



Historical Records and Database Review Report

Property:
1-3 Baker Street
Springfield, Connecticut 10001

Prepared For:
Ms. Jane Doe
Bank Fund
123 Broad Street
Brooklyn, NY 10000

KOW Job Number:
2021-xxx

Issue Date:
November 3, 2021

Valid Until:
May 2, 2021

November 3, 2021

Ms. Jane Doe
Bank Fund
123 Broad Street
Brooklyn, NY 10000

Facility Name: **1-3 Baker Street**

Facility Addresses: **1-3 Baker Street
Springfield, Connecticut 10001**

Dear Ms. Doe,

Enclosed find our **Historical Records and Database Review (HRDR) Report** for the above referenced facility. This Report is in accordance with Bank Fund's instructions, and our executed fee proposal signed October 20th, 2021. If you should have any questions or comments, please do not hesitate to contact this office.

Sincerely yours,

KOW Building Consultants



Kenneth F. Wille, PE., LEED AP, C.E.M
President and CEO



Liam Harrison, LEED Green Associate
Environmental Specialist

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Executive Summary

At the request of Ms. Doe of Bank Fund (User), KOW Building Consultants, Inc. (KOW) completed a Historical Records and Database Review (HRDR) report of the Property located at 1-3 Baker Street in Springfield, Connecticut 10001, Parcel ID 0103-xxxx-xxxx-0000. (Site) (Figure 1).

Please find below a summary of pertinent subject property information:

Property Information	
Site Address	1-3 Baker Street
Tax Parcel ID Numbers	0103-xxxx-xxxx-xxxx
Neighborhood/Borough	Springfield
Property Type	Commercial
Lot Size	0.10468 acres
Zoning District	Historic Commercial
Zoning Map	Unknown
Buildings on Lot	1
Building Square Footage	Unknown
Stories	5
Year Built	Unknown
Residential Units	None
FEMA Flood Zone	X
Map Panel ID	09009C0177J
Elevation:	154 ft. above sea level
Regulatory Database Listing(s)	The property was not listed on any of the databases searched by EDR:

Conclusions, Opinions, and Recommendations:

Based on information gathered as a result of the HRDR process for 1-3 Baker Street, KOW Building Consultants has identified the following sites within close proximity to the Property that have the potential to have impacted local groundwater conditions:

- Springfield Senior Center, 22 West South Street: This facility is listed on the above databases due to the storage of gasoline in an underground storage tank and two reported releases reported at the property of controlled substances. Underground Storage tanks registered at the site are limited to a 2,000-gallon gasoline tank originally installed in 1950. It is reported that the tank was closed in 1996 by filling with an inert substance. Two releases have been reported at the site, although limited information is available regarding their circumstances. The LUST database indicates that a release was reported on January 13, 1989 and that investigation is still taking place to assess the presence of contamination. The release listed on the SPILLS database is indicated to have been reported on March 12, 1996 and has since been closed. Listing on the CPCS database indicates the known or possible presence of contamination at the site. Due to the lack of information provided, the close proximity to the subject Property, and the current regulatory status, KOW believes that this site has the possibility to have affected conditions at the subject Property.

- 33 Baker Street, 15-31 Church Street: This facility is listed on the US BROWNFIELDS database due to its use of federal funds in assessment of the property for potential contamination. A Phase I ESA has been performed at the property and was completed May 31, 2012. The database suggests that the presence of contamination is unknown at this time, and it is not clear whether further action is planned. Due to the lack of information provided, the proximity to the subject Property, and the current regulatory status, KOW believes that this site has the possibility to have affected conditions at the subject Property.

Groundwater contamination from these sites has the potential to cause vapor intrusion concerns at the subject Property if present in significant quantities. It is KOW's understanding that the installation of a vapor mitigation system is planned at the Property during the redevelopment phase. For this reason, **we do not recommend further investigation at this time.**

No additional conditions were observed at the Site that would potentially present a significant environmental concern or recognized environmental condition.

SAMPLE

1.0 Methods of Investigation

The methods of investigation used to conduct this HRDR are outlined in the following sections.

1.1 General

The activities performed in conjunction with the Historical Records and Database Review (HRDR) of the Site include:

- Review of federal, state, and local environmental regulatory agency databases provided by Environmental Data Resources (EDR), Inc. of Shelton, Connecticut indicating locations of environmental concern within specified radii from the Site (Appendix B).
- Review of historical information for the Site and surrounding areas.

1.2 Review of Readily Available Information

The resources compiled and reviewed by KOW to date are as follows:

Radius Map(s)	EDR Radius Map with GeoCheck, dated October 22, 2021 (EDR report) (Appendix B)
Certified Sanborn Fire Insurance Map(s)	Maps for intermittent year from 1884 through 1971 (Appendix C)
Historical Aerial Photograph(s)	Aerial photographs for intermittent years from 1934 through 2016 (Appendix D)
United States Geological Survey Topographic Maps	7.5 Minute Topographic Maps, Springfield Quadrangle for intermittent years from 1892 through 2012 (Appendix E)
City Directory	EDR City Directory Abstract (Appendix F)

2.0 Property Description

2.1 Property Location and Description

The subject Property is located at 1-3 Baker Street in Springfield, Connecticut 10001. Current developments at the Site consist of a 5-story brick façade structure zoned for commercial use. The area the Property is situated in has historically been occupied by primarily commercial-use properties. A railroad adjoins the eastern property boundary.

3.0 Historical Records Review

KOW has obtained historical use information regarding the Property from one or more of the following sources:

- City Directory listings
- Historical Aerial Photographs
- Topographic Maps
- Sanborn Fire Insurance Maps
- Client-provided Documentation

Please find below a summary of pertinent information regarding the past use of the subject property and surrounding area:

Property Use Summary

Subject Property: The Property is depicted as developed on all materials reviewed for 1884 and subsequent years. Sanborn maps indicate that from 1884 through 1901 the Property is developed with several 3-story structures that are being used as retail stores including a market, "Hats and Caps" store, a jewelry store, etc. Starting on the 1950 Sanborn map, developments at the Property are indicated to be a 5-story structure and the use is indicated to be "Photo".

Surrounding Area: Sanborn Fire Insurance Maps reviewed indicate that the surrounding area has been a highly urbanized area since as early as 1884. Property uses are indicated to be mainly commercial, with much of the area occupied by retail stores.

4.0 Historical Database Review

This section summarizes the information regarding the Site and adjacent or nearby properties that is contained in the standard and additional environmental record sources reviewed by KOW Building Consultants.

4.1 Environmental Database Review

KOW Building Consultants used a computerized environmental database and radius map report prepared by EDR to conduct a government records database search of properties of potential environmental concern. Additionally, facilities located immediately adjacent to the Site and topographically or hydraulically upgradient to the Site are examined due to their close proximity to the Site and the potential for surface water discharges (e.g., stormwater runoff, surface water effluent discharges) to enter the Site or through the migration of groundwater or soil vapor. Appendix B contains a complete copy of the EDR Radius Map Report with GeoCheck.

Summary of Pertinent Information from the EDR Report:

Database	Search Distance (Miles)	Target Property	< 1/8	1/8 - 1/4	1/4 - 1/2	1/2 - 1	> 1	Total Plotted
STANDARD ENVIRONMENTAL RECORDS								
<i>Federal NPL site list</i>								
NPL	1.000		0	0	0	0	NR	0
Proposed NPL	1.000		0	0	0	0	NR	0
NPL LIENS	1.000		0	0	0	0	NR	0
<i>Federal Delisted NPL site list</i>								
Delisted NPL	1.000		0	0	0	0	NR	0
<i>Federal CERCLIS list</i>								
FEDERAL FACILITY	0.500		0	0	0	NR	NR	0
SEMS	0.500		0	0	0	NR	NR	0
<i>Federal CERCLIS NFRAP site list</i>								
SEMS-ARCHIVE	0.500		0	0	2	NR	NR	2
<i>Federal RCRA CORRACTS facilities list</i>								
CORRACTS	1.000		0	0	2	0	NR	2
<i>Federal RCRA non-CORRACTS TSD facilities list</i>								
RCRA-TSDF	0.500		0	0	2	NR	NR	2
<i>Federal RCRA generators list</i>								
RCRA-LQG	0.250		0	0	NR	NR	NR	0
RCRA-SQG	0.250		0	0	NR	NR	NR	0
RCRA-VSQG	0.250		0	0	NR	NR	NR	0
<i>Federal institutional controls / engineering controls registries</i>								
LUCIS	0.500		0	0	0	NR	NR	0
US ENG CONTROLS	0.500		0	0	0	NR	NR	0
US INST CONTROLS	0.500		0	0	0	NR	NR	0
<i>Federal ERNS list</i>								
ERNS	TP		NR	NR	NR	NR	NR	0
<i>State- and tribal - equivalent CERCLIS</i>								
CT SHWS	1.000		0	0	1	1	NR	2
CT SDADB	0.500		1	2	5	NR	NR	8
<i>State and tribal landfill and/or solid waste disposal site lists</i>								
CT SWF/LF	0.500		0	0	0	NR	NR	0
<i>State and tribal leaking storage tank lists</i>								
CT LUST	0.500		3	5	7	NR	NR	15
INDIAN LUST	0.500		0	0	0	NR	NR	0
<i>State and tribal registered storage tank lists</i>								
FEMA UST	0.250		0	0	NR	NR	NR	0

Database	Search Distance (Miles)	Target Property	< 1/8	1/8 - 1/4	1/4 - 1/2	1/2 - 1	> 1	Total Plotted
CT UST	0.250		4	9	NR	NR	NR	13
CT AST	0.250		0	0	NR	NR	NR	0
INDIAN UST	0.250		0	0	NR	NR	NR	0
State and tribal institutional control / engineering control registries								
CT ENG CONTROLS	0.500		0	0	2	NR	NR	2
CT AUL	0.500		0	0	2	NR	NR	2
State and tribal voluntary cleanup sites								
CT VCP	0.500		1	0	4	NR	NR	5
INDIAN VCP	0.500		0	0	0	NR	NR	0
State and tribal Brownfields sites								
CT BROWNFIELDS	0.500		6	0	20	NR	NR	26
ADDITIONAL ENVIRONMENTAL RECORDS								
Local Brownfield lists								
US BROWNFIELDS	0.500		7	2	12	NR	NR	21
Local Lists of Landfill / Solid Waste Disposal Sites								
CT SWRCY	0.500		0	0	0	NR	NR	0
INDIAN ODI	0.500		0	0	0	NR	NR	0
ODI	0.500		0	0	0	NR	NR	0
DEBRIS REGION 9	0.500		0	0	0	NR	NR	0
IHS OPEN DUMPS	0.500		0	0	0	NR	NR	0
Local Lists of Hazardous waste / Contaminated Sites								
US HIST CDL	TP		NR	NR	NR	NR	NR	0
CT CDL	TP		NR	NR	NR	NR	NR	0
US CDL	TP		NR	NR	NR	NR	NR	0
Local Land Records								
CT PROPERTY	TP		NR	NR	NR	NR	NR	0
CT LIENS	TP		NR	NR	NR	NR	NR	0
LIENS 2	TP		NR	NR	NR	NR	NR	0
Records of Emergency Release Reports								
HMIRS	TP		NR	NR	NR	NR	NR	0
CT SPILLS	TP		NR	NR	NR	NR	NR	0
CT SPILLS 90	TP		NR	NR	NR	NR	NR	0
Other Ascertainable Records								
RCRA NonGen / NLR	0.250		3	4	NR	NR	NR	7
FUDS	1.000		0	0	0	0	NR	0
DOD	1.000		0	0	0	0	NR	0
SCRD DRYCLEANERS	0.500		0	0	0	NR	NR	0

Database	Search Distance (Miles)	Target Property	< 1/8	1/8 - 1/4	1/4 - 1/2	1/2 - 1	> 1	Total Plotted
US FIN ASSUR	TP		NR	NR	NR	NR	NR	0
EPA WATCH LIST	TP		NR	NR	NR	NR	NR	0
2020 COR ACTION	0.250		0	0	NR	NR	NR	0
TSCA	TP		NR	NR	NR	NR	NR	0
TRIS	TP		NR	NR	NR	NR	NR	0
SSTS	TP		NR	NR	NR	NR	NR	0
ROD	1.000		0	0	0	0	NR	0
RMP	TP		NR	NR	NR	NR	NR	0
RAATS	TP		NR	NR	NR	NR	NR	0
PRP	TP		NR	NR	NR	NR	NR	0
PADS	TP		NR	NR	NR	NR	NR	0
ICIS	TP		NR	NR	NR	NR	NR	0
FTTS	TP		NR	NR	NR	NR	NR	0
MLTS	TP		NR	NR	NR	NR	NR	0
COAL ASH DOE	TP		NR	NR	NR	NR	NR	0
COAL ASH EPA	0.500		0	0	0	NR	NR	0
PCB TRANSFORMER	TP		NR	NR	NR	NR	NR	0
RADINFO	TP		NR	NR	NR	NR	NR	0
HIST FTTS	TP		NR	NR	NR	NR	NR	0
DOT OPS	TP		NR	NR	NR	NR	NR	0
CONSENT	1.000		0	0	0	0	NR	0
INDIAN RESERV	1.000		0	0	0	0	NR	0
FUSRAP	1.000		0	0	0	0	NR	0
UMTRA	0.500		0	0	0	NR	NR	0
LEAD SMELTERS	TP		NR	NR	NR	NR	NR	0
US AIRS	TP		NR	NR	NR	NR	NR	0
US MINES	0.250		0	0	NR	NR	NR	0
ABANDONED MINES	0.250		0	0	NR	NR	NR	0
FINDS	TP		NR	NR	NR	NR	NR	0
UXO	1.000		0	0	0	0	NR	0
ECHO	TP		NR	NR	NR	NR	NR	0
DOCKET HWC	TP		NR	NR	NR	NR	NR	0
FUELS PROGRAM	0.250		0	0	NR	NR	NR	0
CT AIRS	TP		NR	NR	NR	NR	NR	0
CT ASBESTOS	TP		NR	NR	NR	NR	NR	0
CT CPCS	0.500		2	5	9	NR	NR	16
CT DRYCLEANERS	0.250		0	0	NR	NR	NR	0
CT ENF	TP		NR	NR	NR	NR	NR	0
CT Financial Assurance	TP		NR	NR	NR	NR	NR	0
CT LEAD	TP		NR	NR	NR	NR	NR	0
CT LWDS	0.250		0	0	NR	NR	NR	0
CT MANIFEST	0.250		17	5	NR	NR	NR	22
RI MANIFEST	0.250		0	0	NR	NR	NR	0
NY MANIFEST	0.250		1	1	NR	NR	NR	2
CT NPDES	TP		NR	NR	NR	NR	NR	0
CT SEH	0.500		0	0	3	NR	NR	3
CT UIC	TP		NR	NR	NR	NR	NR	0
MINES MRDS	TP		NR	NR	NR	NR	NR	0
EDR HIGH RISK HISTORICAL RECORDS								
<i>EDR Exclusive Records</i>								
EDR MGP	1.000		0	0	0	0	NR	0

Database	Search Distance (Miles)	Target Property	< 1/8	1/8 - 1/4	1/4 - 1/2	1/2 - 1	> 1	Total Plotted
EDR Hist Auto	0.125		0	NR	NR	NR	NR	0
EDR Hist Cleaner	0.125		1	NR	NR	NR	NR	1
<u>EDR RECOVERED GOVERNMENT ARCHIVES</u>								
<i>Exclusive Recovered Govt. Archives</i>								
CT RGA HWS	TP		NR	NR	NR	NR	NR	0
CT RGA LUST	TP		NR	NR	NR	NR	NR	0
- Totals --		0	46	33	71	1	0	151

NOTES:
 TP = Target Property
 NR = Not Requested at this Search Distance
 Sites may be listed in more than one database

A database search was performed that identified sites listed on state and federal databases within the ASTM-required search distances. Non-ASTM-required databases were reviewed at the discretion of KOW personnel and are described below where appropriate. ASTM-required databases and their corresponding search distances are as follows:

1.0-Mile Search Radius

- Federal National Priority List (NPL)
- Federal RCRA CORRACTS Facilities List
- State- and Tribal-Equivalent NPL

0.5-Mile Search Radius

- Federal Delisted NPL
- Federal CERCLIS/SEMS
- Federal CERCLIS NFRAP List/SEMS-Archive
- Federal RCRA non-CORRACTS TSD Facilities List
- State- and Tribal-Equivalent CERCLIS
- State and Tribal Landfill and/or Solid Waste Disposal Site Lists
- State and Tribal Leaking Underground Storage Tanks (LUSTs)
- State and Tribal Voluntary Cleanup Sites
- State and Tribal Brownfields Sites

Subject Property and Adjacent Properties Only

- Federal RCRA Generators List
- State and Tribal Registered Storage Tanks

Subject Property Only

- Federal ERNS List
- Federal Institutional Controls/Engineering Controls Registries
- State and Tribal Institutional Controls/Engineering Controls Registries

The regulatory database report did not identify the subject Property or its known occupants on the referenced databases.

KOW's review of the referenced databases also considered the potential or likelihood of contamination from adjoining and nearby sites. To evaluate which of the adjoining and nearby sites identified in the regulatory database report present an environmental risk to the subject property, KOW considered the following criteria:

- The type of database on which the site is identified.
- The topographic position of the identified site relative to the subject property.
- The direction and distance of the identified site from the subject property.
- Local soil conditions in the subject property area.
- The known or inferred groundwater flow direction in the subject property area.
- The status of the respective regulatory agency-required investigation(s) of the identified site, if any.
- Surface and subsurface obstructions and diversions (e.g., buildings, roads, sewer systems, utility service lines, rivers, lakes, and ditches) located between the identified site and the subject Property.

Only those sites that are judged to present a potential environmental risk to the subject property and/or warrant additional clarification are further evaluated. Using the referenced criteria, and based upon a review of readily available information contained within the regulatory database report, KOW did not identify adjoining or nearby sites listed in the regulatory database report that were judged to present a potential environmental risk to the Property, with the exception of the following:

Site Name: C.T. National Bank / Jefferson Federal Savings
Databases: LUST, CPCS, and UST
Address: 1 West South Street
Distance: Adjoining property to the west
Elevation: Higher
Comments: This facility is listed on the above databases due to releases of heating oil reported on January 30, 1990 and the utilization of an underground storage tank until 2015. This listing has limited information about the referenced release, however, both CPCS and LUST listings indicate that the LUST investigation was completed to regulatory standards. The UST listing indicates that a 10,000-gallon heating oil tank was registered at the property from 1974 through 2015, when it was removed. Due to the current regulatory status of the property, KOW does not believe that this site has affected conditions at the subject Property.

Site Name: Oreilly Realty
Databases: **MANIFEST**
Address: 14 West South Street
Distance: Adjoining property to the west
Elevation: Higher
Comments: This property is listed on the MANIFEST database for registered hazardous waste transported from the site in July of 1985. Wastes listed as transported from the site during this year are 100 gallons of chromium and 495 gallons of corrosive waste. This listing does not indicate a release of these substances and no hazardous substances are registered in subsequent years for the site. Additionally, no violations were listed for this property. Based on the nature of this listing, KOW does not believe that this site has affected conditions at the subject Property.

Site Name: Springfield Senior Center
Databases: **LUST, SPILLS, UST, and CPCS**
Address: 22 West South Street
Distance: 302 feet west
Elevation: Higher
Comments: This facility is listed on the above databases due to the storage of gasoline in an underground storage tank and two reported releases at the property of controlled substances. Underground Storage tanks registered at the site are limited to a 2,000-gallon gasoline tank originally installed in 1950. It is reported that the tank was closed in 1996 by filling with an inert substance. Two releases have been reported at the site, although limited information is available regarding their circumstances. The LUST database indicates that a release was reported on January 13, 1989 and that investigation is still taking place to assess the presence of contamination. The release listed on the SPILLS database is indicated to have been reported on March 12, 1996 and has since been closed. Listing on the CPCS database indicates the known or possible presence of contamination at the site. Due to the lack of information provided, the proximity to the subject Property, and the current regulatory status, KOW believes that this site has the possibility to have affected conditions at the subject Property.

Site Name: 33 Baker Street
Databases: **US BROWNFIELDS and FINDS**
Address: 15-31 10th Street
Distance: 252 feet north
Elevation: Higher
Comments: This facility is listed on the US BROWNFIELDS database due to its use of federal funds in assessment of the property for potential contamination. A Phase I ESA has been performed at the property and was completed May 31, 2012. The database suggests that the presence of contamination is unknown at this time, and it is not clear whether further action is planned. Due to the lack of information provided, the proximity to the subject Property, and the current regulatory status, KOW believes that this site has the possibility to have affected conditions at the subject Property.

Site Name: Colonial Custom Cleaners
Databases: **MANIFEST, SDADB, CY PROPERTY, RCRA NONGEN / NLR, FINDS, ECHO, and CPCS**

Address: 9 Stout Street
Distance: 1001 feet west
Elevation: Higher
Comments: This facility is listed on the above database due to its use as a dry cleaning facility. The site was first recommended for federal evaluation on August 1, 1990. Limited information is available about the site, however, it completed its Connecticut Transfer Program application on January 1, 1994. The site is still listed as active and the groundwater under the property is indicated to be "GB" indicating that it may not be suitable for drinking water use without treatment due to known or presumed degradation. Due to the distance from the subject Property and the current regulatory status, KOW does not believe that this site has affected conditions at the subject Property.

Site Name: 121 Baker Street
Databases: **US BROWNFIELDS**
Address: 121 Baker Street
Distance: 1186 feet north
Elevation: Higher
Comments: This facility is listed on the US BROWNFIELDS database due to its use of federal funds in assessment of the property for potential contamination. A Phase I ESA has been performed at the property and was completed January 14, 2019. The database suggests that the presence of contamination is unknown at this time, and it is not clear whether further action is planned. Due to the distance from the subject Property and the current regulatory status, KOW does not believe that this site has affected conditions at the subject Property.

5.0 Findings and Recommendations

Based on information gathered as a result of the HRDR process for 1-3 Baker Street, KOW Building Consultants has identified the following sites within close proximity to the Property that have the potential to have impacted local groundwater conditions:

- Springfield Senior Center, 22 West South Street: This facility is listed on the above databases due to the storage of gasoline in an underground storage tank and two reported releases reported at the property of controlled substances. Underground Storage tanks registered at the site are limited to a 2,000-gallon gasoline tank originally installed in 1950. It is reported that the tank was closed in 1996 by filling with an inert substance. Two releases have been reported at the site, although limited information is available regarding their circumstances. The LUST database indicates that a release was reported on January 13, 1989 and that investigation is still taking place to assess the presence of contamination. The release listed on the SPILLS database is indicated to have been reported on March 12, 1996 and has since been closed. Listing on the CPCS database indicates the known or possible presence of contamination at the site. Due to the lack of information provided, the close proximity to the subject Property, and the current regulatory status, KOW believes that this site has the possibility to have affected conditions at the subject Property.
- 33 Baker Street, 15-31 Stout Street: This facility is listed on the US BROWNFIELDS database due to its use of federal funds in assessment of the property for potential contamination. A Phase I ESA has been performed at the property and was completed May 31, 2012. The database suggests that the presence of contamination is unknown at this time, and it is not clear whether further action is planned. Due to the lack of information provided, the proximity to the subject Property, and the current regulatory status, KOW believes that this site has the possibility to have affected conditions at the subject Property.

Groundwater contamination from these sites has the potential to cause vapor intrusion concerns at the subject Property if present in significant quantities. It is KOW's understanding that the installation of a vapor mitigation system is planned at the Property during the redevelopment phase. For this reason, **we do not recommend further investigation at this time.**

No additional conditions were observed at the Site that would potentially present a significant environmental concern or recognized environmental condition.

6.0 Report Assumptions and Limitations

The independent conclusions represent our professional judgment based on information and data available to us during the course of this Phase I ESA. Factual information regarding operations, conditions, and test data provided by the Client and Property Owner or their designated representatives, has been assumed to be accurate and complete. The conclusions presented are based on the data provided, observations, and conditions that existed on the date of the on-site visit.

In expressing the opinions stated in this report, KOW 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 and Property Owner or their designated representatives, 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 KOW assumes no responsibility or liability for their accuracy. This Phase I ESA report has been prepared for the Client and authorized parties only. Environmental conditions and regulations are continually evolving and subject to change and interpretation. Furthermore, because data within this Phase I ESA report are subject to professional interpretation, other professionals may reach differing conclusions

We have performed a Historical Records and Database Review in conformance with the agreed upon limited scope derived from ASTM Standard Practice E1527-13 of 1-3 Baker Street in Springfield, Connecticut 10001, the Property. Any exceptions to, or deletions from, this practice are described in Section 1 of this report. This assessment has revealed no evidence of recognized environmental conditions in connection with the property. Environmental Professional Statement: As required by 40 CFR § 312.21(d), the report shall include the following statements of the environmental professional(s) responsible for conducting the Historical Records and Database Review and preparation of the report: 12.13.1 "KOW Building Consultants declare that, to the best of our professional knowledge and belief, we meet the definition of Environmental professional as defined in §312.10 of 40 CFR § 312" and 12.13.2 "We have the specific qualifications based on education, training, and experience to assess a property of the nature, history, and setting of the subject property. We have developed and performed all appropriate inquiries in conformance with the standards and practices set forth in 40 CFR Part 312."

KOW Building Consultants,



Kenneth F. Wille, PE., LEED AP, C.E.M
President and CEO



Liam Harrison, LEED Green Associate
Environmental Specialist

FIGURES

- 1. Site Location Map**
- 2. Site Plan**
- 3. Radius Map Summary**

SAMPLE

Figure 1: Site Location Map

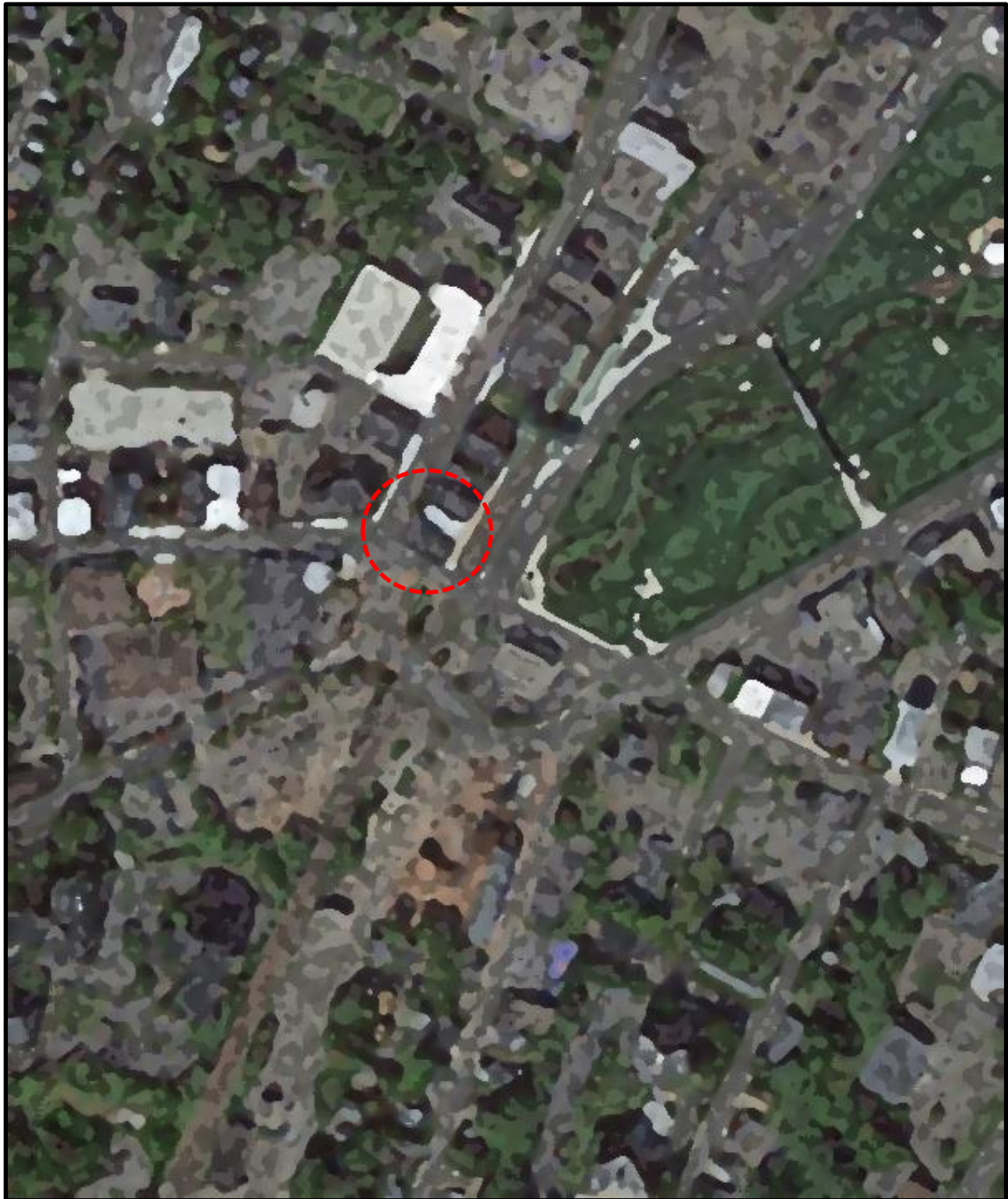
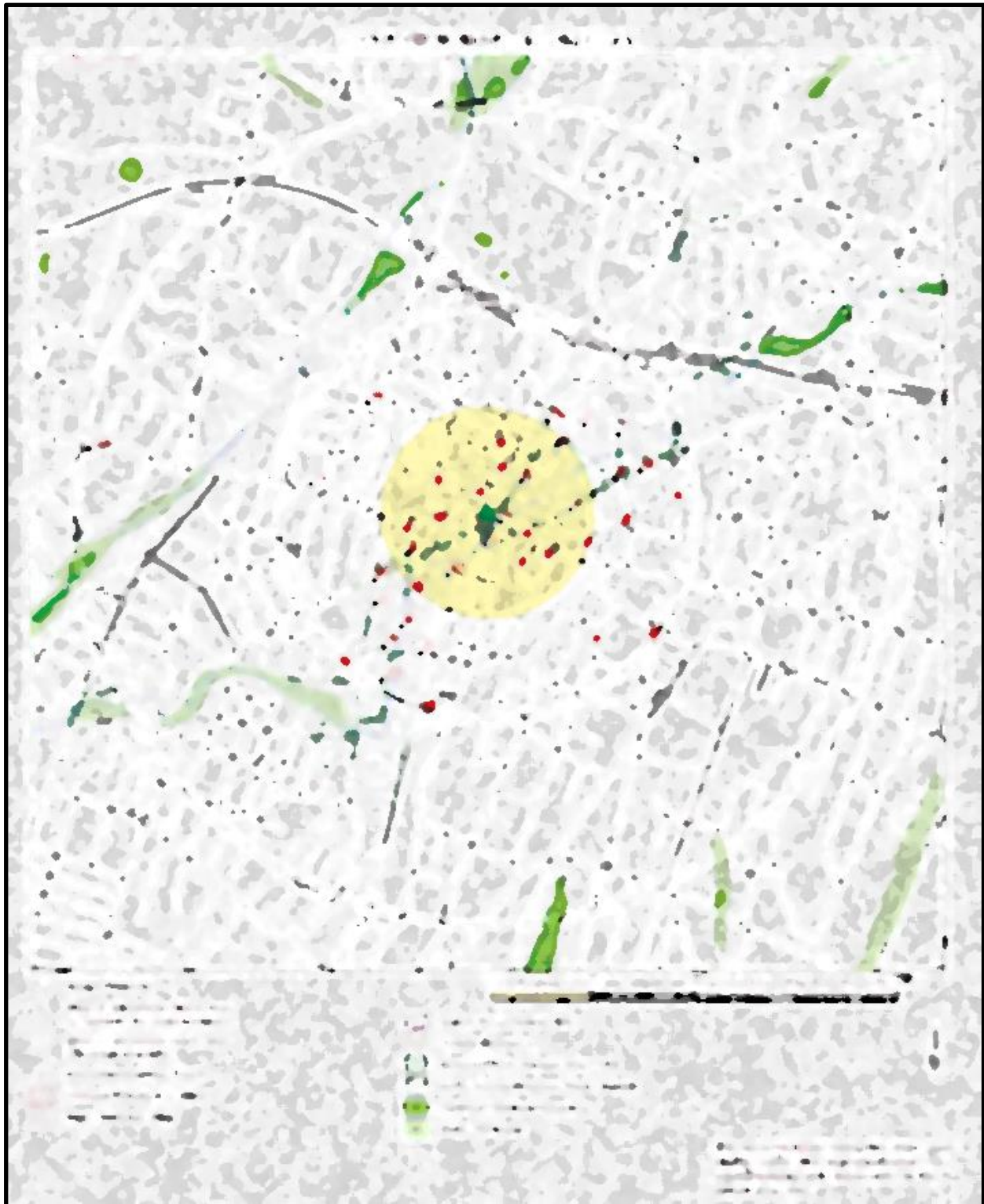


Figure 2: Site Plan



Figure 3: Radius Map Summary



SAMPLE

APPENDICES