

CONTAMINATION TECHNICAL MEMORANDUM FOR MAINLINE AND DRAINAGE SITES

Florida Department of Transportation

District One

Harborview Road PD&E Re-evaluation

Limits of Project: From Melbourne Street to I-75

Charlotte County, Florida

Financial Management Number: 434965-2-32-01

ETDM Number: 5351

Date: November 2023

The environmental review, consultation, and other actions required by applicable federal environmental laws for this project are being, or have been, carried out by the Florida Department of Transportation (FDOT) pursuant to 23 U.S.C. § 327 and a Memorandum of Understanding dated May 26, 2022 and executed by the Federal Highway Administration and FDOT.

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# 1.0 Project Description

The Florida Department of Transportation (FDOT) District 1 is facilitating engineering services for the revised proposed widening of Harborview Road from two to four lanes between Melbourne Street and I-75. The total project length is approximately 2.3 miles. Widening efforts are to address capacity needs based on projected travel demand generated by future population and economic growth. The proposed roadwork consists of widening, drainage improvements, and safety-related improvements. The Project Development and Environmental (PD&E) Study (FPID 434965-1-22-01) was approved by the Office of Environmental Management as a Type 2 Categorical Exclusion on October 14, 2019.

Since approval of the PD&E Study, the typical section was modified and approved and now consists of a four-lane divided urban roadway with 11-foot travel lanes bordered by Type F curb and gutter, 10-foot shared use paths on both sides of the roadway, and a raised 22-foot median. The reduced median width did not require a design variation.

The primary design change in the horizontal alignment occurs at the first road curve near Laverne Street. The curve is being flattened from the PD&E recommended alignment to enhance safety for motorists. It would also improve access to the parcels on the south side of the roadway. Additionally, an existing conservation easement associated with the Rolls Landing Condominium property was avoided by limiting right-of-way (ROW) acquisition to the north side of Harborview Road in this location. Additional ROW is required throughout the corridor to raise the road profile due to the high-water table and account for sea-level rise in the design.

The proposed stormwater management pond site locations also changed. There were seven preferred pond locations in the PD&E Study; one pond site alternative for each of the six drainage basins, as well as one historic drainage basin pond to address floodplain storage. Following the pond siting analysis, a total of five pond sites have been selected. Two sites are the same as PD&E-identified ponds while the remaining three sites are new locations identified during the design phase of the project. Of these sites, Pond 1-2B uses remainders of parcels proposed for impact by mainline widening.

As a result of these design changes, additional ROW width is needed for the roadway mainline which varies along the corridor but on average, is approximately 133 feet, which requires approximately 53 feet of additional ROW. The FDOT is preparing a Design Change and ROW Authorization Re-evaluation for this project. This Contamination Technical Memorandum is being prepared to support this re-evaluation effort by documenting changes and providing updated information from previous reports: PD&E Contamination Technical Memorandum (for drainage sites) dated February 2018, PD&E Contamination Screening Evaluation Report (CSER) (for the mainline) dated October 2018, CSER (for drainage sites) dated September 2021, and the Contamination Technical Memorandum (for drainage sites and mainline) dated April 2023. Seven

drainage sites were evaluated in the February 2018 report. Five contamination sites were identified and evaluated in the October 2018 report. Fourteen drainage site alternatives were evaluated in the September 2021 report. Five previous contamination sites were re-evaluated, and three new contamination sites and one new drainage site were evaluated in the April 2023 report.

The purpose of this report is to support the design and engineering study by presenting the findings of a contamination screening evaluation. This report identifies and evaluates known or potential contamination sites within or adjacent to the study area that may affect implementation of the project. The report also presents recommendations for supplemental assessment, when necessary. The study was performed in general accordance with the FDOT PD&E Manual (July 1, 2023). The study area for the contamination screening was defined as the 2.3 miles of Harborview Road mainline corridor, five pond drainage sites, additional mainline ROW, and the search buffer up to ½ mile.

Based on the methodologies completed for this study, ten mainline contamination sites were evaluated and assigned risk ratings: 0 – High, 1 – Medium, 3 – Low, and 6 – No.

Based on the methodologies completed for this study, five drainage sites were evaluated and assigned risk ratings: 0 – High, 1 – Medium, 2 – Low, and 2 – No.

In accordance with the PD&E Manual, all sites rated Medium or High should be further evaluated through the completion of Level II testing. One site (Map ID 7– Former Groves) is assigned a risk rating of Medium. None were rated High. Level II testing is recommended given the proximity of the former groves to the Harborview Road ROW.

One drainage site (SMF 3) is assigned a risk rating of Medium. None were rated High. Level II testing is recommended given the proximity of the former groves within and adjoining the footprint of SMF 3.

## 2.0 Methodology

A contamination screening evaluation was conducted to identify contamination issues from properties or operations located within and near the project. This evaluation consisted of the following tasks:

- A Site Contamination Map (**Appendix A**) was generated to illustrate the locations of the contamination sites with respect to the study area. The study area is defined as Harborview Road ROW from Melbourne Street to I-75.
- Aerial photographs obtained from the Florida Department of Transportation, and the University of Florida Digital Collections Aerial Photography Collection were used to identify past potential contamination sites located within the project area. Aerial photographs dated 1975, 1985, 1995, 2005, 2014, 2021-2023 were reviewed and are provided in **Appendix B**.
- A regulatory file search was performed in October 2023 using the Florida Department of Environmental Protection's (FDEP) MapDirect and OCULUS databases to identify, facilities, or listings within the study area associated with documented or suspected petroleum or hazardous materials contamination. The study was performed in general accordance with the FDOT PD&E Manual (July 1, 2023) with search buffers of 500 feet and ½ mile. MapDirect is used as a preliminary screening tool to identify facilities that are registered with various county, state, and federal agencies. Documents were reviewed to determine if contamination impacts will affect the project area. The facilities identified within the study area are discussed in **Section 3.0**.
- A site reconnaissance was performed on October 16, 2023, to identify new and/or undocumented contamination sites, and to verify locations of documented contamination sites. Select photographs are provided in **Appendix C**.
- Information found on the Charlotte County Property Appraiser database was reviewed for suspect contamination sites where other resources may not have provided ample information for a particular site; or to determine addresses, parcel boundaries, and other pertinent information.
- Risk ratings were assigned for each contamination site after evaluating the findings produced by the previously mentioned methodologies. The rating system defined in the FDOT PD&E Manual is divided into four categories of risk which express the degree of concern for contamination problems. The four degrees of risk ratings are No, Low, Medium, and High and are defined as follows:

- No Risk Site: a review of available information on the property and a review of the conceptual or design plans indicates there is no potential contamination impact to the project. It is possible that contaminants have been handled on the property. However, findings indicate that contamination impacts are not expected.
- Low Risk Site: a review of available information indicates that past or current activities on the property have an ongoing contamination issue; the site has a hazardous waste generator identification number, or the site stores, handles, or manufactures hazardous materials. However, based on the review of conceptual or design plans and/or findings from the screening process, it is not likely that there would be any contamination impacts to the project.
- Medium Risk Site: after a review of conceptual or design plans and findings from a Level I evaluation, a potential contamination impact to the project has been identified. If there is insufficient information (such as regulatory records or site historical documents) to make a determination as to the potential for contamination impact, and there is reasonable suspicion that contamination may exist, the property should be rated at least as a “Medium.” Properties used historically as gasoline stations and which have not been evaluated or assessed by regulatory agencies, sites with abandoned in place underground petroleum storage tanks, or currently operating gasoline stations should receive this Rating.
- High Risk Site: after a review of all available information and conceptual or design plans, there is appropriate analytical data that shows contamination will substantially impact construction activities, have implications to right-of-way acquisition, or have other potential transfer of contamination related liability.

At the request of the FDOT District One, District Contamination Impact Coordinator (DCIC), all sites located within 500 feet of the ROW with open/active discharges (identified using state and/or federal regulatory databases) shall be assigned a risk rating of High or Medium since these sites have the potential to affect at least the permitting for the *National Pollutant Discharge Elimination System (NPDES) Generic Permit for Stormwater Discharges from Large and Small Construction Activities* dewatering activities.

### 3.0 Project Impacts

Based on the methodologies performed, ten contamination sites were identified within the study area which may impact the proposed improvements. Risk ratings are provided in **Table 1**. Risk ratings for the five drainage sites are provided in **Table 2**. The location of each contamination site is illustrated in **Appendix A**. Aerial photographs of the project area are included in **Appendix B**. Select site photographs taken during the site visit are available in **Appendix C**.

Table 1: Potential Contamination Sites – Mainline						
Map ID	Site Information	Source	Distance/Direction from Study Area	Contaminants of Concern	Risk Rating	Comments
1	<b>Marketing Arm International</b> 23395 Janice Avenue #16 Port charlotte, FL	2018 CSER 2023 Re-Evaluation Aerial photographs Site reconnaissance	Adjoining northwest of Harborview Road ROW	Pesticides	No	<p>This site was first identified in the October 2018 CSER and April 2023 Re-evaluation. This facility was identified in the Environmental Protection Agency (EPA) Enforcement and Compliance History Online (ECHO) database. This site was assigned a risk rating of No in both previous reports due to no reported discharges. During the April 2023 and October 2023 site reconnaissance, the site was observed as Marketing Arm Inc., a pesticide manufacturing and distribution business; and Charlotte Harbor Custom Upholstery. No contamination concerns were observed. No subsequent regulatory files were identified since the April 2023 Re-evaluation. Given the impervious, and semi-pervious surfaces, and lack of reported discharges, both of these sites are considered a low risk.</p> <p><b>Risk Rating:</b> Given the lack of reported contamination concerns, this site retains a risk rating of No.</p>
2	<b>Former Bailey’s Towing</b> 23400 Janice Avenue Port Charlotte, FL	2018 CSER 2023 Re-Evaluation Aerial photographs Site reconnaissance	320 feet northeast of Harborview Road ROW  ASTs 400 feet northwest Harborview Road ROW	Petroleum	No	<p>This site was first identified in the October 2018 CSER and April 2023 Re-evaluation. This facility was identified in the Environmental Protection Agency (EPA) Enforcement and Compliance History Online (ECHO) database. This site was assigned a risk rating of No in both previous reports due to no reported discharges. During the April 2023 site reconnaissance, the site was observed as a Road Ranger station with some parked vehicles and heavy machinery approximately 320 feet from Harborview Road ROW.</p> <p>No subsequent regulatory files were identified since the April 2023 Re-evaluation. During the October 2023 site reconnaissance, this site was observed as a Road Ranger station. Two Aboveground Storage Tanks (ASTs), one gasoline and one diesel were observed 400 feet northwest of Harborview ROW (tank sizes were estimated in the range of 500-gallons). No petroleum storage related regulatory files were found regarding the two ASTs. Tanks below a volume of 550-gallons are not required to be regulated with the FDEP. Contamination impacts from the two AST’s are not anticipated given the lack of a reported discharge and separation distance.</p> <p><b>Risk Rating:</b> Given the separation distance, and the lack of reported contamination concerns, no change is recommended to the risk rating. Therefore, the risk rating remains No.</p>
3	<b>Charleston Cay Apartments</b> 23450 Charleston Circle Port Charlotte, FL	2018 CSER 2023 Re-Evaluation Aerial photographs Site reconnaissance	Adjoining north of Harborview Road ROW	N/A	No	<p>This site was first identified in the October 2018 CSER and April 2023 Re-evaluation. This facility was identified in the Environmental Protection Agency (EPA) Enforcement and Compliance History Online (ECHO) database. This site was assigned a risk rating of No in both previous reports due to no reported discharges associated with this facility. During the April 2023 and October 2023 site reconnaissance, the site was observed as an apartment complex. No contamination concerns were observed. No subsequent regulatory files were identified since the April 2023 Re-evaluation.</p> <p><b>Risk Rating:</b> Given the lack of reported contamination concerns, this site retains a risk rating of No.</p>
4	<b>Bethanie 7<sup>th</sup> Day Adventist Church</b> 24300 Harborview Road Port Charlotte, FL	2018 CSER 2023 Re-Evaluation Aerial photographs Site reconnaissance	Adjoining north of Harborview Road ROW	N/A	No	<p>This site was first identified in the October 2018 CSER and April 2023 Re-evaluation. This facility was identified in the Environmental Protection Agency (EPA) Enforcement and Compliance History Online (ECHO) database due to a National Pollutant Discharge Elimination System (NPDES) permit. This permit was likely needed for dewatering during the construction of the church. This site was assigned a risk rating of No in both previous reports due to no reported discharges associated with this facility. During the site April 2023 and October 2023 site reconnaissance, the site was observed as Bethanie 7<sup>th</sup> Day Adventist Church. No contamination concerns were observed. No subsequent regulatory files were identified since the April 2023 Re-evaluation.</p> <p><b>Risk Rating:</b> Given the lack of reported contamination concerns, this site retains a risk rating of No.</p>

**Table 1: Potential Contamination Sites – Mainline**

Map ID	Site Information	Source	Distance/Direction from Study Area	Contaminants of Concern	Risk Rating	Comments
5	<b>Charlotte County East Port Environmental Campus/Charlotte County Pest Management</b> 25550 Harborview Road, Suite #2 Port Charlotte, FL	2018 CSER 2023 Re-Evaluation Aerial photographs Site reconnaissance	650 feet north of Harborview Road ROW	N/A	No	Although this site is actually 650 feet north of the Harborview Road ROW, the parcel is adjoining the ROW. This site was first identified in the October 2018 CSER and April 2023 Re-evaluation. This site was assigned a risk rating of No in both previous reports due to no reported discharges associated with this facility. During the April 2023 and October 2023 site reconnaissance, the site was observed as Charlotte County Pest Management/Utilities Department. The facility was vacant due to exterior damage caused by Hurricane Ian. Inspection of the site was not possible due to a security gate. Roadway signage outside indicated this facility was closed. No subsequent regulatory files were identified since the April 2023 Re-evaluation.  <b>Risk Rating:</b> Given the lack of reported contamination concerns, this site retains a risk rating of No.
6	<b>Former Raulerson Yard Trash Compost Site</b> Rowland Drive Punta Gorda, FL Facility ID: 72563, 72909	2023 Re-Evaluation MapDirect Aerial photographs Site reconnaissance	570 feet north of Harborview Road ROW	Petroleum Hazardous waste	Low	This site was first identified in the April 2023 Re-evaluation and was assigned a risk rating of Low due to a lack of reported soil or groundwater contamination. This site is located 570 feet north of the Harborview Road ROW and had a petroleum ASTs removed in 1993. During the April 2023 and October 2023 site reconnaissance, this site was observed as a residential home with a few smaller structures used for storage. The area of the former Yard Trash Compost site is a series of medium sized mounds covered with grass and light vegetation approximately 570 feet north of the Harborview Road ROW. No contamination concerns were observed on-site. No subsequent regulatory files were identified since the April 2023 Re-evaluation.  <b>Risk Rating:</b> Given a separation distance of 570 feet north, and no reports of hazardous waste or petroleum-related contamination at this facility, this site retains a risk rating of Low.
7	<b>Former Groves</b>	2021 CSER 2023 Re-Evaluation Aerial photographs Site reconnaissance	Adjoining north	Herbicides Pesticides	Medium	This site was first identified in the September 2021 CSER (Ponds) and April 2023 Re-evaluation by aerial photograph review. The 2021 Drainage report assigned a risk rating of <b>Medium</b> due to the existence of former groves within the footprint of Pond 3C ( <b>Appendix B</b> ) (now called SMF 3). The 2023 Re-evaluation assigned a risk rating of Low due to no evidence of source areas such as structures/pole barns, ASTs, heavy machinery or irrigation pumps found within the study area. During the April 2023 and October 2023 site reconnaissance, this site was observed as a grassy undeveloped field. No regulatory reports were found. During the October 2023 site reconnaissance, this site was observed as a grassy undeveloped field. No contamination concerns were observed.  <b>Risk Rating:</b> Given the historical land use as groves adjoining the ROW, the assigned risk rating of Low has been changed to <b>Medium</b> .
8	<b>Clune's Autobody Inc./Dr. D's Auto &amp; Marine Repair</b> 23415 Janice Avenue Punta Gorda, FL	2023 Re-Evaluation MapDirect Aerial photographs Site reconnaissance	Adjoining north of Harborview Road ROW  Hydraulic lifts adjacent 120 feet north	Petroleum	Low	This site was first identified in the April 2023 Re-evaluation and was assigned a risk rating of Low due to a lack of reported contamination concerns. During the April 2023 and October 2023 site reconnaissance, this site was observed as Clunes Autobody, Inc. Hydraulic lifts were observed inside the autobody shop approximately 120 feet north of Harborview Road ROW. No subsequent regulatory files were identified since the April 2023 Re-evaluation.  <b>Risk Rating:</b> Given the lack of reported contamination concerns, and a separation distance of 120 feet of the hydraulic lifts from the Harborview Road ROW, this site retains a risk rating of Low.
9	<b>Charlotte Harbor Driving Range</b> 23411 Harborview Road Port Charlotte, FL 33980	Site reconnaissance Aerial Photographs	Adjoining south	Arsenic Pesticides Herbicides	Low	This facility was identified during the October 2023 site reconnaissance as a golf driving range. Typically, hazardous substances such as pesticides, and herbicides are stored, mixed, and loaded at/near the maintenance facility, and applied to grassy areas at these facilities. Aerial photographs depict the maintenance and mix/load areas over 100 feet south of the ROW. No petroleum storage tanks were noted. No regulatory files were found.  <b>Risk Rating:</b> Given the separation distance and lack of reported contamination, this facility is assigned a risk rating of Low.
10	<b>Former Groves</b>	Aerial photographs	200 feet north	Arsenic Herbicides Pesticides	No	This site was depicted 200 feet north of the Harborview Road ROW from 1975 to 1985. The groves appeared abandoned in 1985 and were redeveloped as residences between 1995 and 2005. No regulatory reports were found.  <b>Risk Rating:</b> Given the separation distance, this site is assigned a risk rating of No.



**Table 2: Potential Contamination Sites – Drainage**

Drainage Site Name	Contaminants of Concern	Risk Rating	Comments
SMF 1-2B	Herbicides Pesticides	Low	<p>This drainage site was first evaluated in the April 2023 Re-evaluation as SMF 1-2 and was assigned a risk rating of No due to the lack of reported contamination concerns. Aerial Photographs (<b>Appendix B</b>) depict this drainage site as a grassy field in the central and western parcels, and two structures located on the eastern parcel in 1975. Two more residences were added in the central and western parcels in 1985. Little to no changes were depicted from 1985 to 2023. Offsite, groves are depicted adjoining north from 1975 to 1985. The groves appeared abandoned in 1985 and were redeveloped as residences between 1995 and 2005. Potential residual soil impacts were mitigated with mixing and blending of soils during redevelopment activities. Little to no changes were observed from 2006 to 2023. During the April 2023 and October 2023 site reconnaissance, SMF 1-2 was observed as three residences. The eastern parcel also includes a garage/guest house. No contamination concerns were observed. No regulatory information was found.</p> <p><b>Risk Rating:</b> Given the offsite adjoining north former groves, the assigned risk rating of No has been changed Low.</p>
SMF 1-2D	Herbicides Pesticides	Low	<p>This drainage site was first identified in the Contamination Technical Memorandum (Ponds) dated February 2018 as Pond 2, and in the September 2021 CSER (Drainage) as Pond 2B. Both reports assigned this drainage site a risk rating of No due to the drainage site’s undeveloped status as woods/grassy fields, and the lack of reported contamination concerns. Aerial photographs (<b>Appendix B</b>) depict this drainage site as woods and grassy field from 2022 to 2023. Offsite adjoining east, groves were depicted from 1975 to 1985. The groves were redeveloped as residences between 1995 and 2005. Potential residual soil impacts were mitigated with mixing and blending of soils during redevelopment activities. During the April 2023 and October 2023 site reconnaissance, Pond 2B/SMF 1-2D was observed as woods and a grassy field. No contamination concerns were observed. No regulatory information was found.</p> <p><b>Risk Rating:</b> Given the offsite adjoining east historical land use as groves, the assigned risk rating of No has been changed Low.</p>
SMF 3	Herbicides Pesticides Petroleum Solid Waste	Medium	<p>This drainage site was first identified in the September 2021 CSER (Drainage) as Pond 3C and was assigned a risk rating of <b>Medium</b> due to the former groves located within this drainage site from 1975 to 2005. Aerial photographs (<b>Appendix B</b>) depict this site as an open field from 2022 to 2023. No likely sources of concentrated contamination concerns such as pole barns, irrigation pumps, or machinery were observed during aerial photograph review. During the September 2021 and October 2023 site reconnaissance, this drainage site was observed as an open field. No regulatory information was identified.</p> <p>One contamination site identified as <b>MAP ID 7 – Former Groves</b> is located within SMF 3. Contamination impacts regarding <b>Map ID 7</b> are anticipated.</p> <p>The nearest offsite contamination concern is <b>Map ID 6 - Former Raulerson Yard Trash Compost Site</b>, Rowland Drive Punta Gorda (Facility ID: 72563, 72909), located 450 feet north of SMF 3. This site was first identified in the September 2021 CSER (Drainage), and the April 2023 Re-evaluation. No subsequent regulatory files were found after the April 2023 Re-evaluation. Contamination impacts are not anticipated.</p> <p><b>Risk Rating:</b> Given the historic land use of groves within SMF 3, this site retains a risk rating of <b>Medium</b>.</p>
SMF 4	N/A	No	<p>This drainage site was first identified in the September 2021 CSER (Drainage) as Pond 4B and was assigned a risk rating of No. A risk rating of No was assigned due to the lack of reported contamination concerns, and the undeveloped status of Pond 4B. Aerial photographs (<b>Appendix B</b>) depict woods from 2022 to 2023. During the September 2021 and October 2023 site reconnaissance, Pond 4B was observed as woods. No contamination concerns were observed. No regulatory information was identified for SMF 4.</p> <p><b>Risk Rating:</b> Given the lack of reported contamination concerns, this site retains a risk rating of No.</p>
SMF 5-6	N/A	No	<p>This drainage site was first identified in the February 2018 Contamination Technical Memorandum as Pond 5, and the September 2021 CSER (Ponds) as Pond 5C. Both previous drainage reports assigned a risk rating of No. A risk rating of No was assigned due to the lack of reported contamination concerns, and the undeveloped status of Pond 5/Pond 5C. Aerial photographs (<b>Appendix B</b>) depict woods and a trail from 2022 to 2023. During the September 2021 and October 2023 site reconnaissance, Pond 5C was observed as woods. Inspection of the drainage site in October 2023 was not possible due to a security gate. No regulatory files were found, and no contamination concerns were observed.</p> <p><b>Risk Rating:</b> Given the lack of reported contamination concerns, this site retains a risk rating of No.</p>

## 4.0 Conclusions and Recommendations

Based on the results of this contamination screening evaluation, risk ratings were assigned in accordance with the FDOT contamination rating system. A summary of the assigned risk ratings for mainline contamination sites is provided below:

<b>Table 3: Risk Rating Summary – Mainline Sites</b>	
<b>Risk Rating</b>	<b>Number of sites</b>
<b>No</b>	6
<b>Low</b>	3
<b>Medium</b>	1
<b>High</b>	0

A summary of the assigned risk ratings for drainage sites is provided below:

<b>Table 4: Risk Rating Summary – Drainage Sites</b>	
<b>Risk Rating</b>	<b>Number of sites</b>
<b>No</b>	2
<b>Low</b>	2
<b>Medium</b>	1
<b>High</b>	0

Based on the conclusions of this study and the risk ratings noted above, the following recommendations are made:

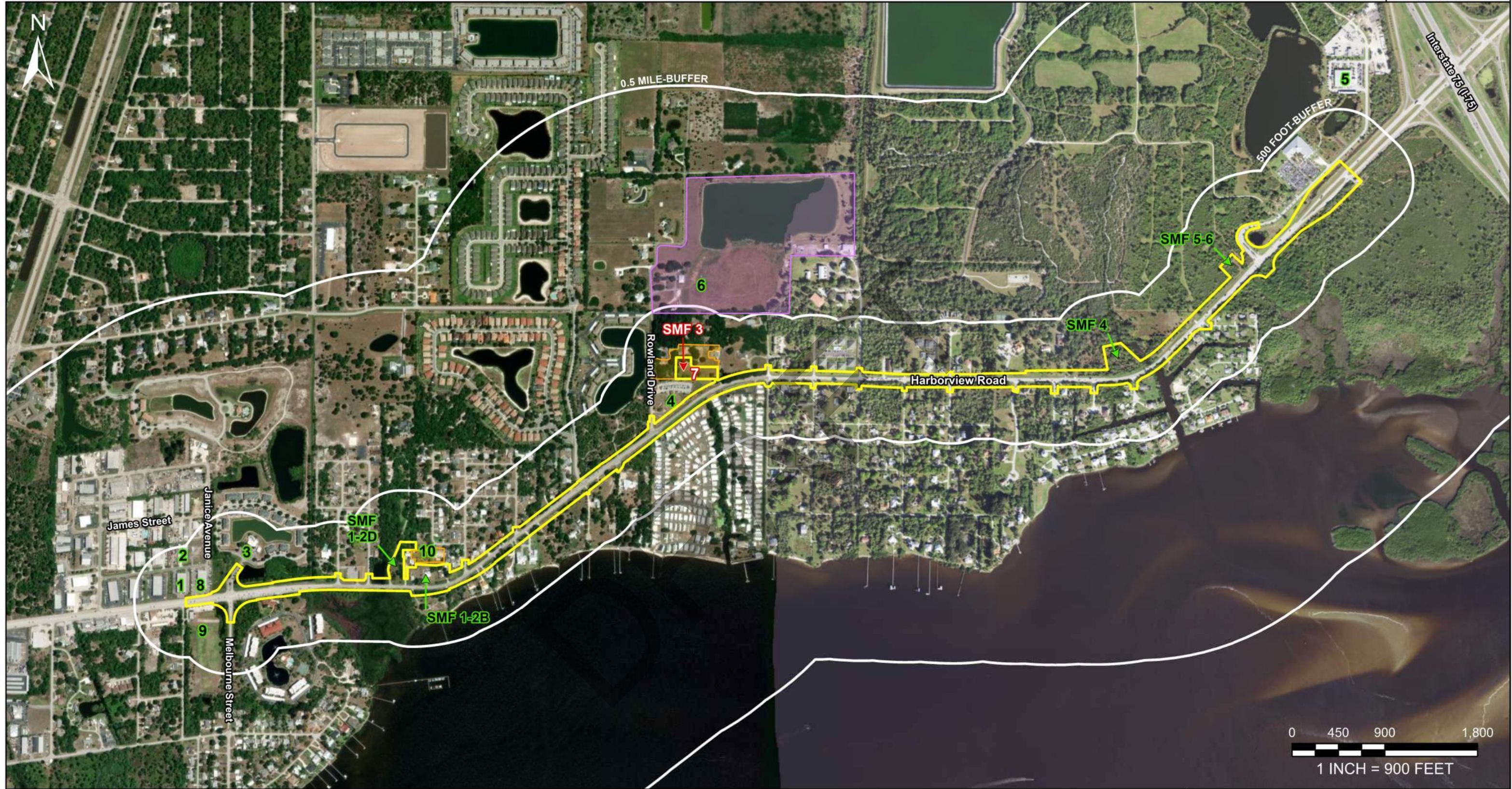
- Additional information may become available or site-specific conditions may change from the time this report was prepared and should be considered prior to acquiring ROW and/or proceeding with roadway construction. Contamination reports older than one year should be updated with current information. If the design is altered or changed in any way, this report should be reviewed and modified, as necessary.
- For the locations rated No or Low for contamination, no further action is required. These locations have been determined not to have any contamination risk to the study area at this time.
- One site (Map ID 7 – Former Groves) is assigned a risk rating of Medium. Level II testing is recommended given the potential for contamination impacts related to the use of pesticides and herbicides. The Former Groves appear to be adjoining north of the Harborview Road mainline and therefore Level II testing is warranted. Laboratory analysis of soil samples may include one or more of the following: arsenic by EPA Method 6010, Organochlorine Pesticides by EPA Method 8081, Organophosphorus Pesticides by EPA Method 8141, and Chlorinated Herbicides by EPA Method 8151. If impacts from this site are identified during Level II testing, Level III support activities such as source removal

and/or dewatering may be required during construction. Level II testing costs are estimated at \$2,000 to \$10,000 per site.

- One drainage site identified as SMF 3 is assigned a risk rating of Medium. Level II testing is recommended given the potential for contamination impacts related to the use of pesticides and herbicides. The Former Groves appear to be within and adjoining the SMF 3 drainage site footprint and therefore Level II testing is warranted. Laboratory analysis of soil samples may include one or more of the following: arsenic by EPA Method 6010, Organochlorine Pesticides by EPA Method 8081, Organophosphorus Pesticides by EPA Method 8141, and Chlorinated Herbicides by EPA Method 8151. If impacts from this site are identified during Level II testing, Level III support activities such as source removal and/or dewatering may be required during construction. Level II testing costs are estimated at \$2,000 to \$10,000 per site.
- Once final design plans are available, additional review is recommended in consideration of dewatering operations that may be necessary under the *National Pollutant Discharge Elimination System Generic Permit for Stormwater Discharges from Large and Small Construction Activities*. Verification testing may be warranted for contamination issues within 500 feet of the dewatering area. If Level III support is needed for National Pollution Discharge Elimination System permitting and treatment, costs can reach up to \$100,000 per site.
- During construction, for areas of contamination not identified in this report, if abnormal conditions are encountered or exposed indicating the presence of contaminated materials, cease operations immediately and notify the Engineer, and the County's designated representative. The presence of tanks or barrels; discolored earth, metal, wood, ground water, etc.; visible fumes; abnormal odors; excessively hot earth; smoke; or other conditions that appear abnormal may indicate the presence of contaminated materials and must be treated with extreme caution. These unidentified contamination areas should be managed in accordance with FDOT Specification 120-1.2, Unidentified Areas of Contamination.

**APPENDIX A – CONTAMINATION SITE MAP**

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# Contamination Site Map

Harborview Road from Melbourne Street to I-75

Charlotte County, Florida  
 FPID No. 434965-2-32-01  
 Tierra Project No.: 6511-19-261E



University of South Florida, FDEP, Esri, HERE, Garmin, SafeGraph, FAO, METI/NASA, USGS, EPA, NPS, State of Florida, Maxar

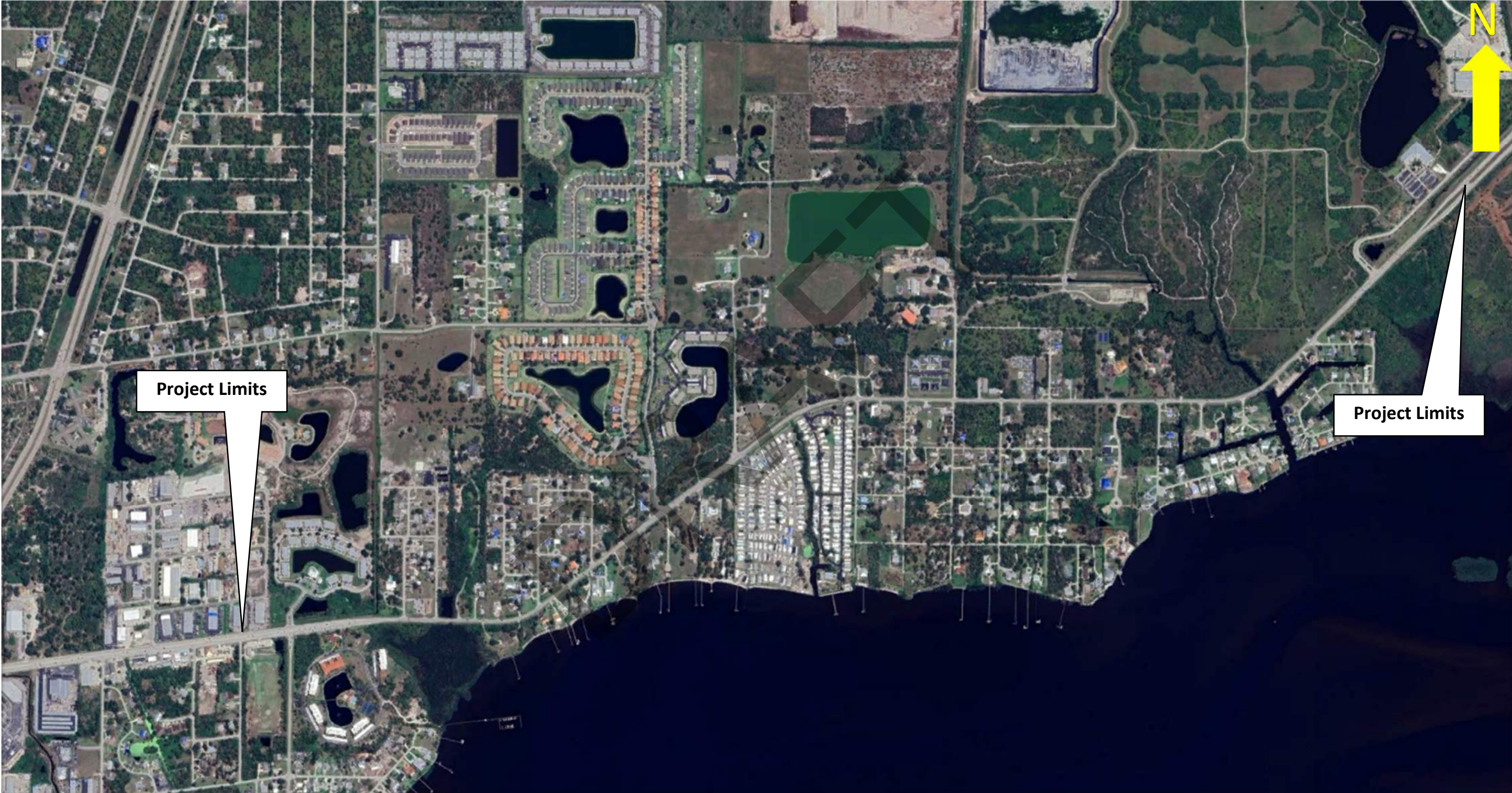
## LEGEND

- MAINLINE CORRIDOR
- SITE NO.** NO/LOW RATED SITES
- SITE NO.** MEDIUM/HIGH RATED SITES
- FORMER GROVES
- FORMER RAULERSON YARD TRASH COMPOST SITE

**APPENDIX B – AERIAL PHOTOGRAPHS**

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2023 AERIAL PHOTOGRAPH



2022 AERIAL PHOTOGRAPH

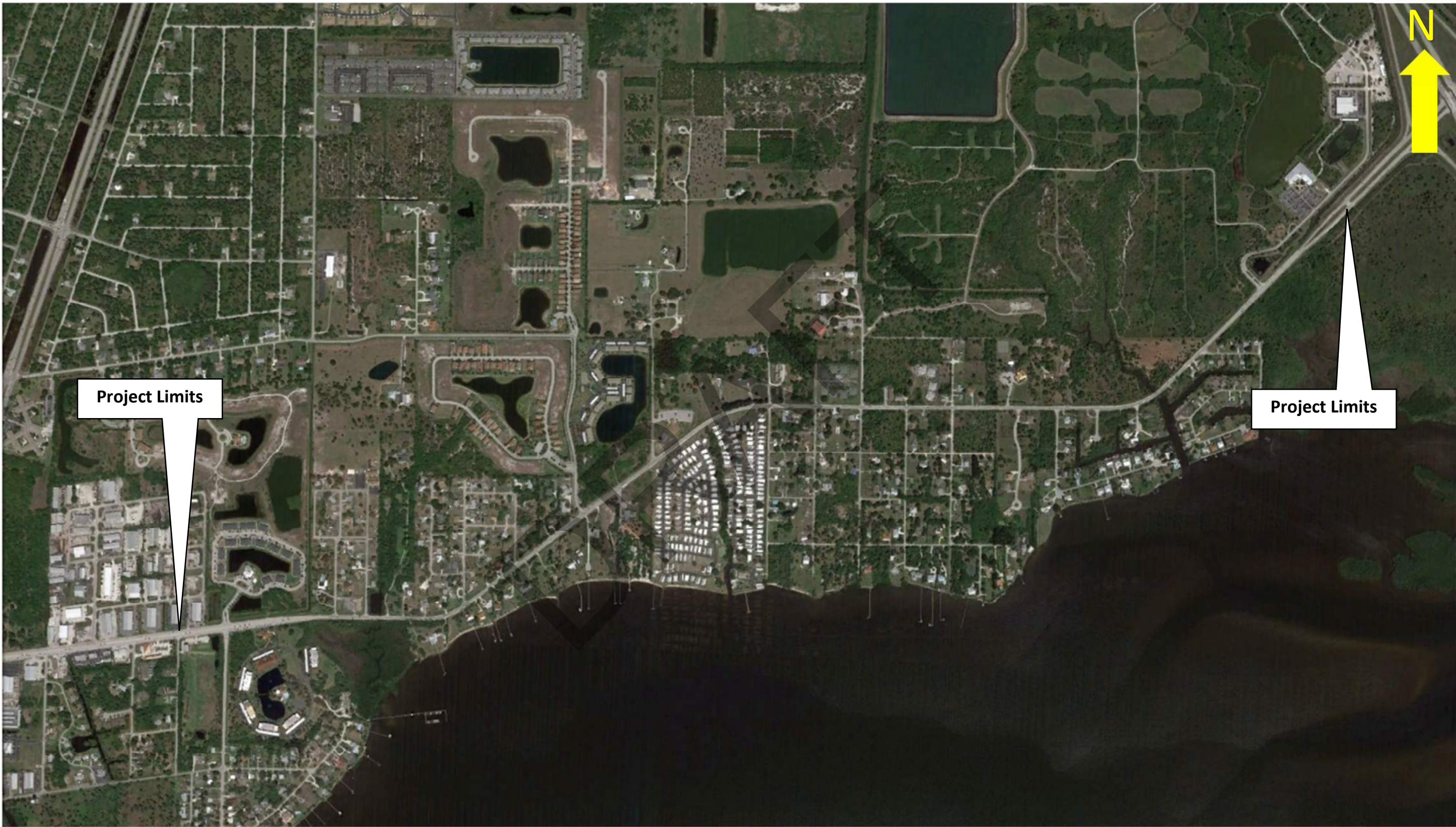




2021 AERIAL PHOTOGRAPH



2014 AERIAL PHOTOGRAPH



2005 AERIAL PHOTOGRAPH



1995 AERIAL PHOTOGRAPH



1985 AERIAL PHOTOGRAPH



1975 AERIAL PHOTOGRAPH

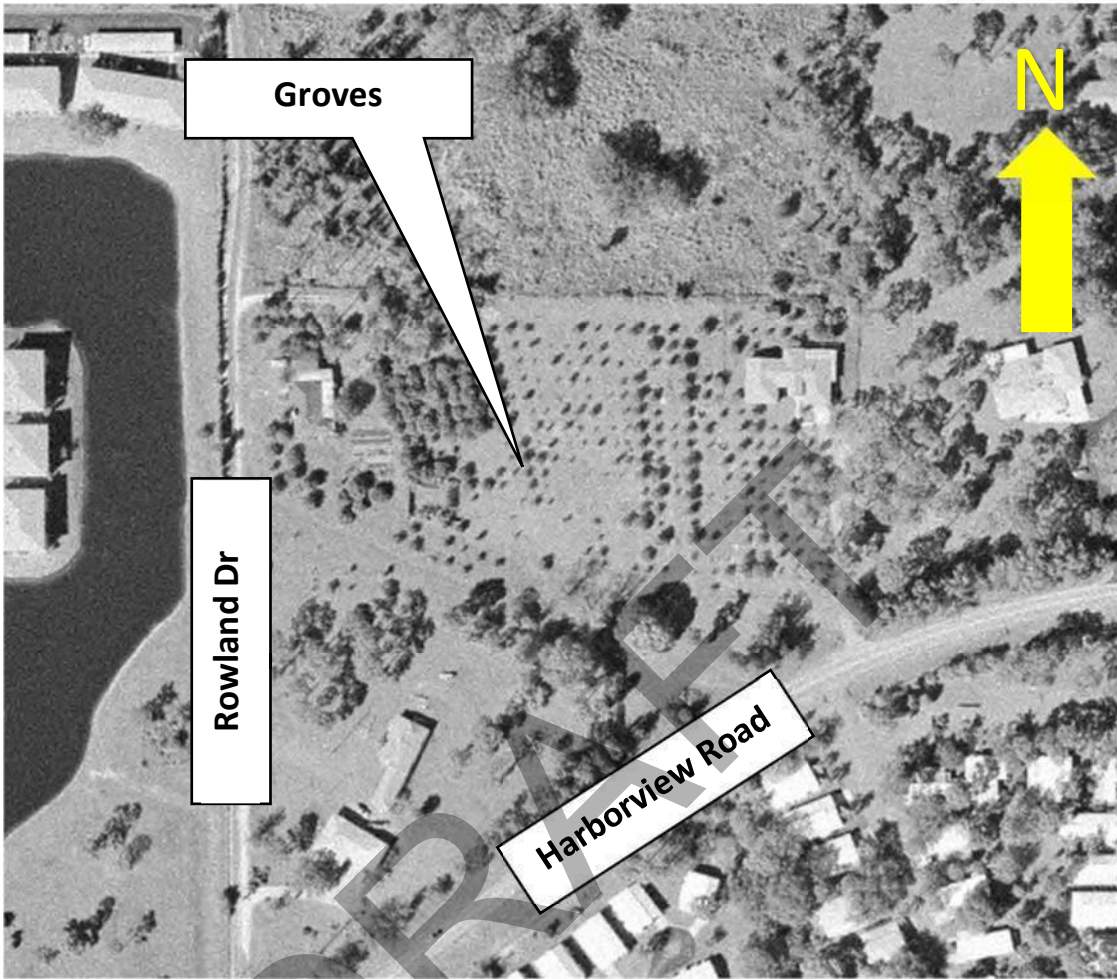


Project Limits

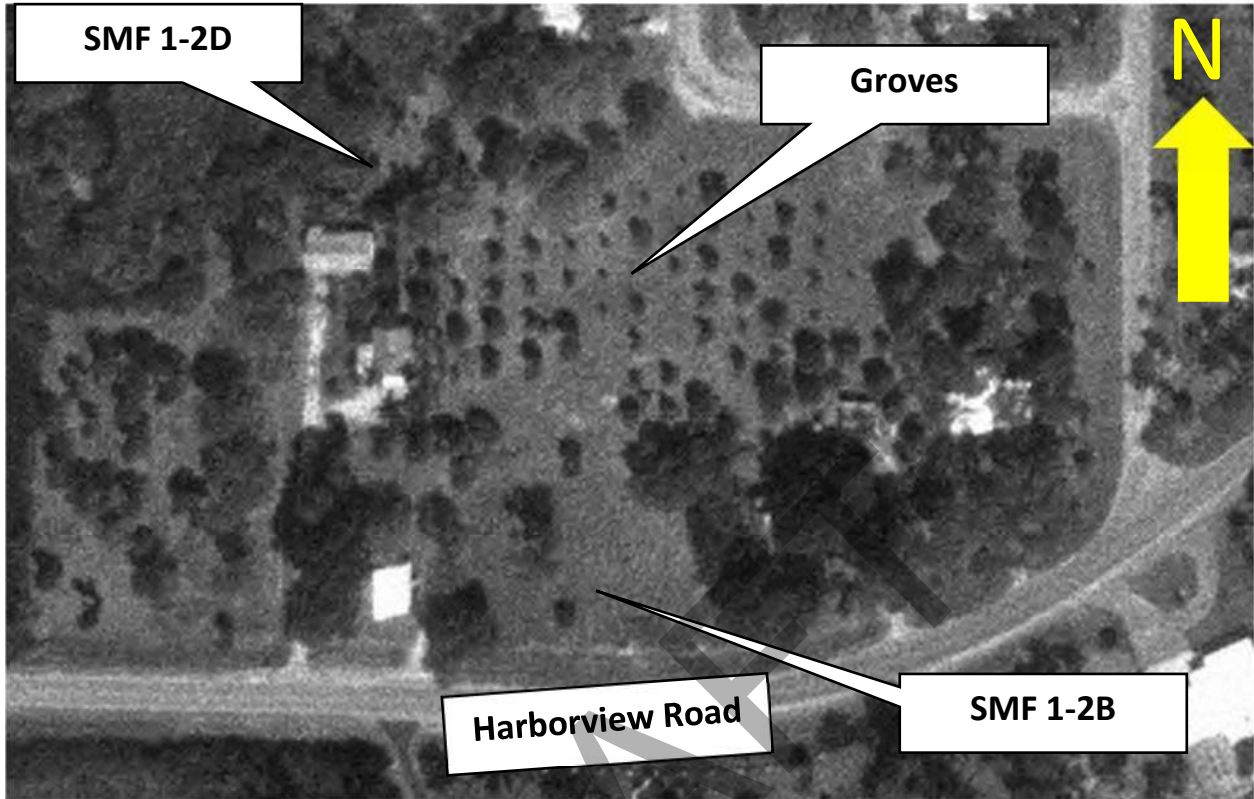
Project Limits

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**SITE 7 – FORMER GROVES  
1995 AERIAL PHOTOGRAPH**



**SITE 10 – FORMER GROVES  
1975 AERIAL PHOTOGRAPH**





**APPENDIX C – SITE PHOTOGRAPHS**

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### Site Photographs – Mainline



Site 1 – Marketing Arm International  
Janice Avenue looking southeast



Site 1 – Marketing Arm International  
Janice Avenue looking south



Site 2 – Former Bailey’s Towing  
Janice Avenue looking northwest



Site 2 – Former Bailey’s Towing  
Two petroleum ASTs and drums miscellaneous use



Site 3 – Charleston Cay Apartments  
Harborview Road looking east



Site 4 – Bethanie 7<sup>th</sup> Day Adventist Church  
Harborview Road looking northeast



Site 5 – Charlotte County East Port Environmental Campus/Charlotte County Pest Management Harborview road looking northwest



Site 6 – Former Raulerson Yard Trash Compost Site Rowland Drive looking east



Site 6 – Former Raulerson Yard Trash Compost Site  
Rowland Drive looking east



Site 6 – Former Raulerson Yard Trash Compost Site  
Area of former AST looking southeast



Site 7 – Former Groves  
Harborview Road looking west



Site 7 – Former Groves  
Harborview Road looking south



Site 8 – Clune’s Autobody Inc/Dr. D’s Auto & Marine Repair  
North end of Harborview Road and Melbourne Street intersection



Site 8 – Clune’s Autobody Inc/Dr. D’s Auto & Marine Repair  
North end of Harborview Road and Melbourne Street intersection





Site 9 – Allied Recycling Port Charlotte  
James Street looking west



Site 9 – Allied Recycling Port Charlotte  
James Street looking west



Eastern project boundary  
Harborview Road looking southwest



Eastern project boundary  
Harborview Road looking northeast



Near the eastern project boundary  
Harborview Road looking southwest



Near the eastern project boundary  
Harborview Road looking northwest



Near the eastern project boundary  
Harborview Road looking west



Near the eastern project boundary  
Harborview Road looking east



Near the center of the project  
Harborview Road looking northeast



Near the center of the project  
Harborview Road looking southwest



Near the western project boundary  
Harborview Road looking southwest



Near the western project boundary  
Harborview Road looking northeast



Western project boundary  
Harborview Road looking east



Western project boundary  
Harborview Road looking west

### Site Photographs – Drainage Sites



SMF 1-2B  
Looking northwest



SMF 1-2B  
Looking east





SMF 1-2D  
Looking northwest



SMF 3  
Looking west



SMF 4  
Looking northeast



SMF 5-6  
Looking northwest

CONTAMINATION TECHNICAL MEMORANDUM

Florida Department of Transportation

District One

Harborview Road PD&E Re-evaluation

Limits of Project: From Melbourne Street to I-75

Charlotte County, Florida

Financial Management Number: 434965-2-32-01

ETDM Number: 5351

Date: April 2023

The environmental review, consultation, and other actions required by applicable federal environmental laws for this project are being, or have been, carried out by the Florida Department of Transportation (FDOT) pursuant to 23 U.S.C. § 327 and a Memorandum of Understanding dated May 26, 2022 and executed by the Federal Highway Administration and FDOT.

# Memo



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To: Jay Winter, P.E.  
Scalar Consulting Group, Inc.

April 21, 2023

From: Michael Bair, ASP, LEP  
Chief Scientist  
Tierra

---

Re: Contamination Technical Memorandum - PD&E Re-evaluation

---

For: Harborview Road (CR 776) from Melbourne Street to I-75  
Charlotte County, Florida  
FPID: 434965-2-32-01  
Tierra Project No.: 6511-19-261E

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This Contamination Technical Memorandum (Tech Memo) provides an update to the Project Development and Environment (PD&E) phase Contamination Screening Evaluation Report (CSER) issued in October 2018. This update was necessary due to the following:

- Age of the original CSER (October 2018),
- Design changes to the PD&E typical section which resulted in the need for approximately 45 feet of additional right-of-way (ROW) along the south side of the roadway, and
- Design changes to pond site locations which resulted in one additional storm water management facility (SMF 1-2) that was not evaluated during the PD&E.

The project limits for this re-evaluation are consistent with the PD&E phase. The methodology employed for this contamination re-evaluation included the following tasks:

- Determine contamination sites located within the project area by reviewing the PD&E CSER from October 2018,
- Conduct a site visit to identify new and/or undocumented contamination sites, and to verify locations of documented contamination sites,
- Conduct supplemental desktop research using the Environmental Database Management (EDM) report and Florida Department of Environmental Protection's (FDEP's) MapDirect database for each identified contamination site for updated information since publication of the original PD&E CSER,
- Review contamination information for new pond location SMF 1-2 and provide a risk rating,
- Adjust risk ratings, as necessary, based on updated contamination information and proposed changes to roadway alignment, and
- Review EDM report and conduct supplemental desktop search for any new contamination sites using FDEP's MapDirect database and provide appropriate risk ratings.

The original PD&E CSER documented five potential contamination sites. Three additional sites and one pond were identified during this re-evaluation. Risk ratings for these nine sites/ponds are provided below. Each site is illustrated on Sheet No. 1, **Appendix A**.

PD&E Site No.	Site Name	PD&E Risk Rating	Re-evaluation Risk Rating	Comments
1	<b>Marketing Arm International</b> 23395 Janice Ave., #16	No	No	The PD&E CSER notes that no discharges have been reported at this site. This site was not identified in EDM's search of regulatory databases. No new discharges have been reported since 2018. No subsequent regulatory information was identified. During the site reconnaissance, the site was observed as Marketing Arm Inc. and Charlotte Harbor Custom Upholstery. Given the lack of contamination concerns, no change is recommended to the risk rating and therefore it remains No.
2	<b>Former Bailey's Towing</b> 23400 Janice Ave., Port Charlotte	No	No	The PD&E CSER notes that no releases have been reported at this site. No new discharges have been reported since 2018. No updated regulatory information was identified. During the site reconnaissance, the site was observed as a Road Ranger station with some parked vehicles and heavy machinery approximately 320 feet from Harborview Road ROW. No change is recommended to the risk rating. Therefore, the risk rating remains No.
3	<b>Charleston Cay Apartments</b> NE of intersection of Melbourne Street and Harborview Road	No	No	The PD&E CSER notes that no releases have been reported at this site. No new discharges have been reported since 2018. No updated regulatory information was identified. During the site reconnaissance, the site was observed as an apartment complex. No change is recommended to the risk rating. Therefore, the risk rating remains No.
4	<b>Bethanie 7<sup>th</sup> Day Adventist Church</b> 24300 Harborview Road	No	No	The PD&E CSER notes that no releases have been reported at this site. No new discharges have been reported since 2018. No updated regulatory information was identified. During the site reconnaissance, the site was observed as Bethanie 7 <sup>th</sup> Day Adventist Church. No change is recommended to the risk rating. Therefore, the risk rating remains No.
5	<b>Charlotte County Pest Management</b> 25550 Harborview Road, Suite 2	No	No	The PD&E CSER notes that no releases have been reported at this site. No new discharges have been reported since 2018. The FDEP's Storage Tanks & Contamination Monitoring database lists one 10,000-gallon pesticide underground storage tank (UST) and one 750-gallon diesel aboveground storage tank (AST) in use at this facility. The 10,000-gallon pesticide UST is listed as Non-regulated/ <i>de minimis</i> . The 750-gallon diesel AST has an active status and is listed for emergency generator use. Files in the FDEP OCULUS database ( <b>Appendix B</b> ) include a Routine Storage Tank Inspection Form dated September 12, 2022 that found the site "In Compliance" with no discharges reported. During the site reconnaissance, the site was observed as Charlotte County Pest Management/Utilities Department. The facility was vacant due to exterior damage caused by Hurricane Ian. Inspection of the site was not possible due to a security gate. Given a lack of a reported discharge and recent documentation finding the facility "In Compliance," no change is recommended to the risk rating and therefore it remains No.

PD&E Site No.	Site Name	PD&E Risk Rating	Re-evaluation Risk Rating	Comments
6*	<b>Former Raulerson Yard Trash Compost Site</b> Rowland Drive Punta Gorda Facility ID: 72563, 72909	N/A	Low	This site was not previously identified in the recent PD&E CSER dated October 2018 due to its approximate location exceeding the 1/8 <sup>th</sup> mile search distance agreed in the scope of work. The closest property boundary of this facility is located approximately 460 feet north of the project area. The Environmental Data Management (EDM) report ( <b>Appendix C</b> ) identified this site as Map ID 1. For this report, this site will be identified as Site 6. According to EDM's report, this site was formerly registered as a yard trash disposal facility and a Construction and Demolition Debris disposal site. FDEP OCULUS files ( <b>Appendix B</b> ) include a Storage Tank Inspection Form dated March 22, 1993 that states two 4,000-gallon ASTs (one unleaded gasoline, one fuel oil) were removed from the site in February 1993. No solid waste or petroleum-related contamination concerns have been reported. During the site reconnaissance, this site was observed as a residential home with a few smaller structures used for storage. The area of the former Yard Trash Compost site is a series of medium sized mounds covered with grass and light vegetation approximately 510 feet north of the project area. No sources of contamination were observed on-site. No regulatory files were provided after 1999. Given the approximate location of the former facility 460 feet north from the nearest project area, and no reports of solid waste or petroleum-related contamination, this site was assigned a risk rating of Low.
7*	<b>Former Groves</b>	N/A	Low	This site was not previously identified in the PD&E CSER dated October 2018. Review of the FDOT's aerial photographs from 1975 to 1995 ( <b>Appendix D</b> ) depict groves adjoining the ROW. The location of the former groves was interpreted from the historical aerial photographs and estimated on Sheet No. 1 ( <b>Appendix A</b> ). Groves were not identified in the regulatory report since they are not regulated. Although grove cultivation in itself does not confirm the presence of contamination, many of the activities associated with grove cultivation can result in hazardous materials or petroleum product contamination of the soil and/or groundwater. These activities include vehicle/equipment maintenance and fueling, pesticide, herbicide and fertilizer formulation and application, and freeze prevention via grove heaters. The maintenance of grove vehicles including tractors, harvesting equipment, pesticide sprayers, and motors used in the groves for pumping water or powering grove blowers was commonly performed near a central barn or storage area. In times prior to the current level of environmental awareness, the maintenance of equipment commonly involved draining oil, transmission fluid, or fuel directly onto the ground. No mix/load areas, diesel powered irrigation pumps, central grove barns, or storage areas were observed on-site or during historical aerial review. During the site reconnaissance, this site was observed as a grassy field. This site was assigned a risk rating of Low.
8*	<b>Clune's Auto Body Inc/Dr. D's Auto &amp; Marine Repair</b> 23415 Janice Avenue Punta Gorda	N/A	Low	This site was not previously identified in the PD&E CSER dated October 2018. This site is adjoining Harborview ROW along the western project boundary. According to information found on the FDEP MapDirect database, the site is registered as a Conditionally Exempt Small Quantity Generator of hazardous waste. No discharges have been reported. During the site reconnaissance, this site was observed as Clunes Autobody, Inc. Hydraulic lifts were observed inside the autobody shop approximately 120 feet north of Harborview ROW. No regulatory information was provided after 2010. This site was assigned a risk rating of Low.
*	<b>SMF 1-2</b>	N/A	No	SMF 1-2 was not previously identified in the PD&E CSER dated October 2018. No regulatory information was identified for SMF 1-2. During the site reconnaissance, SMF 1-2 was observed as three residential homes. No contamination concerns were observed. Given a lack of contamination concerns associated with SMF 1-2, it was assigned a risk rating of No.

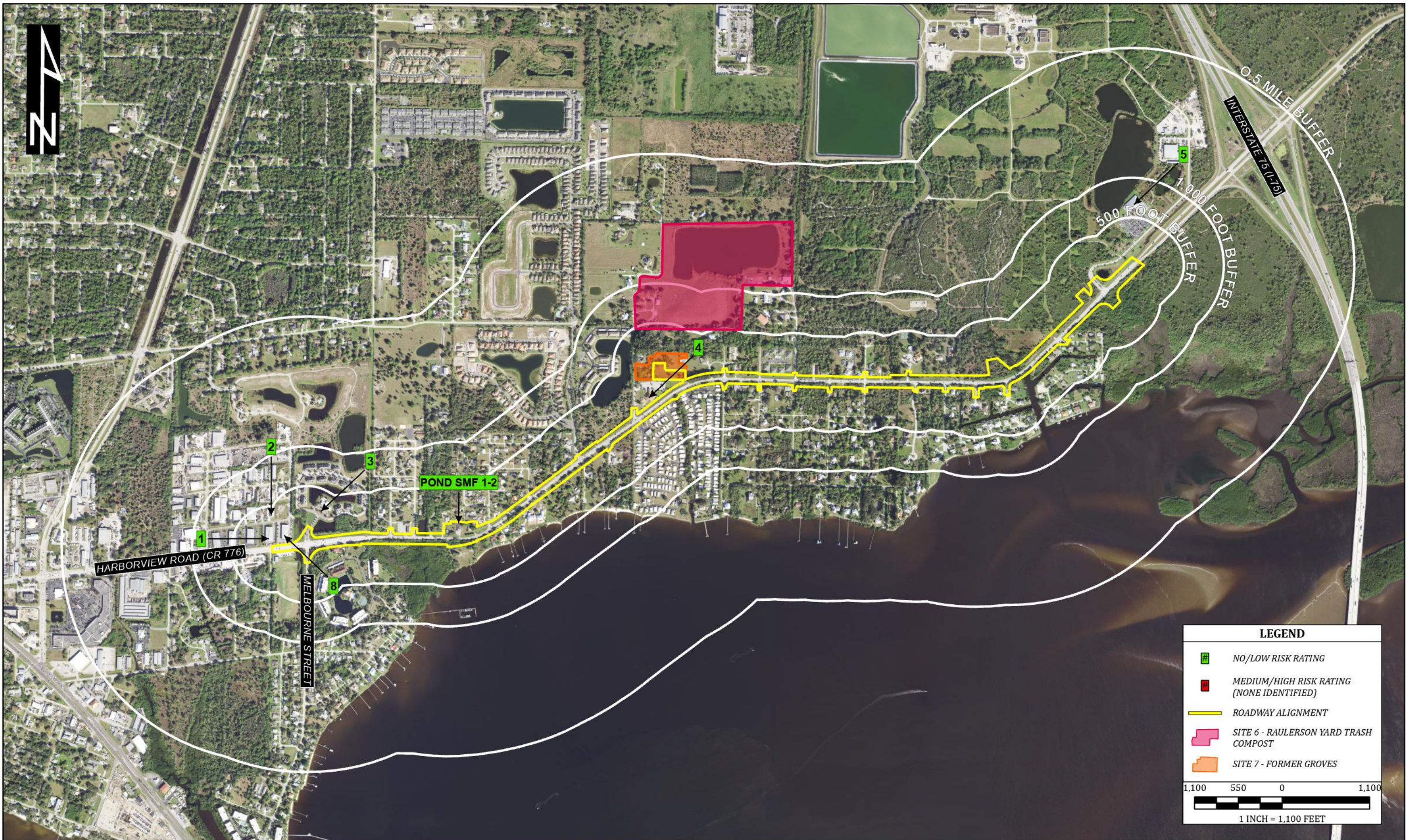
\* site was not identified in PD&E CSER; assigned a site number as part of this PD&E re-evaluation

The eight sites and one pond considered as part of this PD&E re-evaluation have resulted in the assignment of six No and three Low risk ratings. No additional action is recommended for the sites that are assigned a risk rating of No or Low. Zero sites received a risk rating of High or Medium, and therefore Level II testing does not appear warranted. Select site photographs are provided in **Appendix E**.

## **APPENDICES**



## **APPENDIX A – CONTAMINATION SITE MAP**



**LEGEND**

- NO/LOW RISK RATING
- MEDIUM/HIGH RISK RATING (NONE IDENTIFIED)
- ROADWAY ALIGNMENT
- SITE 6 - RAULERSON YARD TRASH COMPOST
- SITE 7 - FORMER GROVES

1,100 550 0 1,100

1 INCH = 1,100 FEET



**OWNER: FDOT-DISTRICT 1**

COUNTY	TIERRA PROJECT NO.	FINANCIAL PROJECT ID
CHARLOTTE	6511-19-261E	434965-2-32-01

**CONTAMINATION TECHNICAL MEMORANDUM**  
**HARBORVIEW ROAD (CR 776) PD&E RE-EVALUATION**  
**FROM MELBOURNE STREET TO I-75**

**POTENTIAL CONTAMINATION SITES**

SHEET NO.

1

## **APPENDIX B – SUPPLEMENTAL**

## **SITE 5 – CHARLOTTE COUNTY PEST MANAGEMENT**



Florida Department of Environmental Protection  
 Twin Towers Office Bldg. 2600 Blair Stone Road, Tallahassee, Florida, 32399-2400  
 Division of Waste Management  
 Petroleum Storage Systems  
 Storage Tank Facility Routine Compliance Site Inspection Report

**Facility Information:**

Facility ID:	9809937	County:	CHARLOTTE	Inspection Date:	08/31/2022
Facility Type:	I - County Government			# of inspected ASTs:	1
Facility Name:	CHARLOTTE CNTY-FIELD OPER BLDG B CCU			USTs:	0
	25550 HARBORVIEW RD			Mineral Acid Tanks:	0
	PORT CHARLOTTE, FL 33980				
Latitude:	26° 58' 49.3492"				
Longitude:	82° 1' 35.3981"				
LL Method:	DPHO				

**Inspection Result:**

Result: In Compliance

**Signatures:**

TKLENR - LEE COUNTY DIVISION OF NATURAL RESOURCES (239) 533-8129

**Storage Tank Program Office and Phone Number**

Jeff S Parks

Inspector Name

Inspector Signature

Principal Inspector

LEE COUNTY DIVISION OF NATURAL RESOURCES

David Lyles

Representative Name

No Signature

Representative Signature

Owners of UST facilities are reminded that the Federal Energy Policy Act of 2005 and 40 CFR 280 Subpart J requires Operator Training at all facilities by October 13, 2018. For further information please visit: <https://floridadep.gov/waste/permitting-compliance-assistance/content/underground-storage-tank-operator-training>

**Financial Responsibility:**

Financial Responsibility: INSURANCE

Insurance Carrier: COMMERCE & INDUSTRY INSURANCE CO

Effective Date: 12/11/2021      Expiration Date: 12/11/2022

**Completed System Tests**

Type	Date Completed	Results	Reviewed	Next Due Date	Comment
Annual Operability - Release Detection	10/20/2021	Passed	09/12/2022	10/20/2022	Test conducted by Intra Spec LLC

**Reviewed Records**

Record Category	Record type	From Date	To Date	Reviewed Record Comment
Three Years	Monthly Maint. Visual Examinations and Results	10/20/2020	08/31/2022	Records associated with monthly visuals.

**Inspection Comments**

09/12/2022

Jeff Parks from Lee County met with David Lyles from Charlotte County to conduct the Compliance Inspection to an emergency generator tank.

**TANKS:** Consists of one (1) 750-gallon diesel, steel, double-walled, sub-base generator tank EQ - 66. Tank coating appears to be in satisfactory condition. No dripping/leaking issues were observed during the inspection. Tank interstitial is, visually and electronically monitored. No active alarm noted during the inspection.

**SPILL CONTAINMENT:** - OPW Pomeco : EQ-226 Single-walled (SW) spill bucket mounted on top of the tank, with a drain valve that goes directly into the tank. No evidence of cracking or product/liquid observed during the inspection. The system is properly labeled.

**OVERFILL PROTECTION:** – Equipped with an Krueger leal guage EQ - 730. The vents are present and observed to be in satisfactory condition.

**PIPING** – There is no piping associated with the system, except for the supply and return lines which are flexible hoses connected directly to the generator. No anti-siphon or solenoid valve is required, the generator rests on top of the tank and is not producing a gravity head.

**RELEASE DETECTION:** The facility conducts monthly visual inspections of visible/exposed tank components including: spill containment buckets, and electronic sensors. The tank interstice is continuously monitored via, electronic sensors. The visual and audible alarm panels were checked and found to be functioning properly.

**PLACARD:** The Placard expiration date is: June 30, 2023. Storage tank registration fees are due to the Department each year by July 1. Ensure that your contact information is up-to-date with the Department in order to receive updates concerning your annual registration fees. Once fees are paid, you must print a copy of your placard from the Department's website: <http://www.fldepportal.com/go/submit-registration/>.

**RECORDS SHALL BE KEPT FOR THREE YEARS IN ACCORDANCE WITH RULE 62-761.710, F.A.C.**

Inspection Report sent by e-mail to: david.lyles@charlottecountyfl.gov

**Inspection Photos**

Site Overview



**SITE 6 – FORMER RAULERSON YARD TRASH COMPOST SITE**





# Storage Tank Registration Form

Please Print or Type - Review Instructions Before Completing Form

1. DER Facility ID Number: 088626521- 2. Facility Type: \_\_\_\_\_  
 3. New Registration  New Owner Data  Facility Revision  Tank(s) Revision   
 4. County and Code of tank(s) location: \_\_\_\_\_ / \_\_\_\_\_

5. Facility Name: Raulerson Construction Inc.  
 Tank(s) Address: \_\_\_\_\_  
 City/State/Zip: \_\_\_\_\_  
 Contact Person: \_\_\_\_\_ Telephone: (\_\_\_\_) \_\_\_\_\_  
 6. Financial Responsibility Type: \_\_\_\_\_

7a. Tank(s) Owner: \_\_\_\_\_  
 Owner Mailing Address: \_\_\_\_\_  
 City/State/Zip: \_\_\_\_\_  
 Contact Person: \_\_\_\_\_ Telephone: (\_\_\_\_) \_\_\_\_\_

7b. New Owner Signature/Change Date: \_\_\_\_\_ / \_\_\_\_/\_\_\_\_/\_\_\_\_

8. Location (optional) Latitude: \_\_\_\_° \_\_\_\_' \_\_\_\_" Longitude: \_\_\_\_° \_\_\_\_' \_\_\_\_" Section \_\_\_\_ Township \_\_\_\_ Range \_\_\_\_

Complete One Line For Each Tank At This Facility (Use Codes - See Instructions)

Complete 9 - 16 for tanks in use; 9 - 19 for tanks out of use

9	10	11	12	13	14	15	16	17	18	19
1								B		
2								B		

20. \_\_\_\_\_ Certified Contractor" DPR# \_\_\_\_\_  
 Department of Professional Regulation License Number"

\*For new tank installation or tank removal

To the best of my knowledge and belief all information submitted on this form is true, accurate and complete.

DAN RAULERSON Pres. Print name & title of owner or authorized person  
Dan Raulerson Signature  
3-22-93 Date

STATE OF FLORIDA  
 DEPARTMENT OF ENVIRONMENTAL REGULATION  
 POLLUTANT STORAGE TANK SYSTEM  
 INSPECTION REPORT FORM - COVER PAGE

PAGE: 1 OF 2  
 PRINTED: 03/19/93

FACILITY ID #: 088626521 COUNTY: CHARLOTTE  
 FACILITY NAME: RAULERSON CONSTRUCTION, INC./DAN  
 FACILITY LOCATION: 189 ROWLAND DR, PUNTA GORDA  
 FACILITY CONTACT: DAN RAULERSON CONSTRUCTION, IN PHONE: (813) 625-2994  
 OWNER: DAN RAULERSON CONSTRUCTION INC PHONE: (813) 625-2994  
 OWNER ADDRESS: 189 ROWLAND DR, PUNTA GORDA, FL, 33980-2301  
 OWNER CONTACT: DAN RAULERSON 82-02-46 OWNER CHANGE DATE: 01/01/86  
 LATITUDE: ~~26-58-16~~ LONGITUDE: ~~81-59-15~~ FAC TYPE: NON-RETAIL BUSINESS  
 LAST UST COMPLIANCE DATE: 00/00/00 LAST AST COMPLIANCE DATE: 00/00/00  
 CONTAMINATION DATA AVAILABLE: NONE

TANK #	SIZE	CONTENT	INSTALL DATE	UNDER OR ABOVE	TANK TYPE	INTEGRAL PIPING	MONITORING SYSTEM	TANK STATUS
1	4000	B	04/79	A	AK	A	I	<del>U</del> B
2	4000	M	04/79	A	AK	A	I	<del>U</del> B

Tanks were removed in Feb 1993.

Revised registration.

INSPECTION TYPE (CHOOSE ONE)

- ROUTINE
- INSTALL
- ABANDONED
- DISCHARGE
- CLOSURE
- REINSPECT

SITE INFORMATION (ALL THAT APPLY)

- NEAR PUB WELL
- CONTAMINATED
- COMPLAINT
- ACID TANKS
- REPAIRED
- UPGRADED
- UST & AST
- HAZARD MAT

DER DISTRICT OR LOCAL PROGRAM: South District

INSPECTOR NAME (PRINT) Karen Wsredahl CONTACT NAME (PRINT) DAN RAULERSON

Karen Wsredahl Dan Raulerson  
 INSPECTOR'S SIGNATURE & DATE CONTACT'S SIGNATURE & DATE

3/28/93





Name: Kawleson Construction, Inc.  
 Facility ID # 0881626521  
 Date: 3/22/93

**ABOVEGROUND STORAGE TANK  
 COMPLIANCE INSPECTION FORM**

Yes	No	Unk	N/A
-----	----	-----	-----

**V. PERFORMANCE STANDARDS/REPAIRS/CATHODIC PROTECTION:** Comments: \_\_\_\_\_

Storage tank criteria 17-762.500				
22. Meets construction upgrading schedule; .510 and .520	22			/
23. Meets applicable storage tank standards; (1), (2) & (3)	23			/
24. Tank has secondary containment system; .500 (6)	24			/
25. Tank equipped with overfill protection; (3) (f) 1-4, (g)	25			/
Piping criteria				
26. Meets new piping standards with secondary containment; .500 (4) & .600 (4)	26			/
27. Meets construction upgrading schedule; 17-762.510 (3), & 520 (2)	27			/
Repairs to storage tank systems; 17-762.700				
28. Failed storage tank system component properly repaired; (1)-(4)	28			/
29. Tightness testing of the repaired component prior to being brought back into service; (5)	29			/
Cathodic Protection; 17-762.730				
30. Cathodic protection system for tank and piping provides continuous protection; (1)-(4)	30			/
Secondary containment; 17-762.500				
31. Does containment area have sufficient volume; .500 (6) (a) (2)	31			/
32. Is the containment area made out of impervious material in accordance with Chapter 17-762, F.A.C., requirements; (6) (a) (1)	32			/
33. Is the containment area equipped with drainage system or protected from accumulation of rain; (6) (a) (3)	33			/
34. Hydrant pits equipped with spill prevention equipment; (5)	34			/

**VI. RELEASE DETECTION/MONITOR WELLS:** Comments: \_\_\_\_\_

35. Facility has an approved release-detection system; 17-762.600 & 17-762.860	35			/
36. Monitoring wells properly designed, constructed and installed; 17-762.640 or 17-762.600 (6)	36			/
37. Interstitial monitoring adequate to detect a release from integral piping; 17-762.600 (4) & (5)	37			/

**VII. OUT-OF-SERVICE STATUS** Comments: \_\_\_\_\_

38. Are the corrosion protection devices properly maintained; 17-762.800 (1) (a)	38			/
39. Is the vent line and other ancillary equipment properly secured and maintained; (1) (b)	39			/
40. Tests performed to insure the integrity of out-of-service system prior to being returned to service; (1) (c)	40			/

**VIII. VARIANCE** Comments: \_\_\_\_\_

41. Has the facility applied for an Alternate Procedure; 17-762.850 (1)	41			/
---	----	--	--	---

**IX. OTHER** Comments: \_\_\_\_\_

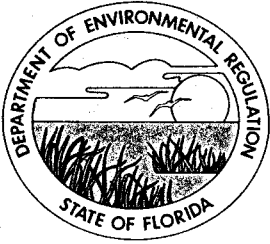
42. Any other violations noted during inspection (Explain in comments)	42			/
--	----	--	--	---

*Dan Reulson* 3-22-93

3-22-93 Raulson Construction.

2 tanks were removed in Feb. 1993 - (had receipt).  
Tanks were initially installed in secondary  
containment area. Closure not necessary.

No sheen in containment area (puddles).



# Florida Department of Environmental Regulation

South District

2295 Victoria Avenue

Fort Myers, Florida 33901

Lawton Chiles, Governor

~~Carol M. Browner, Secretary~~

Virginia B. Wetherell, Secretary

February 15, 1993

**FILE**

Mr. Dan Raulerson  
Dan Raulerson Construction Inc.  
189 Rowland Drive  
Punta Gorda, FL 33980-2301

Re: Charlotte County- TK  
Raulerson Construction, Inc.  
DER Facility No. 088626521

Dear Mr. Raulerson:

The Department of Environmental Regulation is currently inspecting registered stationary storage tank facilities in the South District. The purpose of our inspection is to determine if the facilities are in compliance with Chapter 17-761 and/or 17-762 Florida Administrative Code.

In order that we may conduct the inspection in a timely manner, please have the following items available at your facility:

1. all records associated with the tanks, e.g., inventory, monitoring, repairs, etc. for the past two (2) years; (see enclosed list)
2. if monitoring wells have been installed at the facility and are locked, keys should be available in order to allow an inspection.

Our inspectors will provide appropriate identification at the time of the inspection. Please advise your employees of our intended visit the week of March 22, 1993, to avoid any potential confusion. **SHOULD YOU HAVE ANY QUESTIONS CONCERNING THIS COMPLIANCE INSPECTION, PLEASE CALL KAREN LOSNEHAHL AT 813/332-6975.** Your cooperation is appreciated.

Sincerely,

Philip R. Edwards  
Director of  
District Management

Enclosure  
PRE/KL/vo

## **APPENDIX C – EDM'S REPORT**

# Environmental Data Report

## Custom Radius Research

**Subject Property:**

Harborview Road (CR 776)  
from Melbourne Street to I-75  
Charlotte County, Florida

**Prepared For:**

Tierra Inc  
7351 Temple Terrace Hwy  
Tampa, FL 33637

**Prepared By:**



Environmental Data Management, Inc.  
2840 West Bay Drive, Suite 208  
Belleair Bluffs, Florida 33770

April 07, 2023





April 07, 2023

Collin Duncan  
Tierra Inc  
7351 Temple Terrace Hwy  
Tampa, FL 33637

Subject: **Custom Radius Research - EDM Project #26502**

Dear Mr. Duncan

Thank you for choosing Environmental Data Management, Inc. The following report provides the results of our environmental data research that you requested for the following location:

**Harborview Road (CR 776)  
from Melbourne Street to I-75  
Charlotte County, Florida**

The following is a summary of the components contained within this report:

- **Executive Summary** –lists the databases that were searched for this report, the search distance criteria and the number of sites identified for each database.
- **Map of Study Area**– street map showing the location of the Subject Property and any regulatory listed sites identified within the search criteria.
- **Site Summary Table** –displays the Map ID number, Permit or Registration number, Name/Address and the Government Database(s) for the identified regulatory listed sites.
- **Detail Reports** – data detail for each database record identified.
- **Proximal Records Table** – a listing of potentially relevant sites identified just beyond the search criteria.
- **Non-Mapped Records Table** - lists those government records that do not contain sufficient address information to plot within our GIS system, but may still exist within your study area.
- **Addl Maps (where applicable)** – includes Recent Aerial Photo, USGS Topographic maps, FEMA Floodplain & NWI Wetland Map, map of statewide American Indian Lands and our Environmental Impact Areas map, showing the location of suspect sites such as NPL/STNPL, Brownfields, FUDS, etc.... Our Florida well data report is also include with the Standard and Comprehensive formats.
- **Agency List Descriptions** – defines the regulatory databases included in this report along with the dates that each database was last updated by the respective agency and EDM.

At EDM we take great pride in our work, and continually strive to provide you with the most accurate and thorough research service available. This report is only intended as a means to assist in identifying locations that may pose an environmental concern relative to the property under evaluation. Its use is not intended to replace the need for a complete environmental assessment or regulatory file review, but rather as a supplement to the overall evaluation.

Thank you again for selecting EDM as your data research provider. Should you have any questions regarding this report or our service, please feel free to contact us. We appreciate the opportunity to be of service to you and look forward to working with you in the future.

**ENVIRONMENTAL DATA MANAGEMENT, INC.**

# Executive Summary

Report Date: 4/7/2023

Client Information	Project Information
Tierra Inc 7351 Temple Terrace Hwy Tampa, FL 33637 Client Job No: •FPID# 434965-2-32-01 Client P.O. No:	Custom Radius Research Harborview Road (CR 776) from Melbourne Street to I-75 Charlotte County, Florida EDM Job No# 26502

The following table displays the databases that were included in the research provided and the number of records identified for each database. Site distance values indicated in this report are measured from the boundary of the Subject Property. The absence of records in this table and the Site Summary Tables indicates that our research found no regulated sites within the specified search distances from the Subject Property.

AGENCY DATABASES RESEARCHED	Total # Found
<b>EPA DATABASES</b>	
National Priorities List(NPL)	0
SEMS Active Site Inventory List(SEMSACTV)	0
Comp Env Resp, Compensation & Liability Info Sys List(CERCLIS)	0
SEMS Archived Site Inventory List(SEMSARCH)	0
Archived Cerclis Sites(NFRAP)	0
RCRIS Handlers with Corrective Action(CORRACTS)	0
Tribal Tanks List(TRIBLTANKS)	0
Tribal Lust List(TRIBLLUST)	0
Brownfields Management System(USBRWNFLDS)	0
Institutional and/or Engineering Controls(USINSTENG)	0
NPL Liens List(NPLLIENS)	0
RCRA-Treatment, Storage and/or Disposal Sites(TSD)	0

\*\*\* Disclaimer \*\*\*

Please understand that the regulatory databases we utilize were not originally intended for our use, but rather for the source agency's internal tracking of sites for which they have jurisdiction or other interest. As a result of this difference in intended use, their data is frequently found to be incomplete or inaccurate, and is less than ideal for our use. Our report is not to be relied upon for any purpose other than to "point" at approximate locations where further evaluation may be warranted. No conclusion can be based solely upon our report. Rather, our report should be used as a first step in directing your attention at potential problem areas, which should be followed up by site inspections, interviews with relevant personnel, regulatory file review and other means as specified in the ASTM Standard E 1527-13. Readers proceed at their own risk in relying upon this data, in whole or in part, for use within any evaluation. More detailed language with regard to such limitations and our Terms and Conditions may be found on our website at edm-net.com.



<b>AGENCY DATABASES RESEARCHED</b>	<b>Total # Found</b>
<b>FDEP DATABASES</b>	
State NPL Equivalent(STNPL)	0
State CERCLIS/SEMS Equivalent(STCERC)	0
Solid Waste Facilities List_Landfills(SLDWST_LF)	2
Leaking Underground Storage Tanks List(LUST)	0
Underground/Aboveground Storage Tanks(TANKS)	0
State Designated Brownfields(BRWNFLDS)	0
Voluntary Cleanup List(VOLCLNUP)	0
Institutional and/or Engineering Controls(INSTENG)	0
Dry Cleaners List(DRY)	0
Solid Waste Facilities List_Non-Landfills(SLDWST_NLF)	1

\*\*\* Disclaimer \*\*\*

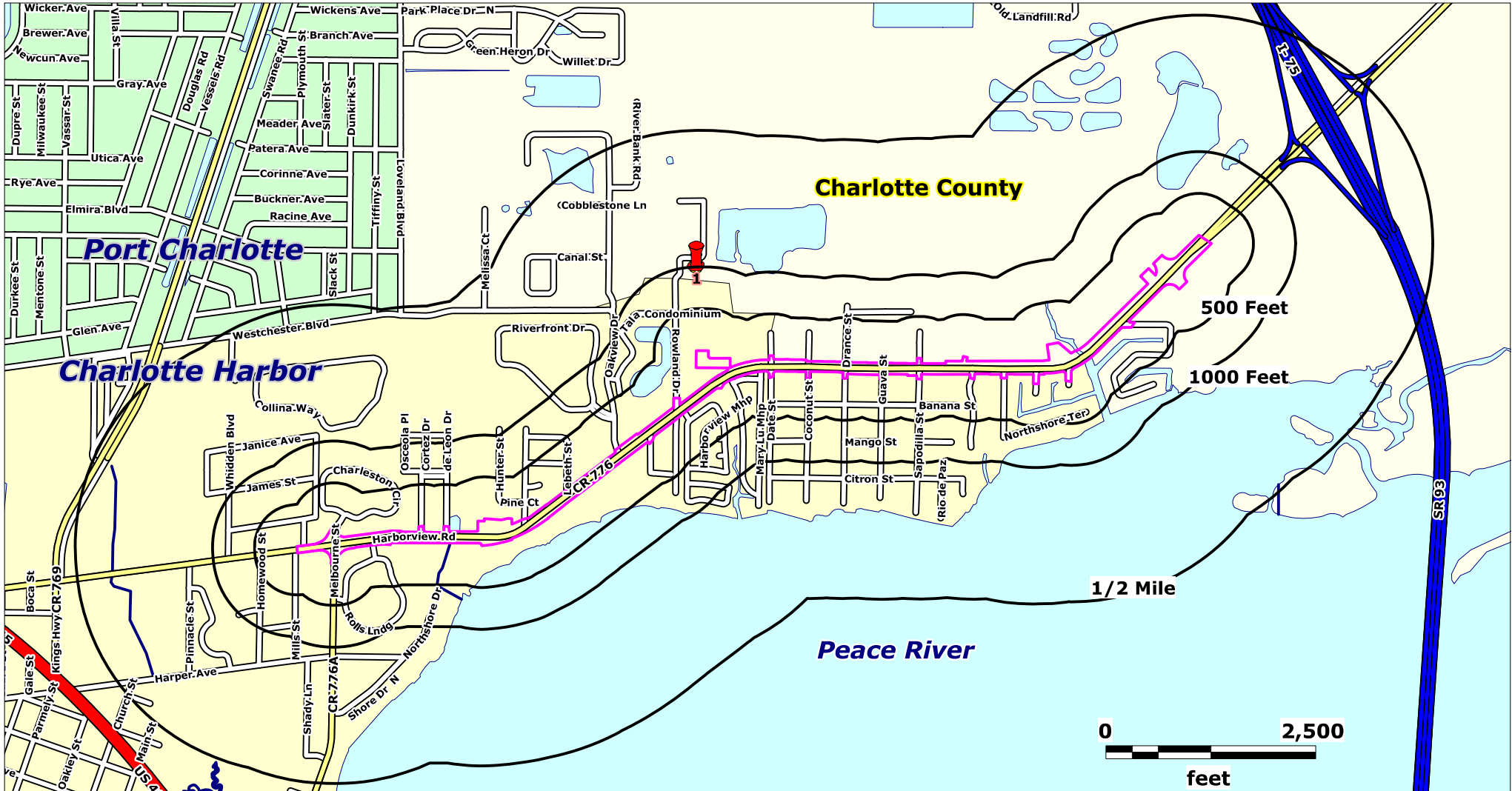
Please understand that the regulatory databases we utilize were not originally intended for our use, but rather for the source agency's internal tracking of sites for which they have jurisdiction or other interest. As a result of this difference in intended use, their data is frequently found to be incomplete or inaccurate, and is less than ideal for our use. Our report is not to be relied upon for any purpose other than to "point" at approximate locations where further evaluation may be warranted. No conclusion can be based solely upon our report. Rather, our report should be used as a first step in directing your attention at potential problem areas, which should be followed up by site inspections, interviews with relevant personnel, regulatory file review and other means as specified in the ASTM Standard E 1527-13. Readers proceed at their own risk in relying upon this data, in whole or in part, for use within any evaluation. More detailed language with regard to such limitations and our Terms and Conditions may be found on our website at [edm-net.com](http://edm-net.com).



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Source: US Census Bureau TIGER Files





Map Scale and Site Locations are Approximate

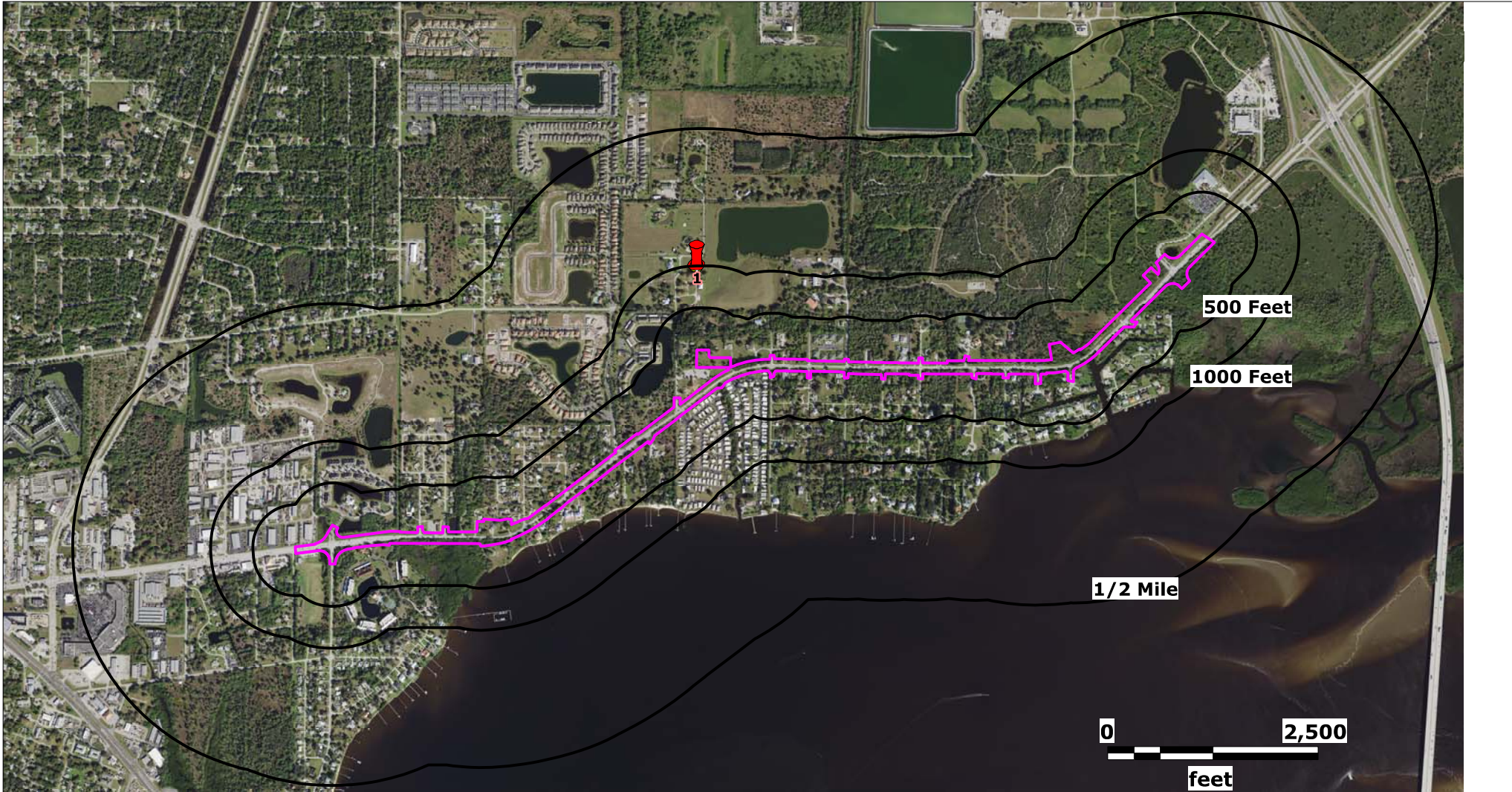
### Subject Property

Harborview Road (CR 776)  
from Melbourne Street to I-75  
Charlotte County, Florida

Lat (DMS): 26 58' 14.43"  
Lon (DMS): -82 2' 51.4572"

EDM Job No: 26502  
April 7, 2023

-  Approximate Site Boundary
-  NPL, STNPL, CERCLIS, SEMSACTV, SEMSARCH and SLDWST\_LF sites - 1/2 Mile
-  SLDWST\_NLF sites - 1000 Feet
-  NPLIENS, CORRACTS, NFRAP, STCERC, LUST, BRWNFLDS, VOLCLNUP, DRY, TSD, TANKS & INSTENG sites - 500 Feet



Source: Florida Department of Transportation





Map Scale and Site Locations are Approximate

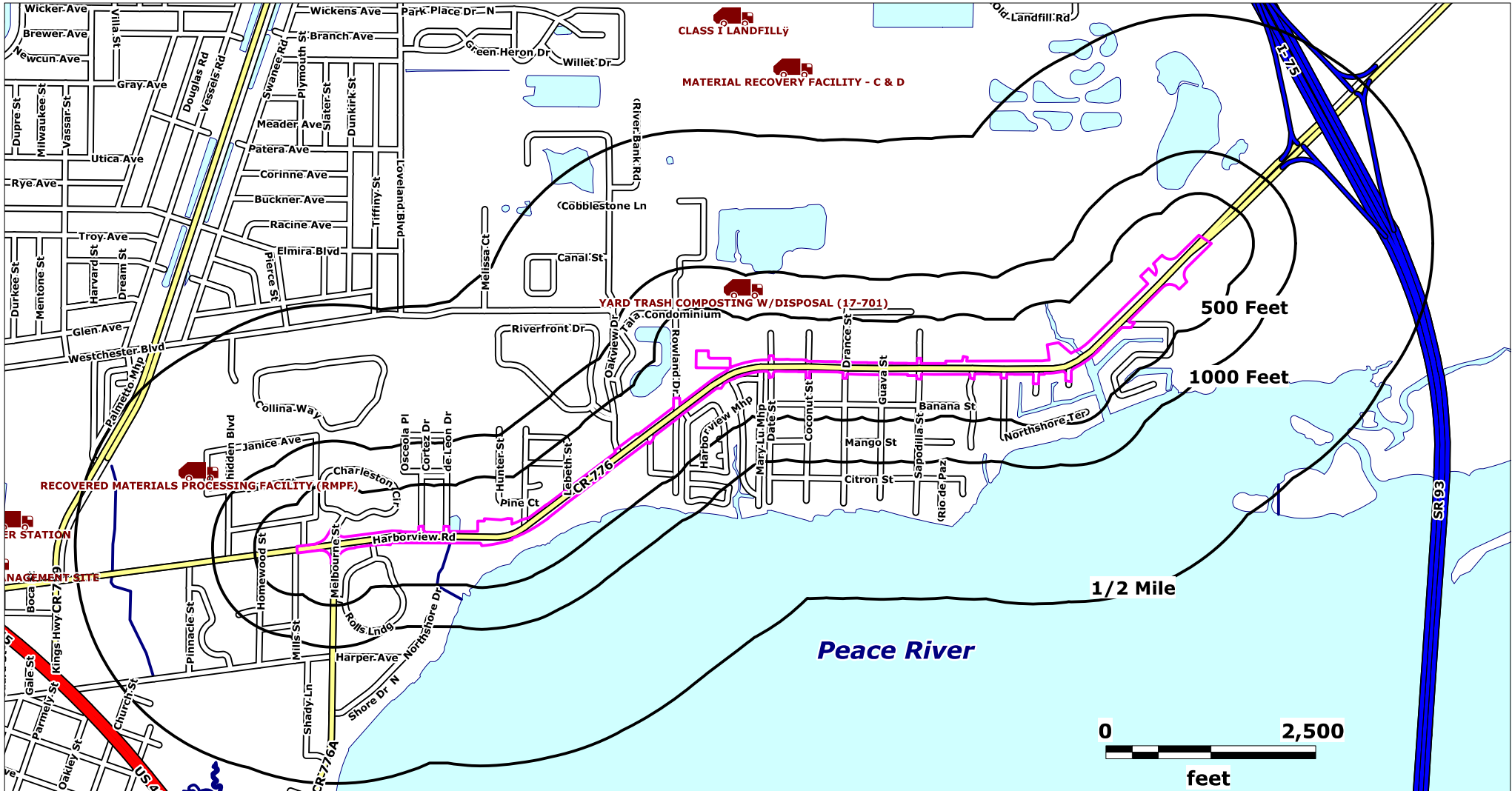
### Subject Property

Harborview Road (CR 776)  
from Melbourne Street to I-75  
Charlotte County, Florida

Lat (DMS): 26 58' 14.43"  
Lon (DMS): -82 2' 51.4572"

EDM Job No: 26502  
April 7, 2023

-  Approximate Site Boundary
-  NPL, STNPL, CERCLIS, SEMSACTV, SEMSARCH and SLDWST\_LF sites - 1/2 Mile
-  SLDWST\_NLF sites - 1000 Feet
-  NPLLIENS, CORRACTS, NFRAP, STCERC, LUST, BRWNFLDS, VOLCLNUP, DRY, TSD, TANKS & INSTENG sites - 500 Feet



Source: FDEP and USEPA Geodata

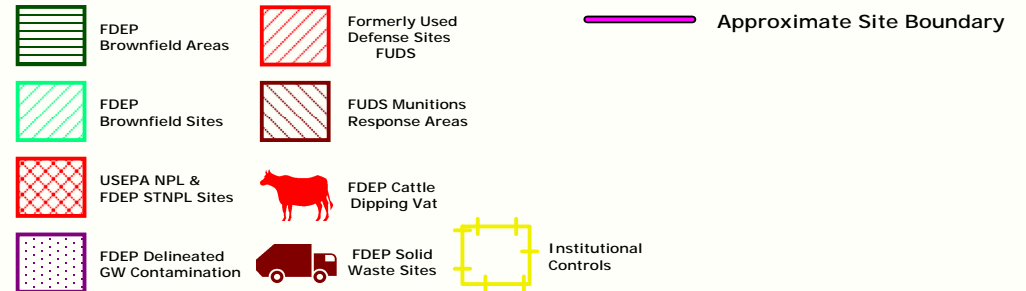
Map Scale and Site Locations are Approximate

## Subject Property

Harborview Road (CR 776)  
from Melbourne Street to I-75  
Charlotte County, Florida

Lat (DMS): 26 58' 14.43"  
Lon (DMS): -82 2' 51.4572"

EDM Job No: 26502  
April 7, 2023



# ENVIRONMENTAL DATA MANAGEMENT

## Custom Radius Research

### Site Summary Table

Report Date: 4/7/2023

Page 1 of 1

MapID Prgm List	Fac ID No	Site Dist (ft)	Site Elev (ft)	Elev vs Sub Prop	Site Name	Site Address
<b>1</b>						
SLDWST_LF	72563	885	8.44	Higher	RAULERSON YARD TRASH COMPOST SITE	ROWLAND DRIVE (19-40S-23E) PUNTA GORDA, FL 33980
SLDWST_LF	72909	885	8.44	Higher	RAULERSON C & D FACILITY	189 ROWLAND DRIVE PUNTA GORDA, FL 33980
SLDWST_NLF	72909	885	8.44	Higher	RAULERSON C & D FACILITY	189 ROWLAND DRIVE PUNTA GORDA, FL 33980



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# FDEP SOLID WASTE FACILITIES LIST NON-LANDFILL SITES

(SLDWST\_NLF)

Report Date: 4/7/2023

SLDWST Page 1 of 1

**FACILITY ID, NAME AND LOCATION:**

72909  
RAULERSON C & D FACILITY  
189 ROWLAND DRIVE  
PUNTA GORDA, FL 33980

**DISTRICT** SD  
**COUNTY** CHARLOTTE  
**SEC/TWN/RN** 19 /40S /23E  
**AGENCY LAT:** 26:58:27.44  
**AGENCY LON:** 82:2:42.67

**MAP ID NUMBER:**

**Dist (FEET):** 885.00

**Direction:**

**Elev (Ft):** 8.44

**Elev vs Sub Prop:** Higher

1

SLDWST

**RESP AUTHORITY:**

DANNIE L. RAULERSON  
189 ROWLAND DRIVE  
PUNTA GORDA , FL 33980  
9416252994

**SITE CONTACT:**

**LAND OWNER:**

**FACILITY CLASS:** 740/COMPOSTING FACILITY

**CLASS STATUS:** CLOSED, NO GW MONITORING (J)

[FDEP INFORMATION PORTAL ON LINE DOCUMENTS](#) (May Not Be Available For All Records)

[FDEP INFORMATION PORTAL ON LINE REPORTS](#) (May Not Be Available For All Records)



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# ENVIRONMENTAL DATA MANAGEMENT

## Custom Radius Research Proximal Site Summary Table

This table includes mapped sites whose plotted coordinates fall just outside of the ASTM or client defined research distance but whose property boundaries may still extend into the search area. These sites are typically large commercial or industrial tracts that may merit inclusion in the evaluation process. Detail data reports on any of these sites may be requested and will be sent as an addendum to this report at no additional cost.

Report Date: 4/7/2023

Page 1 of 1

MapID Prgm List	Fac ID No	Site Dist (ft)	Site Elev (ft)	Elev vs Sub Prop	Site Name	Site Address
<b>1A</b>						
LUST	8519032	923	0.00	-	CIRCLE K #2707431	23292 HARBORVIEW ROAD PORT CHARLOTTE, FL 33952
TANKS	8519032	923	0.00	-	CIRCLE K #2707431	23292 HARBORVIEW ROAD PORT CHARLOTTE, FL 33952
<b>2A</b>						
TANKS	8626521	885	8.44	Higher	DAN RAULERSON CONSTRUCTION INC	189 ROWLAND DR PUNTA GORDA, FL 33980
<b>3A</b>						
SLDWST_NLF	97538	1393	9.32	Higher	CHARLOTTE COUNTY PEST MANAGEMENT	25550 HARBORVIEW RD PUNTA GORDA, FL 33980



# ENVIRONMENTAL DATA MANAGEMENT

## Custom Radius Research Non-Mapped Records Summary Table

This table is a listing of database records that have not been plotted within our mapping system. Detail data reports on any of these sites may be requested and will be sent as an addendum to this report at no additional cost.

Report Date: 4/7/2023

Page 1 of 1

---

Prgm List Fac ID No	Site Name	Site Address

---



# Agency List Descriptions

USEPA and State Databases are updated on a quarterly basis. Supplemental Databases are updated on an annual basis.

## Florida Department of Environmental Protection (FDEP)

### State Designated Brownfields(BRWNFLDS)

The FDEP Brownfields database contains a listing of State Designated Brownfield Areas and Brownfield Sites. Brownfields are typically defined as abandoned, idled or underused industrial and commercial sites where expansion or redevelopment is complicated by real or perceived environmental contamination.

**Agency File Date:** 12/8/2022

**Received by EDM:** 12/28/2022

**EDM Database Updated:** 12/28/2022

### Dry Cleaners List(DRY)

The FDEP Dry Cleaning Facilities List is comprised of data from the FDEP Storage Tank and Contamination Monitoring (STCM) database and the Drycleaning Solvent Cleanup Program- Priority Ranking List. It contains a listing of those Dry Cleaning sites (and suspected historical Dry Cleaning sites) who have registered with the FDEP and/or have applied for the Dry Cleaning Solvent Cleanup Program.

**Agency File Date:** 12/22/2022

**Received by EDM:** 12/28/2022

**EDM Database Updated:** 12/28/2022

### Institutional and/or Engineering Controls(INSTENG)

The FDEP Institutional Controls Registry Database (INSTENG) contains sites that have had Institutional and/or Engineering Controls implemented to regulate exposure to environmental hazards

**Agency File Date:** 3/28/2023

**Received by EDM:** 4/2/2023

**EDM Database Updated:** 4/2/2023

### Leaking Underground Storage Tanks List(LUST)

The FDEP LUST list identifies facilities and/or locations that have notified the FDEP of a possible release of contaminants from petroleum storage systems. This Report is generated from the FDEP Storage Tank and Contamination Monitoring Database (STCM).

**Agency File Date:** 11/1/2022

**Received by EDM:** 11/1/2022

**EDM Database Updated:** 11/1/2022

### Solid Waste Facilities List\_Landfills(SLDWST\_LF)

The SLDWST\_LF list identifies locations that have conducted solid waste landfill activities as determined by the applicable FDEP Facility Classifications. Sites listed with "##" after the Facility ID Number are historical locations, obtained from documents on record at local agencies.

**Agency File Date:** 12/28/2022

**Received by EDM:** 12/28/2022

**EDM Database Updated:** 12/29/2022

### Solid Waste Facilities List\_Non-Landfills(SLDWST\_NLF)

The SLDWST\_NLF list identifies locations that have conducted solid waste handling activities other than landfilling, as determined by the applicable FDEP Facility Classifications, such as Transfer Stations, Disaster Debris Staging Areas and sites handling Bio-Hazardous wastes. Sites listed with "##" after the Facility ID Number are historical locations, obtained from documents on record at local agencies.

**Agency File Date:** 12/28/2022

**Received by EDM:** 12/28/2022

**EDM Database Updated:** 12/29/2022

### State CERCLIS/SEMS Equivalent(STCERC)

The STCERC list is compiled from the FDEP Site Investigation Section list, the Florida SITES list(historical) and the FDEP Cleanup Sites list. These sites are being assessed and/or cleaned up as a result of identified or suspected contamination from the release of hazardous substances. The FDEP Cleanup Sites list programs include: Brownfields, Petroleum, EPA Superfund (CERCLA), Drycleaning, Responsible Party Cleanup, State Funded Cleanup, State Owned Lands Cleanup and Hazardous Waste Cleanup.

**Agency File Date:** 3/27/2023

**Received by EDM:** 3/31/2023

**EDM Database Updated:** 3/31/2023

### State NPL Equivalent(STNPL)

The FDEP State Funded Cleanup list contains facilities and/or locations where there are no viable responsible parties; the site poses an imminent hazard; and the site does not qualify for Superfund or is a low priority for EPA. Remedial efforts at these sites are currently being addressed through State funded cleanup action.

**Agency File Date:** 3/16/2023

**Received by EDM:** 3/31/2023

**EDM Database Updated:** 3/31/2023

### Underground/Aboveground Storage Tanks(TANKS)

The FDEP TANKS list contains sites with registered aboveground and underground storage tanks containing regulated petroleum products.

**Agency File Date:** 2/6/2023

**Received by EDM:** 2/6/2023

**EDM Database Updated:** 2/10/2023

### Voluntary Cleanup List(VOLCLNUP)

The VOLCLNUP List is derived from the FDEP Brownfields Site Rehabilitation Agreement (BSRA) database, the FDEP ERIC Waste Cleanup database and the FDEP Office of Waste Cleanup Responsible Party Sites database (not available as of June 2021). The VOLCLNUP List identifies sites that have signed an agreement to Voluntarily cleanup a site and/or sites where legal responsibility for site rehabilitation exists pursuant to Florida Statutes and is being conducted either voluntarily or pursuant to enforcement activity.

**Agency File Date:** 12/21/2022

**Received by EDM:** 12/29/2022

**EDM Database Updated:** 12/29/2022

# United States Environmental Protection Agency (EPA)

## Comp Env Resp, Compensation & Liability Info Sys List(CERCLIS)

The US EPA Comprehensive Environmental Response, Compensation, and Liability Information System (CERCLIS) database tracks potential and confirmed hazardous waste sites at which the EPA Superfund program has some involvement. It contains sites that are proposed to be on the NPL, are on the NPL and sites that are in the screening and assessment phase for possible inclusion on the NPL. The CERCLIS database was retired in November of 2013 and has been replaced by the Superfund Enterprise Management System (SEMS).

**Agency File Date:** 11/12/2013

**Received by EDM:** 2/18/2016

**EDM Database Updated:** 2/18/2016

## RCRIS Handlers with Corrective Action(CORRACTS)

The US EPA Corrective Action Sites (CORRACTS) database is a listing of hazardous waste handlers that have undergone RCRA corrective action activity.

**Agency File Date:** 1/16/2023

**Received by EDM:** 1/19/2023

**EDM Database Updated:** 1/19/2023

## Archived Cerclis Sites(NFRAP)

The US EPA NFRAP list contains archived data of CERCLIS records where the EPA has completed assessment activities and determined that no further steps to list the site on the NPL will be taken. NFRAP sites may be reviewed in the future to determine if they should be returned to CERCLIS based upon newly identified contamination problems at the site. The NFRAP database was retired in November of 2013 and has been replaced by the Superfund Enterprise Management System (SEMS).

**Agency File Date:** 10/25/2013

**Received by EDM:** 2/18/2016

**EDM Database Updated:** 2/18/2016

## National Priorities List(NPL)

The US EPA National Priorities List (NPL) contains facilities and/or locations where environmental contamination has been confirmed and prioritized for cleanup activities under the Superfund Program. EDM's NPL Report includes sites that are currently on the NPL as well as sites that have been Proposed, Withdrawn and/or Deleted from the list. Previously, information for the NPL was managed under the CERCLIS data management system. In 2014 this system was replaced with the Superfund Enterprise Management System (SEMS). EPA last updated CERCLIS in November of 2013. EDM's NPL Report contains available SEMS data and the archived CERCLIS data relative to NPL sites.

**Agency File Date:** 2/27/2023

**Received by EDM:** 2/27/2023

**EDM Database Updated:** 2/28/2023

## NPL Liens List(NPLLIENS)

The US EPA NPL Liens List identifies those sites where under authority granted by CERCLA, liens have been filed against real property in order to recover expenditures from remedial action or when the property owner receives a notice of potential liability.

**Agency File Date:** 2/21/2023

**Received by EDM:** 2/28/2023

**EDM Database Updated:** 2/28/2023

## SEMS Active Site Inventory List(SEMSACTV)

The US EPA Superfund Enterprise Management System (SEMS) tracks potential and confirmed hazardous waste sites at which the EPA Superfund program has some involvement. The SEMSACTV list contains sites that are on the National Priorities List (NPL) as well as sites that are proposed for or in the screening and assessment phase for possible inclusion on the NPL. SEMS has replaced the CERCLIS database, which was retired in November of 2013.

**Agency File Date:** 12/22/2022

**Received by EDM:** 1/19/2023

**EDM Database Updated:** 1/19/2023

## SEMS Archived Site Inventory List(SEMSARCH)

The US EPA Superfund Enterprise Management System (SEMS), contains archived data of CERCLIS or SEMS records where the EPA has completed assessment activities and determined that no further steps to list the site on the NPL will be taken. These sites may be reviewed in the future to determine if they should be returned to SEMS based upon newly identified contamination problems at the site. SEMS has replaced the CERCLIS database, which was retired in November of 2013. The SEMSARCH database contains these newly archived records under the SEMS database management system.

**Agency File Date:** 12/22/2022

**Received by EDM:** 1/19/2023

**EDM Database Updated:** 1/19/2023

## Tribal LUST List(TRIBLLUST)

EDM's Tribal LUST list is derived from the USEPA Region IV Tribal Tanks database by extracting those sites with indicators of past and/or current releases.

**Agency File Date:** 2/24/2010

**Received by EDM:** 3/9/2010

**EDM Database Updated:** 3/9/2010

## Tribal Tanks List(TRIBLTANKS)

The USEPA Region IV Tribal Tanks database lists Active and Closed storage tank facilities on Native American lands.

**Agency File Date:** 2/24/2010

**Received by EDM:** 3/9/2010

**EDM Database Updated:** 3/9/2010

## RCRA-Treatment, Storage and/or Disposal Sites(TSD)

The EDM TSD list is a subset of the US EPA RCRAInfo system and identifies facilities that Treat, Store and/or Dispose of hazardous waste.

**Agency File Date:** 12/26/2022

**Received by EDM:** 12/30/2022

**EDM Database Updated:** 12/30/2022

## Brownfields Management System(USBRWNFLDS)

The US EPA Brownfields program provides information on environmentally distressed properties that have received Grants or Targeted funding for cleanup and redevelopment. Tribal Brownfield sites are included in the USBRWNFLDS database.

**Agency File Date:** 1/3/2023

**Received by EDM:** 1/3/2023

**EDM Database Updated:** 1/13/2023

## Institutional and/or Engineering Controls(USINSTENG)

The USINSTENG list is compiled from data elements contained in the NPL, CORRACTS, USBRWNFLDS and RCRAInfo databases.

**Agency File Date:** 1/17/2023

**Received by EDM:** 1/17/2023

**EDM Database Updated:** 1/17/2023

## Environmental Impact Areas

### Brownfield Areas and Sites

The FDEP Brownfields database contains a listing of State Designated Brownfield Areas and Brownfield Sites. Brownfields are typically defined as abandoned, idled or underused industrial and commercial sites where expansion or redevelopment is complicated by real or perceived environmental contamination.

**Agency File Date:** 8/12/2022

**Received by EDM:** 8/15/2022

**EDM Database Updated:** 8/15/2022

<https://floridadep.gov/waste/waste-cleanup/content/brownfields-program>

### Cattle Dipping Vats

From the 1910's through the 1950's, vats were filled with an arsenic solution for the control and eradication of the cattle fever tick. Other pesticides such as DDT were also widely used. By State law, all cattle, horses, mules, goats, and other susceptible animals were required to be dipped every 14 days. Under certain circumstances, the arsenic and other pesticides remaining at the site may present an environmental or public health hazard.

Some of the sites have been located and are currently under investigation. However, most of the listings are from old records of the State Livestock Board, which listed each vat as it was put into operation. In addition, some privately operated vats may have existed which were not listed by the Livestock Board. EDM's Cattle Dipping Vat sites are retrieved from the Voluntary Cleanup and STCERC databases. For additional information on Cattle Dipping Vats visit the FDEP and FDOH websites at:

**Agency File Date:** 10/31/2018

**Received by EDM:** 1/25/2019

**EDM Database Updated:** 1/25/2019

<https://floridadep.gov/waste/district-business-support/content/cattle-dipping-vats-cdv>

<http://www.floridahealth.gov/environmental-health/drinking-water/cattledipvathome.html>

### Formerly Used Defense Sites

The DoD is responsible for the environmental restoration of properties that were formerly owned by, leased to or otherwise possessed by the United States and operated under the jurisdiction of the Secretary of Defense prior to October 1986. Such properties are known as Formerly Used Defense Sites (FUDS). The Army is the executive agent for the program and the U.S. Army Corps of Engineers manages and directs the program's administration. For more information on the FUDS Program, including maps and data on individual sites, visit the Army Corps of Engineers website at:

**Agency File Date:** 5/29/2018

**Received by EDM:** 1/25/2019

**EDM Database Updated:** 1/25/2019

<http://www.usace.army.mil/Missions/Environmental/Formerly-Used-Defense-Sites/>

### FUDS Munitions Response Sites

The DoD developed the Military Munitions Response Program (MMRP) in 2001 to address munitions-related concerns, including explosive safety, environmental, and health hazards from releases of unexploded ordnance (UXO), discarded military munitions (DDM), and munitions constituents (MC) found at locations, other than operational ranges, on active and Base Realignment and Closure (BRAC) installations and Formerly Used Defense Sites (FUDS) properties. The MMRP addresses non-operational range lands with suspected or known hazards from munitions and explosives of concern (MEC) which occurred prior to September 2002, but are not already included with an Installation Response Program (IRP) site cleanup activity. For more information on the FUDS MMRP Program, including maps and data on individual sites, visit the Army Corps of Engineers website at:

**Agency File Date:** 5/14/2018

**Received by EDM:** 1/25/2019

**EDM Database Updated:** 1/25/2019

<http://www.asaie.army.mil/Public/ESOH/mmrp.html>

### Groundwater Contamination Areas

The Ground Water Contamination Areas GIS layer is a statewide map showing the boundaries of delineated areas of known groundwater contamination pursuant to Chapter 62-524, F.A.C., New Potable Water Well Permitting In Delineated Areas. 38 Florida counties have been delineated primarily for the agricultural pesticide ethylene dibromide (EDB), and to a much lesser extent, volatile organic and petroleum contaminants. This GIS layer represents approximately 427,897 acres in 38 counties in Florida that have been delineated for groundwater contamination. However, it does not represent all known sources of groundwater contamination for the state of Florida.

This information is intended to be used by regulatory agencies issuing potable water well construction permits in areas of ground water contamination to protect public health and the ground water resource. Permitted water wells in these areas must meet specific well construction criteria and water testing prior to well use. This dataset only indicates the presence or absence of specific groundwater contaminants and does not represent all known sources of groundwater contamination in the state of Florida.

**Agency File Date:** 8/15/2022

**Received by EDM:** 8/15/2022

**EDM Database Updated:** 9/7/2022

<https://floridadep.gov/water/source-drinking-water/content/delineated-areas>

## Institutional Controls

The FDEP Institutional Controls GIS layer is a statewide map showing the approximate boundaries of delineated areas where Institutional Controls are in place.

An institutional control provides for certain restrictions on a property. For example, a site may be cleaned up to satisfy commercial contamination target levels and an institutional control may be placed on that property indicating that it may only be used for commercial activities. If the owner of the property ever wanted to use that property for residential purposes, the owner would have to ensure that any contamination meets residential target levels.

The locational data for this layer is provided by the responsible party and reviewed by FDEP staff. Neither FDEP or EDM assumes responsibility for the accuracy of the boundary data.

**Agency File Date:** 10/27/2022

**Received by EDM:** 11/1/2022

**EDM Database Updated:** 11/1/2022

<https://ca.dep.state.fl.us/mapdirect/?webmap=cff8d21797184421ab4763d3e4a01e48>

## National Priorities List

The US EPA National Priorities List (NPL) contains facilities and/or locations where environmental contamination has been confirmed and prioritized for cleanup activities under the Superfund Program. EDM's NPL site boundaries data include sites that are currently on the NPL as well as sites that have been Proposed, Withdrawn and/or Deleted from the list.

**Agency File Date:** 11/14/2018

**Received by EDM:** 12/10/2018

**EDM Database Updated:** 1/22/2019

<https://www.epa.gov/superfund/search-superfund-sites-where-you-live>

## Solid Waste Facilities

The FDEP SLDWST list identifies locations that have been permitted to conduct solid waste handling activities.

**Agency File Date:** 8/15/2022

**Received by EDM:** 8/15/2022

**EDM Database Updated:** 8/15/2022

<https://floridadep.gov/waste>

## State Funded Cleanup Sites

The FDEP State Funded Cleanup list contains facilities and/or locations where there are no viable responsible parties; the site poses an imminent hazard; and the site does not qualify for Superfund or is a low priority for EPA. Remedial efforts at these sites are currently being addressed through State funded cleanup action.

**Agency File Date:** 3/30/2021

**Received by EDM:** 3/31/2021

**EDM Database Updated:** 3/31/2021

<https://floridadep.gov/waste/waste-cleanup/documents/state-funded-cleanup-program-site-list>



## **APPENDIX D – AERIAL PHOTOGRAPH (GROVES)**

**SITE 7 – FORMER GROVES  
1995 AERIAL PHOTOGRAPH**



## **APPENDIX E – SITE PHOTOGRAPHS**

### Site Photographs – Mainline



Western project boundary  
Harborview Road looking west



Western project boundary  
Harborview Road looking east



Site 1 – Former Marketing Arm International  
Harborview Road looking north



Site 2 – Former Bailey's Towing  
Janice Avenue looking northwest



Site 8 – Clune’s Auto Body Inc/Former Dr. D’s Auto & Marine Repair  
Harborview Road looking northeast



Harborview Road and Cortez Drive  
Near western project boundary looking east



Harborview Road and Cortez Drive  
Near western project boundary looking west



Cortez Drive  
Near western project boundary looking north



Eastern portion Pond SMF 1-2  
Lavern Street, looking southwest



Rowland Drive and Harborview Road  
Near central portion of the project looking northeast





Rowland Drive and Harborview Road  
Near central portion of the project looking southwest



Site 4 – Bethanie 7<sup>th</sup> Day Adventist Church  
Harborview Road looking northwest



Site 6 – Former Raulerson Yard Trash Compost Site  
Rowland Dr, near central portion of the project looking west



Site 6 – Former Raulerson Yard Trash Compost Site  
Rowland Dr, near central portion of the project looking west



Site 7 – Former groves  
Near central portion of project looking northwest



Site 7 – Former groves  
Near central portion of project looking east



Site 7 – Former groves  
Near central portion of project looking southeast



Sapodilla Street and Harborview Road  
Near the eastern project boundary looking east



Sapodilla Street and Harborview Road  
Near the eastern project boundary looking west



Sapodilla Street and Harborview Road  
Near the eastern project boundary looking north



Sapodilla Street and Harborview Road  
Near the eastern project boundary looking east



Site 5 – Charlotte County Pest-Management  
Harborview road near eastern project boundary, looking northeast



Site 5 – Charlotte County Pest-Management  
Harborview road near eastern project boundary, looking northeast



Site 5 – Charlotte County Pest-Management  
Harborview road near eastern project boundary, looking northeast



Eastern project boundary  
Harborview Road facing west



Eastern project boundary  
Harborview Road facing east



CONTAMINATION SCREENING EVALUATION REPORT  
  
(DRAINAGE SITES)

Florida Department of Transportation

District One

Harborview Road

Limits of Project: From Melbourne Street to I-75

Charlotte County, Florida

Financial Management Number: 434965-2-32-01

ETDM Number: 5351

Date: September 2021

The environmental review, consultation, and other actions required by applicable federal environmental laws for this project are being, or have been, carried out by FDOT pursuant to 23 U.S.C. § 327 and a Memorandum of Understanding dated December 14, 2016 and executed by FHWA and FDOT.

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# APPENDICES

<b>Appendix</b>	<b>Title</b>
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CSER Appendix B .....	Historical Aerial Photographs
CSER Appendix C .....	USGS Topographic Map
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# 1.0 Executive Summary

On behalf of the Florida Department of Transportation, a Contamination Screening Evaluation was performed to support the Harborview Road from Melbourne Street to Interstate 75 (I-75) design study in Charlotte County, Florida. The evaluation includes fourteen proposed pond site alternatives. The contamination evaluation was performed in accordance with Part 2, Chapter 20 of the Florida Department of Transportation’s Project Development and Environment Manual (July 1, 2020).

The following table presents a summary of risk ratings assigned for the fourteen proposed pond site alternatives evaluated:

High	Medium	Low	No
0	1	2	11

Based on the conclusions of this study and the risk ratings noted above, the following recommendations are made.

- Additional information may become available or site-specific conditions may change from the time this report was prepared and should be considered prior to acquiring right-of-way and/or proceeding with roadway construction. If the design is altered or changed in any way, this report should be reviewed and modified as necessary.
- For the locations rated No or Low for potential contamination, no further action is required. These sites have been evaluated and determined not to have any contamination risk to the project at this time.
- **Pond 3C** was risk rated Medium due to **Site #3: Former Row Crops/groves** located within its boundaries and will be considered for Level II testing. The Level II services can include hazardous material surveys, soil borings, monitor well installation, soil and groundwater sampling, and laboratory testing. Further evaluation and Level II testing should be performed in consultation with the District Contamination Impact Coordinator.
- Once final design plans are available, additional review is recommended in consideration of dewatering operations that may be necessary under the *National Pollutant Discharge Elimination System Generic Permit for Stormwater Discharges from Large and Small Construction Activities*. Verification testing may be warranted for contamination issues within 500 feet of the dewatering area.

## 2.0 Introduction

### 2.1 Project Description & Purpose

The Florida Department of Transportation (FDOT) is conducting a design study to evaluate Harborview Road from Melbourne Street to Interstate 75 (I-75) to a four lane facility in Charlotte County. The study will also address other improvements such as paved shoulders, bicycle lanes/sidewalks, bridge improvements, and other safety enhancements. The purpose of this report is to identify contamination sites within or adjacent to fourteen pond site alternatives. Contamination can have a significant negative impact on the project and therefore the early identification of any contamination involvement will provide valuable input during the evaluation process. The project study area and proposed pond site alternatives are shown in **CSER Appendix A**.

## **3.0 Project Alternatives**

Multiple pond alternatives within each basin have been evaluated for contamination involvement. Preferred pond sites have not yet been selected.

## 4.0 Methodology

A contamination screening was conducted to identify contamination issues from properties or operations located within the vicinity of the project. This evaluation consisted of the following tasks:

- Aerial photographs were reviewed to develop a history of the previous land uses within the study area and to identify sites which may have historical uses that pose contamination concerns. Aerial photographs dated 1952, 1975, 1985, 1995, 1998, 2004-2008, 2010, 2012-2014, and 2016-2020 were reviewed from the University of Florida, Florida Department of Transportation (FDOT) Survey & Mapping, and Google Earth databases. A summary of our review is discussed in **Table 2**. A copy of the 2017 aerial photograph is presented in **CSER Appendix A**. Copies of select historical aerial photographs are presented in **CSER Appendix B**.
- Topographic map review using imagery available from the United States Geological Survey (USGS) website. Topographic maps can be useful identifying contamination concerns such as railroads, mines, bulk storage tanks, and landfills/disturbed lands. Additionally, land use and water features, including elevation contours can be identified on topographic maps. The USGS 7.5-Minute “Punta Gorda, Florida” Quadrangle was reviewed as part of this study. A summary of our review is discussed in **Table 3**. The topographic map is provided in **CSER Appendix C**.
- Charlotte County Property Appraiser database information was reviewed for suspect contamination sites where other resources may not have provided ample information regarding the site, or to determine addresses, parcel boundaries and other pertinent information.
- An environmental database search using Environmental Data Management, Inc. (EDM) was conducted on August 19, 2021 to identify sites, facilities or listings within the study area containing documented or suspected petroleum contamination or other hazardous materials. The EDM report is used as a preliminary screening tool to identify facilities that are registered with various county, state, and federal agencies. This report utilizes the search distances as specified in Part 2, Chapter 20 of the FDOT PD&E Manual. The search distances are as follows:
  - 500 feet from the ROW line for petroleum, drycleaners, and non-petroleum sites,
  - 1,000 feet from the ROW line for non-landfill solid waste sites (such as recycling facilities, transfer stations, and debris placement areas), and

- ½ mile from the ROW line for Comprehensive Environmental Response, Compensation, and Liability Act (CERCLA), National Priorities List (NPL) Superfund sites, or Landfill sites.
- The regulatory review of federal and state environmental records utilizes an integrated geographic information system database. The database report provides geocoded and non-geocoded regulatory listings of interest that are identified within the study area. Each listing is located by address, facility identification number and field verified where possible. All are reviewed for the potential of contamination to impact the project. The reviewed records include information compiled by the United States Environmental Protection Agency (EPA), the Florida Department of Environmental Protection (FDEP), and other various reporting programs, as identified in EDM’s report. A complete list of all regulatory record databases searched is included in the environmental database search report, provided in **CSER Appendix D**. The facilities identified in the EDM report are evaluated in **Section 8.0**.
- Tierra reviewed the Contamination Technical Memorandum (ponds) dated February 2018 for pertinent contamination information related to the current pond alternatives evaluated herein. Previous findings, risk ratings, and other noteworthy information is provided in **Section 8.0**.
- Performed a site reconnaissance to identify new and/or undocumented contamination sites, and to verify locations of documented contamination sites. Select photographs are provided in **CSER Appendix E**.
- Assigned risk ratings for each contamination site after evaluating the findings of each of the previously mentioned methodologies. The rating system defined in PD&E Manual is divided into four categories of risk which express the degree of concern for contamination problems. The four degrees of risk ratings are “No,” “Low,” “Medium,” and “High” and are defined as follows:

No Risk Site

A review of available information on the property and a review of the conceptual or design plans indicates there is no potential contamination impact to the project. It is possible that contaminants have been handled on the property. However, findings from the Level I evaluation indicate that contamination impacts are not expected.

Low Risk Site

A review of available information indicates that past or current activities on the property have an ongoing contamination issue; the site has a hazardous waste generator identification (ID) number, or the site stores, handles, or manufactures hazardous materials. However, based on



the review of conceptual or design plans and/or findings from the Level I evaluation, it is not likely that there would be any contamination impacts to the project.

#### Medium Risk Site

After a review of conceptual or design plans and findings from a Level I evaluation, a potential contamination impact to the project has been identified. If there is insufficient information (such as regulatory records or site historical documents) to make a determination as to the potential for contamination impact, and there is reasonable suspicion that contamination may exist, the property should be rated at least as a “Medium.” Properties used historically as gasoline stations and which have not been evaluated or assessed by regulatory agencies, sites with abandoned in place underground petroleum storage tanks or currently operating gasoline stations should receive this rating.

#### High Risk Site

After a review of all available information and conceptual or design plans, there is appropriate analytical data that shows contamination will substantially impact construction activities, have implications to ROW acquisition or have other potential transfer of contamination related liability to the FDOT.

While not specifically discussed in Chapter 20 as a basis for a “Medium” or “High” risk rating, sites located within 500 feet of the project limits also receive these ratings when identified as “contaminated” by state and/or federal regulatory agencies due to the documented presence of unremediated impacts onsite and/or offsite of the site’s property boundaries. This rating is assigned in consideration of a dewatering permit that may be necessary under the National Pollutant Discharge Elimination System (NPDES) program. In addition to sites identified as contaminated, there are often sites that do not appear on state and/or federal regulatory agency databases as “contaminated” but have remaining soil and/or groundwater impacts detailed in documents such as a Site Rehabilitation Completion Order (SRCO) or a restrictive covenant. Sites of this nature also receive a risk rating of “Medium” or “High.”

## 5.0 Land Uses

Determination of previous land uses and occupancies is an important factor when evaluating the potential for contamination involvement. Developing a history of the project and surrounding areas can assist in determining the potential for releases or discharges of hazardous materials or petroleum products. To determine land uses for this project, a site reconnaissance was performed along with a review of historical aerial photographs and topographic maps.

### 5.1 Site Reconnaissance

A site visit was conducted in September 2021 to evaluate each property within and in close proximity to the pond sites for contamination concerns. The site reconnaissance in conjunction with the desktop review allow the pond sites to be rated as to the degree of contamination concern as discussed in **Section 4.0**. The reconnaissance included a systematic inspection of each parcel within the pond sites and surrounding areas looking for signs of contamination. This was achieved by driving, where possible, the project and walking the parcels within and surrounding the pond sites (where accessible) to gain specific information regarding the usage and condition of each contamination site. Photographs of the pond sites and contamination sites were taken during the site inspection. Select images are presented in **Appendix E**.

Some of the typical physical indicators for contamination concerns include: railroad tracks, fill ports and vent pipes associated with underground storage tanks (USTs); oil/petroleum staining; drums; chemical containers; refuse; illicit dumping; solid waste; stressed vegetation; dry cleaning facilities; material handling from adjacent businesses; petroleum dispensers; excavated areas; agricultural use; chemical mix/load areas; stormwater outfall areas; surface water indicators; groundwater monitor wells, restricted area/contamination/hazardous material/petroleum pipeline signage, cattle dip vats and other property uses that may present contamination concerns.

A description of field observations for each pond and contamination site is provided in **Section 8.0**.

### 5.2 Historical Aerial Photograph Review

Aerial photographs dated 1952, 1975, 1985, 1995, 1998, 2004-2008, 2010, 2012-2014, and 2016-2020 were reviewed from the University of Florida, FDOT Survey & Mapping, and Google Earth online databases. A summary of our review is discussed in **Table 2** below. A copy of the 2017 aerial photograph is presented in **Appendix A**. Copies of select historical aerial photographs are presented in **Appendix B**.

Additional site-specific current land use details regarding facilities/sites of concern are included in **Section 8.0**.

<b>TABLE 2: AERIAL PHOTOGRAPH REVIEW - PONDS</b>	
<b>Pond Alternative</b>	<b>Land Use</b>
Pond 1A	Undeveloped land
Pond 1B	Undeveloped land
Pond 1C	Undeveloped land
Pond 2A	Undeveloped land in 1952. Drainage ditch visible onsite in 1985.
Pond 2B	Undeveloped land
Pond 2C	Undeveloped land
Pond 3A	Undeveloped land
Pond 3B	Undeveloped land
Pond 3C	Undeveloped land in 1952. Row crops/groves visible within pond boundaries from 1975 to 2006. Open field beginning in 2006 to present day.
Pond 4A	Undeveloped land
Pond 4B	Undeveloped land
Pond 5A	Undeveloped land
Pond 5B	Undeveloped land in 1952. A structure is visible onsite in 1985. An additional structure is added onsite in 1995. The structures are removed by 2006 and the pond site appears as a vacant parcel from 2006-2020. Earthwork and one structure are visible in the southwest portion in 2021.
Pond 5C	Undeveloped land

Contamination concerns noted during the review of historical aerial photographs are further discussed in **Section 8.0**.

### **5.3 USGS Topographic Map Review**

Topographic maps are reviewed to develop an understanding of previous land uses in the study area and to identify any areas that may show historical, natural and manmade features, which aid in determining contamination concerns. Copies of the topographic maps reviewed are provided in **Appendix C**. A summary of our review of the USGS 7.5-Minute “Punta Gorda, Florida” Quadrangle dated 1957, photorevised 1987 topographic map is discussed in the table below.

<b>TABLE 3: USGS TOPOGRAPHIC MAP REVIEW - PONDS</b>	
<b>Pond Alternative</b>	<b>Land Use</b>
Pond 1A	Undeveloped land
Pond 1B	Undeveloped land
Pond 1C	Undeveloped land
Pond 2A	Undeveloped land
Pond 2B	Undeveloped land
Pond 2C	Undeveloped land
Pond 3A	Undeveloped land
Pond 3B	Undeveloped land
Pond 3C	Undeveloped land
Pond 4A	Undeveloped land and residential roadway
Pond 4B	Undeveloped land
Pond 5A	Undeveloped land
Pond 5B	One structure onsite
Pond 5C	Undeveloped land

No contamination concerns were identified during the USGS Topographic map review.

## **6.0 Hydrologic Features**

### **6.1 Aquifers of Florida**

The Floridan aquifer is found throughout Florida and extends into the southern portions of Alabama, Georgia, and South Carolina. This aquifer system is comprised of a sequence of limestone and dolomite, which thickens from about 250 feet in Georgia to about 3000 feet in south Florida. The Floridan aquifer system has been divided into an upper and lower aquifer separated by a unit of lower permeability. The upper Floridan aquifer is the principal source of water supply in most of north and central Florida. In the southern portion of the state, where it is deeper and contains brackish water, the aquifer has been used for the injection of sewage and industrial waste. Groundwater flow is generally from high elevations within the central portion of the state towards the east and west coasts.

The surficial aquifer system in Florida includes any otherwise undefined aquifers that are present at land surface. The surficial aquifer is mainly used for domestic, commercial, or small municipal supplies. The surficial aquifer system is generally under unconfined, or water table conditions and is made up of mostly unconsolidated sand, shelly sand, and shell. The aquifer thickness is typically less than 50 feet. Groundwater in the surficial aquifer generally flows from areas of higher elevation towards the coast or streams where it can discharge as base flow. Water enters the aquifer from rainfall and exits as base flow to streams, discharge to the coast, evapotranspiration, and downward recharge to deeper aquifers.

### **6.2 Hydrology – Site Reconnaissance**

During the site reconnaissance, existing surface drainage appears to be infiltration and runoff generally towards surrounding naturally low-lying areas and manmade drainage features.

## 7.0 Interviews

No interviews were needed or performed for this CSER.

## 8.0 Project Impacts

Based on the methodologies performed, risk ratings were assigned to each pond alternative in **Table 4** below. Rationale for the risk rating is also provided. The location of each pond alternative and associated contamination sites are illustrated in **Appendix A**.

TABLE 4: PROJECT IMPACTS - PONDS		
Pond Site	Risk Rating	Comments
Pond 1A	No	<p><b>Current Land Use:</b> During the site reconnaissance, this pond site was observed as dense woods located within a gated housing development. Surrounding areas include woods to the south and east, Harborview Road to the north, and Melbourne Street to the west.</p> <p><b>Contamination Concern(s):</b></p> <p><b>Site #2: Dr. D’s Auto &amp; Marine Repair/Clune’s Auto Body Inc., 23415 Janice Avenue, EPD IDs FLD15118846, FLD984245902</b> – this site is located approximately 270 feet northwest of Pond 1A. During the site reconnaissance, this site was observed as Dr. D’s Auto Repair and PPG Collision Repair Center. According to information found on the FDEP MapDirect database, the site is registered as a Conditionally Exempt Small Quantity Generator of hazardous waste. No unresolved code violations, enforcements, or other contamination concerns are reported. Due to the separation distance (270 feet) and the lack of current contamination concerns, this site is considered a low risk to this pond site.</p> <p><b>Risk rating:</b> No contamination concerns were identified, therefore Pond 1A is assigned a risk rating of No.</p>
Pond 1B	Low	<p>This pond site was previously evaluated in the Contamination Technical Memorandum (ponds) dated February 2018 as Pond 1 and was assigned a risk rating of Low. No contamination concerns that would affect construction activities were identified.</p> <p><b>Current Land Use:</b> During the site reconnaissance, this pond site was observed as dense woods. Surrounding areas include woods to the west, Harborview Road to the south, a residential development to the north, and a drainage swale to the east.</p> <p><b>Contamination Concern(s):</b> No contamination concerns were identified within 500 feet of this pond site.</p> <p><b>Risk rating:</b> No contamination concerns were identified, therefore the risk rating for Pond 1B remains Low.</p>
Pond 1C	No	<p><b>Current Land Use:</b> During the site reconnaissance, this pond site was observed as woods and open field located within a gated housing development. Surrounding areas include woods to the south and east, Harborview Road to the north, and open field to the west.</p> <p><b>Contamination Concern(s):</b> No contamination concerns were identified within 500 feet of this pond site.</p> <p><b>Risk rating:</b> No contamination concerns were identified, therefore Pond 1C is assigned a risk rating of No.</p>
Pond 2A	No	<p>This pond site was previously evaluated in the Contamination Technical Memorandum (ponds) dated February 2018 as “Historic Basin Storage Facility” and was assigned a risk rating of No. No contamination concerns that would affect construction activities were identified.</p> <p><b>Current Land Use:</b> During the site reconnaissance, this pond site was observed as woods. Surrounding areas include woods to the north, south and west, and an unpaved driveway to the east.</p> <p><b>Contamination Concern(s):</b> No contamination concerns were identified within 500 feet of this pond site.</p> <p><b>Risk rating:</b> No contamination concerns were identified, therefore the risk rating for Pond 2A remains No.</p>
Pond 2B	No	<p>This pond site was previously evaluated in the Contamination Technical Memorandum (ponds) dated February 2018 as Pond 2 and was assigned a risk rating of No. No contamination concerns that would affect construction activities were identified.</p> <p><b>Current Land Use:</b> During the site reconnaissance, this pond site was observed as woods and open field. Surrounding areas include woods to the north, Harborview Road to the south, unpaved driveway to the west, and a residence to the east.</p> <p><b>Contamination Concern(s):</b> No contamination concerns were identified within 500 feet of this pond site.</p> <p><b>Risk rating:</b> No contamination concerns were identified, therefore the risk rating for Pond 2B remains No.</p>

**TABLE 4: PROJECT IMPACTS - PONDS**

Pond Site	Risk Rating	Comments
Pond 2C	No	<p><b>Current Land Use:</b> During the site reconnaissance, this pond site was observed as woods. Surrounding areas include Harborview Road to the north, a residence to the east, Peace River waterway to the south, and a vacant grassy parcel to the west.</p> <p><b>Contamination Concern(s):</b> No contamination concerns were identified within 500 feet of this pond site.</p> <p><b>Risk rating:</b> No contamination concerns were identified, therefore Pond 2C is assigned a risk rating of No.</p>
Pond 3A	Low	<p>This pond site was previously evaluated in the Contamination Technical Memorandum (ponds) dated February 2018 as Pond 3 and was assigned a risk rating of Low. No contamination concerns that would affect construction activities were identified.</p> <p><b>Current Land Use:</b> During the site reconnaissance, this pond site was observed as woods. Surrounding areas include Harborview Road to the south, Rowland Drive to the east, and woods to the north and west.</p> <p><b>Contamination Concern(s):</b> No contamination concerns were identified within 500 feet of this pond site.</p> <p><b>Risk rating:</b> No contamination concerns were identified, therefore the risk rating for Pond 3A remains Low.</p>
Pond 3B	No	<p><b>Current Land Use:</b> During the site reconnaissance, this pond site was observed as woods. Surrounding areas include Harborview Road to the north, a mobile home park to the east, woods to the south, and an assisted living facility to the west.</p> <p><b>Contamination Concern(s):</b> No contamination concerns were identified within 500 feet of this pond site.</p> <p><b>Risk rating:</b> No contamination concerns were identified, therefore Pond 3B is assigned a risk rating of No.</p>
Pond 3C	Medium	<p><b>Current Land Use:</b> During the site reconnaissance, this pond site was observed as open field. Surrounding areas include an asphalt parking lot and existing dry retention pond to the south, a paved residential driveway to the east, woods and residences to the north, and woods to the west.</p> <p><b>Contamination Concern(s):</b></p> <p><b>Site #1: Raulerson C&amp;D Facility, 189 Rowland Drive, Solid waste ID: 72909 Facility ID: 8626521</b> – The closest property boundary of this facility is located approximately 450 feet north of this pond site. During the site reconnaissance, this facility was observed as Raulerson Construction. According to the EDM report, this site was formerly registered as a yard trash disposal facility and a Construction and Demolition Debris disposal site. In addition, two 4,000-gallon aboveground storage tanks (one unleaded gasoline, one fuel oil) were removed from the site in February 1993. No solid waste or petroleum-related contamination concerns have been reported. Due to the lack of reported contamination concerns and the separation distance (450 feet), this facility is considered a low risk to this pond site.</p> <p><b>Site #3: Former Row Crops/groves, No facility ID</b> - Review of historical aerial photographs from 1975 to 2006 depict groves/row crops both onsite and adjoining Pond 3C. The locations of the former groves/row crops is depicted in <b>CSER Appendix B</b>. Groves/row crops were not identified in the regulatory report since they are not regulated. Although grove/row crop cultivation in itself does not confirm the presence of contamination, many of the activities associated with grove/row crop cultivation can result in hazardous materials or petroleum product contamination of the soil and/or groundwater. These activities include vehicle/equipment maintenance and fueling, pesticide, herbicide and fertilizer formulation and application, and freeze prevention via grove heaters. The maintenance of grove vehicles including tractors, harvesting equipment, pesticide sprayers, and motors used in the groves for pumping water or powering grove blowers was commonly performed near a central barn or storage area. In times prior to the current level of environmental awareness, the maintenance of equipment commonly involved draining oil, transmission fluid, or fuel directly onto the ground. Agricultural uses of organic and inorganic pesticides are exempt from most Resource Conservation and Recovery Act (RCRA) provisions, provided that the farmers apply the chemicals on their own farms and in accordance with labeled instructions. Spills, improper application, too much application, and application of disallowed pesticides are not exempted from these requirements. No mix/load areas, diesel powered irrigation pumps, central grove barns, or storage areas were observed on-site or during historical aerial review. Due to the former groves/row crops within the boundaries of the pond site, they are considered a Medium contamination risk to Pond 3C.</p> <p><b>Risk rating:</b> Due to the former groves/row crops onsite, Pond 3C is assigned a risk rating of Medium.</p>
Pond 4A	No	<p><b>Current Land Use:</b> During the site reconnaissance, this pond site was observed as woods with a residential parcel partially onsite in the southern portion. Surrounding areas include Harborview Road to the north; woods, a drainage swale, and a residence to the east; a residence to the south; and Oma Drive to the west.</p> <p><b>Contamination Concern(s):</b> No contamination concerns were identified within 500 feet of this pond site.</p> <p><b>Risk rating:</b> No contamination concerns were identified, therefore Pond 4A is assigned a risk rating of No.</p>
Pond 4B	No	<p><b>Current Land Use:</b> During the site reconnaissance, this pond site was observed as woods. Surrounding areas include Harborview Road to the south; woods and a drainage swale to the east; and woods to the north and west.</p> <p><b>Contamination Concern(s):</b> No contamination concerns were identified within 500 feet of this pond site.</p> <p><b>Risk rating:</b> No contamination concerns were identified, therefore Pond 4B is assigned a risk rating of No.</p>



**TABLE 4: PROJECT IMPACTS - PONDS**

Pond Site	Risk Rating	Comments
Pond 5A	No	<p>This pond site was previously evaluated in the Contamination Technical Memorandum (ponds) dated February 2018 as Pond 5 and was assigned a risk rating of No. No contamination concerns that would affect construction activities were identified.</p> <p><b>Current Land Use:</b> During the site reconnaissance, this pond site was observed as woods. Surrounding areas include Harborview Road to the south; a drainage swale to the west; woods and open field to the north; and woods and Harborview Road to the east.</p> <p><b>Contamination Concern(s):</b> No contamination concerns were identified within 500 feet of this pond site.</p> <p><b>Risk rating:</b> No contamination concerns were identified, therefore the risk rating for Pond 5A remains No.</p>
Pond 5B	No	<p><b>Current Land Use:</b> During the site reconnaissance, this pond site was observed as an overgrown parcel with a gazebo onsite in the southwest portion. Small amounts of household trash was observed throughout the pond site. Surrounding areas include Peace River waterway to the south, east, and west; and Harborview Road to the north.</p> <p><b>Contamination Concern(s):</b> No contamination concerns were identified within 500 feet of this pond site.</p> <p><b>Risk rating:</b> No contamination concerns were identified, therefore Pond 5B is assigned a risk rating of No.</p>
Pond 5C	No	<p><b>Current Land Use:</b> During the site reconnaissance, this pond site was observed as woods. Surrounding areas include Harborview Road to the south and east; and woods to the north and west.</p> <p><b>Contamination Concern(s):</b> No contamination concerns were identified within 500 feet of this pond site.</p> <p><b>Risk rating:</b> No contamination concerns were identified, therefore Pond 5C is assigned a risk rating of No.</p>

# 9.0 Conclusions and Recommendations

## 9.1 Conclusions

The following table presents a summary of risk ratings assigned for the fourteen pond alternatives evaluated:

High	Medium	Low	No
0	1	2	11

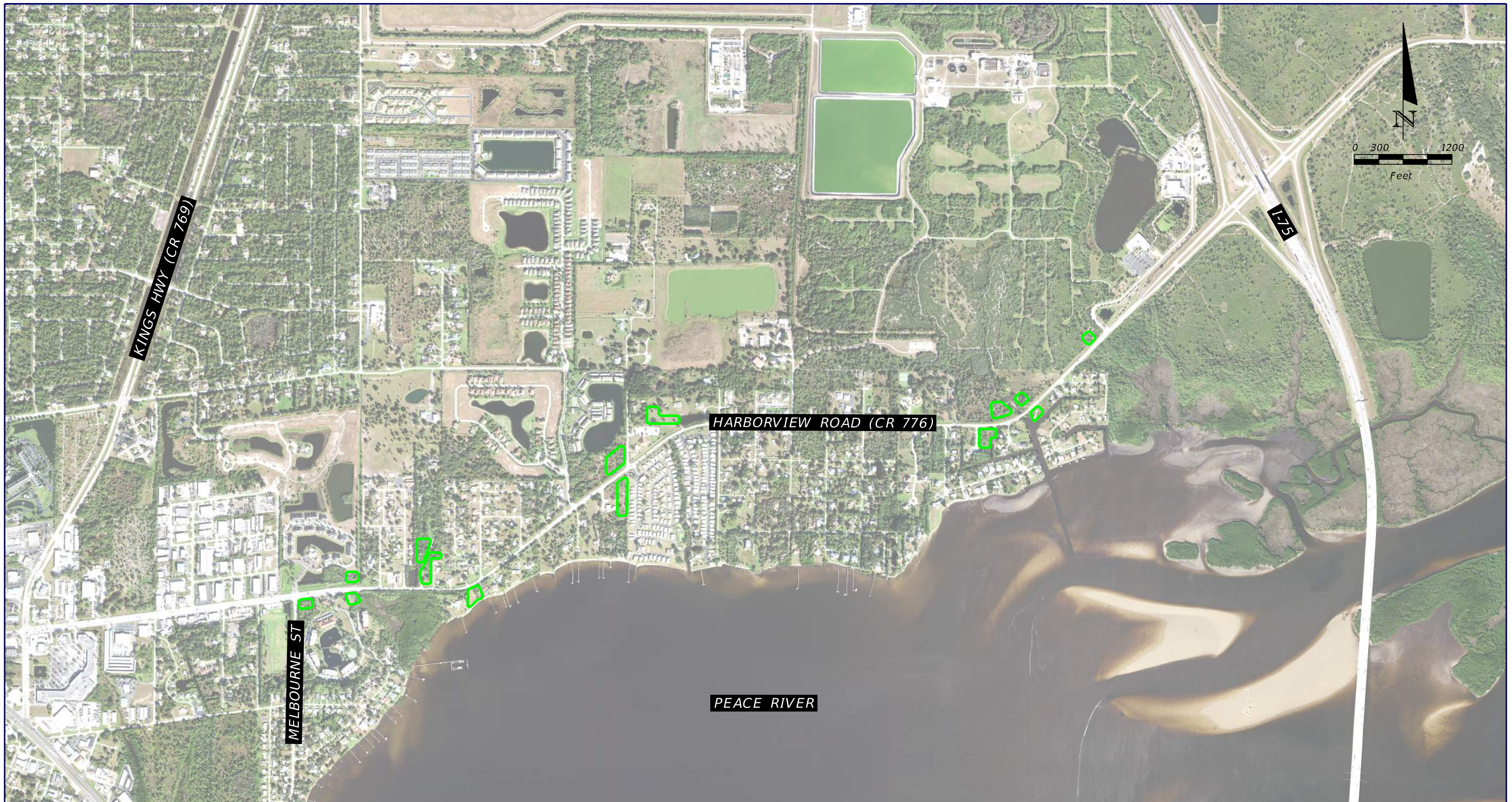
## 9.2 Recommendations

Based on the conclusions of this study and the risk ratings noted above, the following recommendations are made:

- Additional information may become available or site-specific conditions may change from the time this report was prepared and should be considered prior to acquiring right-of-way and/or proceeding with roadway construction. If the design is altered or changed in any way, this report should be reviewed and modified as necessary.
- For the locations rated No or Low for potential contamination, no further action is required. These sites have been evaluated and determined not to have any contamination risk to the project at this time.
- **Pond 3C** was risk rated Medium due to **Site #3: Former Row Crops/groves** located within its boundaries. This site will be considered for Level II assessment, if deemed appropriate by the District Contamination Impact Coordinator. The scope of work for a Level II assessment can include soil borings, monitoring well installation, soil and/or groundwater sampling, and laboratory testing. Specific recommendations are as follows:
  - **Site #3: Former Row Crops/groves** – Level II testing is estimated to cost approximately \$5,000 to \$10,000 and can include soil and/or groundwater testing. Laboratory analysis of soil samples may include one or more of the following: metals (arsenic) by EPA Method 6010, Organochlorine Pesticides by EPA Method 8081, Organophosphorus Pesticides by EPA Method 8141, and Chlorinated Herbicides by EPA Method 8151. If impacts from this site are identified during Level II testing, Level III support activities such as source removal and/or dewatering may be required during construction. The Level III costs could range from approximately \$10,000 to \$100,000 for the construction activities related to Pond 3C.

- Once final design plans are available, additional review is recommended in consideration of dewatering operations that may be necessary under the *National Pollutant Discharge Elimination System Generic Permit for Stormwater Discharges from Large and Small Construction Activities*. Verification testing may be warranted for contamination issues within 500 feet of the dewatering area.

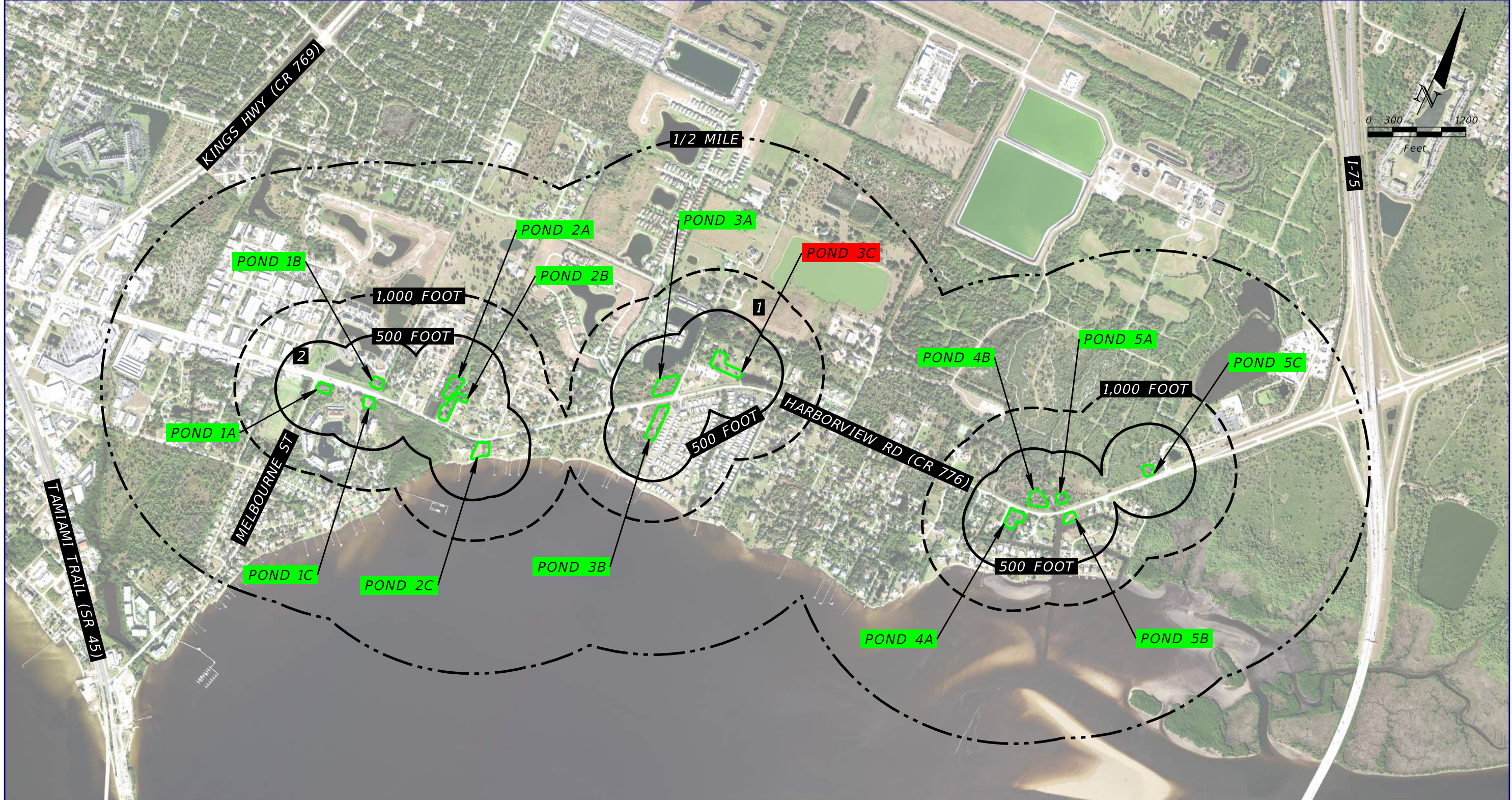
**CSER APPENDIX A**  
**PROJECT LOCATION AND POND ALTERNATIVE LOCATION**  
**MAPS**







PROJECT LOCATION MAP

SOURCE: FDOT SURVEY AND MAPPING DATED 2017

REVISIONS		REVISIONS		TIERRA, INC. 7351 TEMPLE TERRACE HIGHWAY TAMPA, FLORIDA 33637	STATE OF FLORIDA DEPARTMENT OF TRANSPORTATION			HARBORVIEW ROAD (CR 776) FROM MELBOURNE STREET TO I-75	SHEET NO. A-1
DATE	DESCRIPTION	DATE	DESCRIPTION		ROAD NO.	COUNTY	FINANCIAL PROJECT ID		
			TIERRA PROJECT NO.: 6511-19-261E	CR 776	CHARLOTTE	434965-2-32-01			

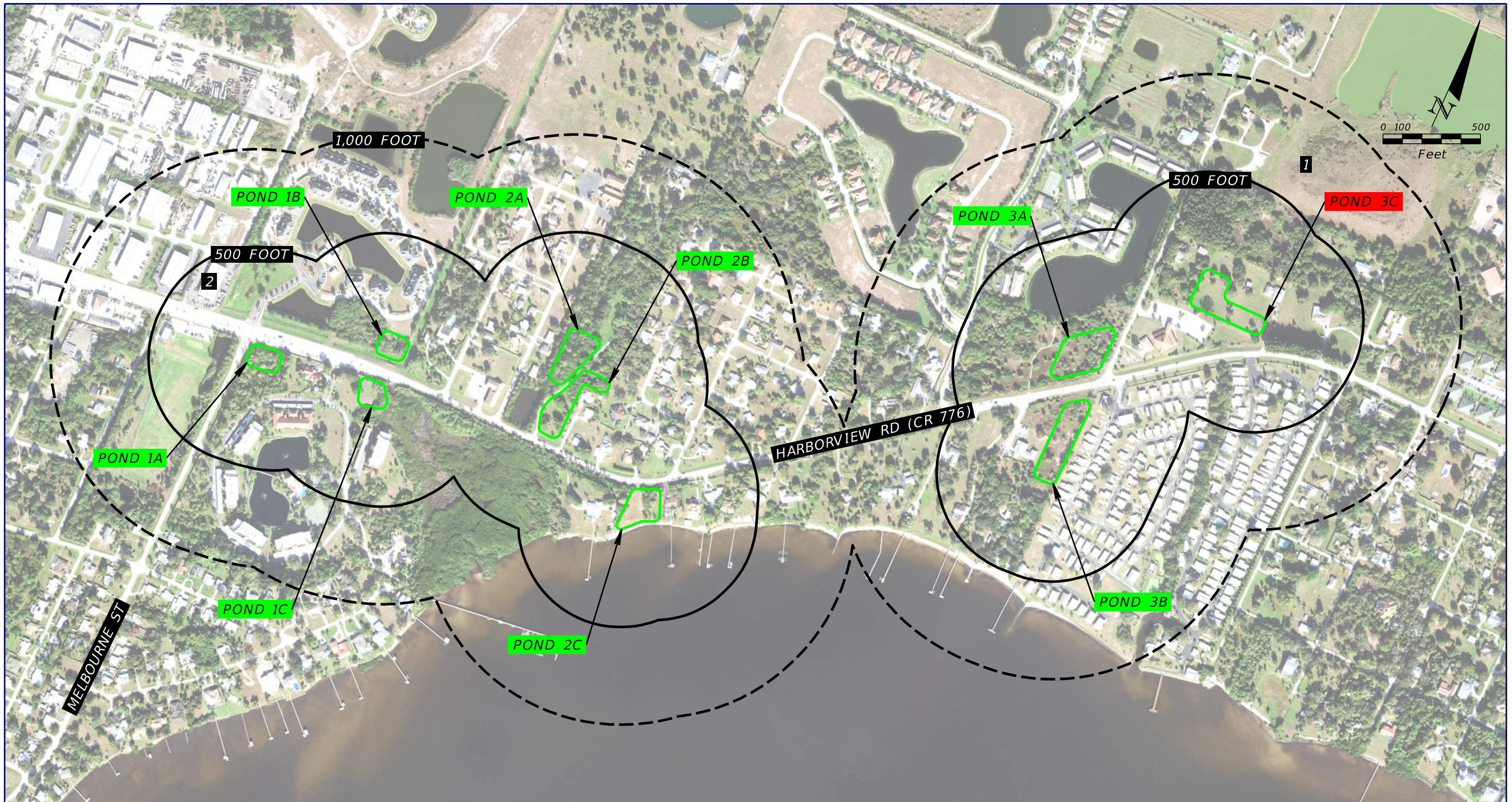


	500 FOOT BUFFER		POND
	1,000 FOOT BUFFER	<b>POND NAME</b>	GREEN = NO/LOW RISK SITES
	1/2 MILE BUFFER	<b>POND NAME</b>	RED = HIGH/MEDIUM RISK SITES

POND ALTERNATIVES LOCATION MAP

SOURCE: FDOT SURVEY AND MAPPING DATED 2017

REVISIONS				TIERRA, INC. 7351 TEMPLE TERRACE HIGHWAY TAMPA, FLORIDA 33637	STATE OF FLORIDA DEPARTMENT OF TRANSPORTATION			HARBORVIEW ROAD (CR 776) FROM MELBOURNE STREET TO I-75	SHEET NO.  A-2
DATE	DESCRIPTION	DATE	DESCRIPTION		ROAD NO.	COUNTY	FINANCIAL PROJECT ID		
				TIERRA PROJECT NO.: 6511-19-261E	CR 776	CHARLOTTE	434965-2-32-01		

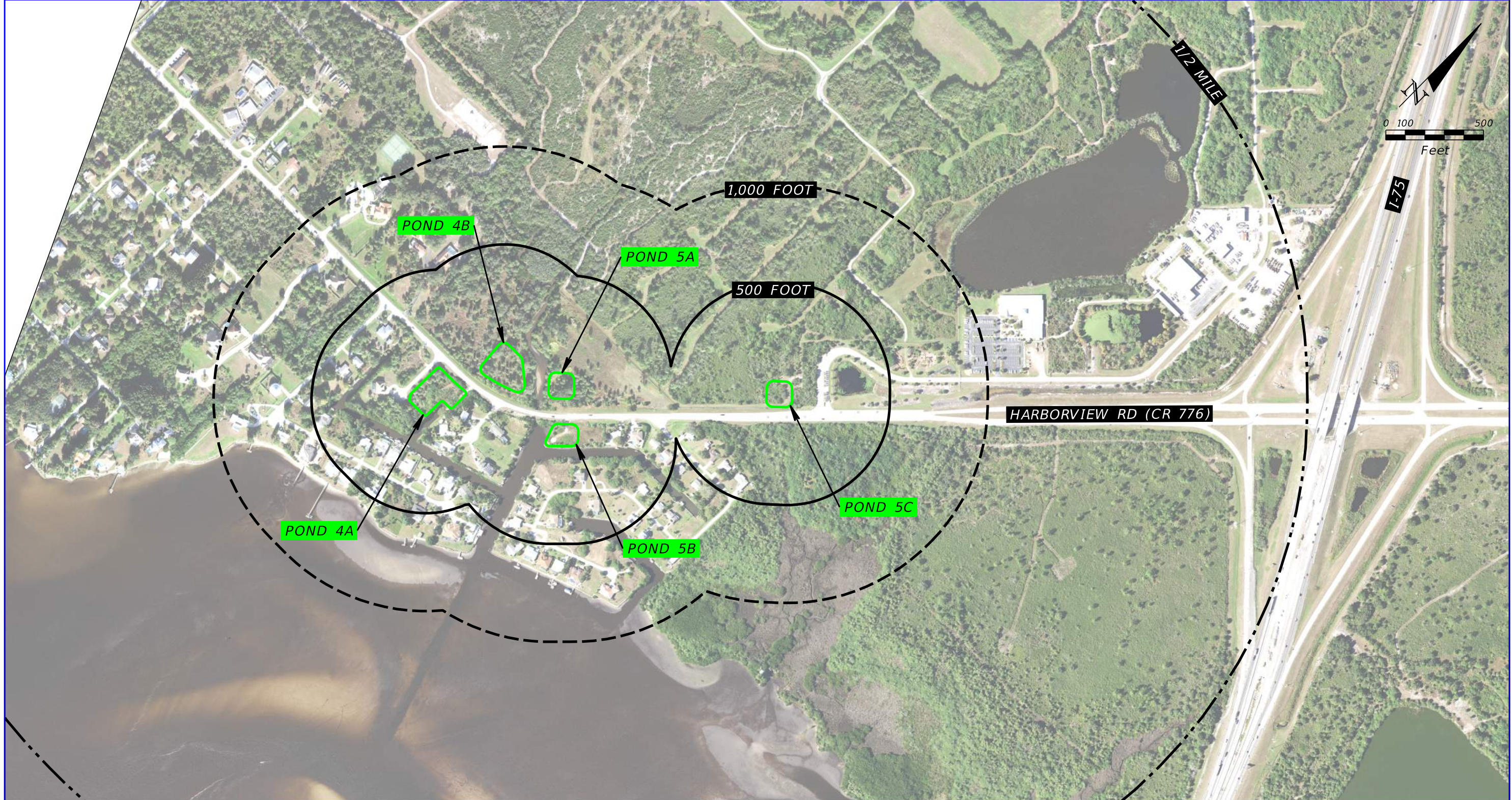


- 500 FOOT BUFFER
  - 1,000 FOOT BUFFER
  - 1/2 MILE BUFFER
- 
- POND
  - POND NAME** GREEN = NO/LOW RISK SITES
  - POND NAME** RED = HIGH/MEDIUM RISK SITES

POND ALTERNATIVES LOCATION MAP

SOURCE: FDOT SURVEY AND MAPPING DATED 2017

REVISIONS				STATE OF FLORIDA DEPARTMENT OF TRANSPORTATION			HARBORVIEW ROAD (CR 776) FROM MELBOURNE STREET TO I-75	SHEET NO.  A-3
DATE	DESCRIPTION	DATE	DESCRIPTION	ROAD NO.	COUNTY	FINANCIAL PROJECT ID		
			TIERRA PROJECT NO.: 6511-19-261E	CR 776	CHARLOTTE	434965-2-32-01		



- 500 FOOT BUFFER
- 1,000 FOOT BUFFER
- 1/2 MILE BUFFER
- POND
- POND NAME GREEN = NO/LOW RISK SITES
- POND NAME RED = HIGH/MEDIUM RISK SITES

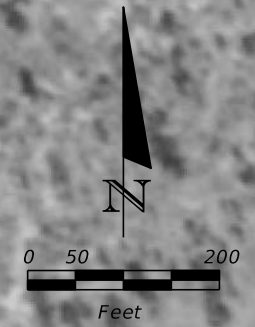
POND ALTERNATIVES LOCATION MAP

SOURCE: FDOT SURVEY AND MAPPING DATED 2017

REVISIONS				TIERRA, INC. 7351 TEMPLE TERRACE HIGHWAY TAMPA, FLORIDA 33637	STATE OF FLORIDA DEPARTMENT OF TRANSPORTATION			HARBORVIEW ROAD (CR 776) FROM MELBOURNE STREET TO I-75	SHEET NO.
DATE	DESCRIPTION	DATE	DESCRIPTION		ROAD NO.	COUNTY	FINANCIAL PROJECT ID		A-4
					CR 776	CHARLOTTE	434965-2-32-01		



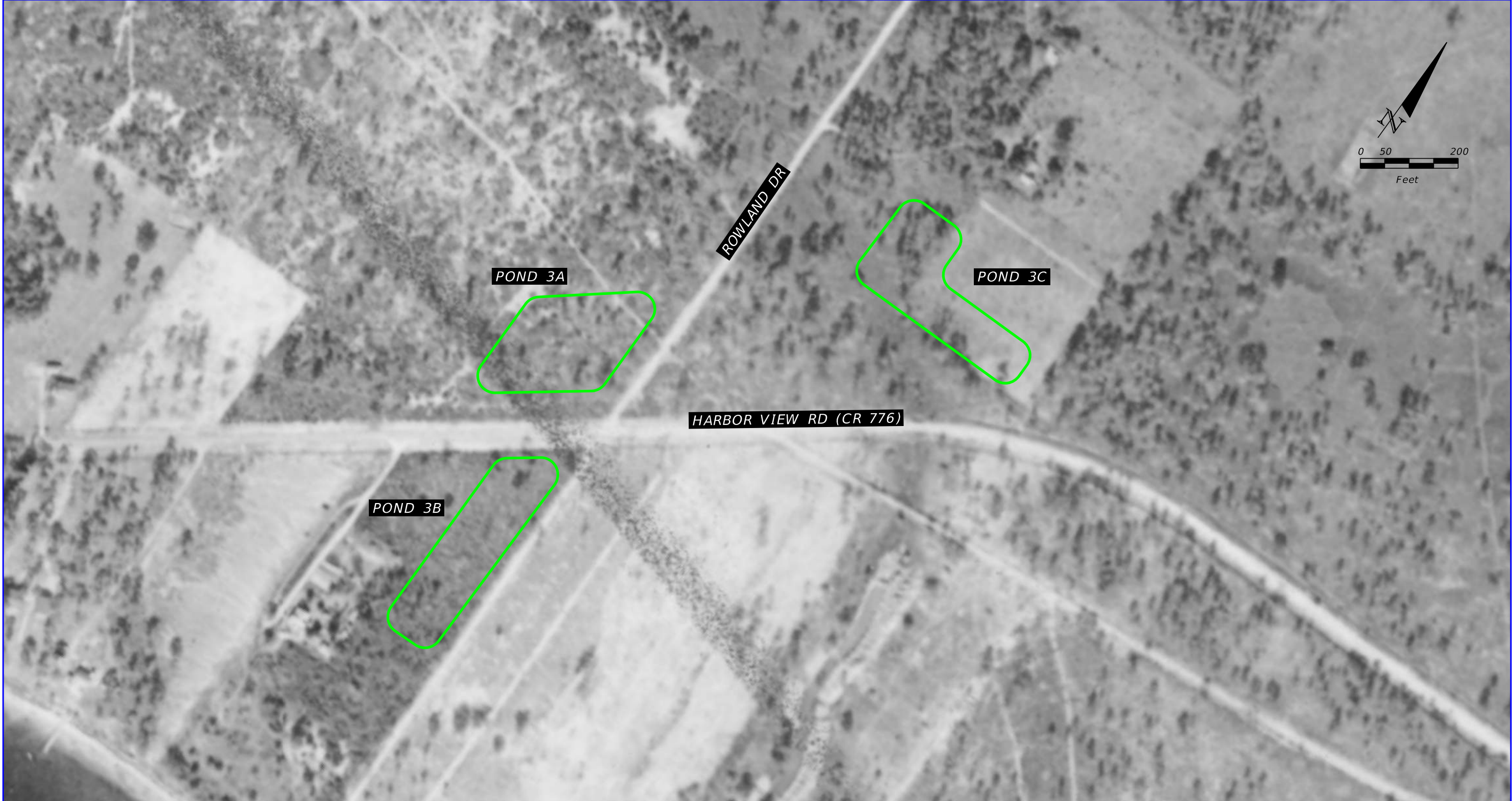
**CSER APPENDIX B**  
**HISTORICAL AERIAL PHOTOGRAPHS**



1952 HISTORICAL AERIAL PHOTOGRAPH

SOURCE: UNIVERSITY OF FLORIDA

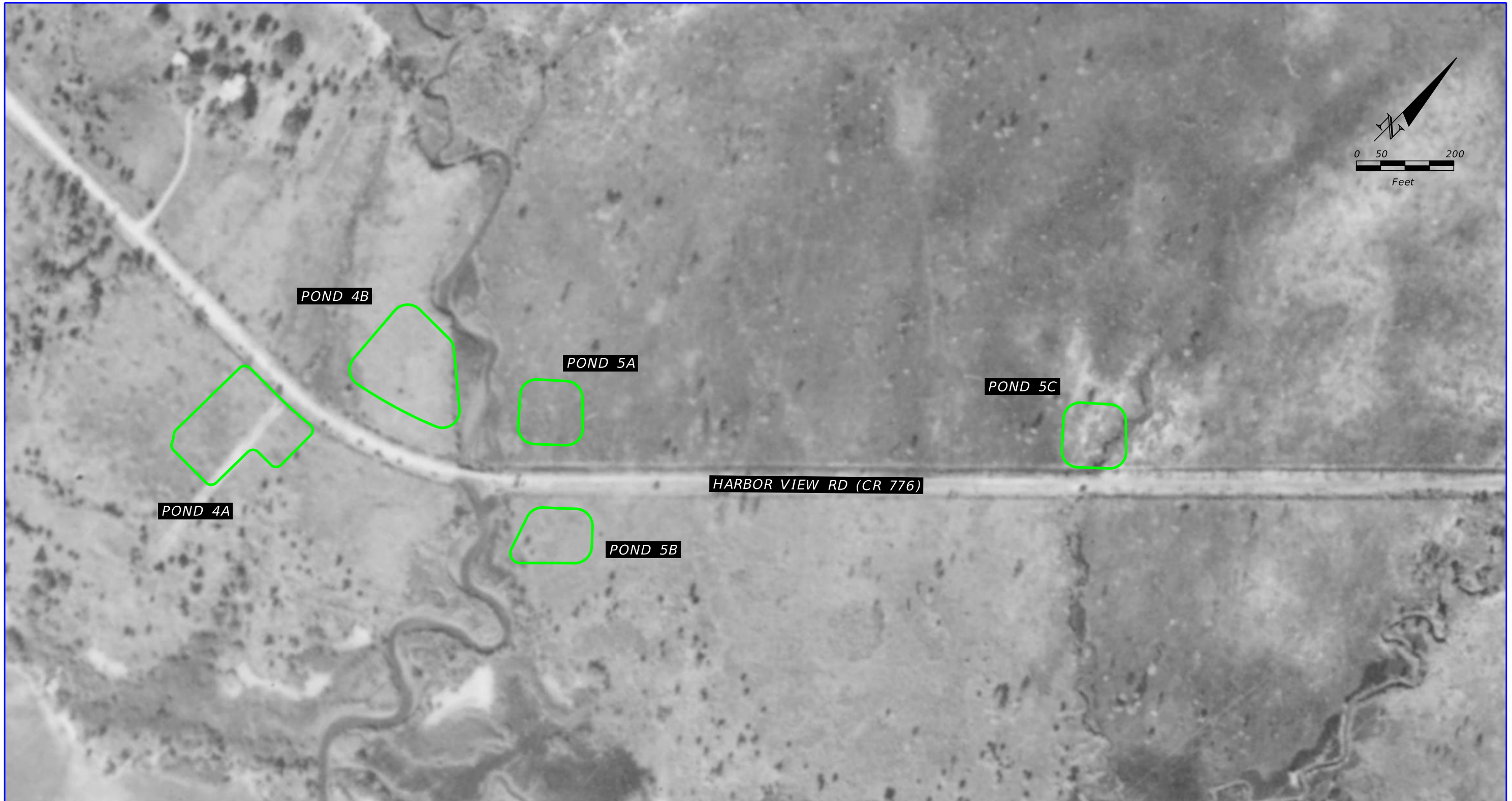
REVISIONS				TIERRA, INC. 7351 TEMPLE TERRACE HIGHWAY TAMPA, FLORIDA 33637	STATE OF FLORIDA DEPARTMENT OF TRANSPORTATION			HARBORVIEW ROAD (CR 776) FROM MELBOURNE STREET TO I-75	SHEET NO.
DATE	DESCRIPTION	DATE	DESCRIPTION		ROAD NO.	COUNTY	FINANCIAL PROJECT ID		B-1
			TIERRA PROJECT NO.: 6511-19-261E		CR 776	CHARLOTTE	434965-2-32-01		



1952 HISTORICAL AERIAL PHOTOGRAPH

SOURCE: UNIVERSITY OF FLORIDA

REVISIONS				TIERRA, INC. 7351 TEMPLE TERRACE HIGHWAY TAMPA, FLORIDA 33637	STATE OF FLORIDA DEPARTMENT OF TRANSPORTATION			HARBORVIEW ROAD (CR 776) FROM MELBOURNE STREET TO I-75	SHEET NO.
DATE	DESCRIPTION	DATE	DESCRIPTION		ROAD NO.	COUNTY	FINANCIAL PROJECT ID		B-2
			TIERRA PROJECT NO.: 6511-19-261E		CR 776	CHARLOTTE	434965-2-32-01		



1952 HISTORICAL AERIAL PHOTOGRAPH

SOURCE: UNIVERSITY OF FLORIDA

REVISIONS				TIERRA, INC. 7351 TEMPLE TERRACE HIGHWAY TAMPA, FLORIDA 33637	STATE OF FLORIDA DEPARTMENT OF TRANSPORTATION			HARBORVIEW ROAD (CR 776) FROM MELBOURNE STREET TO I-75	SHEET NO.
DATE	DESCRIPTION	DATE	DESCRIPTION		ROAD NO.	COUNTY	FINANCIAL PROJECT ID		B-3
			TIERRA PROJECT NO.: 6511-19-261E		CR 776	CHARLOTTE	434965-2-32-01		



1975 HISTORICAL AERIAL PHOTOGRAPH

SOURCE: FDOT SURVEY AND MAPPING

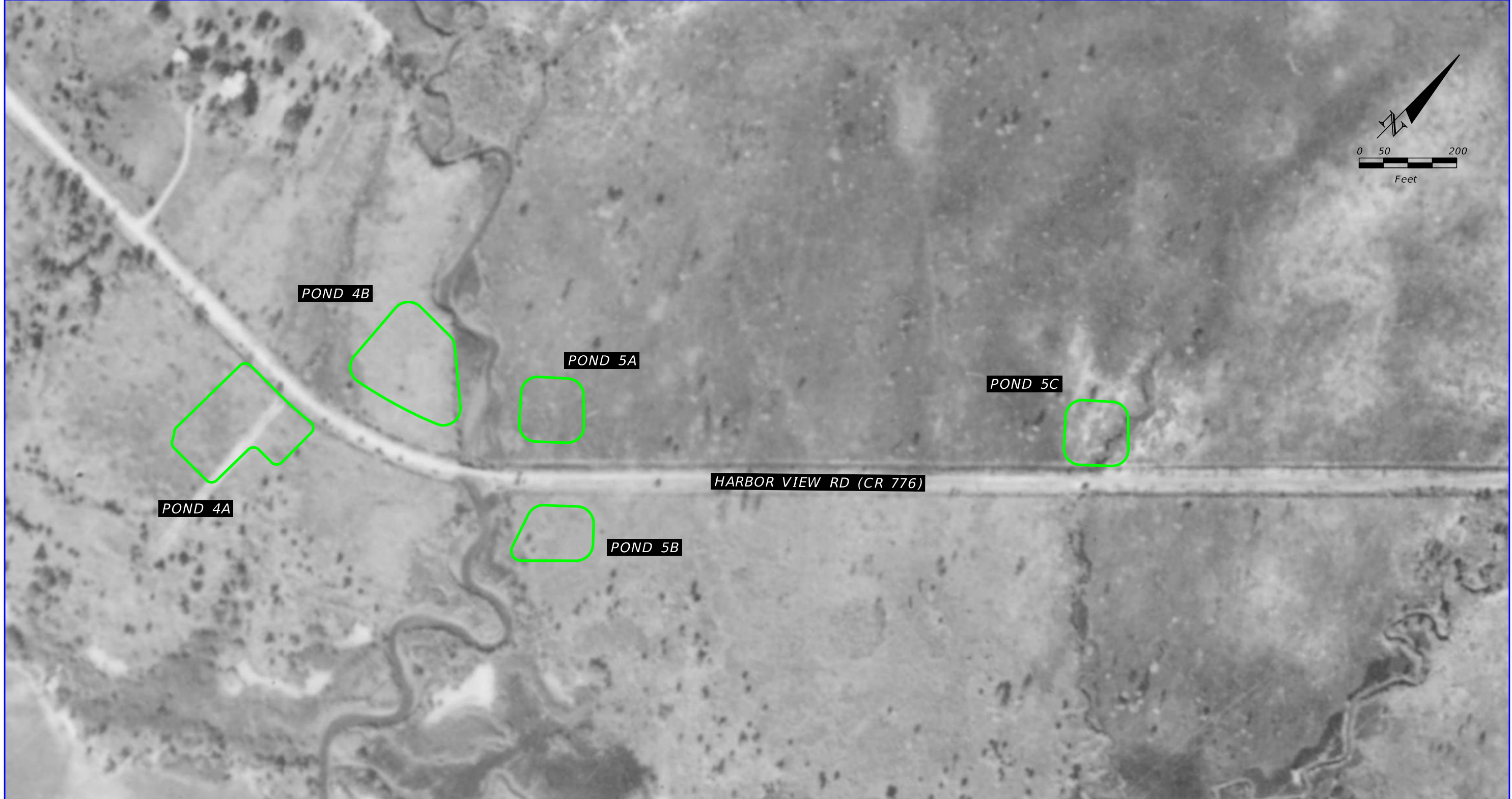
REVISIONS				<b>TIERRA, INC.</b> 7351 TEMPLE TERRACE HIGHWAY TAMPA, FLORIDA 33637	STATE OF FLORIDA DEPARTMENT OF TRANSPORTATION			<b>HARBORVIEW ROAD (CR 776) FROM            MELBOURNE STREET TO I-75</b>	SHEET NO.  B-4
DATE	DESCRIPTION	DATE	DESCRIPTION		ROAD NO.	COUNTY	FINANCIAL PROJECT ID		
			TIERRA PROJECT NO.: 6511-19-261E		CR 776	CHARLOTTE	434965-2-32-01		



1975 HISTORICAL AERIAL PHOTOGRAPH

SOURCE: FDOT SURVEY AND MAPPING

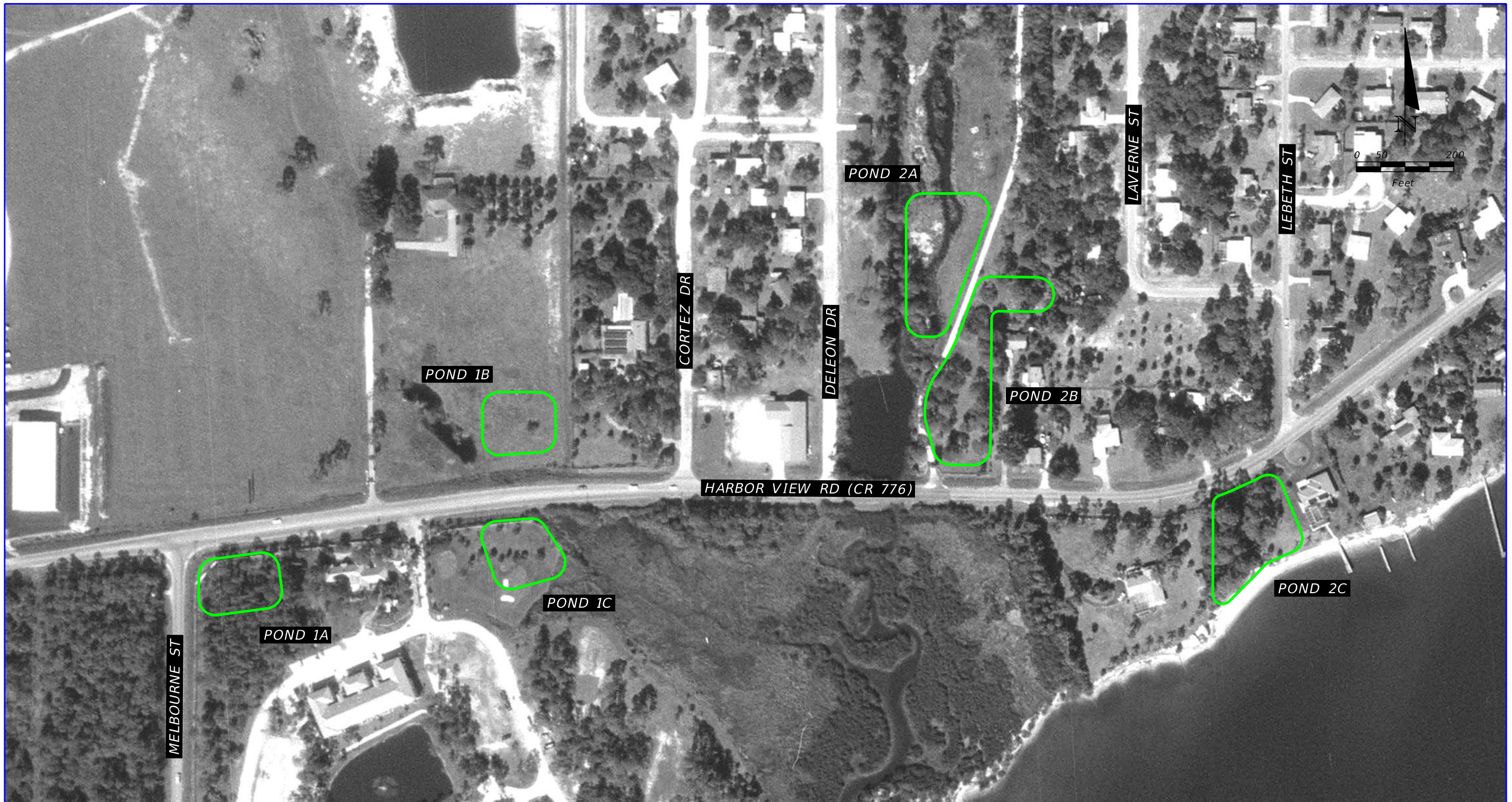
REVISIONS				STATE OF FLORIDA DEPARTMENT OF TRANSPORTATION			HARBORVIEW ROAD (CR 776) FROM MELBOURNE STREET TO I-75	SHEET NO.  B-5
DATE	DESCRIPTION	DATE	DESCRIPTION	ROAD NO.	COUNTY	FINANCIAL PROJECT ID		
			TIERRA PROJECT NO.: 6511-19-261E	CR 776	CHARLOTTE	434965-2-32-01		



1975 HISTORICAL AERIAL PHOTOGRAPH

SOURCE: FDOT SURVEY AND MAPPING

REVISIONS				TIERRA, INC. 7351 TEMPLE TERRACE HIGHWAY TAMPA, FLORIDA 33637	STATE OF FLORIDA DEPARTMENT OF TRANSPORTATION			HARBORVIEW ROAD (CR 776) FROM MELBOURNE STREET TO I-75	SHEET NO.
DATE	DESCRIPTION	DATE	DESCRIPTION		ROAD NO.	COUNTY	FINANCIAL PROJECT ID		B-6
			TIERRA PROJECT NO.: 6511-19-261E		CR 776	CHARLOTTE	434965-2-32-01		



1985 HISTORICAL AERIAL PHOTOGRAPH

SOURCE: FDOT SURVEY AND MAPPING

REVISIONS				TIERRA, INC. 7351 TEMPLE TERRACE HIGHWAY TAMPA, FLORIDA 33637	STATE OF FLORIDA DEPARTMENT OF TRANSPORTATION			HARBORVIEW ROAD (CR 776) FROM MELBOURNE STREET TO I-75	SHEET NO.
DATE	DESCRIPTION	DATE	DESCRIPTION		ROAD NO.	COUNTY	FINANCIAL PROJECT ID		B-7
			TIERRA PROJECT NO.: 6511-19-261E		CR 776	CHARLOTTE	434965-2-32-01		

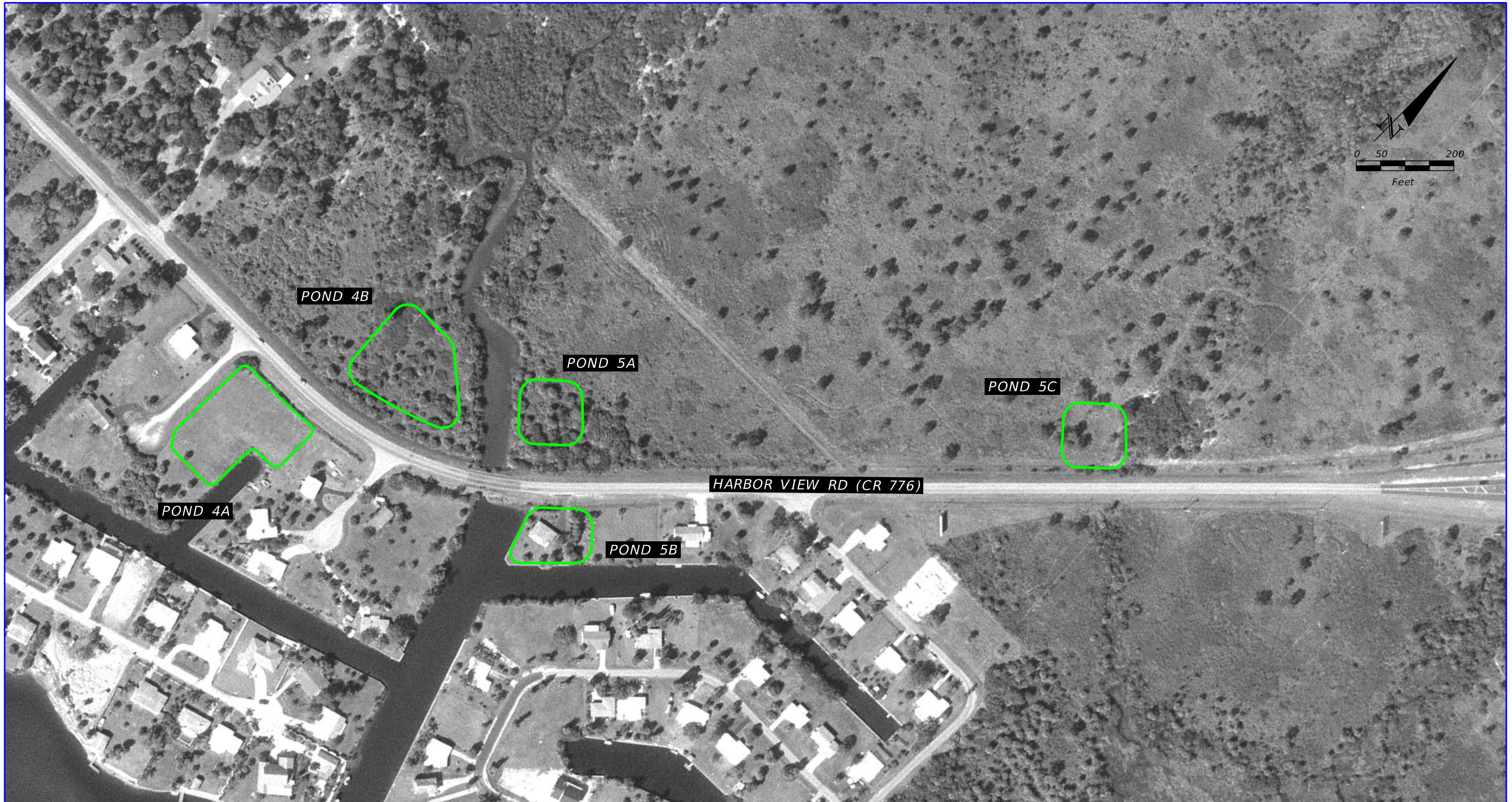




1985 HISTORICAL AERIAL PHOTOGRAPH

SOURCE: FDOT SURVEY AND MAPPING

REVISIONS				STATE OF FLORIDA DEPARTMENT OF TRANSPORTATION			HARBORVIEW ROAD (CR 776) FROM MELBOURNE STREET TO I-75	SHEET NO.
DATE	DESCRIPTION	DATE	DESCRIPTION	ROAD NO.	COUNTY	FINANCIAL PROJECT ID		B-8
			TIERRA PROJECT NO.: 6511-19-261E	CR 776	CHARLOTTE	434965-2-32-01		



1985 HISTORICAL AERIAL PHOTOGRAPH

SOURCE: FDOT SURVEY AND MAPPING

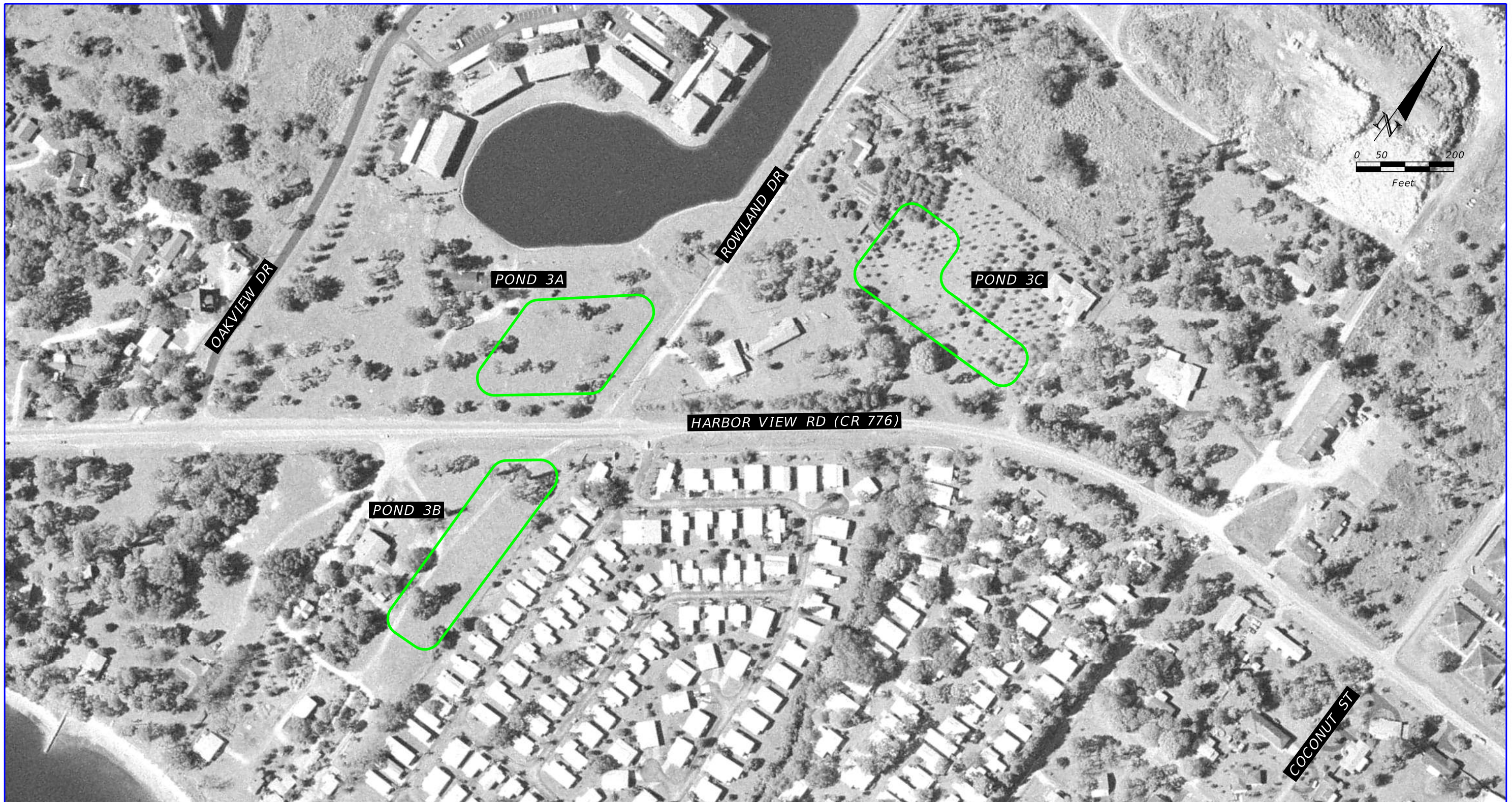
REVISIONS				STATE OF FLORIDA DEPARTMENT OF TRANSPORTATION			HARBORVIEW ROAD (CR 776) FROM MELBOURNE STREET TO I-75	SHEET NO.  B-9
DATE	DESCRIPTION	DATE	DESCRIPTION	ROAD NO.	COUNTY	FINANCIAL PROJECT ID		
			TIERRA PROJECT NO.: 6511-19-261E	CR 776	CHARLOTTE	434965-2-32-01		



1995 HISTORICAL AERIAL PHOTOGRAPH

SOURCE: FDOT SURVEY AND MAPPING

REVISIONS				TIERRA, INC. 7351 TEMPLE TERRACE HIGHWAY TAMPA, FLORIDA 33637	STATE OF FLORIDA DEPARTMENT OF TRANSPORTATION			HARBORVIEW ROAD (CR 776) FROM MELBOURNE STREET TO I-75	SHEET NO.
DATE	DESCRIPTION	DATE	DESCRIPTION		ROAD NO.	COUNTY	FINANCIAL PROJECT ID		B-10
						CR 776	CHARLOTTE		434965-2-32-01



1995 HISTORICAL AERIAL PHOTOGRAPH

SOURCE: FDOT SURVEY AND MAPPING

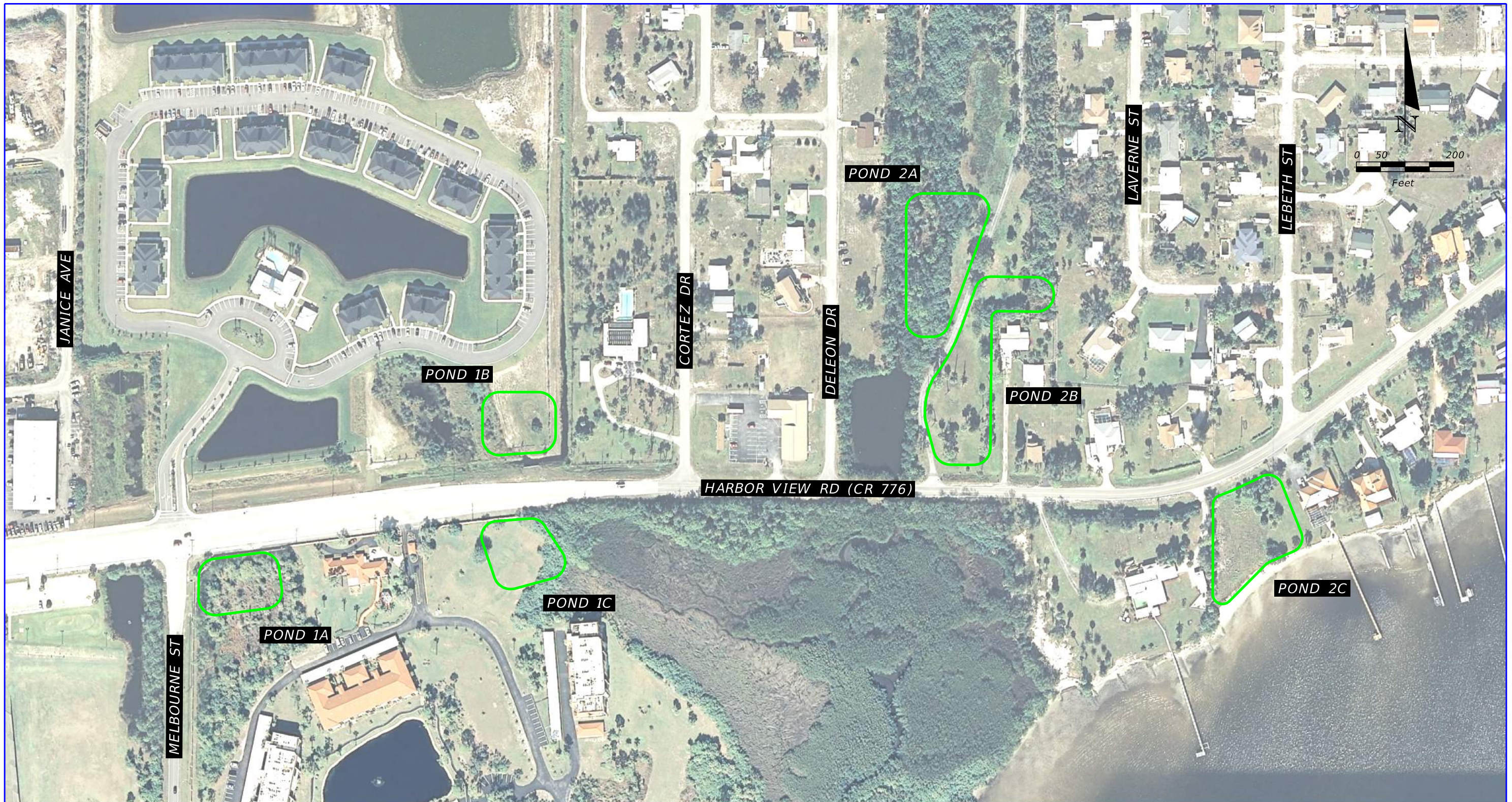
REVISIONS				STATE OF FLORIDA DEPARTMENT OF TRANSPORTATION			HARBORVIEW ROAD (CR 776) FROM MELBOURNE STREET TO I-75	SHEET NO.  B-11
DATE	DESCRIPTION	DATE	DESCRIPTION	ROAD NO.	COUNTY	FINANCIAL PROJECT ID		
			TIERRA PROJECT NO.: 6511-19-261E	CR 776	CHARLOTTE	434965-2-32-01		



1995 HISTORICAL AERIAL PHOTOGRAPH

SOURCE: FDOT SURVEY AND MAPPING

REVISIONS				STATE OF FLORIDA DEPARTMENT OF TRANSPORTATION			HARBORVIEW ROAD (CR 776) FROM MELBOURNE STREET TO I-75	SHEET NO.  B-12
DATE	DESCRIPTION	DATE	DESCRIPTION	ROAD NO.	COUNTY	FINANCIAL PROJECT ID		
			TIERRA PROJECT NO.: 6511-19-261E	CR 776	CHARLOTTE	434965-2-32-01		



2008 HISTORICAL AERIAL PHOTOGRAPH

SOURCE: FDOT SURVEY AND MAPPING

REVISIONS				STATE OF FLORIDA DEPARTMENT OF TRANSPORTATION			HARBORVIEW ROAD (CR 776) FROM MELBOURNE STREET TO I-75	SHEET NO.  B-13
DATE	DESCRIPTION	DATE	DESCRIPTION	ROAD NO.	COUNTY	FINANCIAL PROJECT ID		
			TIERRA PROJECT NO.: 6511-19-261E	CR 776	CHARLOTTE	434965-2-32-01		



2008 HISTORICAL AERIAL PHOTOGRAPH

SOURCE: FDOT SURVEY AND MAPPING

REVISIONS				STATE OF FLORIDA DEPARTMENT OF TRANSPORTATION			HARBORVIEW ROAD (CR 776) FROM MELBOURNE STREET TO I-75	SHEET NO.  B-14
DATE	DESCRIPTION	DATE	DESCRIPTION	ROAD NO.	COUNTY	FINANCIAL PROJECT ID		
			TIERRA PROJECT NO.: 6511-19-261E	CR 776	CHARLOTTE	434965-2-32-01		



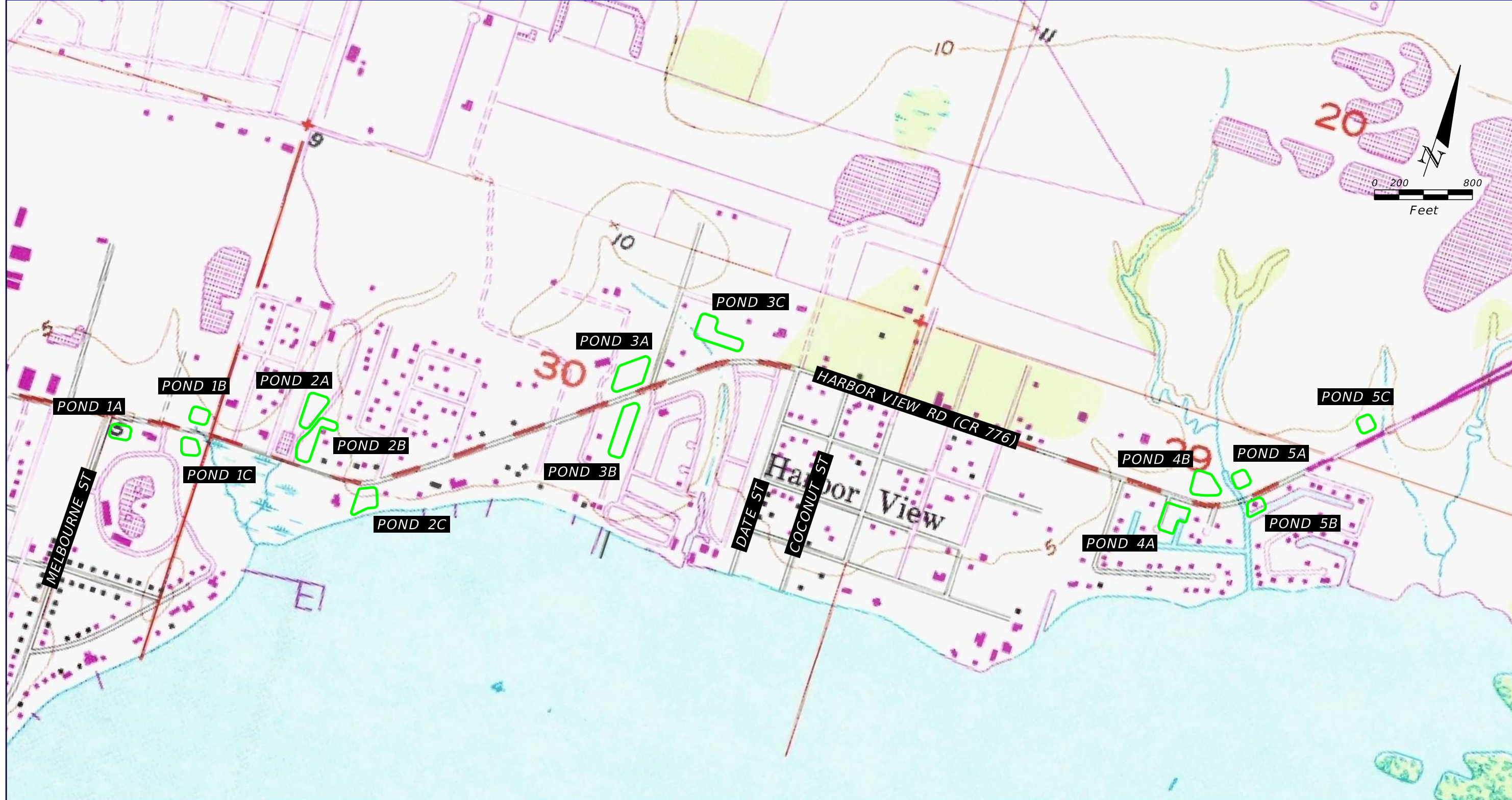
2008 HISTORICAL AERIAL PHOTOGRAPH

SOURCE: FDOT SURVEY AND MAPPING

REVISIONS				STATE OF FLORIDA DEPARTMENT OF TRANSPORTATION			HARBORVIEW ROAD (CR 776) FROM MELBOURNE STREET TO I-75	SHEET NO.  B-15
DATE	DESCRIPTION	DATE	DESCRIPTION	ROAD NO.	COUNTY	FINANCIAL PROJECT ID		
			TIERRA PROJECT NO.: 6511-19-261E	CR 776	CHARLOTTE	434965-2-32-01		



**CSER APPENDIX C**  
**USGS TOPOGRAPHIC MAP**



USGS TOPOGRAPHIC MAP

SOURCE: USGS 7.5-MINUTE "PUNTA GORDA, FLORIDA" DATED 1957, (PHOTOREVISED 1987)

REVISIONS				TIERRA, INC. 7351 TEMPLE TERRACE HIGHWAY TAMPA, FLORIDA 33637	STATE OF FLORIDA DEPARTMENT OF TRANSPORTATION			HARBORVIEW ROAD (CR 776) FROM MELBOURNE STREET TO I-75	SHEET NO.
DATE	DESCRIPTION	DATE	DESCRIPTION		ROAD NO.	COUNTY	FINANCIAL PROJECT ID		C-1
			TIERRA PROJECT NO.: 6511-19-261E		CR 776	CHARLOTTE	434965-2-32-01		

**CSER APPENDIX D**  
**REGULATORY DATABASE REPORT**

# Environmental Data Report

## Custom Radius Research

**Subject Property:**

Harborview Road (CR 776)  
from Melbourne Street to I-75  
Charlotte County, Florida

**Prepared For:**

Tierra Inc  
7351 Temple Terrace Hwy  
Tampa, FL 33637

**Prepared By:**



Environmental Data Management, Inc.  
2840 West Bay Drive, Suite 208  
Belleair Bluffs, Florida 33770

August 19, 2021



August 19, 2021

Justin Holley  
Tierra Inc  
7351 Temple Terrace Hwy  
Tampa, FL 33637

Subject: **Custom Radius Research - EDM Project #25739**

Dear Mr. Holley

Thank you for choosing Environmental Data Management, Inc. The following report provides the results of our environmental data research that you requested for the following location:

**Harborview Road (CR 776)  
from Melbourne Street to I-75  
Charlotte County, Florida**

The following is a summary of the components contained within this report:

- **Executive Summary** –lists the databases that were searched for this report, the search distance criteria and the number of sites identified for each database.
- **Map of Study Area**– street map showing the location of the Subject Property and any regulatory listed sites identified within the search criteria.
- **Site Summary Table** –displays the Map ID number, Permit or Registration number, Name/Address and the Government Database(s) for the identified regulatory listed sites.
- **Detail Reports** – data detail for each database record identified.
- **Proximal Records Table** – a listing of potentially relevant sites identified just beyond the search criteria.
- **Non-Mapped Records Table** - lists those government records that do not contain sufficient address information to plot within our GIS system, but may still exist within your study area.
- **Addl Maps (where applicable)** – includes Recent Aerial Photo, USGS Topographic maps, FEMA Floodplain & NWI Wetland Map, map of statewide American Indian Lands and our Environmental Impact Areas map, showing the location of suspect sites such as NPL/STNPL, Brownfields, FUDS, etc.... Our Florida well data report is also include with the Standard and Comprehensive formats.
- **Agency List Descriptions** – defines the regulatory databases included in this report along with the dates that each database was last updated by the respective agency and EDM.

At EDM we take great pride in our work, and continually strive to provide you with the most accurate and thorough research service available. This report is only intended as a means to assist in identifying locations that may pose an environmental concern relative to the property under evaluation. Its use is not intended to replace the need for a complete environmental assessment or regulatory file review, but rather as a supplement to the overall evaluation.

Thank you again for selecting EDM as your data research provider. Should you have any questions regarding this report or our service, please feel free to contact us. We appreciate the opportunity to be of service to you and look forward to working with you in the future.

**ENVIRONMENTAL DATA MANAGEMENT, INC.**

# Executive Summary

Report Date: 8/19/2021

Client Information	Project Information
Tierra Inc 7351 Temple Terrace Hwy Tampa, FL 33637 Client Job No: 6511-19-261E Client P.O. No:	Custom Radius Research Harborview Road (CR 776) from Melbourne Street to I-75 Charlotte County, Florida EDM Job No# 25739

The following table displays the databases that were included in the research provided and the number of records identified for each database. Site distance values indicated in this report are measured from the boundary of the Subject Property. The absence of records in this table and the Site Summary Tables indicates that our research found no regulated sites within the specified search distances from the Subject Property.

<b>AGENCY DATABASES RESEARCHED</b>	<b>Total # Found</b>
<b>EPA DATABASES</b>	
National Priorities List(NPL)	0
SEMS Active Site Inventory List(SEMSACTV)	0
Comp Env Resp, Compensation & Liability Info Sys List(CERCLIS)	0
SEMS Archived Site Inventory List(SEMSARCH)	0
Archived Cerclis Sites(NFRAP)	0
RCRIS Handlers with Corrective Action(CORRACTS)	0
Tribal Tanks List(TRIBLTANKS)	0
Tribal Lust List(TRIBLLUST)	0
Brownfields Management System(USBRWNFLDS)	0
Institutional and/or Engineering Controls(USINSTENG)	0
NPL Liens List(NPLLIENS)	0
RCRA-Treatment, Storage and/or Disposal Sites(TSD)	0
RCRA-LQG,SQG,CESQG and Transporters(NONTSD)	0

\*\*\* Disclaimer \*\*\*

Please understand that the regulatory databases we utilize were not originally intended for our use, but rather for the source agency's internal tracking of sites for which they have jurisdiction or other interest. As a result of this difference in intended use, their data is frequently found to be incomplete or inaccurate, and is less than ideal for our use. Our report is not to be relied upon for any purpose other than to "point" at approximate locations where further evaluation may be warranted. No conclusion can be based solely upon our report. Rather, our report should be used as a first step in directing your attention at potential problem areas, which should be followed up by site inspections, interviews with relevant personnel, regulatory file review and other means as specified in the ASTM Standard E 1527-13. Readers proceed at their own risk in relying upon this data, in whole or in part, for use within any evaluation. More detailed language with regard to such limitations and our Terms and Conditions may be found on our website at edm-net.com.



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<b>AGENCY DATABASES RESEARCHED</b>	<b>Total # Found</b>
<b>FDEP DATABASES</b>	
State NPL Equivalent(STNPL)	0
State CERCLIS/SEMS Equivalent(STCERC)	0
Solid Waste Facilities List_Landfills(SLDWST_LF)	2
Solid Waste Facilities List_Non-Landfills(SLDWST_NLF)	1
Leaking Underground Storage Tanks List(LUST)	0
Underground/Aboveground Storage Tanks(TANKS)	0
State Designated Brownfields(BRWNFLDS)	0
Voluntary Cleanup List(VOLCLNUP)	0
Institutional and/or Engineering Controls(INSTENG)	0
Dry Cleaners List(DRY)	0

\*\*\* Disclaimer \*\*\*

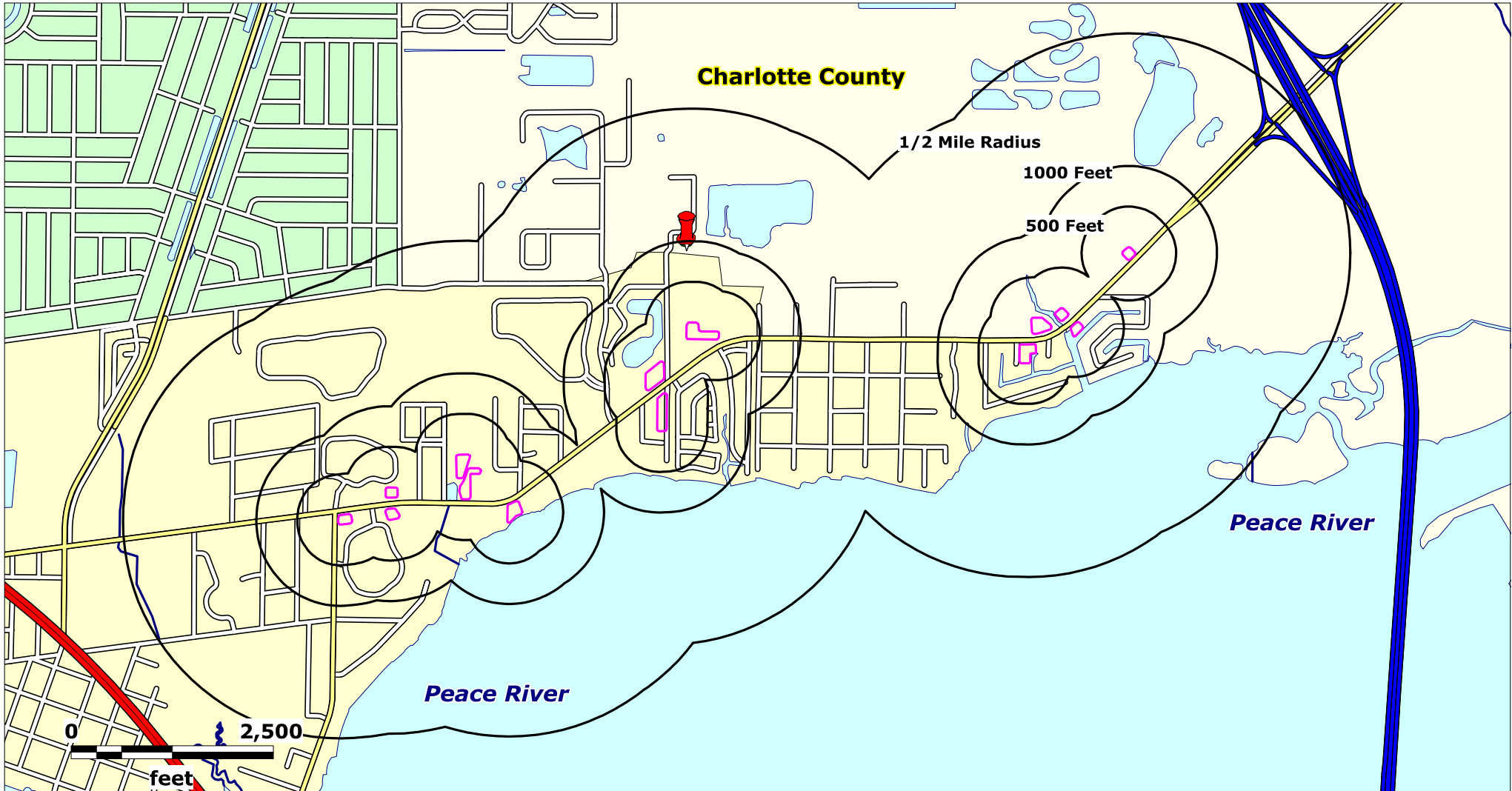
Please understand that the regulatory databases we utilize were not originally intended for our use, but rather for the source agency's internal tracking of sites for which they have jurisdiction or other interest. As a result of this difference in intended use, their data is frequently found to be incomplete or inaccurate, and is less than ideal for our use. Our report is not to be relied upon for any purpose other than to "point" at approximate locations where further evaluation may be warranted. No conclusion can be based solely upon our report. Rather, our report should be used as a first step in directing your attention at potential problem areas, which should be followed up by site inspections, interviews with relevant personnel, regulatory file review and other means as specified in the ASTM Standard E 1527-13. Readers proceed at their own risk in relying upon this data, in whole or in part, for use within any evaluation. More detailed language with regard to such limitations and our Terms and Conditions may be found on our website at [edm-net.com](http://edm-net.com).



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Source: US Census Bureau TIGER Files





Map Scale and Site Locations are Approximate

### Subject Property

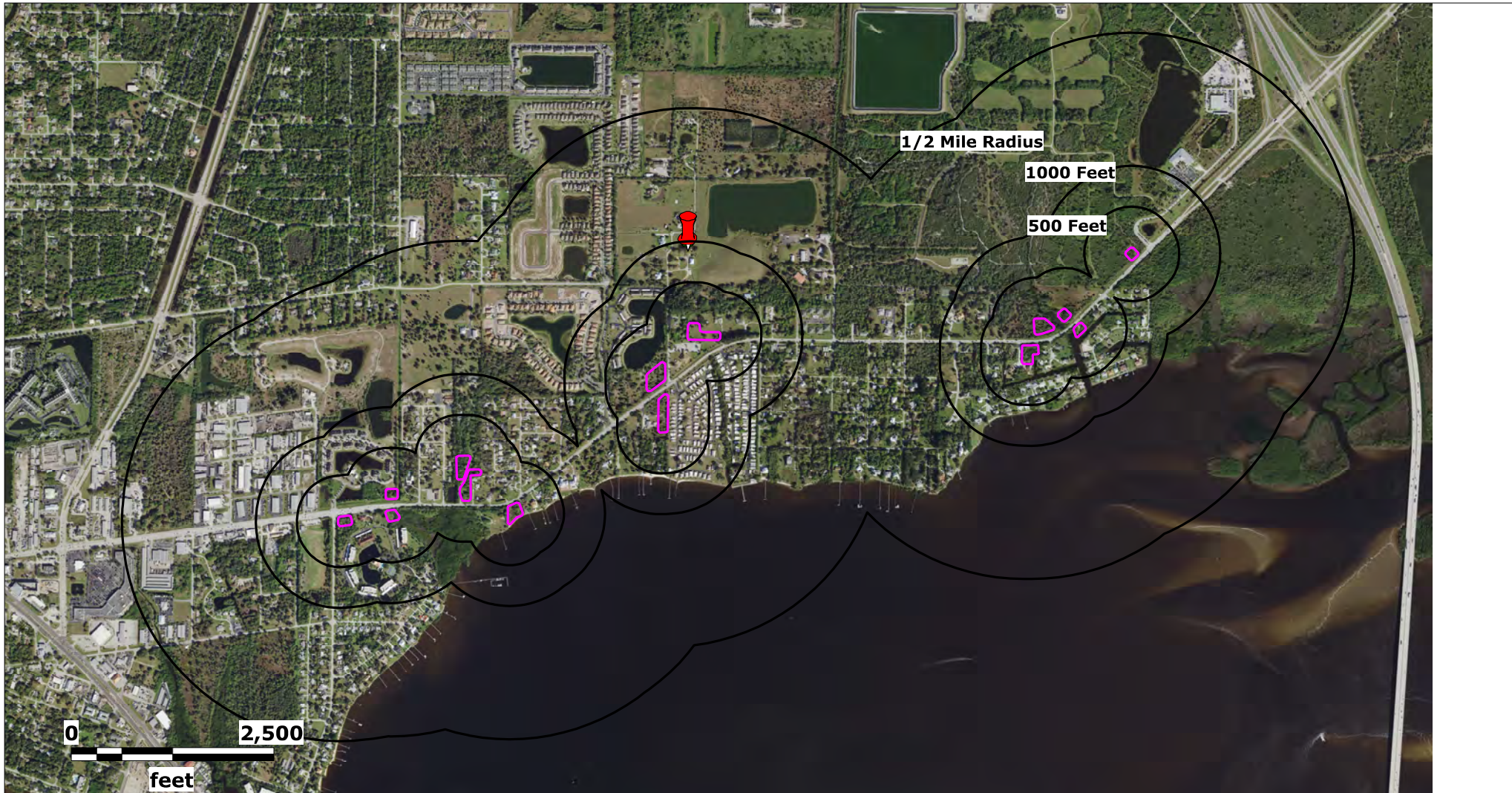
Harborview Road (CR 776)  
from Melbourne Street to I-75  
Charlotte County, Florida

Lat (DMS): 26 58' 13.6956"  
Lon (DMS): -82 2' 53.1924"

EDM Job No: 25739  
August 19, 2021

-  **Approximate Site Boundary**
-  **NPL, STNPL, CERCLIS, SEMSACTV, SEMSARCH and SLDWST\_LF sites - 1/2 Mile**
-  **SLDWST\_NLF sites - 1000 Feet**
-  **NPLLIENS, CORRACTS, TSD, NFRAP, STCERC, LUST, BRWNFLDS, VOLCLNUP, DRY, TANKS & INSTENG sites - 500 Feet**





Source: Florida Department of Transportation

Map Scale and Site Locations are Approximate

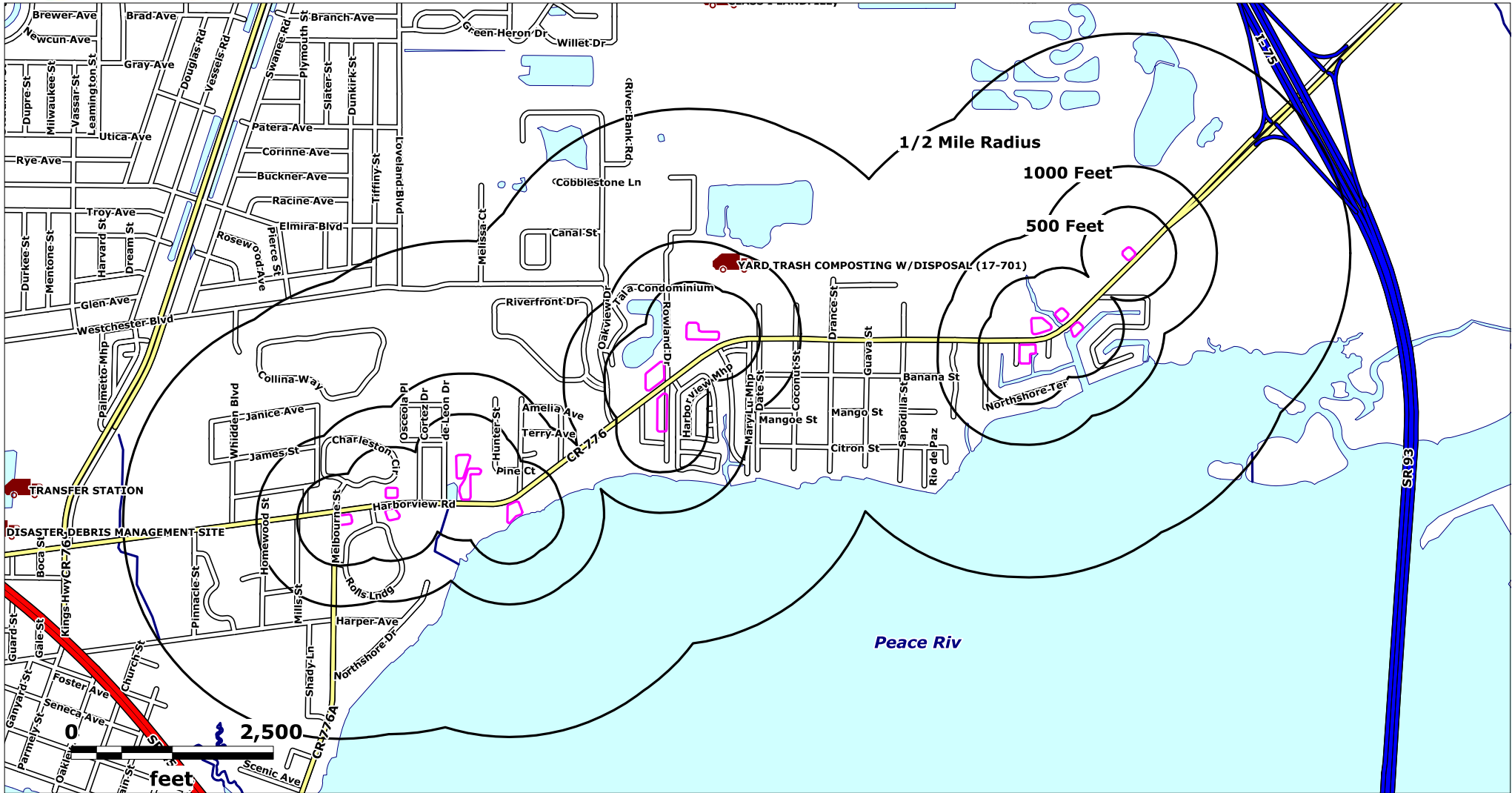
### Subject Property

Harborview Road (CR 776)  
from Melbourne Street to I-75  
Charlotte County, Florida

Lat (DMS): 26 58' 13.6956"  
Lon (DMS): -82 2' 53.1924"

EDM Job No: 25739  
August 19, 2021

- Approximate Site Boundary**
- NPL, STNPL, CERCLIS, SEMSACTV, SEMSARCH and SLDWST\_LF sites - 1/2 Mile**
- SLDWST\_NLF sites - 1000 Feet**
- NPLLIENS, CORRACTS, TSD, NFRAP, STCERC, LUST, BRWNFLDS, VOLCLNUP, DRY, TANKS & INSTENG sites - 500 Feet**



Source: FDEP and USEPA Geodata

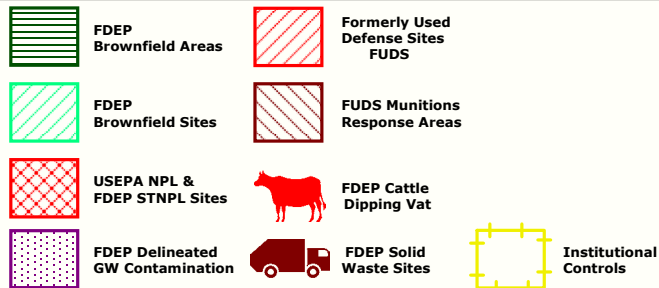
Map Scale and Site Locations are Approximate

## Subject Property

Harborview Road (CR 776)  
from Melbourne Street to I-75  
Charlotte County, Florida

Lat (DMS): 26 58' 13.6956"  
Lon (DMS): -82 2' 53.1924"

EDM Job No: 25739  
August 19, 2021



Approximate Site Boundary

# ENVIRONMENTAL DATA MANAGEMENT

## Custom Radius Research

### Site Summary Table

Report Date: 8/19/2021

Page 1 of 1

MapID Prgm List	Fac ID No	Site Dist (ft)	Site Elev (ft)	Elev vs Sub Prop	Site Name	Site Address
1						
SLDWST_LF	72563	0	8.44	Higher	RAULERSON YARD TRASH COMPOST SITE	ROWLAND DRIVE (19-40S-23E) PUNTA GORDA, FL 33980
SLDWST_LF	72909	0	8.44	Higher	RAULERSON C & D FACILITY	189 ROWLAND DRIVE PUNTA GORDA, FL 33980



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# FDEP SOLID WASTE FACILITIES LIST NON-LANDFILL SITES

## (SLDWST\_NLF)

Report Date: 8/19/2021

SLDWST Page 1 of 1

### FACILITY ID, NAME AND LOCATION:

72909  
RAULERSON C & D FACILITY  
189 ROWLAND DRIVE  
PUNTA GORDA, FL 33980

DISTRICT SD  
COUNTY CHARLOTTE  
SEC/TWN/RN 19 /40S /23E  
AGENCY LAT: 26:58:27.44  
AGENCY LON: 82:2:42.67

### MAP ID NUMBER:

Dist (FEET): 0.17

Direction:

Elev (Ft): 8.44

Elev vs Sub Prop: Higher

1

SLDWST

### RESP AUTHORITY:

DANNIE L. RAULERSON  
189 ROWLAND DRIVE  
PUNTA GORDA, FL 33980  
9416252994

### SITE CONTACT:

### LAND OWNER:

**FACILITY CLASS:** 740/COMPOSTING FACILITY

**CLASS STATUS:** CLOSED, NO GW MONITORING (J)

[FDEP INFORMATION PORTAL ON LINE DOCUMENTS](#) (May Not Be Available For All Records)

[FDEP INFORMATION PORTAL ON LINE REPORTS](#) (May Not Be Available For All Records)



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# ENVIRONMENTAL DATA MANAGEMENT

## Custom Radius Research Proximal Site Summary Table

This table includes mapped sites whose plotted coordinates fall just outside of the ASTM or client defined research distance but whose property boundaries may still extend into the search area. These sites are typically large commercial or industrial tracts that may merit inclusion in the evaluation process. Detail data reports on any of these sites may be requested and will be sent as an addendum to this report at no additional cost.

Report Date: 8/19/2021

Page 1 of 1

MapID Prgm List	Fac ID No	Site Dist (ft)	Site Elev (ft)	Elev vs Sub Prop	Site Name	Site Address
<b>1A</b> NONTSD	FLR000018325	0	7.12	Higher	CUSTOM CREATIONS	23350 HARBOR VIEW RD PORT CHARLOTTE, FL 339802137
<b>2A</b> NONTSD	FLR000176461	0	4.91	Lower	S & S MONEY AUTO REPAIR INC	23371 HARBORVIEW RD PORT CHARLOTTE, FL 339802114
<b>3A</b> NONTSD	FLD984210773	0	8.05	Higher	FLORIDA MARBLE OF CHARLOTTE COUNTY INC	23370 JANICE AVE PORT CHARLOTTE, FL 339808401
<b>4A</b> NONTSD	FLR000153551	0	8.02	Higher	BAILEY'S TOWING	23400 JANICE AVE PORT CHARLOTTE, FL 339808409
<b>5A</b> NONTSD	FLR000220087	0	8.92	Higher	SINGLE SOURCE INC	4291 JAMES ST UNIT A PORT CHARLOTTE, FL 339808418
<b>6A</b> TANKS	8626521	0	8.44	Higher	DAN RAULERSON CONSTRUCTION INC	189 ROWLAND DR PUNTA GORDA, FL 33980



# ENVIRONMENTAL DATA MANAGEMENT

## Custom Radius Research Non-Mapped Records Summary Table

This table is a listing of database records that have not been plotted within our mapping system. Detail data reports on any of these sites may be requested and will be sent as an addendum to this report at no additional cost.

Report Date: 8/19/2021

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<b>Prgm List</b>	<b>Site Name</b>	<b>Site Address</b>
<b>Fac ID No</b>		

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# Agency List Descriptions

USEPA and State Databases are updated on a quarterly basis. Supplemental Databases are updated on an annual basis.

## Florida Department of Environmental Protection (FDEP)

### State Designated Brownfields(BRWNFLDS)

The FDEP Brownfields database contains a listing of State Designated Brownfield Areas and Brownfield Sites. Brownfields are typically defined as abandoned, idled or underused industrial and commercial sites where expansion or redevelopment is complicated by real or perceived environmental contamination.

**Agency File Date:** 8/14/2021

**Received by EDM:** 8/17/2021

**EDM Database Updated:** 8/17/2021

### Dry Cleaners List(DRY)

The FDEP Dry Cleaning Facilities List is comprised of data from the FDEP Storage Tank and Contamination Monitoring (STCM) database and the Drycleaning Solvent Cleanup Program- Priority Ranking List. It contains a listing of those Dry Cleaning sites (and suspected historical Dry Cleaning sites) who have registered with the FDEP and/or have applied for the Dry Cleaning Solvent Cleanup Program.

**Agency File Date:** 8/17/2021

**Received by EDM:** 8/17/2021

**EDM Database Updated:** 8/17/2021

### Institutional and/or Engineering Controls(INSTENG)

The FDEP Institutional Controls Registry Database (INSTENG) contains sites that have had Institutional and/or Engineering Controls implemented to regulate exposure to environmental hazards

**Agency File Date:** 8/18/2021

**Received by EDM:** 8/18/2021

**EDM Database Updated:** 8/19/2021

### Leaking Underground Storage Tanks List(LUST)

The FDEP LUST list identifies facilities and/or locations that have notified the FDEP of a possible release of contaminants from petroleum storage systems. This Report is generated from the FDEP Storage Tank and Contamination Monitoring Database (STCM).

**Agency File Date:** 4/26/2021

**Received by EDM:** 4/26/2021

**EDM Database Updated:** 4/29/2021

### Solid Waste Facilities List\_Landfills(SLDWST\_LF)

The SLDWST\_LF list identifies locations that have conducted solid waste landfill activities as determined by the applicable FDEP Facility Classifications. Sites listed with "##" after the Facility ID Number are historical locations, obtained from documents on record at local agencies.

**Agency File Date:** 5/3/2021

**Received by EDM:** 5/3/2021

**EDM Database Updated:** 5/4/2021

### Solid Waste Facilities List\_Non-Landfills(SLDWST\_NLF)

The SLDWST\_NLF list identifies locations that have conducted solid waste handling activities other than landfilling, as determined by the applicable FDEP Facility Classifications, such as Transfer Stations, Disaster Debris Staging Areas and sites handling Bio-Hazardous wastes. Sites listed with "##" after the Facility ID Number are historical locations, obtained from documents on record at local agencies.

**Agency File Date:** 5/3/2021

**Received by EDM:** 5/3/2021

**EDM Database Updated:** 5/4/2021

### State CERCLIS/SEMS Equivalent(STCERC)

The STCERC list is compiled from the FDEP Site Investigation Section list, the Florida SITES list(historical) and the FDEP Cleanup Sites list. These sites are being assessed and/or cleaned up as a result of identified or suspected contamination from the release of hazardous substances. The FDEP Cleanup Sites list programs include: Brownfields, Petroleum, EPA Superfund (CERCLA), Drycleaning, Responsible Party Cleanup, State Funded Cleanup, State Owned Lands Cleanup and Hazardous Waste Cleanup.

**Agency File Date:** 6/18/2021

**Received by EDM:** 6/28/2021

**EDM Database Updated:** 6/28/2021

### State NPL Equivalent(STNPL)

The FDEP State Funded Cleanup list contains facilities and/or locations where there are no viable responsible parties; the site poses an imminent hazard; and the site does not qualify for Superfund or is a low priority for EPA. Remedial efforts at these sites are currently being addressed through State funded cleanup action.

**Agency File Date:** 8/14/2021

**Received by EDM:** 8/17/2021

**EDM Database Updated:** 8/18/2021

### Underground/Aboveground Storage Tanks(TANKS)

The FDEP TANKS list contains sites with registered aboveground and underground storage tanks containing regulated petroleum products.

**Agency File Date:** 8/12/2021

**Received by EDM:** 8/13/2021

**EDM Database Updated:** 8/16/2021

### Voluntary Cleanup List(VOLCLNUP)

The VOLCLNUP List is derived from the FDEP Brownfields Site Rehabilitation Agreement (BSRA) database, the FDEP ERIC Waste Cleanup database and the FDEP Office of Waste Cleanup Responsible Party Sites database (not available as of June 2021). The VOLCLNUP List identifies sites that have signed an agreement to Voluntarily cleanup a site and/or sites where legal responsibility for site rehabilitation exists pursuant to Florida Statutes and is being conducted either voluntarily or pursuant to enforcement activity.

**Agency File Date:** 6/1/2021

**Received by EDM:** 6/21/2021

**EDM Database Updated:** 6/22/2021



# United States Environmental Protection Agency (EPA)

## Comp Env Resp, Compensation & Liability Info Sys List(CERCLIS)

The US EPA Comprehensive Environmental Response, Compensation, and Liability Information System (CERCLIS) database tracks potential and confirmed hazardous waste sites at which the EPA Superfund program has some involvement. It contains sites that are proposed to be on the NPL, are on the NPL and sites that are in the screening and assessment phase for possible inclusion on the NPL. The CERCLIS database was retired in November of 2013 and has been replaced by the Superfund Enterprise Management System (SEMS).

**Agency File Date:** 11/12/2013

**Received by EDM:** 2/18/2016

**EDM Database Updated:** 2/18/2016

## RCRIS Handlers with Corrective Action(CORRACTS)

The US EPA Corrective Action Sites (CORRACTS) database is a listing of hazardous waste handlers that have undergone RCRA corrective action activity.

**Agency File Date:** 5/3/2021

**Received by EDM:** 5/4/2021

**EDM Database Updated:** 5/4/2021

## Archived Cerclis Sites(NFRAP)

The US EPA NFRAP list contains archived data of CERCLIS records where the EPA has completed assessment activities and determined that no further steps to list the site on the NPL will be taken. NFRAP sites may be reviewed in the future to determine if they should be returned to CERCLIS based upon newly identified contamination problems at the site. The NFRAP database was retired in November of 2013 and has been replaced by the Superfund Enterprise Management System (SEMS).

**Agency File Date:** 10/25/2013

**Received by EDM:** 2/18/2016

**EDM Database Updated:** 2/18/2016

## RCRA-LQG,SQG,CESQG and Transporters(NONTSD)

The EDM NONTSD list is a subset of the US EPA RCRAInfo System and identifies facilities that generate and transport hazardous wastes. These facilities may be Large Quantity Generators (LQG), Small Quantity Generators (SQG), Conditionally Exempt SQG's (CESQG) as well as "Non-Notifiers" and "Non-Handlers".

**Agency File Date:** 5/3/2021

**Received by EDM:** 5/5/2021

**EDM Database Updated:** 5/13/2021

## National Priorities List(NPL)

The US EPA National Priorities List (NPL) contains facilities and/or locations where environmental contamination has been confirmed and prioritized for cleanup activities under the Superfund Program. EDM's NPL Report includes sites that are currently on the NPL as well as sites that have been Proposed, Withdrawn and/or Deleted from the list. Previously, information for the NPL was managed under the CERCLIS data management system. In 2014 this system was replaced with the Superfund Enterprise Management System (SEMS). EPA last updated CERCLIS in November of 2013. EDM's NPL Report contains available SEMS data and the archived CERCLIS data relative to NPL sites.

**Agency File Date:** 4/27/2021

**Received by EDM:** 5/5/2021

**EDM Database Updated:** 5/5/2021

## NPL Liens List(NPLLIENS)

The US EPA NPL Liens List identifies those sites where under authority granted by CERCLA, liens have been filed against real property in order to recover expenditures from remedial action or when the property owner receives a notice of potential liability.

**Agency File Date:** 4/27/2021

**Received by EDM:** 5/5/2021

**EDM Database Updated:** 5/5/2021

## SEMS Active Site Inventory List(SEMSACTV)

The US EPA Superfund Enterprise Management System (SEMS) tracks potential and confirmed hazardous waste sites at which the EPA Superfund program has some involvement. The SEMSACTV list contains sites that are on the National Priorities List (NPL) as well as sites that are proposed for or in the screening and assessment phase for possible inclusion on the NPL. SEMS has replaced the CERCLIS database, which was retired in November of 2013.

**Agency File Date:** 4/27/2021

**Received by EDM:** 5/13/2021

**EDM Database Updated:** 5/13/2021

## SEMS Archived Site Inventory List(SEMSARCH)

The US EPA Superfund Enterprise Management System (SEMS), contains archived data of CERCLIS or SEMS records where the EPA has completed assessment activities and determined that no further steps to list the site on the NPL will be taken. These sites may be reviewed in the future to determine if they should be returned to SEMS based upon newly identified contamination problems at the site. SEMS has replaced the CERCLIS database, which was retired in November of 2013. The SEMSARCH database contains these newly archived records under the SEMS database management system.

**Agency File Date:** 4/27/2021

**Received by EDM:** 5/13/2021

**EDM Database Updated:** 5/13/2021

## Tribal LUST List(TRIBLLUST)

EDM's Tribal LUST list is derived from the USEPA Region IV Tribal Tanks database by extracting those sites with indicators of past and/or current releases.

**Agency File Date:** 2/24/2010

**Received by EDM:** 3/9/2010

**EDM Database Updated:** 3/9/2010

## Tribal Tanks List(TRIBLTANKS)

The USEPA Region IV Tribal Tanks database lists Active and Closed storage tank facilities on Native American lands.

**Agency File Date:** 2/24/2010

**Received by EDM:** 3/9/2010

**EDM Database Updated:** 3/9/2010

## RCRA-Treatment, Storage and/or Disposal Sites(TSD)

The EDM TSD list is a subset of the US EPA RCRAInfo system and identifies facilities that Treat, Store and/or Dispose of hazardous waste.

**Agency File Date:** 5/3/2021

**Received by EDM:** 5/5/2021

**EDM Database Updated:** 5/13/2021

### **Brownfields Management System(USBRWNFLDS)**

The US EPA Brownfields program provides information on environmentally distressed properties that have received Grants or Targeted funding for cleanup and redevelopment . Tribal Brownfield sites are included in the USBRWNFLDS database.

**Agency File Date:** 7/7/2021

**Received by EDM:** 8/17/2021

**EDM Database Updated:** 8/18/2021

### **Institutional and/or Engineering Controls(USINSTENG)**

The USINSTENG list is compiled from data elements contained in the NPL, CORRACTS, USBRWNFLDS and RCRAInfo databases.

**Agency File Date:** 8/18/2021

**Received by EDM:** 8/18/2021

**EDM Database Updated:** 8/18/2021

## Environmental Impact Areas

### Brownfield Areas and Sites

The FDEP Brownfields database contains a listing of State Designated Brownfield Areas and Brownfield Sites. Brownfields are typically defined as abandoned, idled or underused industrial and commercial sites where expansion or redevelopment is complicated by real or perceived environmental contamination.

**Agency File Date:** 1/6/2021

**Received by EDM:** 1/8/2021

**EDM Database Updated:** 1/8/2021

<https://floridadep.gov/waste/waste-cleanup/content/brownfields-program>

### Cattle Dipping Vats

From the 1910's through the 1950's, vats were filled with an arsenic solution for the control and eradication of the cattle fever tick. Other pesticides such as DDT were also widely used. By State law, all cattle, horses, mules, goats, and other susceptible animals were required to be dipped every 14 days. Under certain circumstances, the arsenic and other pesticides remaining at the site may present an environmental or public health hazard.

Some of the sites have been located and are currently under investigation. However, most of the listings are from old records of the State Livestock Board, which listed each vat as it was put into operation. In addition, some privately operated vats may have existed which were not listed by the Livestock Board. EDM's Cattle Dipping Vat sites are retrieved from the Voluntary Cleanup and STCERC databases. For additional information on Cattle Dipping Vats visit the FDEP and FDOH websites at:

**Agency File Date:** 10/31/2018

**Received by EDM:** 1/25/2019

**EDM Database Updated:** 1/25/2019

<https://floridadep.gov/waste/district-business-support/content/cattle-dipping-vats-cdv>

<http://www.floridahealth.gov/environmental-health/drinking-water/cattledipathome.html>

### Formerly Used Defense Sites

The DoD is responsible for the environmental restoration of properties that were formerly owned by, leased to or otherwise possessed by the United States and operated under the jurisdiction of the Secretary of Defense prior to October 1986. Such properties are known as Formerly Used Defense Sites (FUDS). The Army is the executive agent for the program and the U.S. Army Corps of Engineers manages and directs the program's administration. For more information on the FUDS Program, including maps and data on individual sites, visit the Army Corps of Engineers website at:

**Agency File Date:** 5/29/2018

**Received by EDM:** 1/25/2019

**EDM Database Updated:** 1/25/2019

<http://www.usace.army.mil/Missions/Environmental/Formerly-Used-Defense-Sites/>

### FUDS Munitions Response Sites

The DoD developed the Military Munitions Response Program (MMRP) in 2001 to address munitions-related concerns, including explosive safety, environmental, and health hazards from releases of unexploded ordnance (UXO), discarded military munitions (DDM), and munitions constituents (MC) found at locations, other than operational ranges, on active and Base Realignment and Closure (BRAC) installations and Formerly Used Defense Sites (FUDS) properties. The MMRP addresses non-operational range lands with suspected or known hazards from munitions and explosives of concern (MEC) which occurred prior to September 2002, but are not already included with an Installation Response Program (IRP) site cleanup activity. For more information on the FUDS MMRP Program, including maps and data on individual sites, visit the Army Corps of Engineers website at:

**Agency File Date:** 5/14/2018

**Received by EDM:** 1/25/2019

**EDM Database Updated:** 1/25/2019

<http://www.asaie.army.mil/Public/ESOH/mmrp.html>

### Groundwater Contamination Areas

The Ground Water Contamination Areas GIS layer is a statewide map showing the boundaries of delineated areas of known groundwater contamination pursuant to Chapter 62-524, F.A.C., New Potable Water Well Permitting In Delineated Areas. 38 Florida counties have been delineated primarily for the agricultural pesticide ethylene dibromide (EDB), and to a much lesser extent, volatile organic and petroleum contaminants. This GIS layer represents approximately 427,897 acres in 38 counties in Florida that have been delineated for groundwater contamination. However, it does not represent all known sources of groundwater contamination for the state of Florida.

This information is intended to be used by regulatory agencies issuing potable water well construction permits in areas of ground water contamination to protect public health and the ground water resource. Permitted water wells in these areas must meet specific well construction criteria and water testing prior to well use. This dataset only indicates the presence or absence of specific groundwater contaminants and does not represent all known sources of groundwater contamination in the state of Florida.

**Agency File Date:** 11/28/2018

**Received by EDM:** 1/24/2019

**EDM Database Updated:** 1/24/2019

<https://floridadep.gov/water/source-drinking-water/content/delineated-areas>

## Institutional Controls

The FDEP Institutional Controls GIS layer is a statewide map showing the approximate boundaries of delineated areas where Institutional Controls are in place.

An institutional control provides for certain restrictions on a property. For example, a site may be cleaned up to satisfy commercial contamination target levels and an institutional control may be placed on that property indicating that it may only be used for commercial activities. If the owner of the property ever wanted to use that property for residential purposes, the owner would have to ensure that any contamination meets residential target levels.

The locational data for this layer is provided by the responsible party and reviewed by FDEP staff. Neither FDEP or EDM assumes responsibility for the accuracy of the boundary data.

**Agency File Date:** 12/30/2020

**Received by EDM:** 1/8/2021

**EDM Database Updated:** 1/8/2021

<https://ca.dep.state.fl.us/mapdirect/?webmap=cff8d21797184421ab4763d3e4a01e48>

## National Priorities List

The US EPA National Priorities List (NPL) contains facilities and/or locations where environmental contamination has been confirmed and prioritized for cleanup activities under the Superfund Program. EDM's NPL site boundaries data include sites that are currently on the NPL as well as sites that have been Proposed, Withdrawn and/or Deleted from the list.

**Agency File Date:** 11/14/2018

**Received by EDM:** 12/10/2018

**EDM Database Updated:** 1/22/2019

<https://www.epa.gov/superfund/search-superfund-sites-where-you-live>

## Solid Waste Facilities

The FDEP SLDWST list identifies locations that have been permitted to conduct solid waste handling activities.

**Agency File Date:** 1/23/2019

**Received by EDM:** 1/24/2019

**EDM Database Updated:** 1/25/2019

<https://floridadep.gov/waste>

## State Funded Cleanup Sites

The FDEP State Funded Cleanup list contains facilities and/or locations where there are no viable responsible parties; the site poses an imminent hazard; and the site does not qualify for Superfund or is a low priority for EPA. Remedial efforts at these sites are currently being addressed through State funded cleanup action.

**Agency File Date:** 3/30/2021

**Received by EDM:** 3/31/2021

**EDM Database Updated:** 3/31/2021

<https://floridadep.gov/waste/waste-cleanup/documents/state-funded-cleanup-program-site-list>

**CSER APPENDIX E**  
**SITE PHOTOGRAPHS**

**Site Photographs - Ponds**



Pond 1A: southeast area looking west



Pond 1B: north area looking southwest



Pond 1C: central area looking north



Pond 2A: northeast edge looking southwest



Pond 2B: central area looking north



Pond 2C: central area looking north





Pond 3A: central area looking northwest



Pond 3B: northern area looking south



Pond 3C: west-central area looking north



Pond 4A: north-central area looking south



Pond 4B: central area looking north



Pond 5A: central area looking west



Pond 5B: southwest area looking west



Pond 5C: southern boundary looking north

## Site Photographs – Contamination Sites



Site 1: Raulerson C&D Facility – offsite west looking east



Site 2: Dr. D's Auto & Marine Repair Inc./Clune's Body Shop Inc. – southeast portion of site looking northwest