Status:	A
Owner Tank Id:	Not reported
Swrcb Tank Id:	19-050-003641-000004
Actv Date:	02-10-93
Capacity:	12000
Tank Use:	M.V. FUEL
Stg:	P
Content:	REG UNLEADED
Number Of Tanks:	Not reported

J47
West
1/8-1/4
0.148 mi.
780 ft.

ISKIYAN STEPHEN — **EDR Historical Cleaners** — **1009194218** / **N/A**
1504 LABAIG AVE
LOS ANGELES, CA

Site 2 of 2 in cluster J

EDR Historical Cleaners:
Name: ISKIYAN STEPHEN
Year: 1937
Type: CLOTHES PRESSERS AND CLEANERS

48
ESE
1/8-1/4
0.150 mi.
791 ft.

KIRKES F F — **EDR Historical Cleaners** — **1009190248** / **N/A**
1306 N WILTON PL
LOS ANGELES, CA

EDR Historical Cleaners:
Name: KIRKES T F
Year: 1933
Type: CLOTHES PRESSERS AND CLEANERS

Name: KIRKES F F
Year: 1937
Type: CLOTHES PRESSERS AND CLEANERS

K49
East
1/8-1/4
0.158 mi.
834 ft.

POMEROY A B — **EDR Historical Auto Stations** — **1009078406** / **N/A**
5647 S SUNSET BLVD
LOS ANGELES, CA

Site 1 of 3 in cluster K

EDR Historical Auto Stations:
Name: POMEROY A B
Year: 1933
Type: AUTOMOBILE REPAIRING

K50
East
1/8-1/4
0.159 mi.
838 ft.

THE DIXON CADILLAC CO — **SWEEPS UST** — **S101617323** / **N/A**
5678 W SUNSET BLVD
HOLLYWOOD, CA 90028

Site 2 of 3 in cluster K

SWEEPS UST:
Status: Not reported
Comp Number: 3020
Number: Not reported
Board Of Equalization: 44-012718
Ref Date: Not reported
Act Date: Not reported
Created Date: Not reported
Tank Status: Not reported
Owner Tank Id: Not reported
Swrcb Tank Id: 19-050-003020-000001
Actv Date: Not reported
Capacity: 800
Tank Use: OIL

THE DIXON CADILLAC CO (Continued) **S101617323**

Stg:	WASTE
Content:	WASTE OIL
Number Of Tanks:	5
Status:	Not reported
Comp Number:	3020
Number:	Not reported
Board Of Equalization:	44-012718
Ref Date:	Not reported
Act Date:	Not reported
Created Date:	Not reported
Tank Status:	Not reported
Owner Tank Id:	Not reported
Swrcb Tank Id:	19-050-003020-000002
Actv Date:	Not reported
Capacity:	8000
Tank Use:	M.V. FUEL
Stg:	PRODUCT
Content:	REG UNLEADED
Number Of Tanks:	Not reported
Status:	Not reported
Comp Number:	3020
Number:	Not reported
Board Of Equalization:	44-012718
Ref Date:	Not reported
Act Date:	Not reported
Created Date:	Not reported
Tank Status:	Not reported
Owner Tank Id:	Not reported
Swrcb Tank Id:	19-050-003020-000003
Actv Date:	Not reported
Capacity:	8000
Tank Use:	M.V. FUEL
Stg:	PRODUCT
Content:	REG UNLEADED
Number Of Tanks:	Not reported
Status:	Not reported
Comp Number:	3020
Number:	Not reported
Board Of Equalization:	44-012718
Ref Date:	Not reported
Act Date:	Not reported
Created Date:	Not reported
Tank Status:	Not reported
Owner Tank Id:	Not reported
Swrcb Tank Id:	19-050-003020-000004
Actv Date:	Not reported
Capacity:	1000
Tank Use:	CHEMICAL
Stg:	PRODUCT
Content:	UNKNOWN
Number Of Tanks:	Not reported
Status:	Not reported
Comp Number:	3020

THE DIXON CADILLAC CO (Continued) **S101617323**

Number:	Not reported
Board Of Equalization:	44-012718
Ref Date:	Not reported
Act Date:	Not reported
Created Date:	Not reported
Tank Status:	Not reported
Owner Tank Id:	Not reported
Swrcb Tank Id:	19-050-003020-000005
Actv Date:	Not reported
Capacity:	1000
Tank Use:	CHEMICAL
Stg:	PRODUCT
Content:	UNKNOWN
Number Of Tanks:	Not reported

K51 **THE DIXON CADILLAC CO** **HIST UST** **U001561235**
East **5678 W SUNSET BLVD** **N/A**
1/8-1/4 **LOS ANGELES, CA 90028**
0.159 mi.
838 ft. **Site 3 of 3 in cluster K**

HIST UST:

Region:	STATE
Facility ID:	00000055581
Facility Type:	Other
Other Type:	AUTO SALES & SERVICE
Total Tanks:	0005
Contact Name:	JACK V. GOODMAN
Telephone:	2134647101
Owner Name:	THE DIXON CADILLAC CO
Owner Address:	5678 SUNSET BLVD.
Owner City,St,Zip:	HOLLYWOOD, CA 90028
Tank Num:	001
Container Num:	3
Year Installed:	1973
Tank Capacity:	00000800
Tank Used for:	WASTE
Type of Fuel:	WASTE OIL
Tank Construction:	Not reported
Leak Detection:	None
Tank Num:	002
Container Num:	2
Year Installed:	1973
Tank Capacity:	00008000
Tank Used for:	PRODUCT
Type of Fuel:	UNLEADED
Tank Construction:	Not reported
Leak Detection:	Visual
Tank Num:	003
Container Num:	1
Year Installed:	1973
Tank Capacity:	00008000
Tank Used for:	PRODUCT
Type of Fuel:	UNLEADED
Tank Construction:	Not reported

THE DIXON CADILLAC CO (Continued) **U001561235**

Leak Detection: Visual

Tank Num: 004
Container Num: 5
Year Installed: 1973
Tank Capacity: 00001000
Tank Used for: PRODUCT
Type of Fuel: Not reported
Tank Construction: Not reported
Leak Detection: Visual

Tank Num: 005
Container Num: 4
Year Installed: 1973
Tank Capacity: 00001000
Tank Used for: PRODUCT
Type of Fuel: Not reported
Tank Construction: Not reported
Leak Detection: Visual

52
SW
1/8-1/4
0.162 mi.
853 ft.

PALCA SAM
6004 FOUNTAIN AVE
LOS ANGELES, CA

EDR Historical Cleaners **1009192520**
N/A

EDR Historical Cleaners:
Name: PALCO SAML
Year: 1929
Type: CLOTHES PRESSERS CLEANERS AND REPAIRERS

Name: PALCA SAML
Year: 1933
Type: CLOTHES PRESSERS AND CLEANERS

Name: PALCA SAM
Year: 1937
Type: CLOTHES PRESSERS AND CLEANERS

53
SE
1/8-1/4
0.169 mi.
892 ft.

SIMMONS ABR
1267 N WILTON PL
LOS ANGELES, CA

EDR Historical Cleaners **1009188823**
N/A

EDR Historical Cleaners:
Name: MILLER RANA MRS
Year: 1933
Type: CLOTHES PRESSERS AND CLEANERS

Name: SIMMONS ABR
Year: 1937
Type: CLOTHES PRESSERS AND CLEANERS

L54 **MILLERS HARRY AUTO SERVICE** **EDR Historical Auto Stations** **1009077982**
West **6063 S SUNSET BLVD** **N/A**
1/8-1/4 **LOS ANGELES, CA**
0.175 mi.
924 ft. **Site 1 of 2 in cluster L**

EDR Historical Auto Stations:
Name: MILLERS HARRY AUTO SERVICE
Year: 1929
Type: AUTOMOBILE REPAIRING AND SERVICE STATIONS

L55 **NEEDLE ISADORE** **EDR Historical Cleaners** **1009189480**
West **6044 S SUNSET BLVD** **N/A**
1/8-1/4 **LOS ANGELES, CA**
0.180 mi.
949 ft. **Site 2 of 2 in cluster L**

EDR Historical Cleaners:
Name: AXELROD SAML
Year: 1929
Type: CLOTHES PRESSERS CLEANERS AND REPAIRERS

Name: NEEDLE ISADORE
Year: 1933
Type: CLOTHES PRESSERS AND CLEANERS

---

56 **DEUTSCH ARMIN** **EDR Historical Cleaners** **1009190867**
NW **6008 SELMA AVE** **N/A**
1/8-1/4 **LOS ANGELES, CA**
0.194 mi.
1025 ft.

EDR Historical Cleaners:
Name: DEUTSCH ARMIN
Year: 1933
Type: CLOTHES PRESSERS AND CLEANERS

---

57 **STARLAND CLEANERS DYERS** **EDR Historical Cleaners** **1009191159**
East **5623 S SUNSET BLVD** **N/A**
1/8-1/4 **LOS ANGELES, CA**
0.207 mi.
1091 ft.

EDR Historical Cleaners:
Name: STARLAND CLEANERS DYERS
Year: 1929
Type: CLOTHES PRESSERS CLEANERS AND REPAIRERS

58
North
1/8-1/4
0.220 mi.
1164 ft.

CATE F H
1675 N BRONSON AVE
LOS ANGELES, CA

EDR Historical Auto Stations

1009079474
N/A

EDR Historical Auto Stations:
Name: OTIS E P
Year: 1933
Type: AUTOMOBILE REPAIRING

Name: CATE F H
Year: 1942
Type: AUTOMOBILE REPAIRING

M59
West
1/8-1/4
0.227 mi.
1197 ft.

BARKER LEORA
6089 S SUNSET BLVD
LOS ANGELES, CA
Site 1 of 3 in cluster M

EDR Historical Cleaners

1009192715
N/A

EDR Historical Cleaners:
Name: BARKER LEORA
Year: 1937
Type: LAUNDRIES HAND

M60
West
1/8-1/4
0.235 mi.
1243 ft.

KEIMI THOS
6093 S SUNSET BLVD
LOS ANGELES, CA
Site 2 of 3 in cluster M

EDR Historical Cleaners

1009188162
N/A

EDR Historical Cleaners:
Name: KOBAYSHI H H
Year: 1929
Type: CLOTHES PRESSERS CLEANERS AND REPAIRERS

Name: KEIMI T
Year: 1933
Type: CLOTHES PRESSERS AND CLEANERS

Name: KEIMI THOS
Year: 1937
Type: CLOTHES PRESSERS AND CLEANERS

61
East
1/8-1/4
0.240 mi.
1265 ft.

PORTER L A
5624 S SUNSET BLVD
LOS ANGELES, CA

EDR Historical Auto Stations

1009078369
N/A

EDR Historical Auto Stations:
Name: PORTER L A
Year: 1929
Type: AUTOMOBILE REPAIRING AND SERVICE STATIONS

M62 **KOBAYASHI HENRY** **EDR Historical Cleaners** **1009185623**
West **6092 S SUNSET BLVD** **N/A**
1/8-1/4 **LOS ANGELES, CA**
0.241 mi.
1272 ft. **Site 3 of 3 in cluster M**

EDR Historical Cleaners:
Name: KOBAYASHI HENRY
Year: 1924
Type: CLOTHES CLEANERS PRESSERS AND DYERS

---

63 **PACIFIC BELL** **SWEEPS UST** **U003781274**
West **1429 N GOWER ST** **N/A**
1/8-1/4 **LOS ANGELES, CA 90028**
0.247 mi.
1305 ft.

SWEEPS UST:
Status: A
Comp Number: 5018
Number: 9
Board Of Equalization: Not reported
Ref Date: 08-30-93
Act Date: 03-18-94
Created Date: 02-29-88
Tank Status: A
Owner Tank Id: Not reported
Swrcb Tank Id: 19-050-005018-000001
Actv Date: 05-14-93
Capacity: 550
Tank Use: M.V. FUEL
Stg: P
Content: DIESEL
Number Of Tanks: 2

Status: A
Comp Number: 5018
Number: 9
Board Of Equalization: Not reported
Ref Date: 08-30-93
Act Date: 03-18-94
Created Date: 02-29-88
Tank Status: A
Owner Tank Id: Not reported
Swrcb Tank Id: 19-050-005018-000002
Actv Date: 05-14-93
Capacity: 20000
Tank Use: PETROLEUM
Stg: P
Content: DIESEL
Number Of Tanks: Not reported

N64 **ARCO #1247** **LUST** **S105051402**
North **5777 HOLLYWOOD BLVD** **N/A**
1/4-1/2 **HOLLYWOOD, CA 90028**
0.257 mi.
1355 ft. **Site 1 of 2 in cluster N**

LUST:

Region:	STATE
Global Id:	T0603700760
Latitude:	34.1015811
Longitude:	-118.3333196
Case Type:	LUST Cleanup Site
Status:	Completed - Case Closed
Status Date:	2001-11-07 00:00:00
Lead Agency:	LOS ANGELES, CITY OF
Case Worker:	Not reported
Local Agency:	LOS ANGELES, CITY OF
RB Case Number:	900280116
LOC Case Number:	Not reported
File Location:	Not reported
Potential Media Affect:	Soil
Potential Contaminants of Concern:	Gasoline
Site History:	Not reported

LUST REG 4:

Region:	4	
Regional Board:	04	
County:	Los Angeles	
facid:	900280116	
Status:	Leak being confirmed	
Substance:	Gasoline	
Substance Quantity:	Not reported	
Local Case No:	Not reported	
Case Type:	Soil	
Abatement Method Used at the Site:		Not reported
Global ID:	T0603700760	
W Global ID:	Not reported	
Staff:	UNK	
Local Agency:	19050	
Cross Street:	VAN NESS	
Enforcement Type:	Not reported	
Date Leak Discovered:	9/13/1990	
Date Leak First Reported:		9/13/1990
Date Leak Record Entered:	12/9/1991	
Date Confirmation Began:	9/13/1990	
Date Leak Stopped:	9/13/1990	
Date Case Last Changed on Database:		9/30/1994
Date the Case was Closed:		Not reported
How Leak Discovered:	OM	
How Leak Stopped:	Not reported	
Cause of Leak:	Spill	
Leak Source:	UNK	
Operator:	KAMAR, WAGIH	
Water System:	Not reported	
Well Name:	Not reported	
Approx. Dist To Production Well (ft):		11833.708306004483140313205952
Source of Cleanup Funding:		UNK
Preliminary Site Assessment Workplan Submitted:		Not reported
Preliminary Site Assessment Began:		Not reported

ARCO #1247 (Continued) **S105051402**

Pollution Characterization Began:	Not reported
Remediation Plan Submitted:	Not reported
Remedial Action Underway:	Not reported
Post Remedial Action Monitoring Began:	Not reported
Enforcement Action Date:	Not reported
Historical Max MTBE Date:	Not reported
Hist Max MTBE Conc in Groundwater:	Not reported
Hist Max MTBE Conc in Soil:	.046
Significant Interim Remedial Action Taken:	Not reported
GW Qualifier:	Not reported
Soil Qualifier:	=
Organization:	Not reported
Owner Contact:	Not reported
Responsible Party:	ARCO PRODUCTS CO.
RP Address:	17315 STUDEBAKER RD, CERRITOS, 90701
Program:	LUST
Lat/Long:	34.1017571 / -1
Local Agency Staff:	PEJ
Beneficial Use:	Not reported
Priority:	Not reported
Cleanup Fund Id:	Not reported
Suspended:	Not reported
Assigned Name:	Not reported
Summary:	FIRE DEPT. RESPONDE ASSISTED WITH CLEAN UP. DEALER HAD WASHED SOME FO THE SPILL DOWN INTO STREET BY TIME F.D. ARRIVED. F.D. DETERIMED PORDUCT HAD BEEN THINNED DOWN WITH ENOUGH WATER. SEE LA FIRE HARD COPY NOT A CLOSED C

N65 **ARCO PRODUCTS COMPANY** **HIST CORTESE** **S102424163**
North **5777 HOLLYWOOD BLVD** **N/A**
1/4-1/2 **LOS ANGELES, CA 90028**
0.257 mi.
1355 ft. **Site 2 of 2 in cluster N**

CORTESE:

Region:	CORTESE
Facility County Code:	19
Reg By:	LTNKA
Reg Id:	900280116

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66 **MOBIL #11-LMR** **HIST CORTESE** **S101297036**
NNE **5700 HOLLYWOOD BLVD** **LUST** **N/A**
1/4-1/2 **HOLLYWOOD, CA 90028**
0.267 mi.
1408 ft.

CORTESE:

Region:	CORTESE
Facility County Code:	19
Reg By:	LTNKA
Reg Id:	900280107

Region:	CORTESE
Facility County Code:	19
Reg By:	LTNKA
Reg Id:	301

MOBIL #11-LMR (Continued) **S101297036**

LUST:

Region:	STATE
Global Id:	T0603700759
Latitude:	34.1015512
Longitude:	-118.3136647
Case Type:	LUST Cleanup Site
Status:	Open - Site Assessment
Status Date:	2008-01-24 00:00:00
Lead Agency:	LOS ANGELES RWQCB (REGION 4)
Case Worker:	Not reported
Local Agency:	LOS ANGELES, CITY OF
RB Case Number:	900280107
LOC Case Number:	22403
File Location:	Regional Board
Potential Media Affect:	Aquifer used for drinking water supply
Potential Contaminants of Concern:	Waste Oil / Motor / Hydraulic / Lubricating
Site History:	Not reported

LUST REG 4:

Region:	4		
Regional Board:	04		
County:	Los Angeles		
facid:	900280107		
Status:	Leak being confirmed		
Substance:	Waste Oil		
Substance Quantity:	Not reported		
Local Case No:	Not reported		
Case Type:	Soil		
Abatement Method Used at the Site:		Not reported	
Global ID:	T0603700759		
W Global ID:	Not reported		
Staff:	UNK		
Local Agency:	19050		
Cross Street:	WILTON		
Enforcement Type:	Not reported		
Date Leak Discovered:	7/28/1986		
Date Leak First Reported:		8/1/1986	
Date Leak Record Entered:	12/31/1986		
Date Confirmation Began:	8/1/1986		
Date Leak Stopped:	7/28/1986		
Date Case Last Changed on Database:		8/11/1987	
Date the Case was Closed:		Not reported	
How Leak Discovered:	Tank Test		
How Leak Stopped:	Not reported		
Cause of Leak:	UNK		
Leak Source:	Tank		
Operator:	SHNORHAVORIAN, K		
Water System:	Not reported		
Well Name:	Not reported		
Approx. Dist To Production Well (ft):		11640.8903620206539548134081 08	
Source of Cleanup Funding:		Tank	
Preliminary Site Assessment Workplan Submitted:		Not reported	
Preliminary Site Assessment Began:		Not reported	
Pollution Characterization Began:		Not reported	
Remediation Plan Submitted:		Not reported	
Remedial Action Underway:		Not reported	

MOBIL #11-LMR (Continued) **S101297036**

Post Remedial Action Monitoring Began:	Not reported
Enforcement Action Date:	Not reported
Historical Max MTBE Date:	8/19/2003
Hist Max MTBE Conc in Groundwater:	865
Hist Max MTBE Conc in Soil:	94000
Significant Interim Remedial Action Taken:	Not reported
GW Qualifier:	=
Soil Qualifier:	=
Organization:	Not reported
Owner Contact:	Not reported
Responsible Party:	MOBIL OIL CORPORATION
RP Address:	PO BOX 2122, LOS ANGELES, CA 90028
Program:	LUST
Lat/Long:	34.1015512 / -1
Local Agency Staff:	PEJ
Beneficial Use:	Not reported
Priority:	Not reported
Cleanup Fund Id:	Not reported
Suspended:	Not reported
Assigned Name:	Not reported
Summary:	Not reported

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67 **ALFONSO GARCIA RECYCLING** **SWRCY** **S107136611**
East **5520 W SUNSET BLVD** **N/A**
1/4-1/2 **LOS ANGELES, CA 90028**
0.358 mi.
1891 ft.

SWRCY:

Certification Status:	O
Facility Phone Number:	(310) 531-6689
Date facility became certified:	9/9/2002
Date facility began operating:	9/27/2002
Date facility ceased operating:	Still operating
Whether The Facility Is Grandfathered:	Not reported
Convenience Zone Where Faciltiy Located:	522
Convenience Zone Where Faciltiy Located 2:	525
Convenience Zone Where Faciltiy Located 3:	527
Convenience Zone Where Faciltiy Located 4:	3046
Convenience Zone Where Faciltiy Located 5:	5190
Convenience Zone Where Faciltiy Located 6:	5712
Convenience Zone Where Faciltiy Located 7:	Not Accepted
Aluminum Beverage Containers Redeemed:	AL
Glass Beverage Containers Redeemed:	GL
Plastic Beverage Containers Redeemed:	PL
Other mat beverage containers redeemed:	Not reported
Refillable Beverage Containers Redeemed:	Not reported

O68 **FIRE STATION #82** **HIST CORTESE** **S103065143**
North **1800 BRONSON** **N/A**
1/4-1/2 **LOS ANGELES, CA 90028**
0.363 mi.
1917 ft. **Site 1 of 2 in cluster O**

CORTESE:

Region:	CORTESE
Facility County Code:	19
Reg By:	LTNKA
Reg Id:	900280098

O69 **FIRE STATION #82** **LUST** **S105051333**
North **1800 BRONSON AVE N** **N/A**
1/4-1/2 **HOLLYWOOD, CA 90028**
0.363 mi.
1917 ft. **Site 2 of 2 in cluster O**

LUST:

Region:	STATE
Global Id:	T0603700758
Latitude:	34.0944143
Longitude:	-118.3179364
Case Type:	LUST Cleanup Site
Status:	Completed - Case Closed
Status Date:	2009-04-06 00:00:00
Lead Agency:	LOS ANGELES, CITY OF
Case Worker:	Not reported
Local Agency:	LOS ANGELES, CITY OF
RB Case Number:	900280098
LOC Case Number:	Not reported
File Location:	Not reported
Potential Media Affect:	Soil
Potential Contaminants of Concern:	Diesel
Site History:	Not reported

LUST REG 4:

Region:	4		
Regional Board:	04		
County:	Los Angeles		
facid:	900280098		
Status:	Preliminary site assessment underway		
Substance:	Diesel		
Substance Quantity:	Not reported		
Local Case No:	Not reported		
Case Type:	Soil		
Abatement Method Used at the Site:		Not reported	
Global ID:	T0603700758		
W Global ID:	Not reported		
Staff:	UNK		
Local Agency:	19050		
Cross Street:	HOLLYWOOD BLVD		
Enforcement Type:	Not reported		
Date Leak Discovered:	11/8/1989		
Date Leak First Reported:		11/13/1989	
Date Leak Record Entered:	12/11/1991		
Date Confirmation Began:	Not reported		
Date Leak Stopped:	11/13/1989		
Date Case Last Changed on Database:		10/25/1991	

FIRE STATION #82 (Continued) **S105051333**

Date the Case was Closed:		Not reported
How Leak Discovered:	Tank Test	
How Leak Stopped:	Not reported	
Cause of Leak:	UNK	
Leak Source:	UNK	
Operator:	DEPT. OF GEN'L SERVICES	
Water System:	Not reported	
Well Name:	Not reported	
Approx. Dist To Production Well (ft):		12557.166671699863431898995621
Source of Cleanup Funding:		UNK
Preliminary Site Assessment Workplan Submitted:		Not reported
Preliminary Site Assessment Began:		11/13/1989
Pollution Characterization Began:		Not reported
Remediation Plan Submitted:		Not reported
Remedial Action Underway:		Not reported
Post Remedial Action Monitoring Began:		Not reported
Enforcement Action Date:		Not reported
Historical Max MTBE Date:		Not reported
Hist Max MTBE Conc in Groundwater:		Not reported
Hist Max MTBE Conc in Soil:		Not reported
Significant Interim Remedial Action Taken:		Not reported
GW Qualifier:	Not reported	
Soil Qualifier:	Not reported	
Organization:	Not reported	
Owner Contact:	Not reported	
Responsible Party:	COTTI, JOHN G.	
RP Address:	200 N MAIN ST, RM 800 CITY HALL EAST, LOS ANGELES, 9001	
Program:	LUST	
Lat/Long:	34.103258 / -1	
Local Agency Staff:	PEJ	
Beneficial Use:	Not reported	
Priority:	Not reported	
Cleanup Fund Id:	Not reported	
Suspended:	Not reported	
Assigned Name:	Not reported	
Summary:	Not reported	

P70 **HOLLY AUTO CENTER** **SLIC** **S104404947**
SSW **6020-6062 SANTA MONICA** **N/A**
1/4-1/2 **LOS ANGELES, CA 90038**
0.371 mi.
1960 ft. **Site 1 of 2 in cluster P**

SLIC:

Region:	4
Facility Status:	No further action required
SLIC:	0695
Substance:	VOCs
Staff:	Wendy Liu

P71 **HOLLY AUTO CENTER** **SLIC** **S106483785**
SSW **6020-6062 SANTA MONICA BLVD** **N/A**
1/4-1/2 **LOS ANGELES, CA**
0.371 mi.
1960 ft. **Site 2 of 2 in cluster P**

SLIC:

Region:	STATE
Facility Status:	**Completed - Case Closed**
Status Date:	1998-11-01 00:00:00
Global Id:	SL184991482
Lead Agency:	LOS ANGELES RWQCB (REGION 4)
Lead Agency Case Number:	Not reported
Latitude:	34.092357
Longitude:	-118.28063
Case Type:	Cleanup Program Site
Case Worker:	Not reported
Local Agency:	Not reported
RB Case Number:	0695
File Location:	Not reported
Potential Media Affected:	Not reported
Potential Contaminants of Concern:	Not reported
General Comments:	Not reported

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72 **USPS LA NORTH VEHICLE MAINT.** **HIST CORTESE** **S101617311**
East **1375 WESTERN AVE N** **LUST** **N/A**
1/4-1/2 **LOS ANGELES, CA 90028**
0.371 mi.
1961 ft.

CORTESE:

Region:	CORTESE
Facility County Code:	19
Reg By:	LTNKA
Reg Id:	900280089

LUST:

Region:	STATE
Global Id:	T0603700757
Latitude:	34.0907711
Longitude:	-118.3091716
Case Type:	LUST Cleanup Site
Status:	Completed - Case Closed
Status Date:	2000-02-09 00:00:00
Lead Agency:	LOS ANGELES RWQCB (REGION 4)
Case Worker:	Not reported
Local Agency:	LOS ANGELES, CITY OF
RB Case Number:	900280089
LOC Case Number:	Not reported
File Location:	Not reported
Potential Media Affect:	Aquifer used for drinking water supply
Potential Contaminants of Concern:	Gasoline
Site History:	Not reported

LUST REG 4:

Region:	4
Regional Board:	04
County:	Los Angeles
facid:	900280089

USPS LA NORTH VEHICLE MAINT. (Continued) **S101617311**

Status:	Case Closed	
Substance:	Gasoline	
Substance Quantity:	Not reported	
Local Case No:	Not reported	
Case Type:	Groundwater	
Abatement Method Used at the Site:		Not reported
Global ID:	T0603700757	
W Global ID:	Not reported	
Staff:	MSH	
Local Agency:	19050	
Cross Street:	DE LONGPRE AVE	
Enforcement Type:	EF	
Date Leak Discovered:	Not reported	
Date Leak First Reported:		1/1/1990
Date Leak Record Entered:	7/2/1997	
Date Confirmation Began:	1/22/1998	
Date Leak Stopped:	Not reported	
Date Case Last Changed on Database:		1/31/2000
Date the Case was Closed:		2/9/2000
How Leak Discovered:	Not reported	
How Leak Stopped:	Not reported	
Cause of Leak:	Not reported	
Leak Source:	Not reported	
Operator:	Not reported	
Water System:	Not reported	
Well Name:	Not reported	
Approx. Dist To Production Well (ft):		9533.193488021305722159047342
Source of Cleanup Funding:		Not reported
Preliminary Site Assessment Workplan Submitted:		4/2/1998
Preliminary Site Assessment Began:		Not reported
Pollution Characterization Began:		12/28/1998
Remediation Plan Submitted:		Not reported
Remedial Action Underway:		Not reported
Post Remedial Action Monitoring Began:		Not reported
Enforcement Action Date:		12/20/1999
Historical Max MTBE Date:		1/1/1965
Hist Max MTBE Conc in Groundwater:		47
Hist Max MTBE Conc in Soil:		Not reported
Significant Interim Remedial Action Taken:		Not reported
GW Qualifier:	Not reported	
Soil Qualifier:	Not reported	
Organization:	Not reported	
Owner Contact:	Not reported	
Responsible Party:	US POSTAL SERVICE	
RP Address:	395 OYSTER POINT BLVD., SOUTH SAN FRANCISCO, CA 94099-0300	
Program:	LUST	
Lat/Long:	34.0962714 / -1	
Local Agency Staff:	PEJ	
Beneficial Use:	Not reported	
Priority:	2A4	
Cleanup Fund Id:	Not reported	
Suspended:	Not reported	
Assigned Name:	Not reported	
Summary:	9/15/99 RECEIVED REPORT OF GW SAMPLING AND ANALYSIS ON 8/23/99. TWO ADD'L WELLS (MW-2 & MW3) WERE INSTALLED ON 10/23/98.; 1/31/00 4TH QTR GW MON RPT 1999	

73 East 1/4-1/2 0.383 mi. 2021 ft. **GAS TO GO (FORMER)**
1353 WESTERN AVE. N.
LOS ANGELES, CA 90027

LUST **S101617308**
N/A

LUST:

Region:	STATE
Global Id:	T0603742795
Latitude:	34.09594
Longitude:	-118.30936
Case Type:	LUST Cleanup Site
Status:	Open - Remediation
Status Date:	2008-05-30 00:00:00
Lead Agency:	LOS ANGELES RWQCB (REGION 4)
Case Worker:	Not reported
Local Agency:	LOS ANGELES, CITY OF
RB Case Number:	900270243
LOC Case Number:	29668
File Location:	Regional Board
Potential Media Affect:	Aquifer used for drinking water supply
Potential Contaminants of Concern:	Gasoline
Site History:	Not reported

LUST REG 4:

Region:	4	
Regional Board:	04	
County:	Los Angeles	
facid:	900270243	
Status:	Pollution Characterization	
Substance:	Gasoline	
Substance Quantity:	Not reported	
Local Case No:	29668	
Case Type:	Groundwater	
Abatement Method Used at the Site:		Not reported
Global ID:	T0603742795	
W Global ID:	Not reported	
Staff:	TCS	
Local Agency:	19050	
Cross Street:	Not reported	
Enforcement Type:	SEL	
Date Leak Discovered:	1/29/1999	
Date Leak First Reported:		3/17/1999
Date Leak Record Entered:	Not reported	
Date Confirmation Began:	1/29/1999	
Date Leak Stopped:	Not reported	
Date Case Last Changed on Database:		Not reported
Date the Case was Closed:		Not reported
How Leak Discovered:	Not reported	
How Leak Stopped:	Not reported	
Cause of Leak:	Corrosion	
Leak Source:	P,	
Operator:	Not reported	
Water System:	Not reported	
Well Name:	Not reported	
Approx. Dist To Production Well (ft):		Not reported
Source of Cleanup Funding:		P,
Preliminary Site Assessment Workplan Submitted:	1/29/1999	
Preliminary Site Assessment Began:		5/15/2003

GAS TO GO (FORMER) (Continued) **S101617308**

Pollution Characterization Began:	7/19/2004
Remediation Plan Submitted:	Not reported
Remedial Action Underway:	Not reported
Post Remedial Action Monitoring Began:	Not reported
Enforcement Action Date:	Not reported
Historical Max MTBE Date:	4/8/2003
Hist Max MTBE Conc in Groundwater:	465
Hist Max MTBE Conc in Soil:	Not reported
Significant Interim Remedial Action Taken:	Not reported
GW Qualifier:	Not reported
Soil Qualifier:	Not reported
Organization:	Not reported
Owner Contact:	Not reported
Responsible Party:	STAN OFSTEIN
RP Address:	5646 LEXINGTON AVE.
Program:	LUST
Lat/Long:	0 / 0
Local Agency Staff:	Not reported
Beneficial Use:	Not reported
Priority:	Not reported
Cleanup Fund Id:	Not reported
Suspended:	Not reported
Assigned Name:	Not reported
Summary:	Not reported

Q74 **76 STATION #3739** **LUST** **S106916450**
East **1300 WESTERN AVE. N.** **N/A**
1/4-1/2 **LOS ANGELES, CA 90027**
0.389 mi.
2054 ft. **Site 1 of 3 in cluster Q**

LUST:

Region:	STATE
Global Id:	T0603739186
Latitude:	34.09496
Longitude:	-118.30913
Case Type:	LUST Cleanup Site
Status:	Completed - Case Closed
Status Date:	2009-11-19 00:00:00
Lead Agency:	LOS ANGELES RWQCB (REGION 4)
Case Worker:	Not reported
Local Agency:	LOS ANGELES, CITY OF
RB Case Number:	900270252
LOC Case Number:	10715
File Location:	Regional Board
Potential Media Affect:	Aquifer used for drinking water supply
Potential Contaminants of Concern:	Gasoline
Site History:	Not reported

Q75 **CHEVRON STATION 98723** **HIST CORTESE** **1000597284**
ESE **1276 N WESTERN AVE** **LUST** **CAD983612870**
1/4-1/2 **LOS ANGELES, CA 90029**
0.393 mi.
2076 ft. **Site 2 of 3 in cluster Q**

CORTESE:

Region:	CORTESE
Facility County Code:	19
Reg By:	LTNKA
Reg Id:	900290052

LUST:

Region:	STATE
Global Id:	T0603700768
Latitude:	0
Longitude:	0
Case Type:	LUST Cleanup Site
Status:	Completed - Case Closed
Status Date:	1996-09-18 00:00:00
Lead Agency:	LOS ANGELES RWQCB (REGION 4)
Case Worker:	Not reported
Local Agency:	LOS ANGELES, CITY OF
RB Case Number:	900290052
LOC Case Number:	Not reported
File Location:	Not reported
Potential Media Affect:	Aquifer used for drinking water supply
Potential Contaminants of Concern:	Gasoline
Site History:	Not reported

LUST REG 4:

Region:	4	
Regional Board:	04	
County:	Los Angeles	
facid:	900290052	
Status:	Case Closed	
Substance:	Gasoline	
Substance Quantity:	Not reported	
Local Case No:	Not reported	
Case Type:	Groundwater	
Abatement Method Used at the Site:		FPVE
Global ID:	T0603700768	
W Global ID:	Not reported	
Staff:	UNK	
Local Agency:	19050	
Cross Street:	FOUNTAIN	
Enforcement Type:	Not reported	
Date Leak Discovered:	10/7/1987	
Date Leak First Reported:		10/7/1987
Date Leak Record Entered:	11/16/1987	
Date Confirmation Began:	Not reported	
Date Leak Stopped:	10/7/1987	
Date Case Last Changed on Database:		11/21/1996
Date the Case was Closed:		9/18/1996
How Leak Discovered:	OM	
How Leak Stopped:	Not reported	
Cause of Leak:	Corrosion	
Leak Source:	Piping	

CHEVRON STATION 98723 (Continued) **1000597284**

Operator:	MORALES, FERNANDO	
Water System:	Not reported	
Well Name:	Not reported	
Approx. Dist To Production Well (ft):		8895.13679184286792232442366
Source of Cleanup Funding:		Piping
Preliminary Site Assessment Workplan Submitted:		Not reported
Preliminary Site Assessment Began:		Not reported
Pollution Characterization Began:		Not reported
Remediation Plan Submitted:		10/7/1987
Remedial Action Underway:		7/7/1996
Post Remedial Action Monitoring Began:		6/27/1996
Enforcement Action Date:		Not reported
Historical Max MTBE Date:		Not reported
Hist Max MTBE Conc in Groundwater:		Not reported
Hist Max MTBE Conc in Soil:		Not reported
Significant Interim Remedial Action Taken:		Yes
GW Qualifier:	Not reported	
Soil Qualifier:	Not reported	
Organization:	Not reported	
Owner Contact:	Not reported	
Responsible Party:	CHEVRON U.S.A.	
RP Address:	PO BOX 2833, LA HABRA, CA 90632-2833	
Program:	LUST	
Lat/Long:	34.0945365 / -1	
Local Agency Staff:	PEJ	
Beneficial Use:	Not reported	
Priority:	Not reported	
Cleanup Fund Id:	Not reported	
Suspended:	Not reported	
Assigned Name:	Not reported	
Summary:	AMOUNT LOST PER OPERATOR'S INVENTORY RECONCILIATION. DIESEL SPILL REPORTED 01/21/88, OCCURRED DURING TESTING. LAST REPORT 06/15/88 11/21/96 - WELL ABANDONMENT	

Q76 **CHEVRON STATION #8-8723 (FORMER STATION)** **LUST** **S108086987**
ESE **1276 WESTERN AVE. N.** **N/A**
1/4-1/2 **LOS ANGELES, CA 90029**
0.393 mi.
2076 ft. **Site 3 of 3 in cluster Q**

LUST:

Region:	STATE
Global Id:	T0603766903
Latitude:	34.0946
Longitude:	-118.3090595
Case Type:	LUST Cleanup Site
Status:	Completed - Case Closed
Status Date:	2009-01-30 00:00:00
Lead Agency:	LOS ANGELES RWQCB (REGION 4)
Case Worker:	Not reported
Local Agency:	LOS ANGELES, CITY OF
RB Case Number:	900290052A
LOC Case Number:	212
File Location:	Regional Board
Potential Media Affect:	Aquifer used for drinking water supply
Potential Contaminants of Concern:	Tetrachloroethylene (PCE)
Site History:	Not reported

R77 **MOBIL #18-H5D** **LUST** **S106116267**
ESE **1277 WESTERN AVE. N.** **N/A**
1/4-1/2 **LOS ANGELES, CA 90029**
0.397 mi.
2094 ft. **Site 1 of 2 in cluster R**

LUST:

Region:	STATE
Global Id:	T0603729935
Latitude:	34.0946943907339
Longitude:	-118.309428691864
Case Type:	LUST Cleanup Site
Status:	Open - Remediation
Status Date:	2008-03-12 00:00:00
Lead Agency:	LOS ANGELES RWQCB (REGION 4)
Case Worker:	Not reported
Local Agency:	LOS ANGELES, CITY OF
RB Case Number:	900290207
LOC Case Number:	10714
File Location:	Regional Board
Potential Media Affect:	Aquifer used for drinking water supply
Potential Contaminants of Concern:	Gasoline
Site History:	Not reported

LUST REG 4:

Region:	4	
Regional Board:	04	
County:	Los Angeles	
facid:	900290207	
Status:	Pollution Characterization	
Substance:	Gasoline	
Substance Quantity:	Not reported	
Local Case No:	10714	
Case Type:	Groundwater	
Abatement Method Used at the Site:		Not reported
Global ID:	T0603729935	
W Global ID:	Not reported	
Staff:	TCS	
Local Agency:	19050	
Cross Street:	FOUNTAIN AVE.	
Enforcement Type:	DLSEL	
Date Leak Discovered:	11/21/2002	
Date Leak First Reported:		11/26/2002
Date Leak Record Entered:	Not reported	
Date Confirmation Began:	11/26/2002	
Date Leak Stopped:	11/21/2002	
Date Case Last Changed on Database:		Not reported
Date the Case was Closed:		Not reported
How Leak Discovered:	Not reported	
How Leak Stopped:	Not reported	
Cause of Leak:	Not reported	
Leak Source:	Other Source	
Operator:	Not reported	
Water System:	Not reported	
Well Name:	Not reported	
Approx. Dist To Production Well (ft):		Not reported
Source of Cleanup Funding:		Other Source
Preliminary Site Assessment Workplan Submitted:		Not reported
Preliminary Site Assessment Began:		11/26/2002

MOBIL #18-H5D (Continued) **S106116267**

Pollution Characterization Began:	3/8/2004
Remediation Plan Submitted:	Not reported
Remedial Action Underway:	Not reported
Post Remedial Action Monitoring Began:	Not reported
Enforcement Action Date:	Not reported
Historical Max MTBE Date:	Not reported
Hist Max MTBE Conc in Groundwater:	Not reported
Hist Max MTBE Conc in Soil:	Not reported
Significant Interim Remedial Action Taken:	Not reported
GW Qualifier:	Not reported
Soil Qualifier:	Not reported
Organization:	Not reported
Owner Contact:	Not reported
Responsible Party:	JENEE BRIGGS
RP Address:	3700 W. 190TH ST., TPT-2
Program:	LUST
Lat/Long:	0 / 0
Local Agency Staff:	Not reported
Beneficial Use:	Not reported
Priority:	Not reported
Cleanup Fund Id:	Not reported
Suspended:	Not reported
Assigned Name:	Not reported
Summary:	Not reported

R78 **MOBIL OIL CORPATION** **SWRCY** **S101583992**
ESE **1277 N WESTERN AVE** **N/A**
1/4-1/2 **LOS ANGELES, CA 90029**
0.397 mi.
2094 ft. **Site 2 of 2 in cluster R**

SWRCY:

Certification Status:	C
Facility Phone Number:	Not reported
Date facility became certified:	8/4/2009
Date facility began operating:	Never operational
Date facility ceased operating:	Still operating
Whether The Facility Is Grandfathered:	Not reported
Convenience Zone Where Faciltiy Located:	522
Convenience Zone Where Faciltiy Located 2:	525
Convenience Zone Where Faciltiy Located 3:	527
Convenience Zone Where Faciltiy Located 4:	529
Convenience Zone Where Faciltiy Located 5:	3046
Convenience Zone Where Faciltiy Located 6:	5458
Convenience Zone Where Faciltiy Located 7:	5712
Aluminum Beverage Containers Redeemed:	AL
Glass Beverage Containers Redeemed:	GL
Plastic Beverage Containers Redeemed:	PL
Other mat beverage containers redeemed:	Not reported
Refillable Beverage Containers Redeemed:	Not reported

79 SSW 1/4-1/2 0.402 mi. 2124 ft. **AMBASSADOR CAR WASH**
6061 SANTA MONICA BLVD
LOS ANGELES, CA 90038

HIST CORTESE
LUST

EDR ID Number: S104159598
EPA ID Number: N/A

CORTESE:

Region:	CORTESE
Facility County Code:	19
Reg By:	LTNKA
Reg Id:	900380361

LUST:

Region:	STATE
Global Id:	T0603700946
Latitude:	34.0908115
Longitude:	-118.3214448
Case Type:	LUST Cleanup Site
Status:	Open - Site Assessment
Status Date:	2004-01-20 00:00:00
Lead Agency:	LOS ANGELES RWQCB (REGION 4)
Case Worker:	Not reported
Local Agency:	LOS ANGELES, CITY OF
RB Case Number:	900380361
LOC Case Number:	Not reported
File Location:	Regional Board
Potential Media Affect:	Aquifer used for drinking water supply
Potential Contaminants of Concern:	Gasoline
Site History:	Not reported

LUST REG 4:

Region:	4		
Regional Board:	04		
County:	Los Angeles		
facid:	900380361		
Status:	Pollution Characterization		
Substance:	Gasoline		
Substance Quantity:	Not reported		
Local Case No:	Not reported		
Case Type:	Groundwater		
Abatement Method Used at the Site:		Not reported	
Global ID:	T0603700946		
W Global ID:	Not reported		
Staff:	MSH		
Local Agency:	19050		
Cross Street:	N GOWER ST		
Enforcement Type:	LET		
Date Leak Discovered:	3/1/1990		
Date Leak First Reported:		3/1/1990	
Date Leak Record Entered:	10/22/1996		
Date Confirmation Began:	Not reported		
Date Leak Stopped:	3/1/1990		
Date Case Last Changed on Database:		1/11/2002	
Date the Case was Closed:		Not reported	
How Leak Discovered:	Tank Closure		
How Leak Stopped:	Not reported		
Cause of Leak:	Not reported		
Leak Source:	Not reported		

AMBASSADOR CAR WASH (Continued) **S104159598**

Operator:	Not reported
Water System:	Not reported
Well Name:	Not reported
Approx. Dist To Production Well (ft):	8844.2055126474347401607721
Source of Cleanup Funding:	Not reported
Preliminary Site Assessment Workplan Submitted:	8/22/1996
Preliminary Site Assessment Began:	9/14/1999
Pollution Characterization Began:	1/20/2004
Remediation Plan Submitted:	Not reported
Remedial Action Underway:	Not reported
Post Remedial Action Monitoring Began:	3/1/1990
Enforcement Action Date:	1/24/2000
Historical Max MTBE Date:	12/10/1998
Hist Max MTBE Conc in Groundwater:	170
Hist Max MTBE Conc in Soil:	Not reported
Significant Interim Remedial Action Taken:	Not reported
GW Qualifier:	Not reported
Soil Qualifier:	Not reported
Organization:	Not reported
Owner Contact:	Not reported
Responsible Party:	KEN THOMAS
RP Address:	600 S SPRING ST,
Program:	LUST
Lat/Long:	34.0908115 / -1
Local Agency Staff:	PEJ
Beneficial Use:	Not reported
Priority:	Not reported
Cleanup Fund Id:	Not reported
Suspended:	Not reported
Assigned Name:	Not reported
Summary:	SEMI-ANNUAL 2 TANKS (ONE 10000 AND ONE 12000 GAL) REMOVED; 12/21/98 - 4TH QTR 1998 GW MON & SAMPL RPT; 1/27/00 QTRLY MON STATUS RPT; 5/17/00 1ST QTR GW MON RPT; 10/18/00 3RD QTR GW MON RPT

S80 **SHELL STATION/AL-SAL OIL CO #8** **LUST** **S103281756**
SW **6115 SANTA MONICA BLVD** **N/A**
1/4-1/2 **HOLLYWOOD, CA 90038**
0.440 mi.
2322 ft. **Site 1 of 2 in cluster S**

LUST:

Region:	STATE
Global Id:	T0603700918
Latitude:	34.0908035
Longitude:	-118.3227048
Case Type:	LUST Cleanup Site
Status:	Completed - Case Closed
Status Date:	2009-07-01 00:00:00
Lead Agency:	LOS ANGELES RWQCB (REGION 4)
Case Worker:	Not reported
Local Agency:	LOS ANGELES, CITY OF
RB Case Number:	900380070
LOC Case Number:	Not reported
File Location:	Regional Board
Potential Media Affect:	Aquifer used for drinking water supply
Potential Contaminants of Concern:	Gasoline
Site History:	Not reported

SHELL STATION/AL-SAL OIL CO #8 (Continued) **S103281756**

LUST REG 4:

Region:	4	
Regional Board:	04	
County:	Los Angeles	
facid:	900380070	
Status:	Pollution Characterization	
Substance:	Gasoline	
Substance Quantity:	Not reported	
Local Case No:	Not reported	
Case Type:	Groundwater	
Abatement Method Used at the Site:		Remove Free Product
Global ID:	T0603700918	
W Global ID:	Not reported	
Staff:	DP	
Local Agency:	19050	
Cross Street:	GOWER ST	
Enforcement Type:	SEL	
Date Leak Discovered:	Not reported	
Date Leak First Reported:		1/30/1987
Date Leak Record Entered:	9/9/1987	
Date Confirmation Began:	1/15/1987	
Date Leak Stopped:	Not reported	
Date Case Last Changed on Database:		4/15/2002
Date the Case was Closed:		Not reported
How Leak Discovered:	Not reported	
How Leak Stopped:	Not reported	
Cause of Leak:	UNK	
Leak Source:	UNK	
Operator:	Not reported	
Water System:	Not reported	
Well Name:	Not reported	
Approx. Dist To Production Well (ft):		9050.199093242661538816502442
Source of Cleanup Funding:		UNK
Preliminary Site Assessment Workplan Submitted:		8/6/1998
Preliminary Site Assessment Began:		11/25/1998
Pollution Characterization Began:		4/2/2004
Remediation Plan Submitted:		Not reported
Remedial Action Underway:		Not reported
Post Remedial Action Monitoring Began:		1/30/1987
Enforcement Action Date:		Not reported
Historical Max MTBE Date:		8/29/2000
Hist Max MTBE Conc in Groundwater:		23600
Hist Max MTBE Conc in Soil:		Not reported
Significant Interim Remedial Action Taken:		Yes
GW Qualifier:	Not reported	
Soil Qualifier:	Not reported	
Organization:	Not reported	
Owner Contact:	Not reported	
Responsible Party:	MS. DEBORAH PRYOR	
RP Address:	2255 N. ONTARIO ST.	
Program:	LUST	
Lat/Long:	34.0908035 / -1	
Local Agency Staff:	PEJ	
Beneficial Use:	Not reported	
Priority:	LOP/MODERATE - POTENTIAL WATER IMPACT	
Cleanup Fund Id:	Not reported	
Suspended:	Not reported	

SHELL STATION/AL-SAL OIL CO #8 (Continued) **S103281756**

Assigned Name: Not reported
Summary: Not reported

S81 **SHELL STATION/AL-SAL OIL** **HIST CORTESE** **S105126339**
SW **6115 SANTA MONICA** **N/A**
1/4-1/2 **LOS ANGELES, CA 90038**
0.440 mi.
2322 ft. **Site 2 of 2 in cluster S**

CORTESE:
Region: CORTESE
Facility County Code: Not reported
Reg By: Not reported
Reg Id: Not reported

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82 **SANTA MONICA BLVD ELM SCHOOL** **HIST CORTESE** **S101297292**
South **1022 VAN NESS AVE N** **LUST** **N/A**
1/4-1/2 **HOLLYWOOD, CA 90038**
0.451 mi.
2383 ft.

CORTESE:
Region: CORTESE
Facility County Code: 19
Reg By: LTNKA
Reg Id: 900380116

LUST:
Region: STATE
Global Id: T0603700922
Latitude: 34.0927786
Longitude: -118.3157268
Case Type: LUST Cleanup Site
Status: Completed - Case Closed
Status Date: 1996-07-25 00:00:00
Lead Agency: LOS ANGELES RWQCB (REGION 4)
Case Worker: Not reported
Local Agency: LOS ANGELES, CITY OF
RB Case Number: 900380116
LOC Case Number: Not reported
File Location: Not reported
Potential Media Affect: Soil
Potential Contaminants of Concern: Other Solvent or Non-Petroleum Hydrocarbon
Site History: Not reported

LUST REG 4:
Region: 4
Regional Board: 04
County: Los Angeles
facid: 900380116
Status: Case Closed
Substance: Hydrocarbons
Substance Quantity: Not reported
Local Case No: Not reported
Case Type: Soil

SANTA MONICA BLVD ELM SCHOOL (Continued) **S101297292**

Abatement Method Used at the Site:		Not reported
Global ID:	T0603700922	
W Global ID:	Not reported	
Staff:	UNK	
Local Agency:	19050	
Cross Street:	SANTA MONICA BLVD	
Enforcement Type:	Not reported	
Date Leak Discovered:	Not reported	
Date Leak First Reported:		6/21/1991
Date Leak Record Entered:	6/6/1991	
Date Confirmation Began:	Not reported	
Date Leak Stopped:	Not reported	
Date Case Last Changed on Database:		8/31/1992
Date the Case was Closed:		7/25/1996
How Leak Discovered:	Not reported	
How Leak Stopped:	Not reported	
Cause of Leak:	UNK	
Leak Source:	UNK	
Operator:	Not reported	
Water System:	Not reported	
Well Name:	Not reported	
Approx. Dist To Production Well (ft):		7530.90323713413185031139892 14
Source of Cleanup Funding:		UNK
Preliminary Site Assessment Workplan Submitted:		Not reported
Preliminary Site Assessment Began:		Not reported
Pollution Characterization Began:		6/21/1991
Remediation Plan Submitted:		Not reported
Remedial Action Underway:		Not reported
Post Remedial Action Monitoring Began:		Not reported
Enforcement Action Date:		Not reported
Historical Max MTBE Date:		Not reported
Hist Max MTBE Conc in Groundwater:		Not reported
Hist Max MTBE Conc in Soil:		Not reported
Significant Interim Remedial Action Taken:		No
GW Qualifier:	Not reported	
Soil Qualifier:	Not reported	
Organization:	Not reported	
Owner Contact:	Not reported	
Responsible Party:	LAUSD	
RP Address:	450 GRAND AVE, N, ROOM A-201, LOS ANGELES, CA 90012	
Program:	LUST	
Lat/Long:	34.0892956 / -1	
Local Agency Staff:	PEJ	
Beneficial Use:	Not reported	
Priority:	Not reported	
Cleanup Fund Id:	Not reported	
Suspended:	Not reported	
Assigned Name:	Not reported	
Summary:	Not reported	

83
SW
1/4-1/2
0.476 mi.
2513 ft.

SANTA MONICA HOLDINGS
6150 SANTA MONICA BLVD
LOS ANGELES, CA 90038

ENVIROSTOR | **S106797551** | **N/A**

ENVIROSTOR:

Site Type:	Evaluation
Site Type Detailed:	Evaluation
Acres:	Not reported
NPL:	NO
Regulatory Agencies:	NONE SPECIFIED
Lead Agency:	NONE SPECIFIED
Program Manager:	Not reported
Supervisor:	Referred - Not Assigned
Division Branch:	Cypress
Facility ID:	19000032
Site Code:	Not reported
Assembly:	42
Senate:	22
Special Program:	Not reported
Status:	Refer: 1248 Local Agency
Status Date:	2001-04-09 00:00:00
Restricted Use:	NO
Site Mgmt. Req.:	NONE SPECIFIED
Funding:	Not Applicable
Latitude:	34.0904583097005
Longitude:	-118.323353836063
APN:	NONE SPECIFIED
Past Use:	NONE SPECIFIED
Potential COC:	NONE SPECIFIED
Confirmed COC:	NONE SPECIFIED
Potential Description:	NONE SPECIFIED
Alias Name:	19000032
Alias Type:	Envirostor ID Number

Completed Info:

Completed Area Name:	PROJECT WIDE
Completed Sub Area Name:	Not reported
Completed Document Type:	SB 1248 Notification
Completed Date:	2001-04-09 00:00:00
Comments:	Not reported
Future Area Name:	Not reported
Future Sub Area Name:	Not reported
Future Document Type:	Not reported
Future Due Date:	Not reported
Schedule Area Name:	Not reported
Schedule Sub Area Name:	Not reported
Schedule Document Type:	Not reported
Schedule Due Date:	Not reported
Schedule Revised Date:	Not reported

84 **BOB'S CLEANERS** **ENVIROSTOR** **S106797579**
North **5823 FRANKLIN AVENUE** **N/A**
1/2-1 **HOLLYWOOD, CA 90068**
0.501 mi.
2646 ft.

ENVIROSTOR:

Site Type:	Evaluation
Site Type Detailed:	Evaluation
Acres:	Not reported
NPL:	NO
Regulatory Agencies:	NONE SPECIFIED
Lead Agency:	NONE SPECIFIED
Program Manager:	Not reported
Supervisor:	Referred - Not Assigned
Division Branch:	Cypress
Facility ID:	19720027
Site Code:	Not reported
Assembly:	42
Senate:	26
Special Program:	Not reported
Status:	Refer: 1248 Local Agency
Status Date:	2004-03-09 00:00:00
Restricted Use:	NO
Site Mgmt. Req.:	NONE SPECIFIED
Funding:	Not Applicable
Latitude:	0
Longitude:	0
APN:	NONE SPECIFIED
Past Use:	NONE SPECIFIED
Potential COC:	NONE SPECIFIED
Confirmed COC:	NONE SPECIFIED
Potential Description:	NONE SPECIFIED
Alias Name:	19720027
Alias Type:	Envirostor ID Number

Completed Info:

Completed Area Name:	PROJECT WIDE
Completed Sub Area Name:	Not reported
Completed Document Type:	SB 1248 Notification
Completed Date:	2004-03-05 00:00:00
Comments:	Not reported
Future Area Name:	Not reported
Future Sub Area Name:	Not reported
Future Document Type:	Not reported
Future Due Date:	Not reported
Schedule Area Name:	Not reported
Schedule Sub Area Name:	Not reported
Schedule Document Type:	Not reported
Schedule Due Date:	Not reported
Schedule Revised Date:	Not reported

85 WSW 1/2-1 0.519 mi. 2740 ft. **SNOW WHITE CLEANERS**
1246 NORTH VINE STREET, LOS ANGELES, CA
LOS ANGELES, CA 90038

ENVIROSTOR **S109348548** **N/A**

ENVIROSTOR:

Site Type:	Voluntary Cleanup
Site Type Detailed:	Voluntary Cleanup
Acres:	0.1
NPL:	NO
Regulatory Agencies:	SMBRP
Lead Agency:	SMBRP
Program Manager:	MANJUL BOSE
Supervisor:	Rita Kamat
Division Branch:	Chatsworth
Facility ID:	60000967
Site Code:	301397
Assembly:	45
Senate:	26
Special Program:	Voluntary Cleanup Program
Status:	Active
Status Date:	2008-09-11 00:00:00
Restricted Use:	NO
Site Mgmt. Req.:	NONE SPECIFIED
Funding:	Responsible Party
Latitude:	34.09369
Longitude:	-118.32652
APN:	5534-001-400
Past Use:	DRY CLEANING
Potential COC:	30022
Confirmed COC:	30022
Potential Description:	IA, SOIL, SV
Alias Name:	301397
Alias Type:	Project Code (Site Code)
Alias Name:	5534-001-400
Alias Type:	APN
Alias Name:	60000967
Alias Type:	Envirostor ID Number

Completed Info:

Completed Area Name:	PROJECT WIDE
Completed Sub Area Name:	Not reported
Completed Document Type:	Preliminary Endangerment Assessment Report
Completed Date:	2009-05-15 00:00:00
Comments:	Not reported
Completed Area Name:	PROJECT WIDE
Completed Sub Area Name:	Not reported
Completed Document Type:	Fieldwork
Completed Date:	2009-06-22 00:00:00
Comments:	Fieldwork completed. Preliminary results received.
Completed Area Name:	PROJECT WIDE
Completed Sub Area Name:	Not reported
Completed Document Type:	Site Characterization Workplan
Completed Date:	2009-07-22 00:00:00
Comments:	ESA workplan approved.
Completed Area Name:	PROJECT WIDE

SNOW WHITE CLEANERS (Continued) **S109348548**

Completed Sub Area Name:	Not reported
Completed Document Type:	Correspondence - Received
Completed Date:	2009-09-16 00:00:00
Comments:	Sent out DTSC response.
Completed Area Name:	PROJECT WIDE
Completed Sub Area Name:	Not reported
Completed Document Type:	Environmental Oversight/Voluntary Cleanup Agreement
Completed Date:	2008-09-17 00:00:00
Comments:	VCA Agreement was signed off by Tedd Yargeau.
Completed Area Name:	PROJECT WIDE
Completed Sub Area Name:	Not reported
Completed Document Type:	Correspondence
Completed Date:	2010-02-04 00:00:00
Comments:	Not reported
Future Area Name:	Not reported
Future Sub Area Name:	Not reported
Future Document Type:	Not reported
Future Due Date:	Not reported
Schedule Area Name:	PROJECT WIDE
Schedule Sub Area Name:	Not reported
Schedule Document Type:	Site Characterization Report
Schedule Due Date:	2009-12-20 00:00:00
Schedule Revised Date:	Not reported

---

86 **CENTRAL REGION MIDDLE SCHOOL #5** **ENVIROSTOR** **S107736109**
East **FOUNTAIN AVENUE/SERRANO AVENUE** **N/A**
1/2-1 **LOS ANGELES, CA 90029**
0.522 mi.
2758 ft.

ENVIROSTOR:

Site Type:	School Cleanup
Site Type Detailed:	School
Acres:	4.64
NPL:	NO
Regulatory Agencies:	SMBRP
Lead Agency:	SMBRP
Program Manager:	Not reported
Supervisor:	Javier Hinojosa
Division Branch:	Chatsworth
Facility ID:	60000058
Site Code:	304488
Assembly:	43
Senate:	26
Special Program:	Not reported
Status:	Inactive - Action Required
Status Date:	2006-01-18 00:00:00
Restricted Use:	NO
Site Mgmt. Req.:	NONE SPECIFIED
Funding:	School District
Latitude:	34.0939
Longitude:	-118.308
APN:	5537-002-005, 5537-002-025-026, 5537-005-001-002, 5537-002-015-022, 5537-005-00
Past Use:	RESIDENTIAL AREA

CENTRAL REGION MIDDLE SCHOOL #5 (Continued) **S107736109**

Potential COC: 30003, 30013, 30016, 30018, 30022
Confirmed COC: NONE SPECIFIED
Potential Description: IA, SOIL, SV
Alias Name: 5537-002-005
Alias Type: APN
Alias Name: 5537-002-025-026
Alias Type: APN
Alias Name: 60000058
Alias Type: Envirostor ID Number
Alias Name: 304488
Alias Type: Project Code (Site Code)
Alias Name: 5537-005-00
Alias Type: APN
Alias Name: 5537-005-001-002
Alias Type: APN
Alias Name: LAUSD-PRPSD CENTRAL REGION MID SCL #5
Alias Type: Alternate Name
Alias Name: 110033619421
Alias Type: EPA (FRS #)
Alias Name: 5537-002-015-022
Alias Type: APN

Completed Info:
Completed Area Name: PROJECT WIDE
Completed Sub Area Name: Not reported
Completed Document Type: Preliminary Endangerment Assessment Report
Completed Date: 2006-01-18 00:00:00
Comments: DTSC issued Further Action determination for a Supplemental Site Investigation to address soil gas from off-site migration and lead from Lead-Based Paint. District considering dropping project.

Completed Area Name: PROJECT WIDE
Completed Sub Area Name: Not reported
Completed Document Type: Preliminary Endangerment Assessment Workplan
Completed Date: 2005-03-15 00:00:00
Comments: Concurrence with SOW.

Completed Area Name: PROJECT WIDE
Completed Sub Area Name: Not reported
Completed Document Type: Environmental Oversight Agreement
Completed Date: 2000-02-10 00:00:00
Comments: Not reported

Future Area Name: Not reported
Future Sub Area Name: Not reported
Future Document Type: Not reported
Future Due Date: Not reported
Schedule Area Name: Not reported
Schedule Sub Area Name: Not reported
Schedule Document Type: Not reported
Schedule Due Date: Not reported
Schedule Revised Date: Not reported

87 ESE 1/2-1 0.537 mi. 2834 ft. **BELMONT/HOLLYWOOD NO. 3**
LA MIRADA AVENUE/SERRANO AVENUE
LOS ANGELES, CA 90029

ENVIROSTOR **S107735908** **N/A**

ENVIROSTOR:

Site Type:	School Investigation
Site Type Detailed:	School
Acres:	1.3
NPL:	NO
Regulatory Agencies:	SMBRP
Lead Agency:	SMBRP
Program Manager:	Not reported
Supervisor:	Mark Malinowski
Division Branch:	Sacramento
Facility ID:	19880049
Site Code:	304135
Assembly:	45
Senate:	26
Special Program:	Not reported
Status:	Inactive - Needs Evaluation
Status Date:	2000-02-11 00:00:00
Restricted Use:	NO
Site Mgmt. Req.:	NONE SPECIFIED
Funding:	School District
Latitude:	34.093852
Longitude:	-118.305901
APN:	NONE SPECIFIED
Past Use:	RESIDENTIAL AREA
Potential COC:	NONE SPECIFIED
Confirmed COC:	NONE SPECIFIED
Potential Description:	NONE SPECIFIED
Alias Name:	BELMONT/HOLLYWOOD #3
Alias Type:	Alternate Name
Alias Name:	LAUSD
Alias Type:	Alternate Name
Alias Name:	LAUSD-BELMONT/HOLLYWOOD #3/CDE
Alias Type:	Alternate Name
Alias Name:	LAUSD-BELMONT/HOLLYWOOD #3/VCA
Alias Type:	Alternate Name
Alias Name:	304046
Alias Type:	Project Code (Site Code)
Alias Name:	304135
Alias Type:	Project Code (Site Code)
Alias Name:	19880049
Alias Type:	Envirostor ID Number

Completed Info:

Completed Area Name:	PROJECT WIDE
Completed Sub Area Name:	Not reported
Completed Document Type:	Phase 1
Completed Date:	2000-02-11 00:00:00
Comments:	Not reported
Completed Area Name:	PROJECT WIDE
Completed Sub Area Name:	Not reported
Completed Document Type:	Cost Recovery Closeout Memo
Completed Date:	2002-08-20 00:00:00
Comments:	Not reported

BELMONT/HOLLYWOOD NO. 3 (Continued) **S107735908**

Completed Area Name: PROJECT WIDE
Completed Sub Area Name: Not reported
Completed Document Type: Cost Recovery Closeout Memo
Completed Date: 2003-04-22 00:00:00
Comments: Not reported

Completed Area Name: PROJECT WIDE
Completed Sub Area Name: Not reported
Completed Document Type: Environmental Oversight Agreement
Completed Date: 2000-02-10 00:00:00
Comments: Not reported

Future Area Name: Not reported
Future Sub Area Name: Not reported
Future Document Type: Not reported
Future Due Date: Not reported
Schedule Area Name: Not reported
Schedule Sub Area Name: Not reported
Schedule Document Type: Not reported
Schedule Due Date: Not reported
Schedule Revised Date: Not reported

88
ESE
1/2-1
0.845 mi.
4461 ft.

RAMONA NEW PC AKA BOWLING ALLEY **ENVIROSTOR** **S105628556**
SANTA MONICA BOULEVARD/KINGSLEY DRIVE **N/A**
LOS ANGELES, CA 90029

ENVIROSTOR:
Site Type: School Cleanup
Site Type Detailed: School
Acres: Not reported
NPL: NO
Regulatory Agencies: SMBRP
Lead Agency: SMBRP
Program Manager: Not reported
Supervisor: Javier Hinojosa
Division Branch: Chatsworth
Facility ID: 19790003
Site Code: 304005
Assembly: 43
Senate: 26
Special Program: Not reported
Status: No Further Action
Status Date: 2002-05-17 00:00:00
Restricted Use: NO
Site Mgmt. Req.: NONE SPECIFIED
Funding: School District
Latitude: 34.0522761593686
Longitude: -118.252787171101
APN: NONE SPECIFIED
Past Use: RECREATION SERVICES
Potential COC: , 30154, 30136, 30191, 30022, 10048, 30577, 30272, 30593, 30550, 30578, 30137, 30402, 30003
Confirmed COC: NONE SPECIFIED
Potential Description: NONE SPECIFIED
Alias Name: 19790003
Alias Type: Envirostor ID Number

RAMONA NEW PC AKA BOWLING ALLEY (Continued) **S105628556**

Alias Name: RAMONA NEW PC AKA BOWLING ALLEY
Alias Type: Alternate Name
Alias Name: 304005
Alias Type: Project Code (Site Code)
Alias Name: 110033612776
Alias Type: EPA (FRS #)
Alias Name: RAMONA PRIMARY CENTER AKA LAUSD BELMONT
Alias Type: Alternate Name
Alias Name: LOS ANGELES UNIFIED SCHOOL DISTRICT
Alias Type: Alternate Name

Completed Info:
Completed Area Name: PROJECT WIDE
Completed Sub Area Name: Not reported
Completed Document Type: Preliminary Endangerment Assessment Report
Completed Date: 2001-10-18 00:00:00
Comments: Not reported

Completed Area Name: PROJECT WIDE
Completed Sub Area Name: Not reported
Completed Document Type: Preliminary Endangerment Assessment Workplan
Completed Date: 2000-10-18 00:00:00
Comments: Not reported

Completed Area Name: PROJECT WIDE
Completed Sub Area Name: Not reported
Completed Document Type: Community Profile
Completed Date: 2001-08-22 00:00:00
Comments: Public participation.

Completed Area Name: PROJECT WIDE
Completed Sub Area Name: Not reported
Completed Document Type: Cost Recovery Closeout Memo
Completed Date: 2002-05-17 00:00:00
Comments: Not reported

Completed Area Name: PROJECT WIDE
Completed Sub Area Name: Not reported
Completed Document Type: Environmental Oversight Agreement
Completed Date: 2000-02-10 00:00:00
Comments: Not reported

Future Area Name: Not reported
Future Sub Area Name: Not reported
Future Document Type: Not reported
Future Due Date: Not reported
Schedule Area Name: Not reported
Schedule Sub Area Name: Not reported
Schedule Document Type: Not reported
Schedule Due Date: Not reported
Schedule Revised Date: Not reported

89
SSE
1/2-1
0.876 mi.
4625 ft.

SANTA MONICA/VINE PRIMARY SITE NO. 8A
MELROSE AVENUE/GRAMERCY PLACE
LOS ANGELES, CA 90038

ENVIROSTOR | **S107737286** | **N/A**

ENVIROSTOR:

Site Type:	School Investigation
Site Type Detailed:	School
Acres:	2
NPL:	NO
Regulatory Agencies:	SMBRP
Lead Agency:	SMBRP
Program Manager:	Not reported
Supervisor:	Mark Malinowski
Division Branch:	Sacramento
Facility ID:	19880061
Site Code:	304127
Assembly:	42
Senate:	26
Special Program:	Not reported
Status:	Inactive - Needs Evaluation
Status Date:	2000-02-11 00:00:00
Restricted Use:	NO
Site Mgmt. Req.:	NONE SPECIFIED
Funding:	School District
Latitude:	34.08354
Longitude:	-118.31244
APN:	NONE SPECIFIED
Past Use:	RESIDENTIAL AREA
Potential COC:	NONE SPECIFIED
Confirmed COC:	NONE SPECIFIED
Potential Description:	NONE SPECIFIED
Alias Name:	SANTA MONICA/VINE PRIMARY SITE #8A
Alias Type:	Alternate Name
Alias Name:	LAUSD-SANTA MONICA/VINE PRIMARY #8A/CDE
Alias Type:	Alternate Name
Alias Name:	LAUSD-SANTA MONICA/VINE PRIMARY #8A/VCA
Alias Type:	Alternate Name
Alias Name:	LOS ANGELES UNIFIED SCHOOL DISTRICT
Alias Type:	Alternate Name
Alias Name:	304051
Alias Type:	Project Code (Site Code)
Alias Name:	304127
Alias Type:	Project Code (Site Code)
Alias Name:	19880061
Alias Type:	Envirostor ID Number

Completed Info:

Completed Area Name:	PROJECT WIDE
Completed Sub Area Name:	Not reported
Completed Document Type:	Phase 1
Completed Date:	2000-02-11 00:00:00
Comments:	Not reported
Completed Area Name:	PROJECT WIDE
Completed Sub Area Name:	Not reported
Completed Document Type:	Cost Recovery Closeout Memo
Completed Date:	2002-08-20 00:00:00
Comments:	Not reported

SANTA MONICA/VINE PRIMARY SITE NO. 8A (Continued) **S107737286**

Completed Area Name:	PROJECT WIDE
Completed Sub Area Name:	Not reported
Completed Document Type:	Environmental Oversight Agreement
Completed Date:	2000-02-10 00:00:00
Comments:	Not reported
Future Area Name:	Not reported
Future Sub Area Name:	Not reported
Future Document Type:	Not reported
Future Due Date:	Not reported
Schedule Area Name:	Not reported
Schedule Sub Area Name:	Not reported
Schedule Document Type:	Not reported
Schedule Due Date:	Not reported
Schedule Revised Date:	Not reported

90
SE
1/2-1
0.954 mi.
5039 ft.

HOLLYWOOD NEW CONTINUATION HS NO. 1 **ENVIROSTOR** **S105628642**
HARVARD BLVD/LEMON GROVE AVE/KINGSLEY DRIVE **N/A**
LOS ANGELES, CA 90029

ENVIROSTOR:

Site Type:	School Investigation
Site Type Detailed:	School
Acres:	.83
NPL:	NO
Regulatory Agencies:	SMBRP
Lead Agency:	SMBRP
Program Manager:	Not reported
Supervisor:	Javier Hinojosa
Division Branch:	Chatsworth
Facility ID:	19880039
Site Code:	304155
Assembly:	45
Senate:	22
Special Program:	Not reported
Status:	Inactive - Needs Evaluation
Status Date:	2002-08-22 00:00:00
Restricted Use:	NO
Site Mgmt. Req.:	NONE SPECIFIED
Funding:	School District
Latitude:	34.086102
Longitude:	-118.303101
APN:	NONE SPECIFIED
Past Use:	RESIDENTIAL AREA
Potential COC:	NONE SPECIFIED
Confirmed COC:	NONE SPECIFIED
Potential Description:	NONE SPECIFIED
Alias Name:	HOLLYWOOD NEW CONTINUATION HS #1
Alias Type:	Alternate Name
Alias Name:	LOS ANGELES UNIFIED SCHOOL DISTRICT
Alias Type:	Alternate Name
Alias Name:	LAUSD-HOLLYWOOD NEW CONT. HI SCH #1/VCA
Alias Type:	Alternate Name
Alias Name:	304155
Alias Type:	Project Code (Site Code)
Alias Name:	304035

HOLLYWOOD NEW CONTINUATION HS NO. 1 (Continued) **S105628642**

Alias Type: Project Code (Site Code)
Alias Name: LAUSD-HOLLYWOOD NEW CONT. HI SCH #1
Alias Type: Alternate Name
Alias Name: 19880039
Alias Type: Envirostor ID Number

Completed Info:
Completed Area Name: PROJECT WIDE
Completed Sub Area Name: Not reported
Completed Document Type: Phase 1
Completed Date: 2001-01-25 00:00:00
Comments: Not reported

Completed Area Name: PROJECT WIDE
Completed Sub Area Name: Not reported
Completed Document Type: Phase 1
Completed Date: 2001-01-25 00:00:00
Comments: Not reported

Completed Area Name: PROJECT WIDE
Completed Sub Area Name: Not reported
Completed Document Type: Cost Recovery Closeout Memo
Completed Date: 2002-08-22 00:00:00
Comments: Not reported

Completed Area Name: PROJECT WIDE
Completed Sub Area Name: Not reported
Completed Document Type: Cost Recovery Closeout Memo
Completed Date: 2002-08-22 00:00:00
Comments: Not reported

Completed Area Name: PROJECT WIDE
Completed Sub Area Name: Not reported
Completed Document Type: Environmental Oversight Agreement
Completed Date: 2000-02-10 00:00:00
Comments: Not reported

Future Area Name: Not reported
Future Sub Area Name: Not reported
Future Document Type: Not reported
Future Due Date: Not reported
Schedule Area Name: Not reported
Schedule Sub Area Name: Not reported
Schedule Document Type: Not reported
Schedule Due Date: Not reported
Schedule Revised Date: Not reported

ORPHAN SUMMARY

City	EDR ID	Site Name	Site Address	Zip	Database(s)
LOS ANGELES	S103441660	MOBIL STATION #10-KDQ	HWY 126		WMUDS/SWAT, HIST CORTESE
LOS ANGELES	1003879467		220TH & 222ND JUANITA AVE N	90004	CERC-NFRAP
LOS ANGELES	S109422338	WARD'S DUMP	186 AND VERMONT AVE		SWF/LF
LOS ANGELES	S102434102	N E MUNICIPAL BUILDING	401 AVE 19 N		LUST
LOS ANGELES	S104159589	SUPPLY & MAINTENANCE, FIRE SH.	140 AVE 19 N		LUST
LOS ANGELES	S104159587	FOUA D N DAGHER	3130 BROADWAY N		HIST CORTESE, LUST
LOS ANGELES	S109422363	CAHUENGA ST. MDY	2770 CAHUENGA BLVD		SWF/LF
LOS ANGELES	S109422316	GRIFFITH PARK COMPOSTING	5400 GRIFFITH PARK DR		SWF/LF
LOS ANGELES	1012043066	FATHER AND SON AUTO SALES	5816 HOOPER AVE		CERCLIS
LOS ANGELES	1003878990		LOS ANGELES HBR		CERC-NFRAP
LOS ANGELES	S108217769	RALIEGH STUDIOS THE CLOSER	5300 MELROSE AVE	90038	HAZNET
LOS ANGELES	S109422353	VAN NUYS ST. MDY	15145 OXNARD ST		SWF/LF
LOS ANGELES	S109422348	PENMAR GOLF COURSE	1233 ROSE AVE		SWF/LF
LOS ANGELES	1003878769		ROYAL BLVD BTWN 209TH & 210TH		CERC-NFRAP
LOS ANGELES	S109422337	S.F. & BRAZIL	SAN FERNANDO		SWF/LF
LOS ANGELES	S108756509	THE SUNSET LANDMARK INVESTMENT LLC	6525 SUNSET BLVD	90028	HAZNET
LOS ANGELES	2005629960	SUNSET BLVD AND MICHELTORENA	SUNSET BLVD		ERNS
LOS ANGELES	1003879029		UNION STA		CERC-NFRAP
LOS ANGELES	S106926310	FOREMAN HONDA	5511 VAN NUYS BLVD		SWEEPS UST

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

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

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

STANDARD ENVIRONMENTAL RECORDS

Federal NPL site list

NPL: National Priority List

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

Date of Government Version: 12/01/2009
Date Data Arrived at EDR: 01/14/2010
Date Made Active in Reports: 02/18/2010
Number of Days to Update: 35

Source: EPA
Telephone: N/A
Last EDR Contact: 02/19/2010
Next Scheduled EDR Contact: 04/26/2010
Data Release Frequency: Quarterly

NPL Site Boundaries

Sources:

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

EPA Region 1
Telephone 617-918-1143

EPA Region 3
Telephone 215-814-5418

EPA Region 4
Telephone 404-562-8033

EPA Region 5
Telephone 312-886-6686

EPA Region 6
Telephone: 214-655-6659

EPA Region 7
Telephone: 913-551-7247

EPA Region 8
Telephone: 303-312-6774

EPA Region 9
Telephone: 415-947-4246

EPA Region 10
Telephone 206-553-8665

Proposed NPL: Proposed National Priority List Sites

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

Date of Government Version: 12/01/2009
Date Data Arrived at EDR: 01/14/2010
Date Made Active in Reports: 02/18/2010
Number of Days to Update: 35

Source: EPA
Telephone: N/A
Last EDR Contact: 01/14/2010
Next Scheduled EDR Contact: 04/26/2010
Data Release Frequency: Quarterly

NPL LIENS: Federal Superfund Liens

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

Date of Government Version: 10/15/1991
Date Data Arrived at EDR: 02/02/1994
Date Made Active in Reports: 03/30/1994
Number of Days to Update: 56

Source: EPA
Telephone: 202-564-4267
Last EDR Contact: 08/17/2009
Next Scheduled EDR Contact: 11/16/2009
Data Release Frequency: No Update Planned

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

Federal Delisted NPL site list

DELISTED NPL: National Priority List Deletions

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

Date of Government Version: 12/01/2009
Date Data Arrived at EDR: 01/14/2010
Date Made Active in Reports: 02/18/2010
Number of Days to Update: 35

Source: EPA
Telephone: N/A
Last EDR Contact: 02/19/2010
Next Scheduled EDR Contact: 04/26/2010
Data Release Frequency: Quarterly

Federal CERCLIS list

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

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

Date of Government Version: 06/30/2009
Date Data Arrived at EDR: 08/11/2009
Date Made Active in Reports: 09/21/2009
Number of Days to Update: 41

Source: EPA
Telephone: 703-412-9810
Last EDR Contact: 02/09/2010
Next Scheduled EDR Contact: 04/12/2010
Data Release Frequency: Quarterly

FEDERAL FACILITY: Federal Facility Site Information listing

A listing of NPL and Base Realighnment & Closure sites found in the CERCLIS database where FERRO is involved in cleanup projects.

Date of Government Version: 06/23/2009
Date Data Arrived at EDR: 01/15/2010
Date Made Active in Reports: 02/10/2010
Number of Days to Update: 26

Source: Environmental Protection Agency
Telephone: 703-603-8704
Last EDR Contact: 01/15/2010
Next Scheduled EDR Contact: 04/26/2010
Data Release Frequency: Varies

Federal CERCLIS NFRAP site List

CERCLIS-NFRAP: CERCLIS No Further Remedial Action Planned

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

Date of Government Version: 06/23/2009
Date Data Arrived at EDR: 09/02/2009
Date Made Active in Reports: 09/21/2009
Number of Days to Update: 19

Source: EPA
Telephone: 703-412-9810
Last EDR Contact: 02/23/2010
Next Scheduled EDR Contact: 03/15/2010
Data Release Frequency: Quarterly

Federal RCRA CORRACTS facilities list

CORRACTS: Corrective Action Report

CORRACTS identifies hazardous waste handlers with RCRA corrective action activity.

Date of Government Version: 12/11/2009
Date Data Arrived at EDR: 12/29/2009
Date Made Active in Reports: 02/10/2010
Number of Days to Update: 43

Source: EPA
Telephone: 800-424-9346
Last EDR Contact: 02/15/2010
Next Scheduled EDR Contact: 05/31/2010
Data Release Frequency: Quarterly

Federal RCRA non-CORRACTS TSD facilities list

RCRA-TSDF: RCRA - Treatment, Storage and Disposal

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

Date of Government Version: 01/13/2010
Date Data Arrived at EDR: 01/15/2010
Date Made Active in Reports: 02/18/2010
Number of Days to Update: 34

Source: Environmental Protection Agency
Telephone: (415) 495-8895
Last EDR Contact: 02/19/2010
Next Scheduled EDR Contact: 04/19/2010
Data Release Frequency: Quarterly

Federal RCRA generators list

RCRA-LQG: RCRA - Large Quantity Generators

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

Date of Government Version: 01/13/2010
Date Data Arrived at EDR: 01/15/2010
Date Made Active in Reports: 02/18/2010
Number of Days to Update: 34

Source: Environmental Protection Agency
Telephone: (415) 495-8895
Last EDR Contact: 02/19/2010
Next Scheduled EDR Contact: 04/19/2010
Data Release Frequency: Quarterly

RCRA-SQG: RCRA - Small Quantity Generators

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

Date of Government Version: 01/13/2010
Date Data Arrived at EDR: 01/15/2010
Date Made Active in Reports: 02/18/2010
Number of Days to Update: 34

Source: Environmental Protection Agency
Telephone: (415) 495-8895
Last EDR Contact: 02/19/2010
Next Scheduled EDR Contact: 04/19/2010
Data Release Frequency: Quarterly

RCRA-CESQG: RCRA - Conditionally Exempt Small Quantity Generators

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

Date of Government Version: 01/13/2010
Date Data Arrived at EDR: 01/15/2010
Date Made Active in Reports: 02/18/2010
Number of Days to Update: 34

Source: Environmental Protection Agency
Telephone: (415) 495-8895
Last EDR Contact: 02/19/2010
Next Scheduled EDR Contact: 04/19/2010
Data Release Frequency: Varies

Federal institutional controls / engineering controls registries

US ENG CONTROLS: Engineering Controls Sites List

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

Date of Government Version: 10/01/2009
Date Data Arrived at EDR: 10/09/2009
Date Made Active in Reports: 11/09/2009
Number of Days to Update: 31

Source: Environmental Protection Agency
Telephone: 703-603-0695
Last EDR Contact: 12/10/2009
Next Scheduled EDR Contact: 03/29/2010
Data Release Frequency: Varies

US INST CONTROL: Sites with Institutional Controls

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

Date of Government Version: 10/01/2009
Date Data Arrived at EDR: 10/09/2009
Date Made Active in Reports: 11/09/2009
Number of Days to Update: 31

Source: Environmental Protection Agency
Telephone: 703-603-0695
Last EDR Contact: 12/10/2009
Next Scheduled EDR Contact: 03/29/2010
Data Release Frequency: Varies

Federal ERNS list

ERNS: Emergency Response Notification System

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

Date of Government Version: 12/31/2009
Date Data Arrived at EDR: 01/22/2010
Date Made Active in Reports: 02/11/2010
Number of Days to Update: 20

Source: National Response Center, United States Coast Guard
Telephone: 202-267-2180
Last EDR Contact: 01/15/2010
Next Scheduled EDR Contact: 04/19/2010
Data Release Frequency: Annually

State- and tribal - equivalent NPL

RESPONSE: State Response Sites

Identifies confirmed release sites where DTSC is involved in remediation, either in a lead or oversight capacity. These confirmed release sites are generally high-priority and high potential risk.

Date of Government Version: 02/08/2010
Date Data Arrived at EDR: 02/09/2010
Date Made Active in Reports: 02/18/2010
Number of Days to Update: 9

Source: Department of Toxic Substances Control
Telephone: 916-323-3400
Last EDR Contact: 02/09/2010
Next Scheduled EDR Contact: 05/24/2010
Data Release Frequency: Quarterly

State- and tribal - equivalent CERCLIS

ENVIROSTOR: EnviroStor Database

The Department of Toxic Substances Control's (DTSC's) Site Mitigation and Brownfields Reuse Program's (SMBRP's) EnviroStor database identifes sites that have known contamination or sites for which there may be reasons to investigate further. The database includes the following site types: Federal Superfund sites (National Priorities List (NPL)); State Response, including Military Facilities and State Superfund; Voluntary Cleanup; and School sites. EnviroStor provides similar information to the information that was available in CalSites, and provides additional site information, including, but not limited to, identification of formerly-contaminated properties that have been released for reuse, properties where environmental deed restrictions have been recorded to prevent inappropriate land uses, and risk characterization information that is used to assess potential impacts to public health and the environment at contaminated sites.

Date of Government Version: 02/08/2010
Date Data Arrived at EDR: 02/09/2010
Date Made Active in Reports: 02/18/2010
Number of Days to Update: 9

Source: Department of Toxic Substances Control
Telephone: 916-323-3400
Last EDR Contact: 02/09/2010
Next Scheduled EDR Contact: 05/24/2010
Data Release Frequency: Quarterly

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

SWF/LF (SWIS): Solid Waste Information System

Active, Closed and Inactive Landfills. SWF/LF records typically contain an inve ntory of solid waste disposal facilities or landfills. These may be active or i nactive facilities or open dumps that failed to meet RCRA Section 4004 criteria for solid waste landfills or disposal sites.

Date of Government Version: 11/23/2009
Date Data Arrived at EDR: 11/24/2009
Date Made Active in Reports: 12/04/2009
Number of Days to Update: 10

Source: Integrated Waste Management Board
Telephone: 916-341-6320
Last EDR Contact: 11/24/2009
Next Scheduled EDR Contact: 03/08/2010
Data Release Frequency: Quarterly

State and tribal leaking storage tank lists

LUST REG 6L: Leaking Underground Storage Tank Case Listing

For more current information, please refer to the State Water Resources Control Board's LUST database.

Date of Government Version: 09/09/2003
Date Data Arrived at EDR: 09/10/2003
Date Made Active in Reports: 10/07/2003
Number of Days to Update: 27

Source: California Regional Water Quality Control Board Lahontan Region (6)
Telephone: 530-542-5572
Last EDR Contact: 02/12/2010
Next Scheduled EDR Contact: 05/31/2010
Data Release Frequency: No Update Planned

LUST: Geotracker's Leaking Underground Fuel Tank Report

Leaking Underground Storage Tank Incident Reports. LUST records contain an inventory of reported leaking underground storage tank incidents. Not all states maintain these records, and the information stored varies by state. For more information on a particular leaking underground storage tank sites, please contact the appropriate regulatory agency.

Date of Government Version: 02/05/2010
Date Data Arrived at EDR: 02/05/2010
Date Made Active in Reports: 02/18/2010
Number of Days to Update: 13

Source: State Water Resources Control Board
Telephone: see region list
Last EDR Contact: 02/05/2010
Next Scheduled EDR Contact: 04/05/2010
Data Release Frequency: Quarterly

LUST REG 9: Leaking Underground Storage Tank Report

Orange, Riverside, San Diego counties. For more current information, please refer to the State Water Resources Control Board's LUST database.

Date of Government Version: 03/01/2001
Date Data Arrived at EDR: 04/23/2001
Date Made Active in Reports: 05/21/2001
Number of Days to Update: 28

Source: California Regional Water Quality Control Board San Diego Region (9)
Telephone: 858-637-5595
Last EDR Contact: 12/23/2009
Next Scheduled EDR Contact: 04/12/2010
Data Release Frequency: No Update Planned

LUST REG 2: Fuel Leak List

Leaking Underground Storage Tank locations. Alameda, Contra Costa, Marin, Napa, San Francisco, San Mateo, Santa Clara, Solano, Sonoma counties.

Date of Government Version: 09/30/2004
Date Data Arrived at EDR: 10/20/2004
Date Made Active in Reports: 11/19/2004
Number of Days to Update: 30

Source: California Regional Water Quality Control Board San Francisco Bay Region (2)
Telephone: 510-622-2433
Last EDR Contact: 12/18/2009
Next Scheduled EDR Contact: 04/05/2010
Data Release Frequency: Quarterly

LUST REG 4: Underground Storage Tank Leak List

Los Angeles, Ventura counties. For more current information, please refer to the State Water Resources Control Board's LUST database.

Date of Government Version: 09/07/2004
Date Data Arrived at EDR: 09/07/2004
Date Made Active in Reports: 10/12/2004
Number of Days to Update: 35

Source: California Regional Water Quality Control Board Los Angeles Region (4)
Telephone: 213-576-6710
Last EDR Contact: 12/04/2009
Next Scheduled EDR Contact: 03/22/2010
Data Release Frequency: No Update Planned

LUST REG 5: Leaking Underground Storage Tank Database

Leaking Underground Storage Tank locations. Alameda, Alpine, Amador, Butte, Colusa, Contra Costa, Calveras, El Dorado, Fresno, Glenn, Kern, Kings, Lake, Lassen, Madera, Mariposa, Merced, Modoc, Napa, Nevada, Placer, Plumas, Sacramento, San Joaquin, Shasta, Solano, Stanislaus, Sutter, Tehama, Tulare, Tuolumne, Yolo, Yuba counties.

Date of Government Version: 07/01/2008
Date Data Arrived at EDR: 07/22/2008
Date Made Active in Reports: 07/31/2008
Number of Days to Update: 9

Source: California Regional Water Quality Control Board Central Valley Region (5)
Telephone: 916-464-4834
Last EDR Contact: 01/05/2010
Next Scheduled EDR Contact: 04/19/2010
Data Release Frequency: Quarterly

LUST REG 3: Leaking Underground Storage Tank Database

Leaking Underground Storage Tank locations. Monterey, San Benito, San Luis Obispo, Santa Barbara, Santa Cruz counties.

Date of Government Version: 05/19/2003
Date Data Arrived at EDR: 05/19/2003
Date Made Active in Reports: 06/02/2003
Number of Days to Update: 14

Source: California Regional Water Quality Control Board Central Coast Region (3)
Telephone: 805-542-4786
Last EDR Contact: 01/18/2010
Next Scheduled EDR Contact: 05/03/2010
Data Release Frequency: No Update Planned

LUST REG 6V: Leaking Underground Storage Tank Case Listing

Leaking Underground Storage Tank locations. Inyo, Kern, Los Angeles, Mono, San Bernardino counties.

Date of Government Version: 06/07/2005
Date Data Arrived at EDR: 06/07/2005
Date Made Active in Reports: 06/29/2005
Number of Days to Update: 22

Source: California Regional Water Quality Control Board Victorville Branch Office (6)
Telephone: 760-241-7365
Last EDR Contact: 12/10/2009
Next Scheduled EDR Contact: 03/29/2010
Data Release Frequency: No Update Planned

LUST REG 1: Active Toxic Site Investigation

Del Norte, Humboldt, Lake, Mendocino, Modoc, Siskiyou, Sonoma, Trinity counties. For more current information, please refer to the State Water Resources Control Board's LUST database.

Date of Government Version: 02/01/2001
Date Data Arrived at EDR: 02/28/2001
Date Made Active in Reports: 03/29/2001
Number of Days to Update: 29

Source: California Regional Water Quality Control Board North Coast (1)
Telephone: 707-570-3769
Last EDR Contact: 02/01/2010
Next Scheduled EDR Contact: 05/17/2010
Data Release Frequency: No Update Planned

LUST REG 8: Leaking Underground Storage Tanks

California Regional Water Quality Control Board Santa Ana Region (8). For more current information, please refer to the State Water Resources Control Board's LUST database.

Date of Government Version: 02/14/2005
Date Data Arrived at EDR: 02/15/2005
Date Made Active in Reports: 03/28/2005
Number of Days to Update: 41

Source: California Regional Water Quality Control Board Santa Ana Region (8)
Telephone: 909-782-4496
Last EDR Contact: 01/18/2010
Next Scheduled EDR Contact: 05/03/2010
Data Release Frequency: Varies

LUST REG 7: Leaking Underground Storage Tank Case Listing
Leaking Underground Storage Tank locations. Imperial, Riverside, San Diego, Santa Barbara counties.

Date of Government Version: 02/26/2004
Date Data Arrived at EDR: 02/26/2004
Date Made Active in Reports: 03/24/2004
Number of Days to Update: 27

Source: California Regional Water Quality Control Board Colorado River Basin Region (7)
Telephone: 760-776-8943
Last EDR Contact: 02/01/2010
Next Scheduled EDR Contact: 05/17/2010
Data Release Frequency: No Update Planned

SLIC: Statewide SLIC Cases
The SLIC (Spills, Leaks, Investigations and Cleanup) program is designed to protect and restore water quality from spills, leaks, and similar discharges.

Date of Government Version: 02/05/2010
Date Data Arrived at EDR: 02/05/2010
Date Made Active in Reports: 02/18/2010
Number of Days to Update: 13

Source: State Water Resources Control Board
Telephone: 866-480-1028
Last EDR Contact: 02/05/2010
Next Scheduled EDR Contact: 04/05/2010
Data Release Frequency: Varies

SLIC REG 1: Active Toxic Site Investigations
The SLIC (Spills, Leaks, Investigations and Cleanup) program is designed to protect and restore water quality from spills, leaks, and similar discharges.

Date of Government Version: 04/03/2003
Date Data Arrived at EDR: 04/07/2003
Date Made Active in Reports: 04/25/2003
Number of Days to Update: 18

Source: California Regional Water Quality Control Board, North Coast Region (1)
Telephone: 707-576-2220
Last EDR Contact: 02/01/2010
Next Scheduled EDR Contact: 05/17/2010
Data Release Frequency: No Update Planned

SLIC REG 2: Spills, Leaks, Investigation & Cleanup Cost Recovery Listing
The SLIC (Spills, Leaks, Investigations and Cleanup) program is designed to protect and restore water quality from spills, leaks, and similar discharges.

Date of Government Version: 09/30/2004
Date Data Arrived at EDR: 10/20/2004
Date Made Active in Reports: 11/19/2004
Number of Days to Update: 30

Source: Regional Water Quality Control Board San Francisco Bay Region (2)
Telephone: 510-286-0457
Last EDR Contact: 12/18/2009
Next Scheduled EDR Contact: 04/05/2010
Data Release Frequency: Quarterly

SLIC REG 3: Spills, Leaks, Investigation & Cleanup Cost Recovery Listing
The SLIC (Spills, Leaks, Investigations and Cleanup) program is designed to protect and restore water quality from spills, leaks, and similar discharges.

Date of Government Version: 05/18/2006
Date Data Arrived at EDR: 05/18/2006
Date Made Active in Reports: 06/15/2006
Number of Days to Update: 28

Source: California Regional Water Quality Control Board Central Coast Region (3)
Telephone: 805-549-3147
Last EDR Contact: 01/18/2010
Next Scheduled EDR Contact: 05/03/2010
Data Release Frequency: Semi-Annually

SLIC REG 4: Spills, Leaks, Investigation & Cleanup Cost Recovery Listing
The SLIC (Spills, Leaks, Investigations and Cleanup) program is designed to protect and restore water quality from spills, leaks, and similar discharges.

Date of Government Version: 11/17/2004
Date Data Arrived at EDR: 11/18/2004
Date Made Active in Reports: 01/04/2005
Number of Days to Update: 47

Source: Region Water Quality Control Board Los Angeles Region (4)
Telephone: 213-576-6600
Last EDR Contact: 01/05/2010
Next Scheduled EDR Contact: 04/19/2010
Data Release Frequency: Varies

SLIC REG 5: Spills, Leaks, Investigation & Cleanup Cost Recovery Listing
The SLIC (Spills, Leaks, Investigations and Cleanup) program is designed to protect and restore water quality from spills, leaks, and similar discharges.

Date of Government Version: 04/01/2005
Date Data Arrived at EDR: 04/05/2005
Date Made Active in Reports: 04/21/2005
Number of Days to Update: 16

Source: Regional Water Quality Control Board Central Valley Region (5)
Telephone: 916-464-3291
Last EDR Contact: 12/10/2009
Next Scheduled EDR Contact: 03/29/2010
Data Release Frequency: Semi-Annually

SLIC REG 6V: Spills, Leaks, Investigation & Cleanup Cost Recovery Listing
The SLIC (Spills, Leaks, Investigations and Cleanup) program is designed to protect and restore water quality from spills, leaks, and similar discharges.

Date of Government Version: 05/24/2005
Date Data Arrived at EDR: 05/25/2005
Date Made Active in Reports: 06/16/2005
Number of Days to Update: 22

Source: Regional Water Quality Control Board, Victorville Branch
Telephone: 619-241-6583
Last EDR Contact: 12/10/2009
Next Scheduled EDR Contact: 03/29/2010
Data Release Frequency: Semi-Annually

SLIC REG 6L: SLIC Sites
The SLIC (Spills, Leaks, Investigations and Cleanup) program is designed to protect and restore water quality from spills, leaks, and similar discharges.

Date of Government Version: 09/07/2004
Date Data Arrived at EDR: 09/07/2004
Date Made Active in Reports: 10/12/2004
Number of Days to Update: 35

Source: California Regional Water Quality Control Board, Lahontan Region
Telephone: 530-542-5574
Last EDR Contact: 02/15/2010
Next Scheduled EDR Contact: 05/31/2010
Data Release Frequency: No Update Planned

SLIC REG 7: SLIC List
The SLIC (Spills, Leaks, Investigations and Cleanup) program is designed to protect and restore water quality from spills, leaks, and similar discharges.

Date of Government Version: 11/24/2004
Date Data Arrived at EDR: 11/29/2004
Date Made Active in Reports: 01/04/2005
Number of Days to Update: 36

Source: California Regional Quality Control Board, Colorado River Basin Region
Telephone: 760-346-7491
Last EDR Contact: 02/01/2010
Next Scheduled EDR Contact: 05/17/2010
Data Release Frequency: No Update Planned

SLIC REG 8: Spills, Leaks, Investigation & Cleanup Cost Recovery Listing
The SLIC (Spills, Leaks, Investigations and Cleanup) program is designed to protect and restore water quality from spills, leaks, and similar discharges.

Date of Government Version: 04/03/2008
Date Data Arrived at EDR: 04/03/2008
Date Made Active in Reports: 04/14/2008
Number of Days to Update: 11

Source: California Region Water Quality Control Board Santa Ana Region (8)
Telephone: 951-782-3298
Last EDR Contact: 12/10/2009
Next Scheduled EDR Contact: 03/29/2010
Data Release Frequency: Semi-Annually

SLIC REG 9: Spills, Leaks, Investigation & Cleanup Cost Recovery Listing
The SLIC (Spills, Leaks, Investigations and Cleanup) program is designed to protect and restore water quality from spills, leaks, and similar discharges.

Date of Government Version: 09/10/2007
Date Data Arrived at EDR: 09/11/2007
Date Made Active in Reports: 09/28/2007
Number of Days to Update: 17

Source: California Regional Water Quality Control Board San Diego Region (9)
Telephone: 858-467-2980
Last EDR Contact: 02/08/2010
Next Scheduled EDR Contact: 05/24/2010
Data Release Frequency: Annually

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

Date of Government Version: 12/07/2009
Date Data Arrived at EDR: 12/09/2009
Date Made Active in Reports: 12/16/2009
Number of Days to Update: 7
Source: EPA Region 4
Telephone: 404-562-8677
Last EDR Contact: 02/01/2010
Next Scheduled EDR Contact: 05/17/2010
Data Release Frequency: Semi-Annually

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

Date of Government Version: 11/24/2009
Date Data Arrived at EDR: 11/25/2009
Date Made Active in Reports: 12/16/2009
Number of Days to Update: 21
Source: Environmental Protection Agency
Telephone: 415-972-3372
Last EDR Contact: 02/01/2010
Next Scheduled EDR Contact: 05/17/2010
Data Release Frequency: Quarterly

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

Date of Government Version: 02/02/2010
Date Data Arrived at EDR: 02/03/2010
Date Made Active in Reports: 02/18/2010
Number of Days to Update: 15
Source: EPA Region 10
Telephone: 206-553-2857
Last EDR Contact: 02/01/2010
Next Scheduled EDR Contact: 05/17/2010
Data Release Frequency: Quarterly

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

Date of Government Version: 02/19/2009
Date Data Arrived at EDR: 02/19/2009
Date Made Active in Reports: 03/16/2009
Number of Days to Update: 25
Source: EPA Region 1
Telephone: 617-918-1313
Last EDR Contact: 02/01/2010
Next Scheduled EDR Contact: 05/17/2010
Data Release Frequency: Varies

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

Date of Government Version: 11/12/2009
Date Data Arrived at EDR: 11/12/2009
Date Made Active in Reports: 12/16/2009
Number of Days to Update: 34
Source: EPA Region 6
Telephone: 214-665-6597
Last EDR Contact: 02/01/2010
Next Scheduled EDR Contact: 05/17/2010
Data Release Frequency: Varies

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

Date of Government Version: 03/24/2009
Date Data Arrived at EDR: 05/20/2009
Date Made Active in Reports: 06/17/2009
Number of Days to Update: 28
Source: EPA Region 7
Telephone: 913-551-7003
Last EDR Contact: 02/01/2010
Next Scheduled EDR Contact: 05/17/2010
Data Release Frequency: Varies

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

Date of Government Version: 12/01/2009
Date Data Arrived at EDR: 12/01/2009
Date Made Active in Reports: 12/16/2009
Number of Days to Update: 15
Source: EPA Region 8
Telephone: 303-312-6271
Last EDR Contact: 02/01/2010
Next Scheduled EDR Contact: 05/17/2010
Data Release Frequency: Quarterly

State and tribal registered storage tank lists

UST: Active UST Facilities
Active UST facilities gathered from the local regulatory agencies

Date of Government Version: 02/05/2010
Date Data Arrived at EDR: 02/05/2010
Date Made Active in Reports: 02/23/2010
Number of Days to Update: 18

Source: SWRCB
Telephone: 916-480-1028
Last EDR Contact: 02/05/2010
Next Scheduled EDR Contact: 04/05/2010
Data Release Frequency: Semi-Annually

AST: Aboveground Petroleum Storage Tank Facilities
Registered Aboveground Storage Tanks.

Date of Government Version: 08/01/2009
Date Data Arrived at EDR: 09/10/2009
Date Made Active in Reports: 10/01/2009
Number of Days to Update: 21

Source: State Water Resources Control Board
Telephone: 916-341-5712
Last EDR Contact: 01/11/2010
Next Scheduled EDR Contact: 04/26/2010
Data Release Frequency: Quarterly

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

Date of Government Version: 02/19/2009
Date Data Arrived at EDR: 02/19/2009
Date Made Active in Reports: 03/16/2009
Number of Days to Update: 25

Source: EPA, Region 1
Telephone: 617-918-1313
Last EDR Contact: 02/01/2010
Next Scheduled EDR Contact: 05/17/2010
Data Release Frequency: Varies

INDIAN UST R6: Underground Storage Tanks on Indian Land
The Indian Underground Storage Tank (UST) database provides information about underground storage tanks on Indian land in EPA Region 6 (Louisiana, Arkansas, Oklahoma, New Mexico, Texas and 65 Tribes).

Date of Government Version: 02/08/2010
Date Data Arrived at EDR: 02/09/2010
Date Made Active in Reports: 02/18/2010
Number of Days to Update: 9

Source: EPA Region 6
Telephone: 214-665-7591
Last EDR Contact: 02/01/2010
Next Scheduled EDR Contact: 05/17/2010
Data Release Frequency: Semi-Annually

INDIAN UST R10: Underground Storage Tanks on Indian Land
The Indian Underground Storage Tank (UST) database provides information about underground storage tanks on Indian land in EPA Region 10 (Alaska, Idaho, Oregon, Washington, and Tribal Nations).

Date of Government Version: 02/02/2010
Date Data Arrived at EDR: 02/03/2010
Date Made Active in Reports: 02/18/2010
Number of Days to Update: 15

Source: EPA Region 10
Telephone: 206-553-2857
Last EDR Contact: 02/17/2010
Next Scheduled EDR Contact: 05/17/2010
Data Release Frequency: Quarterly

INDIAN UST R7: Underground Storage Tanks on Indian Land
The Indian Underground Storage Tank (UST) database provides information about underground storage tanks on Indian land in EPA Region 7 (Iowa, Kansas, Missouri, Nebraska, and 9 Tribal Nations).

Date of Government Version: 04/01/2008
Date Data Arrived at EDR: 12/30/2008
Date Made Active in Reports: 03/16/2009
Number of Days to Update: 76

Source: EPA Region 7
Telephone: 913-551-7003
Last EDR Contact: 02/01/2010
Next Scheduled EDR Contact: 05/17/2010
Data Release Frequency: Varies

INDIAN UST R9: Underground Storage Tanks on Indian Land

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

Date of Government Version: 11/12/2009
Date Data Arrived at EDR: 11/20/2009
Date Made Active in Reports: 12/16/2009
Number of Days to Update: 26

Source: EPA Region 9
Telephone: 415-972-3368
Last EDR Contact: 02/01/2010
Next Scheduled EDR Contact: 05/17/2010
Data Release Frequency: Quarterly

INDIAN UST R8: Underground Storage Tanks on Indian Land

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

Date of Government Version: 12/01/2009
Date Data Arrived at EDR: 12/01/2009
Date Made Active in Reports: 12/16/2009
Number of Days to Update: 15

Source: EPA Region 8
Telephone: 303-312-6137
Last EDR Contact: 02/01/2010
Next Scheduled EDR Contact: 05/17/2010
Data Release Frequency: Quarterly

INDIAN UST R4: Underground Storage Tanks on Indian Land

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

Date of Government Version: 12/07/2009
Date Data Arrived at EDR: 12/09/2009
Date Made Active in Reports: 12/16/2009
Number of Days to Update: 7

Source: EPA Region 4
Telephone: 404-562-9424
Last EDR Contact: 02/01/2010
Next Scheduled EDR Contact: 05/17/2010
Data Release Frequency: Semi-Annually

INDIAN UST R5: Underground Storage Tanks on Indian Land

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

Date of Government Version: 11/05/2009
Date Data Arrived at EDR: 11/05/2009
Date Made Active in Reports: 12/16/2009
Number of Days to Update: 41

Source: EPA Region 5
Telephone: 312-886-6136
Last EDR Contact: 02/01/2010
Next Scheduled EDR Contact: 05/17/2010
Data Release Frequency: Varies

FEMA UST: Underground Storage Tank Listing

A listing of all FEMA owned underground storage tanks.

Date of Government Version: 10/01/2009
Date Data Arrived at EDR: 10/29/2009
Date Made Active in Reports: 12/16/2009
Number of Days to Update: 48

Source: FEMA
Telephone: 202-646-5797
Last EDR Contact: 01/18/2010
Next Scheduled EDR Contact: 05/03/2010
Data Release Frequency: Varies

State and tribal voluntary cleanup sites

VCP: Voluntary Cleanup Program Properties

Contains low threat level properties with either confirmed or unconfirmed releases and the project proponents have request that DTSC oversee investigation and/or cleanup activities and have agreed to provide coverage for DTSC's costs.

Date of Government Version: 02/08/2010
Date Data Arrived at EDR: 02/09/2010
Date Made Active in Reports: 02/18/2010
Number of Days to Update: 9

Source: Department of Toxic Substances Control
Telephone: 916-323-3400
Last EDR Contact: 02/09/2010
Next Scheduled EDR Contact: 02/22/2010
Data Release Frequency: Quarterly

INDIAN VCP R7: Voluntary Cleanup Priority Lisitng
A listing of voluntary cleanup priority sites located on Indian Land located in Region 7.

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

INDIAN VCP R1: Voluntary Cleanup Priority Listing
A listing of voluntary cleanup priority sites located on Indian Land located in Region 1.

Date of Government Version: 04/02/2008
Date Data Arrived at EDR: 04/22/2008
Date Made Active in Reports: 05/19/2008
Number of Days to Update: 27
Source: EPA, Region 1
Telephone: 617-918-1102
Last EDR Contact: 01/05/2010
Next Scheduled EDR Contact: 04/19/2010
Data Release Frequency: Varies

ADDITIONAL ENVIRONMENTAL RECORDS

Local Brownfield lists

US BROWNFIELDS: A Listing of Brownfields Sites
Included in the listing are brownfields properties addresses by Cooperative Agreement Recipients and brownfields properties addressed by Targeted Brownfields Assessments. Targeted Brownfields Assessments-EPA's Targeted Brownfields Assessments (TBA) program is designed to help states, tribes, and municipalities--especially those without EPA Brownfields Assessment Demonstration Pilots--minimize the uncertainties of contamination often associated with brownfields. Under the TBA program, EPA provides funding and/or technical assistance for environmental assessments at brownfields sites throughout the country. Targeted Brownfields Assessments supplement and work with other efforts under EPA's Brownfields Initiative to promote cleanup and redevelopment of brownfields. Cooperative Agreement Recipients-States, political subdivisions, territories, and Indian tribes become Brownfields Cleanup Revolving Loan Fund (BCRLF) cooperative agreement recipients when they enter into BCRLF cooperative agreements with the U.S. EPA. EPA selects BCRLF cooperative agreement recipients based on a proposal and application process. BCRLF cooperative agreement recipients must use EPA funds provided through BCRLF cooperative agreement for specified brownfields-related cleanup activities.

Date of Government Version: 10/01/2009
Date Data Arrived at EDR: 11/04/2009
Date Made Active in Reports: 12/16/2009
Number of Days to Update: 42
Source: Environmental Protection Agency
Telephone: 202-566-2777
Last EDR Contact: 01/07/2010
Next Scheduled EDR Contact: 04/12/2010
Data Release Frequency: Semi-Annually

Local Lists of Landfill / Solid Waste Disposal Sites

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

Date of Government Version: 06/30/1985
Date Data Arrived at EDR: 08/09/2004
Date Made Active in Reports: 09/17/2004
Number of Days to Update: 39
Source: Environmental Protection Agency
Telephone: 800-424-9346
Last EDR Contact: 06/09/2004
Next Scheduled EDR Contact: N/A
Data Release Frequency: No Update Planned

DEBRIS REGION 9: Torres Martinez Reservation Illegal Dump Site Locations
A listing of illegal dump sites location on the Torres Martinez Indian Reservation located in eastern Riverside County and northern Imperial County, California.

Date of Government Version: 01/12/2009
Date Data Arrived at EDR: 05/07/2009
Date Made Active in Reports: 09/21/2009
Number of Days to Update: 137
Source: EPA, Region 9
Telephone: 415-972-3336
Last EDR Contact: 01/07/2010
Next Scheduled EDR Contact: 03/22/2010
Data Release Frequency: Varies

WMUDS/SWAT: Waste Management Unit Database

Waste Management Unit Database System. WMUDS is used by the State Water Resources Control Board staff and the Regional Water Quality Control Boards for program tracking and inventory of waste management units. WMUDS is composed of the following databases: Facility Information, Scheduled Inspections Information, Waste Management Unit Information, SWAT Program Information, SWAT Report Summary Information, SWAT Report Summary Data, Chapter 15 (formerly Subchapter 15) Information, Chapter 15 Monitoring Parameters, TPCA Program Information, RCRA Program Information, Closure Information, and Interested Parties Information.

Date of Government Version: 04/01/2000
Date Data Arrived at EDR: 04/10/2000
Date Made Active in Reports: 05/10/2000
Number of Days to Update: 30

Source: State Water Resources Control Board
Telephone: 916-227-4448
Last EDR Contact: 02/15/2010
Next Scheduled EDR Contact: 05/31/2010
Data Release Frequency: Quarterly

SWRCY: Recycler Database

A listing of recycling facilities in California.

Date of Government Version: 12/18/2009
Date Data Arrived at EDR: 12/21/2009
Date Made Active in Reports: 01/18/2010
Number of Days to Update: 28

Source: Department of Conservation
Telephone: 916-323-3836
Last EDR Contact: 12/21/2009
Next Scheduled EDR Contact: 04/05/2010
Data Release Frequency: Quarterly

HAULERS: Registered Waste Tire Haulers Listing

A listing of registered waste tire haulers.

Date of Government Version: 01/11/2010
Date Data Arrived at EDR: 01/12/2010
Date Made Active in Reports: 01/18/2010
Number of Days to Update: 6

Source: Integrated Waste Management Board
Telephone: 916-341-6422
Last EDR Contact: 02/23/2010
Next Scheduled EDR Contact: 06/07/2010
Data Release Frequency: Varies

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

Location of open dumps on Indian land.

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

Source: Environmental Protection Agency
Telephone: 703-308-8245
Last EDR Contact: 02/08/2010
Next Scheduled EDR Contact: 05/24/2010
Data Release Frequency: Varies

Local Lists of Hazardous waste / Contaminated Sites

US CDL: Clandestine Drug Labs

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

Date of Government Version: 08/19/2009
Date Data Arrived at EDR: 12/29/2009
Date Made Active in Reports: 02/10/2010
Number of Days to Update: 43

Source: Drug Enforcement Administration
Telephone: 202-307-1000
Last EDR Contact: 12/14/2009
Next Scheduled EDR Contact: 03/22/2010
Data Release Frequency: Quarterly

HIST CAL-SITES: Calsites Database

The Calsites database contains potential or confirmed hazardous substance release properties. In 1996, California EPA reevaluated and significantly reduced the number of sites in the Calsites database. No longer updated by the state agency. It has been replaced by ENVIROSTOR.

Date of Government Version: 08/08/2005
Date Data Arrived at EDR: 08/03/2006
Date Made Active in Reports: 08/24/2006
Number of Days to Update: 21

Source: Department of Toxic Substance Control
Telephone: 916-323-3400
Last EDR Contact: 02/23/2009
Next Scheduled EDR Contact: 05/25/2009
Data Release Frequency: No Update Planned

SCH: School Property Evaluation Program

This category contains proposed and existing school sites that are being evaluated by DTSC for possible hazardous materials contamination. In some cases, these properties may be listed in the CalSites category depending on the level of threat to public health and safety or the environment they pose.

Date of Government Version: 02/08/2010
Date Data Arrived at EDR: 02/09/2010
Date Made Active in Reports: 02/18/2010
Number of Days to Update: 9

Source: Department of Toxic Substances Control
Telephone: 916-323-3400
Last EDR Contact: 02/09/2010
Next Scheduled EDR Contact: 05/24/2010
Data Release Frequency: Quarterly

TOXIC PITS: Toxic Pits Cleanup Act Sites

Toxic PITS Cleanup Act Sites. TOXIC PITS identifies sites suspected of containing hazardous substances where cleanup has not yet been completed.

Date of Government Version: 07/01/1995
Date Data Arrived at EDR: 08/30/1995
Date Made Active in Reports: 09/26/1995
Number of Days to Update: 27

Source: State Water Resources Control Board
Telephone: 916-227-4364
Last EDR Contact: 01/26/2009
Next Scheduled EDR Contact: 04/27/2009
Data Release Frequency: No Update Planned

CDL: Clandestine Drug Labs

A listing of drug lab locations. Listing of a location in this database does not indicate that any illegal drug lab materials were or were not present there, and does not constitute a determination that the location either requires or does not require additional cleanup work.

Date of Government Version: 06/30/2009
Date Data Arrived at EDR: 07/23/2009
Date Made Active in Reports: 08/03/2009
Number of Days to Update: 11

Source: Department of Toxic Substances Control
Telephone: 916-255-6504
Last EDR Contact: 02/09/2010
Next Scheduled EDR Contact: 04/19/2010
Data Release Frequency: Varies

US HIST CDL: National Clandestine Laboratory Register

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

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

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

Local Lists of Registered Storage Tanks

CA FID UST: Facility Inventory Database

The Facility Inventory Database (FID) contains a historical listing of active and inactive underground storage tank locations from the State Water Resource Control Board. Refer to local/county source for current data.

Date of Government Version: 10/31/1994
Date Data Arrived at EDR: 09/05/1995
Date Made Active in Reports: 09/29/1995
Number of Days to Update: 24

Source: California Environmental Protection Agency
Telephone: 916-341-5851
Last EDR Contact: 12/28/1998
Next Scheduled EDR Contact: N/A
Data Release Frequency: No Update Planned

UST MENDOCINO: Mendocino County UST Database
A listing of underground storage tank locations in Mendocino County.

Date of Government Version: 09/23/2009
Date Data Arrived at EDR: 09/23/2009
Date Made Active in Reports: 10/01/2009
Number of Days to Update: 8
Source: Department of Public Health
Telephone: 707-463-4466
Last EDR Contact: 12/07/2009
Next Scheduled EDR Contact: 03/22/2010
Data Release Frequency: Varies

HIST UST: Hazardous Substance Storage Container Database
The Hazardous Substance Storage Container Database is a historical listing of UST sites. Refer to local/county source for current data.

Date of Government Version: 10/15/1990
Date Data Arrived at EDR: 01/25/1991
Date Made Active in Reports: 02/12/1991
Number of Days to Update: 18
Source: State Water Resources Control Board
Telephone: 916-341-5851
Last EDR Contact: 07/26/2001
Next Scheduled EDR Contact: N/A
Data Release Frequency: No Update Planned

SWEEPS UST: SWEEPS UST Listing
Statewide Environmental Evaluation and Planning System. This underground storage tank listing was updated and maintained by a company contacted by the SWRCB in the early 1990's. The listing is no longer updated or maintained. The local agency is the contact for more information on a site on the SWEEPS list.

Date of Government Version: 06/01/1994
Date Data Arrived at EDR: 07/07/2005
Date Made Active in Reports: 08/11/2005
Number of Days to Update: 35
Source: State Water Resources Control Board
Telephone: N/A
Last EDR Contact: 06/03/2005
Next Scheduled EDR Contact: N/A
Data Release Frequency: No Update Planned

Local Land Records

LIENS 2: CERCLA Lien Information
A Federal CERCLA ('Superfund') lien can exist by operation of law at any site or property at which EPA has spent Superfund monies. These monies are spent to investigate and address releases and threatened releases of contamination. CERCLIS provides information as to the identity of these sites and properties.

Date of Government Version: 11/03/2009
Date Data Arrived at EDR: 11/05/2009
Date Made Active in Reports: 12/16/2009
Number of Days to Update: 41
Source: Environmental Protection Agency
Telephone: 202-564-6023
Last EDR Contact: 02/01/2010
Next Scheduled EDR Contact: 05/17/2010
Data Release Frequency: Varies

LUCIS: Land Use Control Information System
LUCIS contains records of land use control information pertaining to the former Navy Base Realignment and Closure properties.

Date of Government Version: 12/09/2005
Date Data Arrived at EDR: 12/11/2006
Date Made Active in Reports: 01/11/2007
Number of Days to Update: 31
Source: Department of the Navy
Telephone: 843-820-7326
Last EDR Contact: 02/23/2010
Next Scheduled EDR Contact: 06/07/2010
Data Release Frequency: Varies

LIENS: Environmental Liens Listing
A listing of property locations with environmental liens for California where DTSC is a lien holder.

Date of Government Version: 01/28/2010
Date Data Arrived at EDR: 01/29/2010
Date Made Active in Reports: 02/18/2010
Number of Days to Update: 20
Source: Department of Toxic Substances Control
Telephone: 916-323-3400
Last EDR Contact: 01/18/2010
Next Scheduled EDR Contact: 05/03/2010
Data Release Frequency: Varies

DEED: Deed Restriction Listing

Site Mitigation and Brownfields Reuse Program Facility Sites with Deed Restrictions & Hazardous Waste Management Program Facility Sites with Deed / Land Use Restriction. The DTSC Site Mitigation and Brownfields Reuse Program (SMBRP) list includes sites cleaned up under the program's oversight and generally does not include current or former hazardous waste facilities that required a hazardous waste facility permit. The list represents deed restrictions that are active. Some sites have multiple deed restrictions. The DTSC Hazardous Waste Management Program (HWMP) has developed a list of current or former hazardous waste facilities that have a recorded land use restriction at the local county recorder's office. The land use restrictions on this list were required by the DTSC HWMP as a result of the presence of hazardous substances that remain on site after the facility (or part of the facility) has been closed or cleaned up. The types of land use restriction include deed notice, deed restriction, or a land use restriction that binds current and future owners.

Date of Government Version: 12/15/2009
Date Data Arrived at EDR: 12/15/2009
Date Made Active in Reports: 01/18/2010
Number of Days to Update: 34

Source: Department of Toxic Substances Control
Telephone: 916-323-3400
Last EDR Contact: 12/30/2009
Next Scheduled EDR Contact: 12/28/2009
Data Release Frequency: Semi-Annually

Records of Emergency Release Reports

HMIRS: Hazardous Materials Information Reporting System

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

Date of Government Version: 12/31/2009
Date Data Arrived at EDR: 01/06/2010
Date Made Active in Reports: 02/10/2010
Number of Days to Update: 35

Source: U.S. Department of Transportation
Telephone: 202-366-4555
Last EDR Contact: 01/06/2010
Next Scheduled EDR Contact: 04/12/2010
Data Release Frequency: Annually

CHMIRS: California Hazardous Material Incident Report System

California Hazardous Material Incident Reporting System. CHMIRS contains information on reported hazardous material incidents (accidental releases or spills).

Date of Government Version: 12/31/2007
Date Data Arrived at EDR: 05/09/2008
Date Made Active in Reports: 06/20/2008
Number of Days to Update: 42

Source: Office of Emergency Services
Telephone: 916-845-8400
Last EDR Contact: 02/01/2010
Next Scheduled EDR Contact: 05/17/2010
Data Release Frequency: Varies

LDS: Land Disposal Sites Listing

The Land Disposal program regulates of waste discharge to land for treatment, storage and disposal in waste management units.

Date of Government Version: 02/05/2010
Date Data Arrived at EDR: 02/05/2010
Date Made Active in Reports: 02/18/2010
Number of Days to Update: 13

Source: State Water Qualilty Control Board
Telephone: 866-480-1028
Last EDR Contact: 02/05/2010
Next Scheduled EDR Contact: 04/05/2010
Data Release Frequency: Quarterly

MCS: Military Cleanup Sites Listing

The State Water Resources Control Board and nine Regional Water Quality Control Boards partner with the Department of Defense (DoD) through the Defense and State Memorandum of Agreement (DSMOA) to oversee the investigation and remediation of water quality issues at military facilities.

Date of Government Version: 02/05/2010
Date Data Arrived at EDR: 02/05/2010
Date Made Active in Reports: 02/18/2010
Number of Days to Update: 13

Source: State Water Resources Control Board
Telephone: 866-480-1028
Last EDR Contact: 02/05/2010
Next Scheduled EDR Contact: 04/05/2010
Data Release Frequency: Quarterly

Other Ascertainable Records

RCRA-NonGen: RCRA - Non Generators

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

Date of Government Version: 01/13/2010
Date Data Arrived at EDR: 01/15/2010
Date Made Active in Reports: 02/18/2010
Number of Days to Update: 34

Source: Environmental Protection Agency
Telephone: (415) 495-8895
Last EDR Contact: 02/19/2010
Next Scheduled EDR Contact: 04/19/2010
Data Release Frequency: Varies

DOT OPS: Incident and Accident Data

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

Date of Government Version: 10/13/2009
Date Data Arrived at EDR: 11/10/2009
Date Made Active in Reports: 12/16/2009
Number of Days to Update: 36

Source: Department of Transporation, Office of Pipeline Safety
Telephone: 202-366-4595
Last EDR Contact: 02/09/2010
Next Scheduled EDR Contact: 05/24/2010
Data Release Frequency: Varies

DOD: Department of Defense Sites

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

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

Source: USGS
Telephone: 703-692-8801
Last EDR Contact: 01/19/2010
Next Scheduled EDR Contact: 05/03/2010
Data Release Frequency: Semi-Annually

FUDS: Formerly Used Defense Sites

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

Date of Government Version: 12/31/2008
Date Data Arrived at EDR: 09/30/2009
Date Made Active in Reports: 12/01/2009
Number of Days to Update: 62

Source: U.S. Army Corps of Engineers
Telephone: 202-528-4285
Last EDR Contact: 12/18/2009
Next Scheduled EDR Contact: 03/29/2010
Data Release Frequency: Varies

CONSENT: Superfund (CERCLA) Consent Decrees

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

Date of Government Version: 08/03/2009
Date Data Arrived at EDR: 10/27/2009
Date Made Active in Reports: 11/09/2009
Number of Days to Update: 13

Source: Department of Justice, Consent Decree Library
Telephone: Varies
Last EDR Contact: 01/05/2010
Next Scheduled EDR Contact: 04/19/2010
Data Release Frequency: Varies

ROD: Records Of Decision

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

Date of Government Version: 12/01/2009
Date Data Arrived at EDR: 12/15/2009
Date Made Active in Reports: 01/19/2010
Number of Days to Update: 35

Source: EPA
Telephone: 703-416-0223
Last EDR Contact: 12/15/2009
Next Scheduled EDR Contact: 03/29/2010
Data Release Frequency: Annually

UMTRA: Uranium Mill Tailings Sites

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

Date of Government Version: 01/05/2009
Date Data Arrived at EDR: 05/07/2009
Date Made Active in Reports: 05/08/2009
Number of Days to Update: 1

Source: Department of Energy
Telephone: 505-845-0011
Last EDR Contact: 12/23/2009
Next Scheduled EDR Contact: 03/15/2010
Data Release Frequency: Varies

MINES: Mines Master Index File

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

Date of Government Version: 11/17/2009
Date Data Arrived at EDR: 12/08/2009
Date Made Active in Reports: 01/19/2010
Number of Days to Update: 42

Source: Department of Labor, Mine Safety and Health Administration
Telephone: 303-231-5959
Last EDR Contact: 12/08/2009
Next Scheduled EDR Contact: 03/22/2010
Data Release Frequency: Semi-Annually

TRIS: Toxic Chemical Release Inventory System

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

Date of Government Version: 12/31/2008
Date Data Arrived at EDR: 01/13/2010
Date Made Active in Reports: 02/18/2010
Number of Days to Update: 36

Source: EPA
Telephone: 202-566-0250
Last EDR Contact: 01/13/2010
Next Scheduled EDR Contact: 03/15/2010
Data Release Frequency: Annually

TSCA: Toxic Substances Control Act

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

Date of Government Version: 12/31/2002
Date Data Arrived at EDR: 04/14/2006
Date Made Active in Reports: 05/30/2006
Number of Days to Update: 46

Source: EPA
Telephone: 202-260-5521
Last EDR Contact: 01/20/2010
Next Scheduled EDR Contact: 04/12/2010
Data Release Frequency: Every 4 Years

FTTS: FIFRA/ TSCA Tracking System - FIFRA (Federal Insecticide, Fungicide, & Rodenticide Act)/TSCA (Toxic Substances Control Act)

FTTS tracks administrative cases and pesticide enforcement actions and compliance activities related to FIFRA, TSCA and EPCRA (Emergency Planning and Community Right-to-Know Act). To maintain currency, EDR contacts the Agency on a quarterly basis.

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

Source: EPA/Office of Prevention, Pesticides and Toxic Substances
Telephone: 202-566-1667
Last EDR Contact: 12/14/2009
Next Scheduled EDR Contact: 03/15/2010
Data Release Frequency: Quarterly

FTTS INSP: FIFRA/ TSCA Tracking System - FIFRA (Federal Insecticide, Fungicide, & Rodenticide Act)/TSCA (Toxic Substances Control Act)

A listing of FIFRA/TSCA Tracking System (FTTS) inspections and enforcements.

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

Source: EPA
Telephone: 202-566-1667
Last EDR Contact: 12/14/2009
Next Scheduled EDR Contact: 03/15/2010
Data Release Frequency: Quarterly

HIST FTTS: FIFRA/TSCA Tracking System Administrative Case Listing

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

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

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

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

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

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

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

SSTS: Section 7 Tracking Systems

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

Date of Government Version: 12/31/2008
Date Data Arrived at EDR: 01/06/2010
Date Made Active in Reports: 02/10/2010
Number of Days to Update: 35

Source: EPA
Telephone: 202-564-4203
Last EDR Contact: 02/01/2010
Next Scheduled EDR Contact: 05/17/2010
Data Release Frequency: Annually

ICIS: Integrated Compliance Information System

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

Date of Government Version: 11/10/2009
Date Data Arrived at EDR: 11/18/2009
Date Made Active in Reports: 01/19/2010
Number of Days to Update: 62

Source: Environmental Protection Agency
Telephone: 202-564-5088
Last EDR Contact: 12/23/2009
Next Scheduled EDR Contact: 04/12/2010
Data Release Frequency: Quarterly

PADS: PCB Activity Database System

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

Date of Government Version: 09/01/2009
Date Data Arrived at EDR: 10/21/2009
Date Made Active in Reports: 12/01/2009
Number of Days to Update: 41

Source: EPA
Telephone: 202-566-0500
Last EDR Contact: 02/16/2010
Next Scheduled EDR Contact: 05/03/2010
Data Release Frequency: Annually

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

MLTS: Material Licensing Tracking System

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

Date of Government Version: 12/24/2009
Date Data Arrived at EDR: 12/31/2009
Date Made Active in Reports: 02/10/2010
Number of Days to Update: 41

Source: Nuclear Regulatory Commission
Telephone: 301-415-7169
Last EDR Contact: 12/14/2009
Next Scheduled EDR Contact: 03/29/2010
Data Release Frequency: Quarterly

RADINFO: Radiation Information Database

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

Date of Government Version: 01/12/2010
Date Data Arrived at EDR: 01/13/2010
Date Made Active in Reports: 02/10/2010
Number of Days to Update: 28

Source: Environmental Protection Agency
Telephone: 202-343-9775
Last EDR Contact: 01/13/2010
Next Scheduled EDR Contact: 04/26/2010
Data Release Frequency: Quarterly

FINDS: Facility Index System/Facility Registry System

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

Date of Government Version: 10/19/2009
Date Data Arrived at EDR: 10/22/2009
Date Made Active in Reports: 12/01/2009
Number of Days to Update: 40

Source: EPA
Telephone: (415) 947-8000
Last EDR Contact: 12/10/2009
Next Scheduled EDR Contact: 03/29/2010
Data Release Frequency: Quarterly

RAATS: RCRA Administrative Action Tracking System

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

Date of Government Version: 04/17/1995
Date Data Arrived at EDR: 07/03/1995
Date Made Active in Reports: 08/07/1995
Number of Days to Update: 35

Source: EPA
Telephone: 202-564-4104
Last EDR Contact: 06/02/2008
Next Scheduled EDR Contact: 09/01/2008
Data Release Frequency: No Update Planned

BRS: Biennial Reporting System

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

Date of Government Version: 12/31/2007
Date Data Arrived at EDR: 02/19/2009
Date Made Active in Reports: 05/22/2009
Number of Days to Update: 92

Source: EPA/NTIS
Telephone: 800-424-9346
Last EDR Contact: 11/20/2009
Next Scheduled EDR Contact: 03/05/2010
Data Release Frequency: Biennially

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

CA BOND EXP. PLAN: Bond Expenditure Plan

Department of Health Services developed a site-specific expenditure plan as the basis for an appropriation of Hazardous Substance Cleanup Bond Act funds. It is not updated.

Date of Government Version: 01/01/1989
Date Data Arrived at EDR: 07/27/1994
Date Made Active in Reports: 08/02/1994
Number of Days to Update: 6

Source: Department of Health Services
Telephone: 916-255-2118
Last EDR Contact: 05/31/1994
Next Scheduled EDR Contact: N/A
Data Release Frequency: No Update Planned

CA WDS: Waste Discharge System

Sites which have been issued waste discharge requirements.

Date of Government Version: 06/19/2007
Date Data Arrived at EDR: 06/20/2007
Date Made Active in Reports: 06/29/2007
Number of Days to Update: 9

Source: State Water Resources Control Board
Telephone: 916-341-5227
Last EDR Contact: 11/25/2009
Next Scheduled EDR Contact: 03/15/2010
Data Release Frequency: Quarterly

NPDES: NPDES Permits Listing

A listing of NPDES permits, including stormwater.

Date of Government Version: 11/20/2009
Date Data Arrived at EDR: 11/24/2009
Date Made Active in Reports: 12/04/2009
Number of Days to Update: 10

Source: State Water Resources Control Board
Telephone: 916-445-9379
Last EDR Contact: 11/24/2009
Next Scheduled EDR Contact: 03/05/2010
Data Release Frequency: Quarterly

CORTESE: "Cortese" Hazardous Waste & Substances Sites List

The sites for the list are designated by the State Water Resource Control Board (LUST), the Integrated Waste Board (SWF/LS), and the Department of Toxic Substances Control (Cal-Sites). This listing is no longer updated by the state agency.

Date of Government Version: 01/06/2010
Date Data Arrived at EDR: 01/06/2010
Date Made Active in Reports: 01/18/2010
Number of Days to Update: 12

Source: CAL EPA/Office of Emergency Information
Telephone: 916-323-3400
Last EDR Contact: 01/06/2010
Next Scheduled EDR Contact: 04/19/2010
Data Release Frequency: Quarterly

HIST CORTESE: Hazardous Waste & Substance Site List

The sites for the list are designated by the State Water Resource Control Board [LUST], the Integrated Waste Board [SWF/LS], and the Department of Toxic Substances Control [CALSITES].

Date of Government Version: 04/01/2001
Date Data Arrived at EDR: 01/22/2009
Date Made Active in Reports: 04/08/2009
Number of Days to Update: 76

Source: Department of Toxic Substances Control
Telephone: 916-323-3400
Last EDR Contact: 01/22/2009
Next Scheduled EDR Contact: N/A
Data Release Frequency: No Update Planned

NOTIFY 65: Proposition 65 Records

Proposition 65 Notification Records. NOTIFY 65 contains facility notifications about any release which could impact drinking water and thereby expose the public to a potential health risk.

Date of Government Version: 10/21/1993
Date Data Arrived at EDR: 11/01/1993
Date Made Active in Reports: 11/19/1993
Number of Days to Update: 18

Source: State Water Resources Control Board
Telephone: 916-445-3846
Last EDR Contact: 12/23/2009
Next Scheduled EDR Contact: 04/12/2010
Data Release Frequency: No Update Planned

DRYCLEANERS: Cleaner Facilities

A list of drycleaner related facilities that have EPA ID numbers. These are facilities with certain SIC codes: power laundries, family and commercial; garment pressing and cleaner's agents; linen supply; coin-operated laundries and cleaning; drycleaning plants, except rugs; carpet and upholster cleaning; industrial launderers; laundry and garment services.

Date of Government Version: 12/22/2009
Date Data Arrived at EDR: 01/25/2010
Date Made Active in Reports: 01/29/2010
Number of Days to Update: 4

Source: Department of Toxic Substance Control
Telephone: 916-327-4498
Last EDR Contact: 12/14/2009
Next Scheduled EDR Contact: 03/29/2010
Data Release Frequency: Annually

WIP: Well Investigation Program Case List

Well Investigation Program case in the San Gabriel and San Fernando Valley area.

Date of Government Version: 07/03/2009
Date Data Arrived at EDR: 07/21/2009
Date Made Active in Reports: 08/03/2009
Number of Days to Update: 13

Source: Los Angeles Water Quality Control Board
Telephone: 213-576-6726
Last EDR Contact: 01/07/2010
Next Scheduled EDR Contact: 04/19/2010
Data Release Frequency: Varies

HAZNET: Facility and Manifest Data

Facility and Manifest Data. The data is extracted from the copies of hazardous waste manifests received each year by the DTSC. The annual volume of manifests is typically 700,000 - 1,000,000 annually, representing approximately 350,000 - 500,000 shipments. Data are from the manifests submitted without correction, and therefore many contain some invalid values for data elements such as generator ID, TSD ID, waste category, and disposal method.

Date of Government Version: 12/31/2008
Date Data Arrived at EDR: 10/21/2009
Date Made Active in Reports: 10/28/2009
Number of Days to Update: 7

Source: California Environmental Protection Agency
Telephone: 916-255-1136
Last EDR Contact: 01/21/2010
Next Scheduled EDR Contact: 05/03/2010
Data Release Frequency: Annually

EMI: Emissions Inventory Data

Toxics and criteria pollutant emissions data collected by the ARB and local air pollution agencies.

Date of Government Version: 12/31/2007
Date Data Arrived at EDR: 07/14/2009
Date Made Active in Reports: 07/23/2009
Number of Days to Update: 9

Source: California Air Resources Board
Telephone: 916-322-2990
Last EDR Contact: 01/06/2010
Next Scheduled EDR Contact: 04/12/2010
Data Release Frequency: Varies

INDIAN RESERV: Indian Reservations

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

Date of Government Version: 12/31/2005
Date Data Arrived at EDR: 12/08/2006
Date Made Active in Reports: 01/11/2007
Number of Days to Update: 34

Source: USGS
Telephone: 202-208-3710
Last EDR Contact: 01/19/2010
Next Scheduled EDR Contact: 05/03/2010
Data Release Frequency: Semi-Annually

SCRD DRYCLEANERS: State Coalition for Remediation of Drycleaners Listing

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

Date of Government Version: 11/16/2009
Date Data Arrived at EDR: 11/16/2009
Date Made Active in Reports: 01/19/2010
Number of Days to Update: 64

Source: Environmental Protection Agency
Telephone: 615-532-8599
Last EDR Contact: 02/08/2010
Next Scheduled EDR Contact: 05/10/2010
Data Release Frequency: Varies

COAL ASH DOE: Sleam-Electric Plan Operation Data
A listing of power plants that store ash in surface ponds.

Date of Government Version: 12/31/2005
Date Data Arrived at EDR: 08/07/2009
Date Made Active in Reports: 10/22/2009
Number of Days to Update: 76
Source: Department of Energy
Telephone: 202-586-8719
Last EDR Contact: 01/27/2010
Next Scheduled EDR Contact: 05/03/2010
Data Release Frequency: Varies

MWMP: Medical Waste Management Program Listing
The Medical Waste Management Program (MWMP) ensures the proper handling and disposal of medical waste by permitting and inspecting medical waste Offsite Treatment Facilities (PDF) and Transfer Stations (PDF) throughout the state. MWMP also oversees all Medical Waste Transporters.

Date of Government Version: 11/24/2009
Date Data Arrived at EDR: 12/17/2009
Date Made Active in Reports: 01/18/2010
Number of Days to Update: 32
Source: Department of Public Health
Telephone: 916-558-1784
Last EDR Contact: 12/15/2009
Next Scheduled EDR Contact: 03/29/2010
Data Release Frequency: Varies

COAL ASH EPA: Coal Combustion Residues Surface Impoundments List
A listing of coal combustion residues surface impoundments with high hazard potential ratings.

Date of Government Version: 11/09/2009
Date Data Arrived at EDR: 12/18/2009
Date Made Active in Reports: 02/10/2010
Number of Days to Update: 54
Source: Environmental Protection Agency
Telephone: N/A
Last EDR Contact: 12/15/2009
Next Scheduled EDR Contact: 03/29/2010
Data Release Frequency: Varies

PCB TRANSFORMER: PCB Transformer Registration Database
The database of PCB transformer registrations that includes all PCB registration submittals.

Date of Government Version: 01/01/2008
Date Data Arrived at EDR: 02/18/2009
Date Made Active in Reports: 05/29/2009
Number of Days to Update: 100
Source: Environmental Protection Agency
Telephone: 202-566-0517
Last EDR Contact: 11/13/2009
Next Scheduled EDR Contact: 02/15/2010
Data Release Frequency: Varies

HWP: EnviroStor Permitted Facilities Listing
Detailed information on permitted hazardous waste facilities and corrective action (a??cleanupsa??) tracked in EnviroStor.

Date of Government Version: 02/08/2010
Date Data Arrived at EDR: 02/09/2010
Date Made Active in Reports: 02/18/2010
Number of Days to Update: 9
Source: Department of Toxic Substances Control
Telephone: 916-323-3400
Last EDR Contact: 02/09/2010
Next Scheduled EDR Contact: 05/24/2010
Data Release Frequency: Quarterly

HWT: Registered Hazardous Waste Transporter Database
A listing of hazardous waste transporters. In California, unless specifically exempted, it is unlawful for any person to transport hazardous wastes unless the person holds a valid registration issued by DTSC. A hazardous waste transporter registration is valid for one year and is assigned a unique registration number.

Date of Government Version: 01/18/2010
Date Data Arrived at EDR: 01/19/2010
Date Made Active in Reports: 01/29/2010
Number of Days to Update: 10
Source: Department of Toxic Substances Control
Telephone: 916-440-7145
Last EDR Contact: 01/19/2010
Next Scheduled EDR Contact: 05/03/2010
Data Release Frequency: Quarterly

PROC: Certified Processors Database
A listing of certified processors.

Date of Government Version: 12/18/2009
Date Data Arrived at EDR: 12/21/2009
Date Made Active in Reports: 01/18/2010
Number of Days to Update: 28

Source: Department of Conservation
Telephone: 916-323-3836
Last EDR Contact: 12/21/2009
Next Scheduled EDR Contact: 04/05/2010
Data Release Frequency: Quarterly

FINANCIAL ASSURANCE 2: Financial Assurance Information Listing
A listing of financial assurance information for solid waste facilities. Financial assurance is intended to ensure that resources are available to pay for the cost of closure, post-closure care, and corrective measures if the owner or operator of a regulated facility is unable or unwilling to pay.

Date of Government Version: 01/11/2010
Date Data Arrived at EDR: 01/12/2010
Date Made Active in Reports: 01/18/2010
Number of Days to Update: 6

Source: California Integrated Waste Management Board
Telephone: 916-341-6066
Last EDR Contact: 02/23/2010
Next Scheduled EDR Contact: 06/07/2010
Data Release Frequency: Varies

FINANCIAL ASSURANCE: Financial Assurance Information Listing
Financial Assurance information

Date of Government Version: 03/01/2007
Date Data Arrived at EDR: 06/01/2007
Date Made Active in Reports: 06/29/2007
Number of Days to Update: 28

Source: Department of Toxic Substances Control
Telephone: 916-255-3628
Last EDR Contact: 02/15/2010
Next Scheduled EDR Contact: 05/17/2010
Data Release Frequency: Varies

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

Date of Government Version: 12/31/2005
Date Data Arrived at EDR: 02/06/2006
Date Made Active in Reports: 01/11/2007
Number of Days to Update: 339

Source: U.S. Geological Survey
Telephone: 888-275-8747
Last EDR Contact: 01/19/2010
Next Scheduled EDR Contact: 05/03/2010
Data Release Frequency: N/A

EDR PROPRIETARY RECORDS

EDR Proprietary Records

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

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

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

EDR Historical Auto Stations: EDR Proprietary Historic Gas Stations

EDR has searched selected national collections of business directories and has collected listings of potential gas station/filling station/service station sites that were available to EDR researchers. EDR's review was limited to those categories of sources that might, in EDR's opinion, include gas station/filling station/service station establishments. The categories reviewed included, but were not limited to gas, gas station, gasoline station, filling station, auto, automobile repair, auto service station, service station, etc.

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

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

EDR Historical Cleaners: EDR Proprietary Historic Dry Cleaners

EDR has searched selected national collections of business directories and has collected listings of potential dry cleaner sites that were available to EDR researchers. EDR's review was limited to those categories of sources that might, in EDR's opinion, include dry cleaning establishments. The categories reviewed included, but were not limited to dry cleaners, cleaners, laundry, laundromat, cleaning/laundry, wash & dry etc.

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

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

COUNTY RECORDS

ALAMEDA COUNTY:

Contaminated Sites

A listing of contaminated sites overseen by the Toxic Release Program (oil and groundwater contamination from chemical releases and spills) and the Leaking Underground Storage Tank Program (soil and ground water contamination from leaking petroleum USTs).

Date of Government Version: 01/19/2010
Date Data Arrived at EDR: 01/21/2010
Date Made Active in Reports: 01/29/2010
Number of Days to Update: 8

Source: Alameda County Environmental Health Services
Telephone: 510-567-6700
Last EDR Contact: 01/18/2010
Next Scheduled EDR Contact: 04/19/2010
Data Release Frequency: Semi-Annually

Underground Tanks

Underground storage tank sites located in Alameda county.

Date of Government Version: 01/19/2010
Date Data Arrived at EDR: 01/21/2010
Date Made Active in Reports: 02/02/2010
Number of Days to Update: 12

Source: Alameda County Environmental Health Services
Telephone: 510-567-6700
Last EDR Contact: 01/18/2010
Next Scheduled EDR Contact: 04/19/2010
Data Release Frequency: Semi-Annually

CONTRA COSTA COUNTY:

Site List

List includes sites from the underground tank, hazardous waste generator and business plan/2185 programs.

Date of Government Version: 02/10/2010
Date Data Arrived at EDR: 02/11/2010
Date Made Active in Reports: 02/18/2010
Number of Days to Update: 7

Source: Contra Costa Health Services Department
Telephone: 925-646-2286
Last EDR Contact: 02/08/2010
Next Scheduled EDR Contact: 05/24/2010
Data Release Frequency: Semi-Annually

FRESNO COUNTY:

CUPA Resources List

Certified Unified Program Agency. CUPA's are responsible for implementing a unified hazardous materials and hazardous waste management regulatory program. The agency provides oversight of businesses that deal with hazardous materials, operate underground storage tanks or aboveground storage tanks.

Date of Government Version: 12/31/2009
Date Data Arrived at EDR: 01/20/2010
Date Made Active in Reports: 01/29/2010
Number of Days to Update: 9

Source: Dept. of Community Health
Telephone: 559-445-3271
Last EDR Contact: 01/18/2010
Next Scheduled EDR Contact: 05/03/2010
Data Release Frequency: Semi-Annually

KERN COUNTY:

Underground Storage Tank Sites & Tank Listing

Kern County Sites and Tanks Listing.

Date of Government Version: 11/18/2009
Date Data Arrived at EDR: 11/20/2009
Date Made Active in Reports: 12/08/2009
Number of Days to Update: 18

Source: Kern County Environment Health Services Department
Telephone: 661-862-8700
Last EDR Contact: 02/15/2010
Next Scheduled EDR Contact: 05/31/2010
Data Release Frequency: Quarterly

LOS ANGELES COUNTY:

San Gabriel Valley Areas of Concern

San Gabriel Valley areas where VOC contamination is at or above the MCL as designated by region 9 EPA office.

Date of Government Version: 03/30/2009
Date Data Arrived at EDR: 03/31/2009
Date Made Active in Reports: 10/23/2009
Number of Days to Update: 206

Source: EPA Region 9
Telephone: 415-972-3178
Last EDR Contact: 12/28/2009
Next Scheduled EDR Contact: 04/12/2010
Data Release Frequency: No Update Planned

HMS: Street Number List

Industrial Waste and Underground Storage Tank Sites.

Date of Government Version: 09/30/2009
Date Data Arrived at EDR: 12/28/2009
Date Made Active in Reports: 01/18/2010
Number of Days to Update: 21

Source: Department of Public Works
Telephone: 626-458-3517
Last EDR Contact: 01/18/2010
Next Scheduled EDR Contact: 05/03/2010
Data Release Frequency: Semi-Annually

List of Solid Waste Facilities

Solid Waste Facilities in Los Angeles County.

Date of Government Version: 01/25/2010
Date Data Arrived at EDR: 01/27/2010
Date Made Active in Reports: 02/18/2010
Number of Days to Update: 22

Source: La County Department of Public Works
Telephone: 818-458-5185
Last EDR Contact: 01/25/2010
Next Scheduled EDR Contact: 05/10/2010
Data Release Frequency: Varies

City of Los Angeles Landfills

Landfills owned and maintained by the City of Los Angeles.

Date of Government Version: 03/05/2009
Date Data Arrived at EDR: 03/10/2009
Date Made Active in Reports: 04/08/2009
Number of Days to Update: 29

Source: Engineering & Construction Division
Telephone: 213-473-7869
Last EDR Contact: 11/20/2009
Next Scheduled EDR Contact: 03/08/2010
Data Release Frequency: Varies

Site Mitigation List
Industrial sites that have had some sort of spill or complaint.

Date of Government Version: 02/11/2009
Date Data Arrived at EDR: 04/23/2009
Date Made Active in Reports: 05/11/2009
Number of Days to Update: 18
Source: Community Health Services
Telephone: 323-890-7806
Last EDR Contact: 01/25/2010
Next Scheduled EDR Contact: 05/10/2010
Data Release Frequency: Annually

City of El Segundo Underground Storage Tank
Underground storage tank sites located in El Segundo city.

Date of Government Version: 01/25/2010
Date Data Arrived at EDR: 01/25/2010
Date Made Active in Reports: 02/02/2010
Number of Days to Update: 8
Source: City of El Segundo Fire Department
Telephone: 310-524-2236
Last EDR Contact: 01/25/2010
Next Scheduled EDR Contact: 05/10/2010
Data Release Frequency: Semi-Annually

City of Long Beach Underground Storage Tank
Underground storage tank sites located in the city of Long Beach.

Date of Government Version: 03/28/2003
Date Data Arrived at EDR: 10/23/2003
Date Made Active in Reports: 11/26/2003
Number of Days to Update: 34
Source: City of Long Beach Fire Department
Telephone: 562-570-2563
Last EDR Contact: 02/01/2010
Next Scheduled EDR Contact: 05/17/2010
Data Release Frequency: Annually

City of Torrance Underground Storage Tank
Underground storage tank sites located in the city of Torrance.

Date of Government Version: 01/21/2010
Date Data Arrived at EDR: 01/25/2010
Date Made Active in Reports: 02/02/2010
Number of Days to Update: 8
Source: City of Torrance Fire Department
Telephone: 310-618-2973
Last EDR Contact: 01/18/2010
Next Scheduled EDR Contact: 05/03/2010
Data Release Frequency: Semi-Annually

MARIN COUNTY:

Underground Storage Tank Sites
Currently permitted USTs in Marin County.

Date of Government Version: 01/20/2010
Date Data Arrived at EDR: 02/03/2010
Date Made Active in Reports: 02/23/2010
Number of Days to Update: 20
Source: Public Works Department Waste Management
Telephone: 415-499-6647
Last EDR Contact: 01/11/2010
Next Scheduled EDR Contact: 04/26/2010
Data Release Frequency: Semi-Annually

NAPA COUNTY:

Sites With Reported Contamination
A listing of leaking underground storage tank sites located in Napa county.

Date of Government Version: 07/09/2008
Date Data Arrived at EDR: 07/09/2008
Date Made Active in Reports: 07/31/2008
Number of Days to Update: 22
Source: Napa County Department of Environmental Management
Telephone: 707-253-4269
Last EDR Contact: 12/07/2009
Next Scheduled EDR Contact: 03/22/2010
Data Release Frequency: Semi-Annually

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

Closed and Operating Underground Storage Tank Sites
Underground storage tank sites located in Napa county.

Date of Government Version: 01/15/2008
Date Data Arrived at EDR: 01/16/2008
Date Made Active in Reports: 02/08/2008
Number of Days to Update: 23

Source: Napa County Department of Environmental Management
Telephone: 707-253-4269
Last EDR Contact: 12/07/2009
Next Scheduled EDR Contact: 03/22/2010
Data Release Frequency: Annually

ORANGE COUNTY:

List of Industrial Site Cleanups
Petroleum and non-petroleum spills.

Date of Government Version: 11/04/2009
Date Data Arrived at EDR: 11/18/2009
Date Made Active in Reports: 12/04/2009
Number of Days to Update: 16

Source: Health Care Agency
Telephone: 714-834-3446
Last EDR Contact: 02/12/2010
Next Scheduled EDR Contact: 05/31/2010
Data Release Frequency: Annually

List of Underground Storage Tank Cleanups
Orange County Underground Storage Tank Cleanups (LUST).

Date of Government Version: 11/04/2009
Date Data Arrived at EDR: 11/18/2009
Date Made Active in Reports: 12/04/2009
Number of Days to Update: 16

Source: Health Care Agency
Telephone: 714-834-3446
Last EDR Contact: 02/12/2010
Next Scheduled EDR Contact: 05/31/2010
Data Release Frequency: Quarterly

List of Underground Storage Tank Facilities
Orange County Underground Storage Tank Facilities (UST).

Date of Government Version: 02/03/2010
Date Data Arrived at EDR: 02/12/2010
Date Made Active in Reports: 02/23/2010
Number of Days to Update: 11

Source: Health Care Agency
Telephone: 714-834-3446
Last EDR Contact: 02/12/2010
Next Scheduled EDR Contact: 05/31/2010
Data Release Frequency: Quarterly

PLACER COUNTY:

Master List of Facilities
List includes aboveground tanks, underground tanks and cleanup sites.

Date of Government Version: 12/29/2009
Date Data Arrived at EDR: 12/29/2009
Date Made Active in Reports: 01/18/2010
Number of Days to Update: 20

Source: Placer County Health and Human Services
Telephone: 530-889-7312
Last EDR Contact: 12/14/2009
Next Scheduled EDR Contact: 03/29/2010
Data Release Frequency: Semi-Annually

RIVERSIDE COUNTY:

Listing of Underground Tank Cleanup Sites
Riverside County Underground Storage Tank Cleanup Sites (LUST).

Date of Government Version: 01/21/2010
Date Data Arrived at EDR: 01/27/2010
Date Made Active in Reports: 02/18/2010
Number of Days to Update: 22

Source: Department of Public Health
Telephone: 951-358-5055
Last EDR Contact: 12/28/2009
Next Scheduled EDR Contact: 04/12/2010
Data Release Frequency: Quarterly

Underground Storage Tank Tank List
Underground storage tank sites located in Riverside county.

Date of Government Version: 01/21/2010
Date Data Arrived at EDR: 01/27/2010
Date Made Active in Reports: 02/02/2010
Number of Days to Update: 6

Source: Health Services Agency
Telephone: 951-358-5055
Last EDR Contact: 12/28/2009
Next Scheduled EDR Contact: 04/12/2010
Data Release Frequency: Quarterly

SACRAMENTO COUNTY:

Toxic Site Clean-Up List
List of sites where unauthorized releases of potentially hazardous materials have occurred.

Date of Government Version: 01/05/2010
Date Data Arrived at EDR: 01/15/2010
Date Made Active in Reports: 01/29/2010
Number of Days to Update: 14

Source: Sacramento County Environmental Management
Telephone: 916-875-8406
Last EDR Contact: 01/12/2010
Next Scheduled EDR Contact: 04/26/2010
Data Release Frequency: Quarterly

Master Hazardous Materials Facility List
Any business that has hazardous materials on site - hazardous material storage sites, underground storage tanks, waste generators.

Date of Government Version: 01/21/2010
Date Data Arrived at EDR: 02/02/2010
Date Made Active in Reports: 02/18/2010
Number of Days to Update: 16

Source: Sacramento County Environmental Management
Telephone: 916-875-8406
Last EDR Contact: 01/22/2010
Next Scheduled EDR Contact: 04/26/2010
Data Release Frequency: Quarterly

SAN BERNARDINO COUNTY:

Hazardous Material Permits
This listing includes underground storage tanks, medical waste handlers/generators, hazardous materials handlers, hazardous waste generators, and waste oil generators/handlers.

Date of Government Version: 12/08/2009
Date Data Arrived at EDR: 12/09/2009
Date Made Active in Reports: 01/18/2010
Number of Days to Update: 40

Source: San Bernardino County Fire Department Hazardous Materials Division
Telephone: 909-387-3041
Last EDR Contact: 02/15/2010
Next Scheduled EDR Contact: 05/31/2010
Data Release Frequency: Quarterly

SAN DIEGO COUNTY:

Hazardous Materials Management Division Database
The database includes: HE58 - This report contains the business name, site address, business phone number, establishment 'H' permit number, type of permit, and the business status. HE17 - In addition to providing the same information provided in the HE58 listing, HE17 provides inspection dates, violations received by the establishment, hazardous waste generated, the quantity, method of storage, treatment/disposal of waste and the hauler, and information on underground storage tanks. Unauthorized Release List - Includes a summary of environmental contamination cases in San Diego County (underground tank cases, non-tank cases, groundwater contamination, and soil contamination are included.)

Date of Government Version: 07/16/2008
Date Data Arrived at EDR: 10/29/2008
Date Made Active in Reports: 11/26/2008
Number of Days to Update: 28

Source: Hazardous Materials Management Division
Telephone: 619-338-2268
Last EDR Contact: 12/22/2009
Next Scheduled EDR Contact: 03/29/2010
Data Release Frequency: Quarterly

Solid Waste Facilities
San Diego County Solid Waste Facilities.

Date of Government Version: 10/01/2009
Date Data Arrived at EDR: 12/04/2009
Date Made Active in Reports: 01/18/2010
Number of Days to Update: 45
Source: Department of Health Services
Telephone: 619-338-2209
Last EDR Contact: 02/01/2010
Next Scheduled EDR Contact: 05/17/2010
Data Release Frequency: Varies

Environmental Case Listing
The listing contains all underground tank release cases and projects pertaining to properties contaminated with hazardous substances that are actively under review by the Site Assessment and Mitigation Program.

Date of Government Version: 09/23/2009
Date Data Arrived at EDR: 12/15/2009
Date Made Active in Reports: 01/18/2010
Number of Days to Update: 34
Source: San Diego County Department of Environmental Health
Telephone: 619-338-2371
Last EDR Contact: 12/15/2009
Next Scheduled EDR Contact: 03/29/2010
Data Release Frequency: Varies

SAN FRANCISCO COUNTY:

Local Oversite Facilities
A listing of leaking underground storage tank sites located in San Francisco county.

Date of Government Version: 09/19/2008
Date Data Arrived at EDR: 09/19/2008
Date Made Active in Reports: 09/29/2008
Number of Days to Update: 10
Source: Department Of Public Health San Francisco County
Telephone: 415-252-3920
Last EDR Contact: 02/15/2010
Next Scheduled EDR Contact: 05/31/2010
Data Release Frequency: Quarterly

Underground Storage Tank Information
Underground storage tank sites located in San Francisco county.

Date of Government Version: 09/19/2008
Date Data Arrived at EDR: 09/19/2008
Date Made Active in Reports: 10/01/2008
Number of Days to Update: 12
Source: Department of Public Health
Telephone: 415-252-3920
Last EDR Contact: 02/15/2010
Next Scheduled EDR Contact: 05/31/2010
Data Release Frequency: Quarterly

SAN JOAQUIN COUNTY:

San Joaquin Co. UST
A listing of underground storage tank locations in San Joaquin county.

Date of Government Version: 10/14/2009
Date Data Arrived at EDR: 10/15/2009
Date Made Active in Reports: 11/02/2009
Number of Days to Update: 18
Source: Environmental Health Department
Telephone: N/A
Last EDR Contact: 12/28/2009
Next Scheduled EDR Contact: 04/12/2010
Data Release Frequency: Semi-Annually

SAN MATEO COUNTY:

Business Inventory
List includes Hazardous Materials Business Plan, hazardous waste generators, and underground storage tanks.

Date of Government Version: 12/31/2009
Date Data Arrived at EDR: 01/05/2010
Date Made Active in Reports: 01/18/2010
Number of Days to Update: 13
Source: San Mateo County Environmental Health Services Division
Telephone: 650-363-1921
Last EDR Contact: 12/18/2009
Next Scheduled EDR Contact: 04/05/2010
Data Release Frequency: Annually

Fuel Leak List
A listing of leaking underground storage tank sites located in San Mateo county.

Date of Government Version: 04/07/2009
Date Data Arrived at EDR: 04/07/2009
Date Made Active in Reports: 05/11/2009
Number of Days to Update: 34

Source: San Mateo County Environmental Health Services Division
Telephone: 650-363-1921
Last EDR Contact: 12/18/2009
Next Scheduled EDR Contact: 04/05/2010
Data Release Frequency: Semi-Annually

SANTA CLARA COUNTY:

HIST LUST - Fuel Leak Site Activity Report
A listing of open and closed leaking underground storage tanks. This listing is no longer updated by the county. Leaking underground storage tanks are now handled by the Department of Environmental Health.

Date of Government Version: 03/29/2005
Date Data Arrived at EDR: 03/30/2005
Date Made Active in Reports: 04/21/2005
Number of Days to Update: 22

Source: Santa Clara Valley Water District
Telephone: 408-265-2600
Last EDR Contact: 03/23/2009
Next Scheduled EDR Contact: 06/22/2009
Data Release Frequency: No Update Planned

LOP Listing
A listing of leaking underground storage tanks located in Santa Clara county.

Date of Government Version: 05/29/2009
Date Data Arrived at EDR: 06/01/2009
Date Made Active in Reports: 06/15/2009
Number of Days to Update: 14

Source: Department of Environmental Health
Telephone: 408-918-3417
Last EDR Contact: 12/07/2009
Next Scheduled EDR Contact: 03/22/2010
Data Release Frequency: Varies

Hazardous Material Facilities
Hazardous material facilities, including underground storage tank sites.

Date of Government Version: 08/31/2009
Date Data Arrived at EDR: 08/31/2009
Date Made Active in Reports: 09/18/2009
Number of Days to Update: 18

Source: City of San Jose Fire Department
Telephone: 408-277-4659
Last EDR Contact: 02/15/2010
Next Scheduled EDR Contact: 05/31/2010
Data Release Frequency: Annually

SOLANO COUNTY:

Leaking Underground Storage Tanks
A listing of leaking underground storage tank sites located in Solano county.

Date of Government Version: 12/07/2009
Date Data Arrived at EDR: 12/10/2009
Date Made Active in Reports: 01/18/2010
Number of Days to Update: 39

Source: Solano County Department of Environmental Management
Telephone: 707-784-6770
Last EDR Contact: 12/07/2009
Next Scheduled EDR Contact: 03/22/2010
Data Release Frequency: Quarterly

Underground Storage Tanks
Underground storage tank sites located in Solano county.

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

Source: Solano County Department of Environmental Management
Telephone: 707-784-6770
Last EDR Contact: 12/07/2009
Next Scheduled EDR Contact: 03/22/2010
Data Release Frequency: Quarterly

SONOMA COUNTY:

Leaking Underground Storage Tank Sites
A listing of leaking underground storage tank sites located in Sonoma county.

Date of Government Version: 01/05/2010
Date Data Arrived at EDR: 01/06/2010
Date Made Active in Reports: 01/18/2010
Number of Days to Update: 12

Source: Department of Health Services
Telephone: 707-565-6565
Last EDR Contact: 01/05/2010
Next Scheduled EDR Contact: 04/19/2010
Data Release Frequency: Quarterly

SUTTER COUNTY:

Underground Storage Tanks
Underground storage tank sites located in Sutter county.

Date of Government Version: 04/01/2009
Date Data Arrived at EDR: 04/02/2009
Date Made Active in Reports: 04/09/2009
Number of Days to Update: 7

Source: Sutter County Department of Agriculture
Telephone: 530-822-7500
Last EDR Contact: 12/28/2009
Next Scheduled EDR Contact: 03/29/2010
Data Release Frequency: Semi-Annually

VENTURA COUNTY:

Business Plan, Hazardous Waste Producers, and Operating Underground Tanks
The BWT list indicates by site address whether the Environmental Health Division has Business Plan (B), Waste Producer (W), and/or Underground Tank (T) information.

Date of Government Version: 10/26/2009
Date Data Arrived at EDR: 11/30/2009
Date Made Active in Reports: 12/04/2009
Number of Days to Update: 4

Source: Ventura County Environmental Health Division
Telephone: 805-654-2813
Last EDR Contact: 11/23/2009
Next Scheduled EDR Contact: 03/08/2010
Data Release Frequency: Quarterly

Inventory of Illegal Abandoned and Inactive Sites
Ventura County Inventory of Closed, Illegal Abandoned, and Inactive Sites.

Date of Government Version: 08/01/2009
Date Data Arrived at EDR: 10/05/2009
Date Made Active in Reports: 10/13/2009
Number of Days to Update: 8

Source: Environmental Health Division
Telephone: 805-654-2813
Last EDR Contact: 02/01/2010
Next Scheduled EDR Contact: 05/17/2010
Data Release Frequency: Annually

Listing of Underground Tank Cleanup Sites
Ventura County Underground Storage Tank Cleanup Sites (LUST).

Date of Government Version: 05/29/2008
Date Data Arrived at EDR: 06/24/2008
Date Made Active in Reports: 07/31/2008
Number of Days to Update: 37

Source: Environmental Health Division
Telephone: 805-654-2813
Last EDR Contact: 11/20/2009
Next Scheduled EDR Contact: 03/08/2010
Data Release Frequency: Quarterly

Underground Tank Closed Sites List
Ventura County Operating Underground Storage Tank Sites (UST)/Underground Tank Closed Sites List.

Date of Government Version: 11/27/2009
Date Data Arrived at EDR: 12/21/2009
Date Made Active in Reports: 01/18/2010
Number of Days to Update: 28

Source: Environmental Health Division
Telephone: 805-654-2813
Last EDR Contact: 12/21/2009
Next Scheduled EDR Contact: 04/05/2010
Data Release Frequency: Quarterly

YOLO COUNTY:

Underground Storage Tank Comprehensive Facility Report
Underground storage tank sites located in Yolo county.

Date of Government Version: 12/28/2009
Date Data Arrived at EDR: 12/31/2009
Date Made Active in Reports: 01/18/2010
Number of Days to Update: 18

Source: Yolo County Department of Health
Telephone: 530-666-8646
Last EDR Contact: 12/28/2009
Next Scheduled EDR Contact: 04/12/2010
Data Release Frequency: Annually

OTHER DATABASE(S)

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

CT MANIFEST: Hazardous Waste Manifest Data
Facility and manifest data. Manifest is a document that lists and tracks hazardous waste from the generator through transporters to a tsd facility.

Date of Government Version: 12/31/2007
Date Data Arrived at EDR: 08/26/2009
Date Made Active in Reports: 09/11/2009
Number of Days to Update: 16

Source: Department of Environmental Protection
Telephone: 860-424-3375
Last EDR Contact: 11/24/2009
Next Scheduled EDR Contact: 03/08/2010
Data Release Frequency: Annually

NJ MANIFEST: Manifest Information
Hazardous waste manifest information.

Date of Government Version: 12/31/2009
Date Data Arrived at EDR: 01/20/2010
Date Made Active in Reports: 02/05/2010
Number of Days to Update: 16

Source: Department of Environmental Protection
Telephone: N/A
Last EDR Contact: 01/20/2010
Next Scheduled EDR Contact: 05/03/2010
Data Release Frequency: Annually

NY MANIFEST: Facility and Manifest Data
Manifest is a document that lists and tracks hazardous waste from the generator through transporters to a TSD facility.

Date of Government Version: 10/27/2009
Date Data Arrived at EDR: 11/10/2009
Date Made Active in Reports: 12/09/2009
Number of Days to Update: 29

Source: Department of Environmental Conservation
Telephone: 518-402-8651
Last EDR Contact: 02/11/2010
Next Scheduled EDR Contact: 05/24/2010
Data Release Frequency: Annually

PA MANIFEST: Manifest Information
Hazardous waste manifest information.

Date of Government Version: 12/31/2008
Date Data Arrived at EDR: 12/01/2009
Date Made Active in Reports: 12/14/2009
Number of Days to Update: 13

Source: Department of Environmental Protection
Telephone: N/A
Last EDR Contact: 02/23/2010
Next Scheduled EDR Contact: 06/07/2010
Data Release Frequency: Annually

RI MANIFEST: Manifest information
Hazardous waste manifest information

Date of Government Version: 11/03/2009
Date Data Arrived at EDR: 02/12/2010
Date Made Active in Reports: 02/22/2010
Number of Days to Update: 10

Source: Department of Environmental Management
Telephone: 401-222-2797
Last EDR Contact: 02/01/2010
Next Scheduled EDR Contact: 03/15/2010
Data Release Frequency: Annually

WI MANIFEST: Manifest Information
Hazardous waste manifest information.

Date of Government Version: 12/31/2008
Date Data Arrived at EDR: 07/17/2009
Date Made Active in Reports: 08/10/2009
Number of Days to Update: 24

Source: Department of Natural Resources
Telephone: N/A
Last EDR Contact: 12/21/2009
Next Scheduled EDR Contact: 04/05/2010
Data Release Frequency: Annually

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

Electric Power Transmission Line Data
Source: PennWell Corporation
Telephone: (800) 823-6277
This map includes information copyrighted by PennWell Corporation. This information is provided on a best effort basis and PennWell Corporation does not guarantee its accuracy nor warrant its fitness for any particular purpose. Such information has been reprinted with the permission of PennWell.

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

AHA Hospitals:
Source: American Hospital Association, Inc.
Telephone: 312-280-5991
The database includes a listing of hospitals based on the American Hospital Association's annual survey of hospitals.

Medical Centers: Provider of Services Listing
Source: Centers for Medicare & Medicaid Services
Telephone: 410-786-3000
A listing of hospitals with Medicare provider number, produced by Centers of Medicare & Medicaid Services, a federal agency within the U.S. Department of Health and Human Services.

Nursing Homes
Source: National Institutes of Health
Telephone: 301-594-6248
Information on Medicare and Medicaid certified nursing homes in the United States.

Public Schools
Source: National Center for Education Statistics
Telephone: 202-502-7300
The National Center for Education Statistics' primary database on elementary and secondary public education in the United States. It is a comprehensive, annual, national statistical database of all public elementary and secondary schools and school districts, which contains data that are comparable across all states.

Private Schools
Source: National Center for Education Statistics
Telephone: 202-502-7300
The National Center for Education Statistics' primary database on private school locations in the United States.

Daycare Centers: Licensed Facilities
Source: Department of Social Services
Telephone: 916-657-4041

Flood Zone Data: This data, available in select counties across the country, was obtained by EDR in 2003 & 2009 from the Federal Emergency Management Agency (FEMA). Data depicts 100-year and 500-year flood zones as defined by FEMA.

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

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

Scanned Digital USGS 7.5' Topographic Map (DRG)
Source: United States Geologic Survey
A digital raster graphic (DRG) is a scanned image of a U.S. Geological Survey topographic map. The map images are made by scanning published paper maps on high-resolution scanners. The raster image is georeferenced and fit to the Universal Transverse Mercator (UTM) projection.

STREET AND ADDRESS INFORMATION

GEOCHECK ®- PHYSICAL SETTING SOURCE ADDENDUM

TARGET PROPERTY ADDRESS

SUNSET BRONSON STUDIOS
5800 SUNSET BOULEVARD
LOS ANGELES, CA 90028

TARGET PROPERTY COORDINATES

Latitude (North):	34.09700 - 34˚ 5’ 49.2’’
Longitude (West):	118.3167 - 118˚ 19’ 0.1’’
Universal Tranverse Mercator:	Zone 11
UTM X (Meters):	378537.2
UTM Y (Meters):	3773499.0

USGS TOPOGRAPHIC MAP

Target Property Map:	34118-A3 HOLLYWOOD, CA
Most Recent Revision:	1994

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

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

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

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

GEOCHECK® - PHYSICAL SETTING SOURCE SUMMARY

GROUNDWATER FLOW DIRECTION INFORMATION

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

TOPOGRAPHIC INFORMATION

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

TARGET PROPERTY TOPOGRAPHY

General Topographic Gradient: General South

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

GEOCHECK® - PHYSICAL SETTING SOURCE SUMMARY

HYDROLOGIC INFORMATION

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

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

FEMA FLOOD ZONE

Target Property County	FEMA Flood Electronic Data
LOS ANGELES, CA	YES - refer to the Overview Map and Detail Map

Flood Plain Panel at Target Property: 06037C - FEMA DFIRM Flood data

Additional Panels in search area: Not Reported

NATIONAL WETLAND INVENTORY

NWI Quad at Target Property	NWI Electronic Data Coverage
HOLLYWOOD	YES - refer to the Overview Map and Detail Map

HYDROGEOLOGIC INFORMATION

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

Site-Specific Hydrogeological Data*:

Search Radius: 1.25 miles
Status: Not found

AQUIFLOW®

Search Radius: 1.000 Mile.

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

MAP ID	LOCATION FROM TP	GENERAL DIRECTION GROUNDWATER FLOW
1	1/2 - 1 Mile SSE	SW

For additional site information, refer to Physical Setting Source Map Findings.

GEOCHECK® - PHYSICAL SETTING SOURCE SUMMARY

GROUNDWATER FLOW VELOCITY INFORMATION

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

GEOLOGIC INFORMATION IN GENERAL AREA OF TARGET PROPERTY

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

ROCK STRATIGRAPHIC UNIT

Era:	Cenozoic
System:	Tertiary
Series:	Miocene
Code:	Tm *(decoded above as Era, System & Series)*

GEOLOGIC AGE IDENTIFICATION

Category: Stratified Sequence

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

DOMINANT SOIL COMPOSITION IN GENERAL AREA OF TARGET PROPERTY

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

Soil Component Name: URBAN LAND

Soil Surface Texture: variable

Hydrologic Group: Not reported

Soil Drainage Class: Not reported

Hydric Status: Soil does not meet the requirements for a hydric soil.

Corrosion Potential - Uncoated Steel: Not Reported

Depth to Bedrock Min: > 10 inches

Depth to Bedrock Max: > 10 inches

GEOCHECK® - PHYSICAL SETTING SOURCE SUMMARY

Soil Layer Information							
	Boundary			Classification			
Layer	Upper	Lower	Soil Texture Class	AASHTO Group	Unified Soil	Permeability Rate (in/hr)	Soil Reaction (pH)
1	0 inches	6 inches	variable	Not reported	Not reported	Max: 0.00 Min: 0.00	Max: 0.00 Min: 0.00

OTHER SOIL TYPES IN AREA

Based on Soil Conservation Service STATSGO data, the following additional subordinant soil types may appear within the general area of target property.

Soil Surface Textures:
loam
clay
silt loam
loamy sand
sandy loam
fine sand
clay loam
gravelly - sandy loam
coarse sand
gravelly - sand
sand

Surficial Soil Types:
loam
clay
silt loam
loamy sand
sandy loam
fine sand
clay loam
gravelly - sandy loam
coarse sand
gravelly - sand
sand

Shallow Soil Types:
fine sandy loam
gravelly - loam
sand
silty clay

Deeper Soil Types:
stratified
clay loam
silty clay loam
gravelly - sandy loam
coarse sand
sand
weathered bedrock
very fine sandy loam

GEOCHECK® - PHYSICAL SETTING SOURCE SUMMARY

LOCAL / REGIONAL WATER AGENCY RECORDS

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

WELL SEARCH DISTANCE INFORMATION

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

FEDERAL USGS WELL INFORMATION

MAP ID	WELL ID	LOCATION FROM TP
No Wells Found		

FEDERAL FRDS PUBLIC WATER SUPPLY SYSTEM INFORMATION

MAP ID	WELL ID	LOCATION FROM TP
No PWS System Found		

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

STATE DATABASE WELL INFORMATION

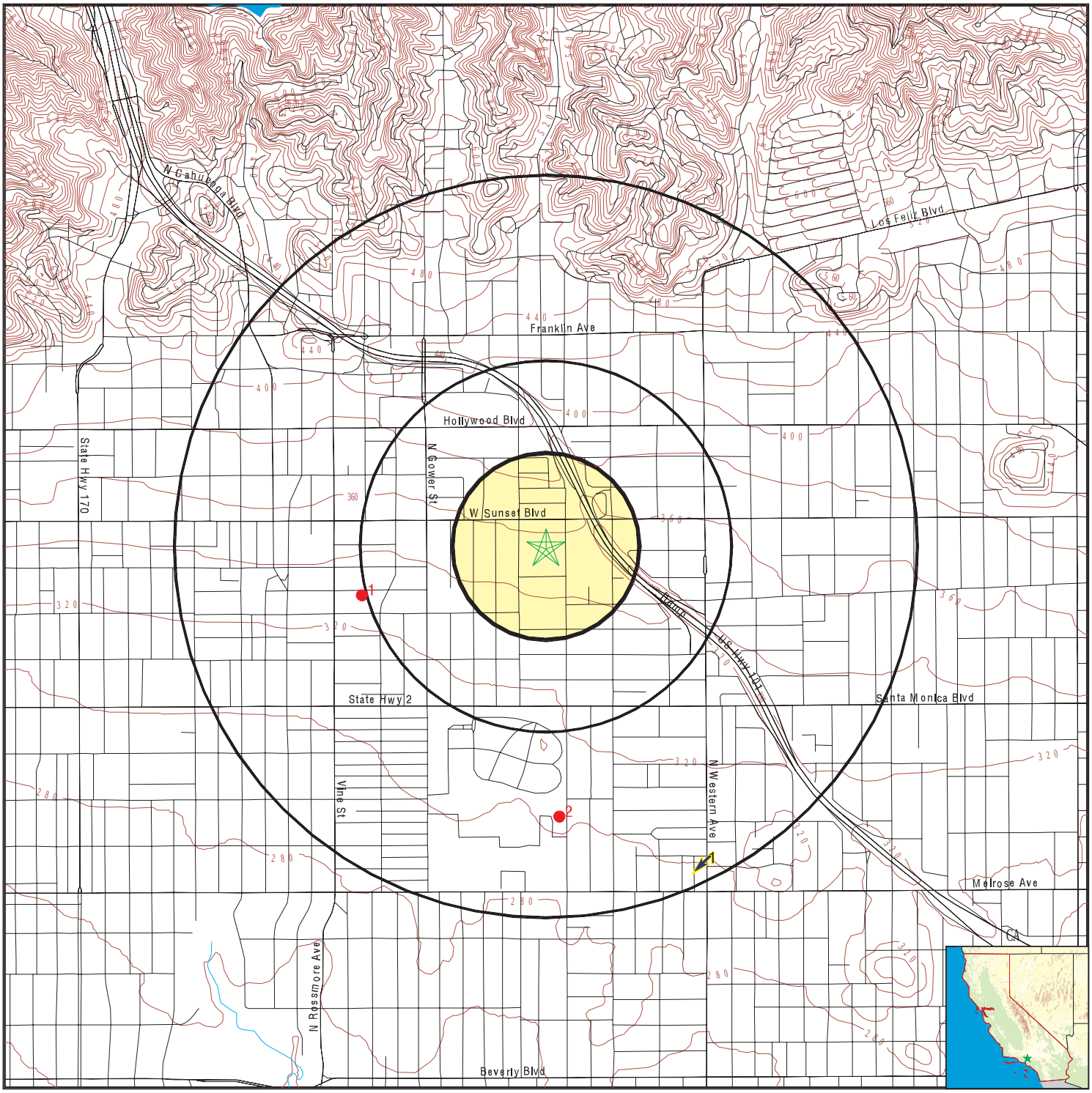
MAP ID	WELL ID	LOCATION FROM TP
No Wells Found		

OTHER STATE DATABASE INFORMATION

STATE OIL/GAS WELL INFORMATION

MAP ID	WELL ID	LOCATION FROM TP
1	CAOG60000034625	1/2 - 1 Mile WSW
2	CAOG60000034614	1/2 - 1 Mile South

PHYSICAL SETTING SOURCE MAP - 2705533.2s



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

- Groundwater Flow Direction
- GI Indeterminate Groundwater Flow at Location
- GV Groundwater Flow Varies at Location
- HD Closest Hydrogeological Data
- Oil, gas or related wells

N

SITE NAME:	Sunset Bronson Studios	CLIENT:	EMG
ADDRESS:	5800 Sunset Boulevard Los Angeles CA 90028	CONTACT:	Jason Swam
LAT/LONG:	34.0970 / 118.3167	INQUIRY #:	2705533.2s
		DATE:	February 23, 2010 2:20 pm

GEOCHECK® - PHYSICAL SETTING SOURCE MAP FINDINGS

Map ID Direction Distance Elevation			Database	EDR ID Number
1 **SSE** **1/2 - 1 Mile** **Lower**	Site ID:	900290070	**AQUIFLOW**	**70512**
	Groundwater Flow:	SW		
	Shallow Water Depth:	10.88		
	Deep Water Depth:	14.04		
	Average Water Depth:	Not Reported		
	Date:	04/05/1999		

GEOCHECK® - PHYSICAL SETTING SOURCE MAP FINDINGS

Map ID
Direction
Distance

Database EDR ID Number

1
WSW
1/2 - 1 Mile

OIL_GAS **CAOG60000034625**

Apinumber:	03720765	Operator:	Chevron U.S.A. Inc.
Lease:	Hollywood Corehole	Well no:	1
Field:	LOS ANGELES COUNTY	Caog m2 area:	Not Reported
Map:	W1-5	Status cod:	007
Source:	hud		
Latitude27:	34.095082		
Longitude2:	-118.324426		
Latitude83:	34.095091		
Longitude8:	-118.325336		
Td:	4724		
Sec:	11		
Twn:	1S	Rge:	14W
Bm:	SB		
X coord:	0		
Y coord:	0		
Zone:	Not Reported	Spuddate:	12/12/1968
Abanddate:	12/30/1899	Comments 1:	Not Reported
District:	1	Site id:	CAOG60000034625

2
South
1/2 - 1 Mile

OIL_GAS **CAOG60000034614**

Apinumber:	03706195	Operator:	Union Oil Co. of California
Lease:	Union-Paramount-District U-14	Well no:	1
Field:	LOS ANGELES COUNTY	Caog m2 area:	Not Reported
Map:	W1-5	Status cod:	006
Source:	hud		
Latitude27:	34.086431		
Longitude2:	-118.315157		
Latitude83:	34.086441		
Longitude8:	-118.316067		
Td:	5339		
Sec:	14		
Twn:	1S	Rge:	14W
Bm:	SB		
X coord:	0		
Y coord:	0		
Zone:	Not Reported	Spuddate:	12/12/1968
Abanddate:	12/30/1899	Comments 1:	Not Reported
District:	1	Site id:	CAOG60000034614

GEOCHECK® - PHYSICAL SETTING SOURCE MAP FINDINGS
RADON

AREA RADON INFORMATION

State Database: CA Radon

Radon Test Results

Zip	Total Sites	> 4 Pci/L	Pct. > 4 Pci/L
90028	5	0	0.00

Federal EPA Radon Zone for LOS ANGELES County: 2

Note: Zone 1 indoor average level > 4 pCi/L.
: Zone 2 indoor average level >= 2 pCi/L and <= 4 pCi/L.
: Zone 3 indoor average level < 2 pCi/L.

Federal Area Radon Information for LOS ANGELES COUNTY, CA

Number of sites tested: 63

Area	Average Activity	% <4 pCi/L	% 4-20 pCi/L	% >20 pCi/L
Living Area - 1st Floor	0.711 pCi/L	98%	2%	0%
Living Area - 2nd Floor	Not Reported	Not Reported	Not Reported	Not Reported
Basement	0.933 pCi/L	100%	0%	0%

PHYSICAL SETTING SOURCE RECORDS SEARCHED

TOPOGRAPHIC INFORMATION

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

Scanned Digital USGS 7.5' Topographic Map (DRG)
Source: United States Geologic Survey
A digital raster graphic (DRG) is a scanned image of a U.S. Geological Survey topographic map. The map images are made by scanning published paper maps on high-resolution scanners. The raster image is georeferenced and fit to the Universal Transverse Mercator (UTM) projection.

HYDROLOGIC INFORMATION

Flood Zone Data: This data, available in select counties across the country, was obtained by EDR in 2003 & 2009 from the Federal Emergency Management Agency (FEMA). Data depicts 100-year and 500-year flood zones as defined by FEMA.

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

HYDROGEOLOGIC INFORMATION

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

GEOLOGIC INFORMATION

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

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

SSURGO: Soil Survey Geographic Database
Source: Department of Agriculture, Natural Resources Conservation Services (NRCS)
Telephone: 800-672-5559
SSURGO is the most detailed level of mapping done by the Natural Resources Conservation Services, mapping scales generally range from 1:12,000 to 1:63,360. Field mapping methods using national standards are used to construct the soil maps in the Soil Survey Geographic (SSURGO) database. SSURGO digitizing duplicates the original soil survey maps. This level of mapping is designed for use by landowners, townships and county natural resource planning and management.

PHYSICAL SETTING SOURCE RECORDS SEARCHED

LOCAL / REGIONAL WATER AGENCY RECORDS

FEDERAL WATER WELLS

PWS: Public Water Systems
Source: EPA/Office of Drinking Water
Telephone: 202-564-3750
Public Water System data from the Federal Reporting Data System. A PWS is any water system which provides water to at least 25 people for at least 60 days annually. PWSs provide water from wells, rivers and other sources.

PWS ENF: Public Water Systems Violation and Enforcement Data
Source: EPA/Office of Drinking Water
Telephone: 202-564-3750
Violation and Enforcement data for Public Water Systems from the Safe Drinking Water Information System (SDWIS) after August 1995. Prior to August 1995, the data came from the Federal Reporting Data System (FRDS).

USGS Water Wells: USGS National Water Inventory System (NWIS)
This database contains descriptive information on sites where the USGS collects or has collected data on surface water and/or groundwater. The groundwater data includes information on wells, springs, and other sources of groundwater.

STATE RECORDS

Water Well Database
Source: Department of Water Resources
Telephone: 916-651-9648

California Drinking Water Quality Database
Source: Department of Health Services
Telephone: 916-324-2319
The database includes all drinking water compliance and special studies monitoring for the state of California since 1984. It consists of over 3,200,000 individual analyses along with well and water system information.

OTHER STATE DATABASE INFORMATION

California Oil and Gas Well Locations
Source: Department of Conservation
Telephone: 916-323-1779
Oil and Gas well locations in the state.

RADON

State Database: CA Radon
Source: Department of Health Services
Telephone: 916-324-2208
Radon Database for California

Area Radon Information
Source: USGS
Telephone: 703-356-4020
The National Radon Database has been developed by the U.S. Environmental Protection Agency (USEPA) and is a compilation of the EPA/State Residential Radon Survey and the National Residential Radon Survey. The study covers the years 1986 - 1992. Where necessary data has been supplemented by information collected at private sources such as universities and research institutions.

EPA Radon Zones
Source: EPA
Telephone: 703-356-4020
Sections 307 & 309 of IRAA directed EPA to list and identify areas of U.S. with the potential for elevated indoor radon levels.

PHYSICAL SETTING SOURCE RECORDS SEARCHED

OTHER

Airport Landing Facilities: Private and public use landing facilities
Source: Federal Aviation Administration, 800-457-6656

Epicenters: World earthquake epicenters, Richter 5 or greater
Source: Department of Commerce, National Oceanic and Atmospheric Administration

California Earthquake Fault Lines: The fault lines displayed on EDR's Topographic map are digitized quaternary fault lines, prepared in 1975 by the United State Geological Survey. Additional information (also from 1975) regarding activity at specific fault lines comes from California's Preliminary Fault Activity Map prepared by the California Division of Mines and Geology.

STREET AND ADDRESS INFORMATION