

ASTM E1527-13

Appendix X.3 User survey (*adapted*)

(...) These inquiries must also be made by the beneficiaries of the Phase I Environmental Site Assessment. The user must provide the following information to the environmental professional. If these inquiries are not performed, it could be determined that "all appropriate queries" are incomplete .

(1.) Environmental liens that are filed or recorded against the property.

Does a search of recorded land title records (or court records where appropriate) identify any registered or recorded environmental liens against the property under national law and local ordinances?

(2.) The activity and use limitations in effect on the property or that have been filed or recorded against the property.

If the search for records of recorded land titles (or court records where applicable) identifies any limitation of action and use such as: engineering controls, land use restrictions or institutional controls that are in force on the property and / or have been filed or registered against the property?

(3.) Specialized knowledge or experience of the person seeking to qualify for LLP (40 CFR 312.28)

Do you have specialized knowledge or experience related to the property or nearby properties? For example, are you engaged in the same line of business as current or former occupants of the property or an adjoining property so that you have specialized knowledge of the chemicals and processes used by this type of business?

(4.) Ratio of the purchase price to the fair market value of the property if it is not contaminated.

Does the purchase price paid for this property reasonably reflect the fair market value of the property? If you conclude that there is a difference, do you have considered whether the lower purchase price is due to known or believed contamination on the property?

(5.) Commonly known or reasonably verifiable information about the property.

Are you aware of commonly known or reasonably verifiable information on the property that would help the environmental professional to identify conditions indicative of emissions or threatened emissions? For example,

(a.) Do you know the past use of the property?

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(b.) Are you aware of specific chemicals that are present or were once present on the property?

(c.) Are you aware of spills or other releases of chemicals that have occurred on the property?

(d.) Are you aware of any environmental clean-up in the property?

(6.) The degree of evidence of the presence or possible presence of contamination on the property, and the ability to detect contamination by proper investigation.

Based on your knowledge and experience regarding the property, are there any evident indicators that indicate the presence or believed presence of emissions on the property?

Interview format for external stakeholders

Environmental incidents related to the hydrocarbon spills on the properties studied?

Environmental incidents related to the burial of hazardous substances into the soil (contained or not) within the properties studied?

Environmental incidents related to underground pipes within the properties studied?

Environmental incidents related to fauna and / or flora deterioration in the project's area of influence?

HRECs (Historical Recognized Environmental Conditions) in the area

CRECs (Controlled Recognized Environmental Conditions) in the area

What was present in the current APPB property before 1970?

Who were the prior owners?

External Interviews

What activities were done in this property before?

What substances were used in this property before 1970?

Semi-structured Form - YILPORT/APPB Personnel

DOCUMENTS

- Tax Lien Certificate of the Property
- MT Cell 1 + generator
- MT Generator room
- MT Fuel area
- MT or Fuel tank design plan
- MT WWTP
- MT AASS-AALL Separation network
- MT Yard 2 - Warehouse 12
- Original implantation plan + extensions and improvements

PHASE PRIOR TO APPB FOUNDATION (1970)

Property prior owner

Property past use

Conditions in which the site was received

Environmental incidents related to hydrocarbon spill on impervious soil

Environmental incidents related to hazardous substances burial in impervious soil

Environmental incidents related to underground pipes

Semi-structured Interviews

Environmental incidents related to flora and / or fauna deterioration in the area of influence

Property HRECs (Historical Recognized Environmental Conditions) before purchase by APPB

Property CRECs (Controlled Recognized Environmental Conditions) during CN SA possession

Grievances and / or complaints by social or institutional stakeholders

Other?
