

ENVIRONMENTAL ASSESSMENT

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PHASE I ENVIRONMENTAL SITE ASSESSMENT

of

PAMIDA-3126

2100 East Cedar Street
Rawlins, Wyoming 82301

PREPARED BY:

EMG

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EMG Project #: 76377.06R-163.111
Date of Conversion: April 27, 2006
Original Project #: 70599.05R-168.050
Date of Report: June 24, 2005
On site Date: May 24, 2005

PROJECT SUMMARY

Pamida
2100 East Cedar Street
Rawlins, Wyoming 82301

Assessment Component	Acceptable	Routine Solution	Phase II	Estimated Cost §	Reference Section	Page
Historical Review	✓				4.	6
Operational Activities	✓				5.	8
Hazardous Materials	✓				5.	8
Waste Generation	✓				5.	8
PCBs	✓				5.	8
Asbestos		(1)		\$495	5.	8
Radon	✓				5.	8
Lead-Based Paint	✓				5.	8
Lead in Drinking Water	✓				5.	8
Tanks/Pipelines	✓				5.	8
Surface Areas	✓				5.	8
Mold	✓				5.	8
Adjacent Properties	✓				6.	11
Regulatory Database Review	✓				7.	12

Conditions noted in the Project Summary Table are representative of the overall conditions of the property. There may be more detail on specific assessment components in the report text, therefore the Project Summary Table should not be used as a stand alone document.

§ *Costs depicted are for investigation/program development activities. Remediation costs, if required, will be identified as a result of the activities.*

(1) Asbestos-containing materials (ACM) in the form of resilient floor tiles were identified in the warehouse area of the Project. In addition, suspect ACM in the form of drywall/joint compound and roofing were identified in good condition. EMG recommends development and implementation of an Asbestos Operations and Maintenance Plan (O&M) for the Project.

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1. CERTIFICATION

EMG has completed a Phase I Environmental Site Assessment of the Pamida (the “Project”), located at 2100 East Cedar Street in Rawlins, Wyoming 82301. The assessment was performed at the Client’s request using the methods and procedures consistent with good commercial and customary practice designed to conform with acceptable industry standards.

This report is addressed to Citigroup Global Markets Realty Corp., Barclays Capital Real Estate Inc. Corporation (“BCRE”) and its affiliates, and Spirit Finance Corporation. Citigroup Global Markets Realty Corp., BCRE and its affiliates, Spirit Finance Corporation, their respective successors and assigns (including, without limitation, investors who purchase the mortgage loan or a participation interest in the mortgage loan and the trustee in a securitization that includes the mortgage loan), each servicer of the mortgage loan, and all rating agencies involved in any sale, securitization or syndication involving the mortgage loan may use and rely upon this Report, including, without limitation, utilizing selected information from the Report in the offering materials (either in electronic or hard copy format) relating to any sale, securitization or syndication involving the mortgage loan. The Assessor agrees to cooperate in answering questions by any of the above parties in connection with the sale, securitization or syndication, as communicated by BCRE personnel. In addition, this Report or a reference to this Report may be included or quoted in any offering circular, registration statement, prospectus or sales brochure (either in electronic or hard copy format) in connection with a sale, securitization or syndication, or transaction involving such debt and or debt securities.

The purpose for which this report shall be used shall be limited to the use as stated in the contract between the client and EMG.

This report is not for the use or benefit of, nor may it be relied upon by any other person or entity except Citigroup Global Markets Realty Corp, BCRE and its affiliates, Spirit Finance Corporation, their respective successors and assigns, for any purpose without the advance written consent of EMG. In expressing the opinions stated in this report, EMG has exercised the degree of skill and care ordinarily exercised by a reasonable prudent environmental professional in the same community and in the same time frame given the same or similar facts and circumstances. Documentation and data provided by the Client, designated representatives of the Client or other interested third parties, or from the public domain, and referred to in the preparation of this assessment, have been used and referenced with the understanding that EMG assumes no responsibility or liability for their accuracy.

The independent conclusions represent our professional judgment based on information and data available to us during the course of this assignment. Factual information regarding operations, conditions, and test data provided by the Client or their representative have been assumed to be correct and complete. The conclusions presented are based on the data provided, observations, and conditions that existed on the date of the on site visit.

If you have any questions regarding this report, please contact the Technical Relationship Manager listed below at 800.733.0660, Ext. 6534.

Researched by: Thin-yi Hlaing, Project Manager

Surveyed by: Thin-yi Hlaing, Project Manager

Written by: Thin-yi Hlaing, Project Manager

Reviewed by:



Rebecca A. Bleakley for:
LaNeicia A. Stone
Senior Technical Relationship Manager
lastone@emgcorp.com

2. EXECUTIVE SUMMARY

EMG performed a Phase I Environmental Site Assessment, that included on site observations of the accessible areas of the Pamida (the “Project”), on May 24, 2005. The Project is located at 2100 East Cedar Street in Rawlins, Wyoming 82301, and consists of approximately 6.6 acres.

The Project was originally constructed in 1971 and is currently a Pamida discount retail center. Current facility operations include sales of household products and clothing items. Prior to construction of the current improvements, the Project was undeveloped land. Properties in the general vicinity of the Project include commercial land uses.

The following summarizes the independent conclusions representing EMG’s best professional judgment based on information and data available to us during the course of this assignment. Factual information regarding operations, conditions, and test data provided by the Client, owner, or their representative have been assumed to be correct and complete. Additionally, the conclusions presented are based on the conditions that existed at the time of the assessment.

The assessment was conducted utilizing generally accepted Phase I industry standards using the American Society for Testing and Materials (ASTM) Standard Practice E 1527-00 and the Bank of America Scope of Work.

We have performed a Phase I Environmental Site Assessment in conformance with the scope and limitations of ASTM Practice E 1527 of 2100 East Cedar Street, Rawlins, Wyoming 82301, the Project. Any exceptions, to or deletions from, this practice are described in the Scope of Work Section. Based on the results of the assessment, no recognized environmental conditions (RECs) were identified in connection with the Project and no historical RECs were identified in connection with the Project.

The following item, though not an REC, was identified:

Asbestos-Containing Materials (ACM) (Section 5.)

- The identified asbestos-containing resilient floor tiles are in generally good condition and can be maintained in place if an Operations and Maintenance (O&M) Program is developed and implemented. In addition, suspect asbestos-containing materials in the form of drywall/joint compound and roofing were not sampled as a part of this assessment. These materials can also be maintained in the O&M Program. A properly designed O&M Program is sufficient to maintain the Project in accordance with current regulatory standards and sound business practice. ACM maintained with an O&M Program can remain in place, provided the ACM remain intact and undisturbed.

2.1. RECOMMENDATIONS

The following additional action is recommended:

- The development and implementation of an Asbestos O&M Program. Costs indicated are for O&M Program Document development only. Comprehensive survey costs, if required, will be identified as a result of O&M Program implementation.

Associated cost estimate.....\$495

3. SCOPE OF WORK

EMG conducted a Phase I Environmental Site Assessment of the Project that consisted of a walk-through observation of the accessible areas and interviews with facility personnel and local agency representatives.

A Pre-Survey Questionnaire was completed as a part of this assessment which is included in the Appendices. The Questionnaire was completed with Dan Farrell, the store manager. Information obtained from the Questionnaire has been used in the preparation of this report.

Visual observation above the drop ceiling tiles was not performed as a part of this assessment.

Visual observation of pipe chases and behind walls was not performed as a part of this assessment.

EMG reviewed available federal, state, and local records in an effort to identify sites of known or suspected hazardous waste activity located at or near the Project which could have an adverse impact on the Project. In an attempt to determine whether historical uses of the Project and surrounding area have had an environmental impact on the Project, EMG interviewed individuals knowledgeable about the Project and reviewed available pertinent records and documents. This assessment is based on the evaluation of the information gathered, laboratory analysis of samples collected (when required), and accessibility at the time of the assessment.

The purpose of this report is to provide the Client an assessment concerning environmental conditions (limited to those issues identified in the report) as they existed at the Project. The assessment was conducted utilizing generally accepted Phase I industry standards using the American Society for Testing and Materials (ASTM) Standard Practice E 1527-00 and the Bank of America Scope of Work. The scope of work included an evaluation of:

- The Project history in an attempt to identify any possible ownership(s) and/or uses that would suggest an impact to the environmental integrity of the Project as identified through review of reasonably ascertainable standard historical sources.
- Physical characteristics of the Project as identified through review of reasonably ascertainable topographic, wetlands, flood plain, soils, geology, and groundwater data.
- Current Project conditions (as applicable), including compliance with appropriate regulations as they pertain to the presence or absence of:
 - Facility storage tanks, drums, containers (above or below ground), etc.
 - Transformers and other electrical equipment which utilize fluid which may potentially contain PCBs
 - The use of hazardous materials/chemicals and petroleum products, and/or the generation, treatment, storage, or disposal of hazardous, regulated, or medical wastes
- A screening approach for the potential existence of:
 - Asbestos, including the identification of all suspect materials in accessible areas (interior and exterior) and the collection and analysis of three bulk samples from homogeneous areas of friable and damaged non-friable suspect ACM. Any materials not sampled are considered suspect until tested and proven otherwise. Friable materials are those which can be easily crumbled or pulverized by hand pressure.

This screening approach is not a comprehensive (i.e., AHERA-Style) asbestos survey, nor is it intended to fulfill the NESHAP requirements for demolition/renovation purposes, but is intended to identify the potential for an asbestos hazard in accessible areas. This screening is not intended to be used for demolition, abatement, renovation, or repair work.

The basis for “suspect” determination is taken from the materials listed in Appendix G of the United States Environmental Protection Agency (USEPA) publication Managing Asbestos in Place (the “Green Book”). Only materials listed in the Green Book which were installed prior to 1985 are considered suspect.

The laboratory reports list the samples taken from the Project and their subsequent analytical results using polarized light microscopy with dispersion staining (*Interim Method for Determination of Asbestos in Bulk Insulation Sample — USEPA 600/M4-82-020*) for asbestos. Analysis was performed using the “positive-stop” method, whereby analysis is stopped on a group of samples once the first positive sample is analyzed, and the entire homogeneous material is considered asbestos-containing.

- Radon gas propensity, through the review of the USEPA’s Map of Radon Zones and radon gas concentrations through the exposure and analysis of canisters, using the charcoal liquid scintillation method for all residential properties.
- Lead-based paint for properties constructed prior to 1978. The basis for this determination is taken from the Lead Paint Poisoning Act passed by the Congress of the United States that banned the use of lead paint starting January 1, 1978. Therefore, all paint applied prior to 1978 is considered suspect.
- Lead in water, based on information provided by the municipal water provider.
- Mold, including the identification of visible mold growth, conditions conducive for mold growth, and evidence of moisture in accessible areas of the Project. In addition, EMG interviewed Project personnel regarding any known or suspected mold contamination, water intrusion, or mildew like odor problems. Sampling was not performed as a part of this assessment. EMG notes that this assessment does not constitute a comprehensive mold survey of the Project, and the conclusions made are based solely on observable conditions in readily accessible interior areas of the Project on the assessment date.
- An evaluation of information contained in programs such as the NPL, CERCLIS, SHWS, RCRIS, SWF, LUST, and other governmental information systems within specific search distances of the Project. This evaluation was performed to identify any sites that would have the potential to impact the environmental integrity of the Project.

The regulatory agency report provided is based on an evaluation of the data collected and compiled by a contracted data research company. The report is based on a radius search which focuses on both the Project and neighboring sites that may impact the Project. Neighboring sites listed in governmental environmental records are identified within a specific search distance. The search distance varies depending upon the particular government record being checked. The search is designed to meet the requirements of ASTM Standard E 1527-00. The information provided is assumed to be correct and complete.

- Visual observation of the adjacent properties to identify high-risk neighbors and the potential for known or suspected contamination to migrate onto the Project.

4. HISTORICAL REVIEW

Based upon historical review, the Project was undeveloped land prior to the development of the current Project improvements in 1971. The following historical resources were researched as part of the historical review:

Resource:	Available from:	Results:
Tax Map	Carbon County Tax Assessor's Office	The Project is listed as Assessor's Parcel Number 21872664.
Interviews	Mr. Dan Farrell, Pamida Store Manager	No environmentally significant information was identified through discussions with Mr. Farrell. There is a small outdoor incinerator, which is currently unused. The incinerator was previously used for burning cardboard. The incinerator has been non-operational for approximately seven years.
Local agency records	Mr. Allen Robinson, Fire Inspector/Engineer of Rawlins Fire Department	No environmentally significant information was identified on file for the Project, except for the following: - According to Mr. Allen Robinson, a spill of diesel fuel occurred on March 27, 2003. However, the spill did not occur within the Project boundaries but on State of Wyoming property adjacent to the Project area. The Project was not the responsible party for the spill incident and cleanup actions were performed by a contracted company. No significant environmental impact is anticipated from this incident. - There is currently an unused outdoor incinerator located on the exterior southwest corner of Project building, which was operational approximately 6 years ago. The small incinerator was treated as outdoor controlled burning equipment by the Rawlins Fire Department, thus, was not required to maintain an air emission permit or an operation permit while it was operational. No environmentally significant information was identified through discussions with Mr. Allen Robinson.
	City of Rawlins Building Department	No environmentally significant information was identified on file for the Project.
Historical Maps (Sanborn, Baist, etc.)	Carbon County Library – Rawlins	No historical maps identified for the area of the Project.
	Environmental Data Resources, Inc.	No historical maps identified for the area of the Project.
Historical Topographical Map dated: 1953	Environmental Data Resources, Inc.	The Project and surrounding properties are shown as unimproved. No environmental concerns with the Project or adjacent property uses.
Historical Topographical Map dated: 1981	Environmental Data Resources, Inc.	The Project is shown as improved with what appears to be the current building structure. No environmental concerns with the Project or adjacent property use.
City Directories	Carbon County Library	No historical city directories identified for the area of the Project.
City Directories dated: 1964 and 1966	Environmental Data Resources, Inc.	The Project address is not listed.

Resource:	Available from:	Results:
Aerial photographs prior to 1953	National Archives	In an attempt to identify the Project history back to 1940, EMG is researching additional aerial photograph coverage of the Project area at the National Archives and Records Administration in College Park, Maryland. At the time this report was issued, the information was pending. This information will be included in the Final Report; however, based upon the results of the assessment to date, it is not anticipated that the conclusions drawn will change when this information is received.
Aerial Photograph dated: 1994	Terra Server, Inc.	The Project is shown as improved with the current building structure. Adjacent properties shown as a mixture of undeveloped land and commercial property types. No environmental concerns with the Project or adjacent property uses.
Previous Investigations and Assessments	N/A	None provided.
Plans and Specifications	N/A	None available at the Project or local agency offices visited for this assessment.

5. PROJECT RECONNAISSANCE

Property Summary	
Address:	2100 East Cedar Street in Rawlins, Carbon County, Wyoming 82301.
On site Point of Contact (POC)	Mr. Dan Farrell, Store Manager
Areas accessed:	Included all interior areas; all common areas; all exterior areas (except the roof); and the Project boundaries.
Inaccessible areas:	- None
Weather conditions:	Clear, with temperatures in the high 70s (°F) and light winds.
Current Project use:	The Project is currently a Pamida retail discount center.
Land area:	Approximately 6.6 acres.
Construction/renovation date(s):	1971
Improvements:	Project improvements consist of one structure and surface-level asphalt paved parking/drive areas.
Water/sewer service:	The Project is serviced by public water and sanitary sewer systems.
Mechanical/HVAC systems:	An electrically powered water heater. Heat and air-conditioning are supplied to the Project from electrically operated HVAC package units.
Topography	Source: Rawlins, Wyoming Topographic Quadrangle, published by the United States Geological Survey (USGS) and dated 1980: - Slope of the Project is to the south. - Slope in the general area of the Project is to the south. - The nearest surface water feature is Sugar Creek, which is located approximately 200 feet south of the Project.
Wetlands	Review of the National Wetlands Inventory (NWI) Map, published by the United States Fish and Wildlife Service and dated 2005, indicated the following: - No wetland areas are indicated at the Project or adjacent properties.
Floodplain	The Project is not located in an area where there is a current Flood Insurance Rate Map, published by the Federal Emergency Management Agency (FEMA).
Soils/Geology	Environmental Data Resources, Inc.'s soil database, which is compiled from soil survey maps published by United States Department of Agriculture (USDA) Natural Resources Conservation Service (NRCS), indicated the following: - The Project is located in an area comprised of one soil type known as the Forelle series. - The Forelle soil series is considered to be a well drained, loamy textured soil with a depth of at least 60 inches. General characteristics of the Forelle soil include moderate permeability and slightly acid to alkaline soil reactions. Depth to the seasonal high water table is more than 6 feet. Review of the Geologic Map of Wyoming, published by the United States Geological Survey and dated 1974, indicated the following: - The Project is located within the Rocky Mountain System (Wyoming Basin) physiographic province of Wyoming, which is located over a Paleozoic-aged formation.

Property Summary	
Groundwater Hydrology	<p>Review of the Water Resources Data Report for Wyoming, published by the USGS and dated 2004, indicated the following:</p> <ul style="list-style-type: none"> - The Project is located approximately 40 miles south of the nearest monitored groundwater well, which is situated within the White River aquifer formation. According to the recorded groundwater data on September 31, 2004, the groundwater was encountered at 164 feet below ground surface (bgs) at the nearest groundwater well. <p>Review of Environmental Data Resources, Inc.'s Geocheck report, dated 2005, indicated the following:</p> <ul style="list-style-type: none"> - The nearest State water monitoring well is located within 1/8 mile radius to the north-northwest of the Project. According to the recorded groundwater data, the groundwater was encountered at 8.68 feet below ground surface (bgs). Shallow groundwater flow is expected to flow towards the nearest open body of water or intermittent stream. The direction of this flow at the Project is anticipated to be toward the south. <p>Estimated groundwater levels may vary due to seasonal fluctuations in precipitation, local usage demands, geology, underground structures, or dewatering operations.</p>

Assessment component	Result:
Operational Activities/Noteworthy Tenants	<p>No noteworthy tenants occupy the Project and no environmentally significant operations are conducted at the Project.</p> <p>Considering the operations assessed at the Project, no environmental permits, registrations, or notifications appear to be required.</p>
Hazardous Materials and Petroleum Products Storage/Handling	<p>The Project is involved in the use and retail sale of hazardous materials in the form of routine janitorial/maintenance supplies. No environmental concerns noted.</p>
Waste Generation, Treatment, Storage, and Disposal	<p>The Project generates non-hazardous solid and liquid wastes. In addition, EMG observed miscellaneous nuisance trash in the form of cardboard and non-hazardous solid waste at the Project. No evidence of hazardous materials or petroleum products was observed in the areas of the miscellaneous nuisance trash. No environmental concerns noted.</p>
Polychlorinated Biphenyls (PCBs)	<p>The Project is supplied with secondary electrical service from utility owned pole-mounted transformers. No environmental concerns noted.</p> <p>The Project has a cardboard bailer located in the warehouse portion of the Project. No environmental concerns noted.</p>
Asbestos-Containing Materials (ACM)	<p>Suspect friable ACM in the form of drywall joint compound was identified. These materials were observed to be in good condition.</p> <p>Suspect non-friable ACM in the form of roofing materials and resilient floor tiles were identified. These materials were observed to be in good condition. Approximately less than ten square feet of resilient floor tiles located in the warehouse portion of the Project building was observed to be damaged.</p> <p>Random samples of the resilient floor tiles and drywall/joint compound were collected. Samples of the remaining suspect materials were not collected as a part of this assessment. Laboratory analysis of the drywall/joint compound did not identify any asbestos. Laboratory analysis of the resilient floor tiles identified this material as being asbestos-containing. The identified asbestos-containing resilient floor tiles were observed to be in generally good condition with approximately 10 square feet of damage in the warehouse portion of the Project.</p>

Assessment component	Result:
Radon Gas	<p>Review of the USEPA's Radon Map for Carbon County, Wyoming indicated that the Project is located in Zone 1, areas with a predicted average indoor radon screening level greater than 4 pCi/L (picoCuries per liter of air).</p> <p>However, based on the type of construction, the presence of commercial HVAC systems, and the commercial use of the building, there is reduced potential for the build-up of radon gas in the building at the Project.</p> <p>Consequently, based on the commercial use of the Project, radon sampling was not performed as a part of this assessment.</p>
Lead-Based Paint (LBP)	<p>The building at the Project was originally constructed in 1971. The painted surfaces were observed to be in good condition, with no chipping, peeling, or cracking paint observed.</p> <p>Based on the date of construction, there is a potential that the paint at the Project is lead based.</p>
Lead-in-Drinking Water	<p>According to a representative of the local water utility, the water supplied to the Project is within federal, state, and local drinking water quality standards.</p>
Facility Storage Tanks and Pipelines (above or belowground)	<p>No evidence of underground storage tanks (USTs), aboveground storage tanks (ASTs), or pipelines (above or belowground) was identified. No environmental concerns noted.</p>
Surface Areas	<p>No evidence of spills or staining was observed in the areas of hazardous material/petroleum product or waste generation/pre-disposal storage. No environmental concerns noted with surface areas.</p>
Mold	<p>EMG did not note obvious visual indications of the presence of mold, conditions conducive to mold, or evidence of moisture in readily accessible interior areas of the Project buildings.</p>

6. ADJACENT PROPERTIES

The following properties were observed:

Direction	Use(s)
North	The Project is bordered to the north by Highway 287 and the intersection of the Highway 287 Bypass and Highway 287. Further north are commercial properties.
East	The Project is bordered to the east by Day's Inn at 2222 East Cedar Street. Further east are commercial properties.
South	The Project is bordered to the south by railroad tracks and to the southwest by F and S Trucking, Inc. Further south are commercial properties.
West	The Project is bordered to the west and northwest by TNT Motorsports at 1905 East Cedar Street. Further west is Choice Inn and a closed Coastal Mart gas station at 1902 East Cedar Street.

Based on observations and available regulatory information, the adjacent property uses are not anticipated to adversely impact the environmental integrity of the Project.

7. REGULATORY DATABASE REVIEW

EMG obtained a regulatory database report from Environmental Data Resources, Inc. (EDR) in an effort to determine if the Project is a listed regulatory site and whether there are any mappable regulatory database sites; the regulatory database search was run in accordance with the scope of work for this assessment. In addition, EMG reviewed the unmappable sites in the database report, cross-referencing addresses and site names. Unmappable sites are environmental risk sites that cannot be plotted with confidence, but can be located by zip code or city name. In general, a site cannot be geocoded because of inaccurate or missing location information in the record provided by the agency. A copy of the Regulatory Database Report is included in the Appendices, Section 8.

Based on review of the regulatory database report, and by cross-referencing name, address, and zip code, EMG concludes that the Project is listed on one database as a SPILL site. Information in the SPILL database indicates that a spill incident occurred on March 27, 2003 which was cleaned up by a contracted company. According to Mr. Allen Robinson, Fire Inspector of Rawlins Fire Department, the spill of diesel fuel did not occur within the Project boundaries but on State of Wyoming property adjacent to the Project area. The Project was not the responsible party for the spill incident and cleanup actions were performed by a contracted company. No significant environmental impact is anticipated from this incident. No further action or investigation is recommended regarding the Project listing.

The area search of the Project for sites listed in these databases identified various sites within the specified search radii.

Based on various factors such as distance, topographic relations, estimated groundwater flow, and/or regulatory status, the off site listed properties are not anticipated to have adversely impacted the environmental integrity of the Project

8. APPENDICES

- APPENDIX A: Photographic Documentation
- APPENDIX B: Field Sketch
- APPENDIX C: Maps and Aerial Photographs
- APPENDIX D: Records of Communication
- APPENDIX E: Laboratory Analytical Results
- APPENDIX F: Regulatory Database Report
- APPENDIX G: Supporting Documentation
- APPENDIX H: Resumes

**APPENDIX A:
PHOTOGRAPHIC DOCUMENTATION**



Photo #1: View of the northern elevation of Project



Photo #2: View of the western elevation of Project



Photo #3: View of the southern elevation of Project



Photo #4: View of eastern elevation of Project



Photo #5: Interior view of the Project building.



Photo #6: Interior view of the Project building.



Photo #7: Cardboard bailer located within the warehouse



Photo #8: Non-operational cardboard incinerator located on the southwest corner of Project building



Photo #9: View of the Day's Inn (2222 East Cedar Street) adjacent to the east of the Project



Photo #10: View of F & S Trucking, Inc. located adjacent to the southwest of the Project



Photo #11: View of the railroad tracks located adjacent to the south of the Project



Photo #12: TNT Motorsports located adjacent to the west and northwest of the Project



Photo #13:	View of Choice Inn located adjacent to the west of the Project
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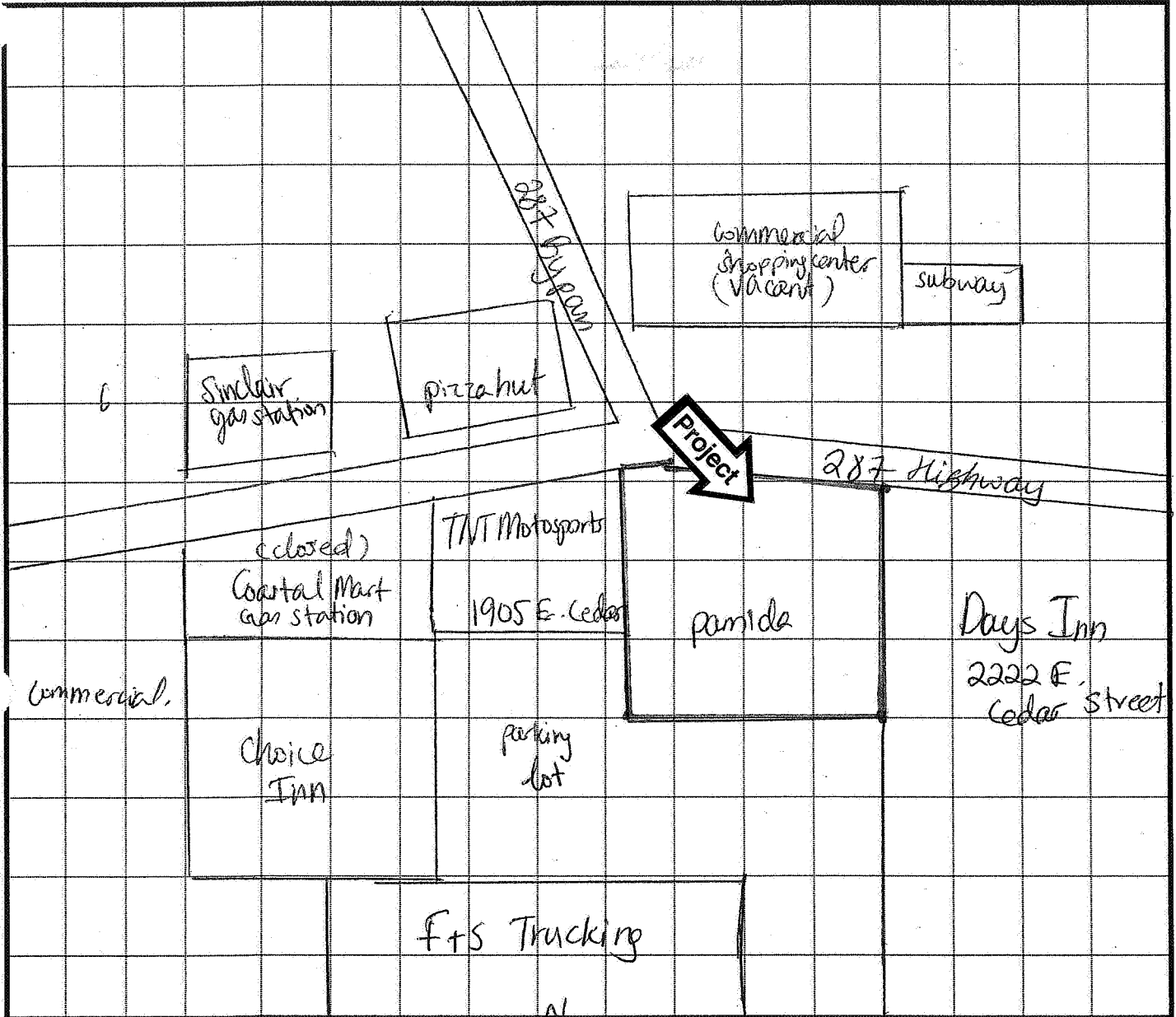
Photo #14:	View of closed Coastal Mart gas station located further west of Project
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Photo #15:	View of the commercial retail building located the north across Highway 287
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**APPENDIX B:
FIELD SKETCH**

Field Sketch



Key:

Project Number:

70599.05R-168-050

Project Name:

Pamide

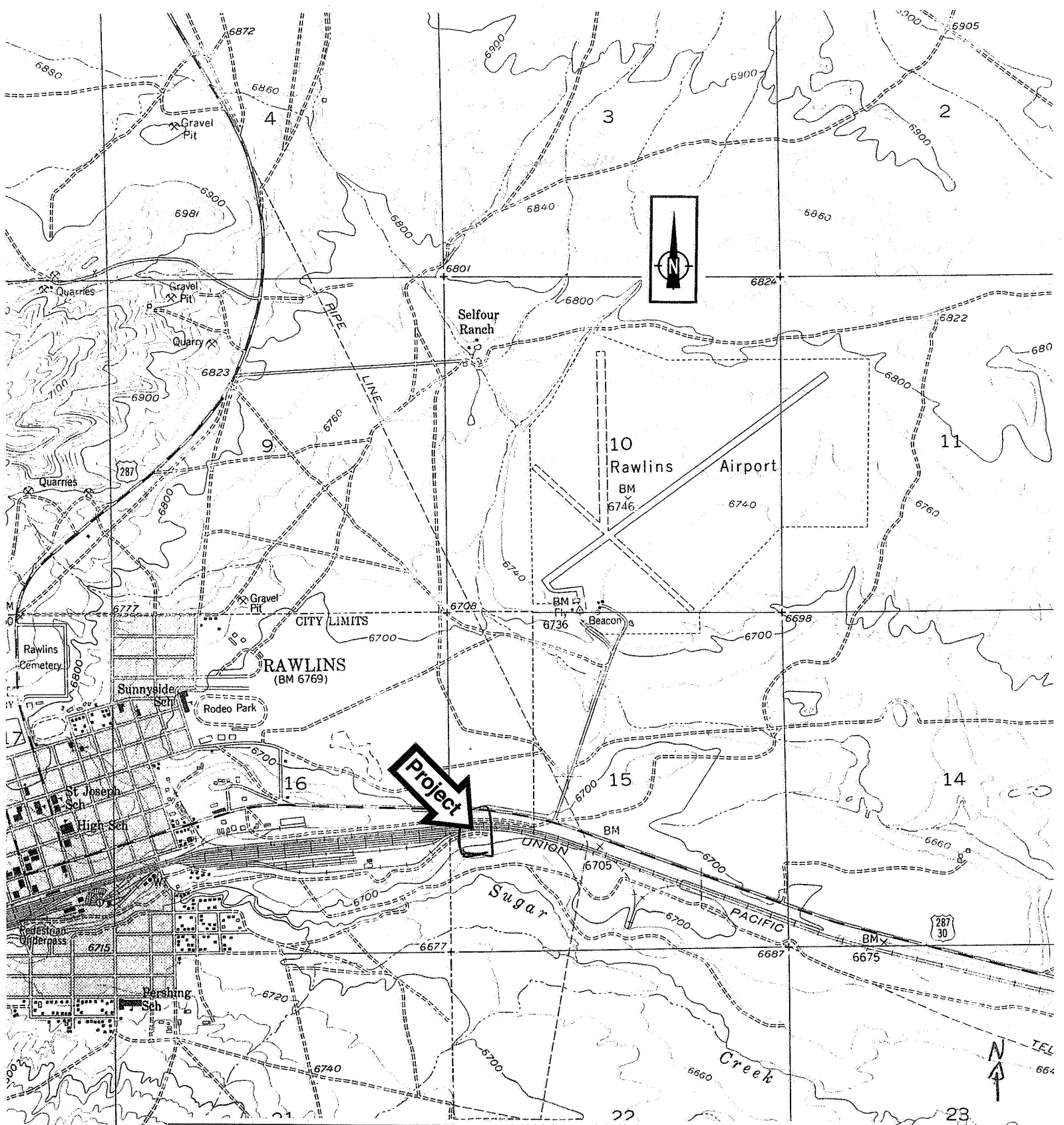
On-Site Date:


5/24/05

Not drawn to scale.

The north arrow indicator is an approximation of 0° North.

APPENDIX C:
MAPS AND AERIAL PHOTOGRAPHS



	Project Number: 70599.05R-168.050
	Project Name: Pamida
	Description: 1953 USGS Topographic Map Rawlins, Wyoming Quadrangle
	Scale: 1" = 24,000'
	The north arrow indicator is an approximation of 0°North

Send To Printer

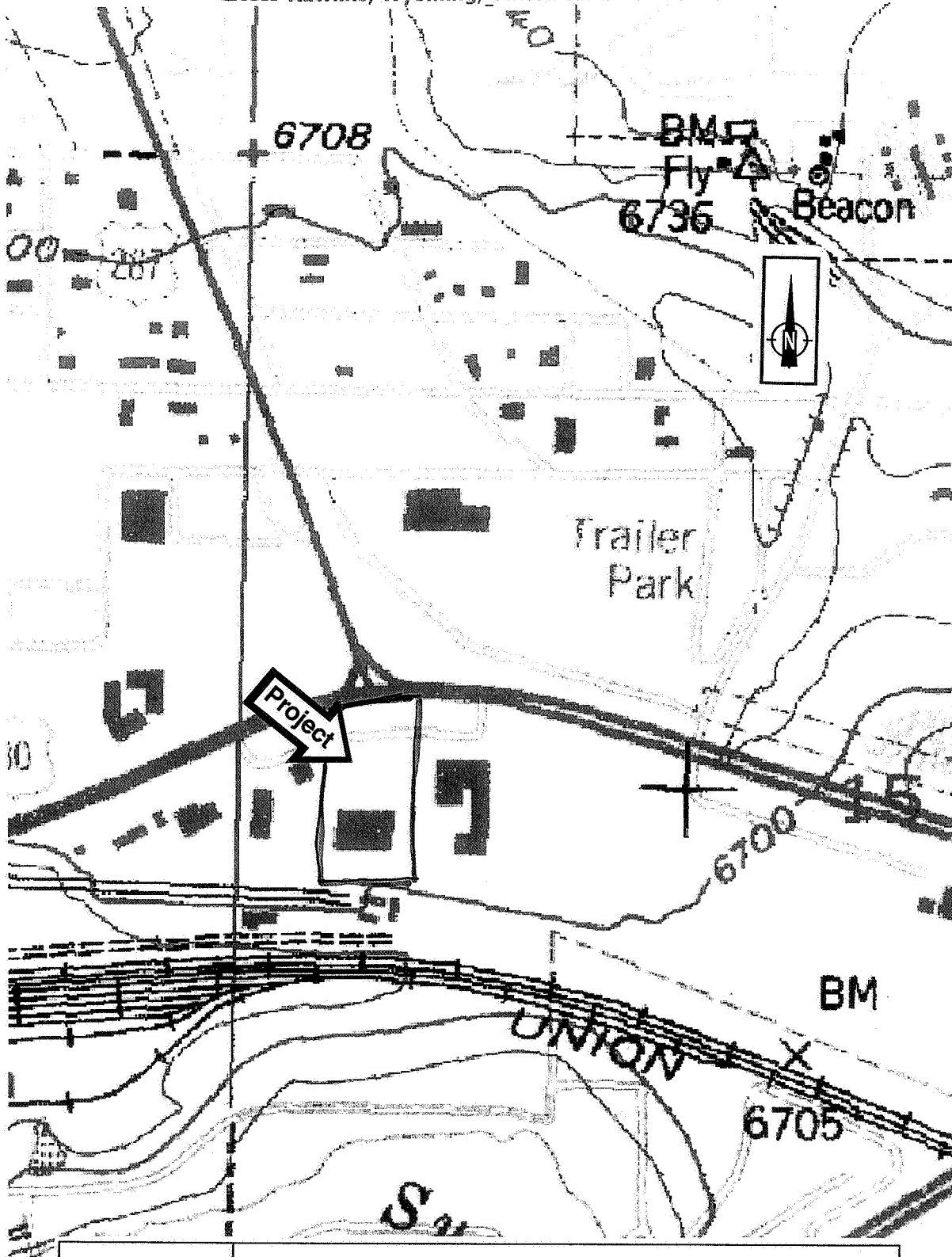
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Change to 11x17 Print Size

Show Grid Lines

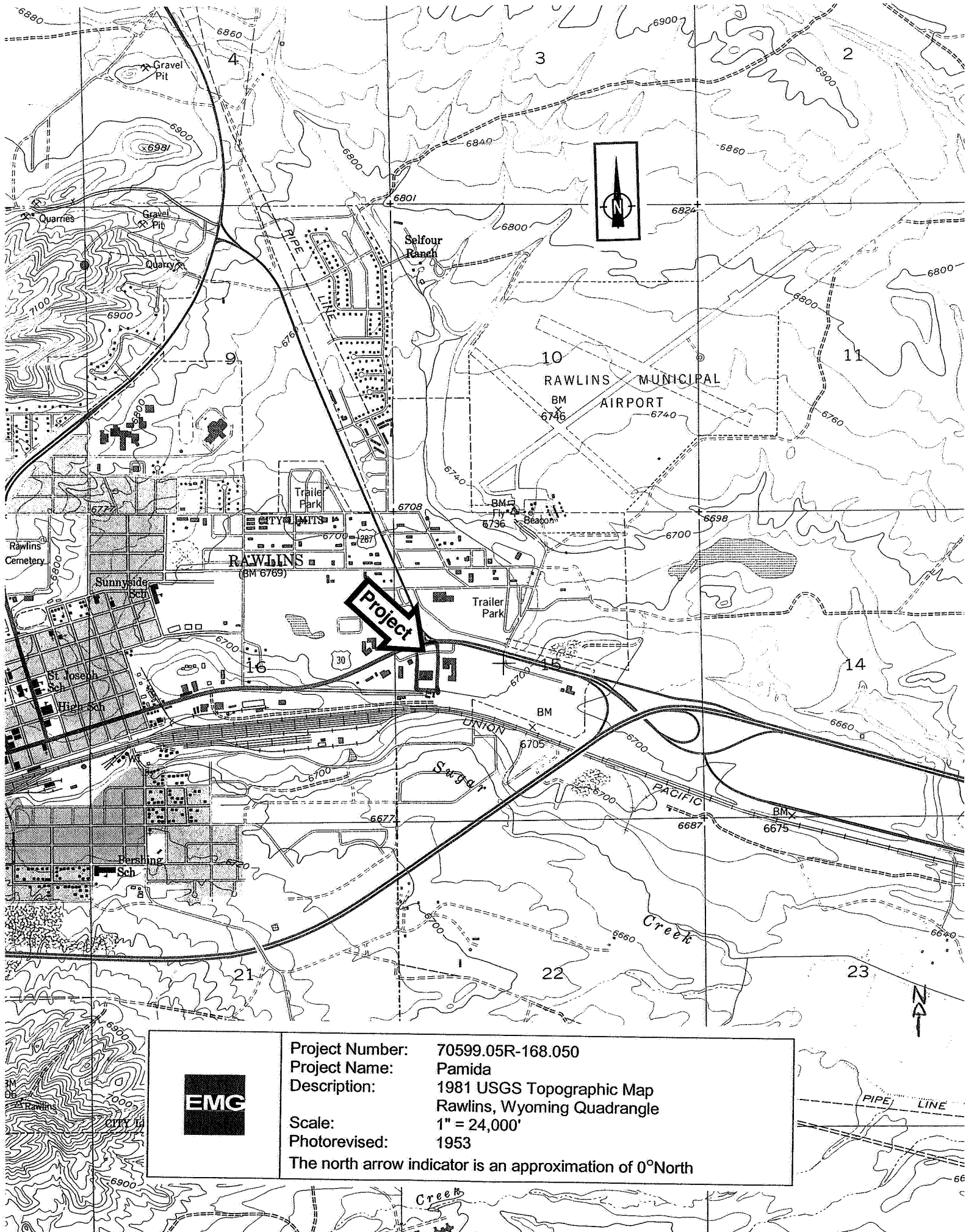
Change to Landscape


USGS Rawlins, Wyoming, United States 01 Jul 1981



Project Number: 70599.05R-168.050
 Project Name: Pamida
 Description: 1980 USGS Topographic Map
 Rawlins, Wyoming Quadrangle

The north arrow indicator is an approximation of 0°North



	Project Number:	70599.05R-168.050
	Project Name:	Pamida
	Description:	1981 USGS Topographic Map Rawlins, Wyoming Quadrangle
	Scale:	1" = 24,000'
	Photorevised:	1953
	The north arrow indicator is an approximation of 0°North	

Send To Printer

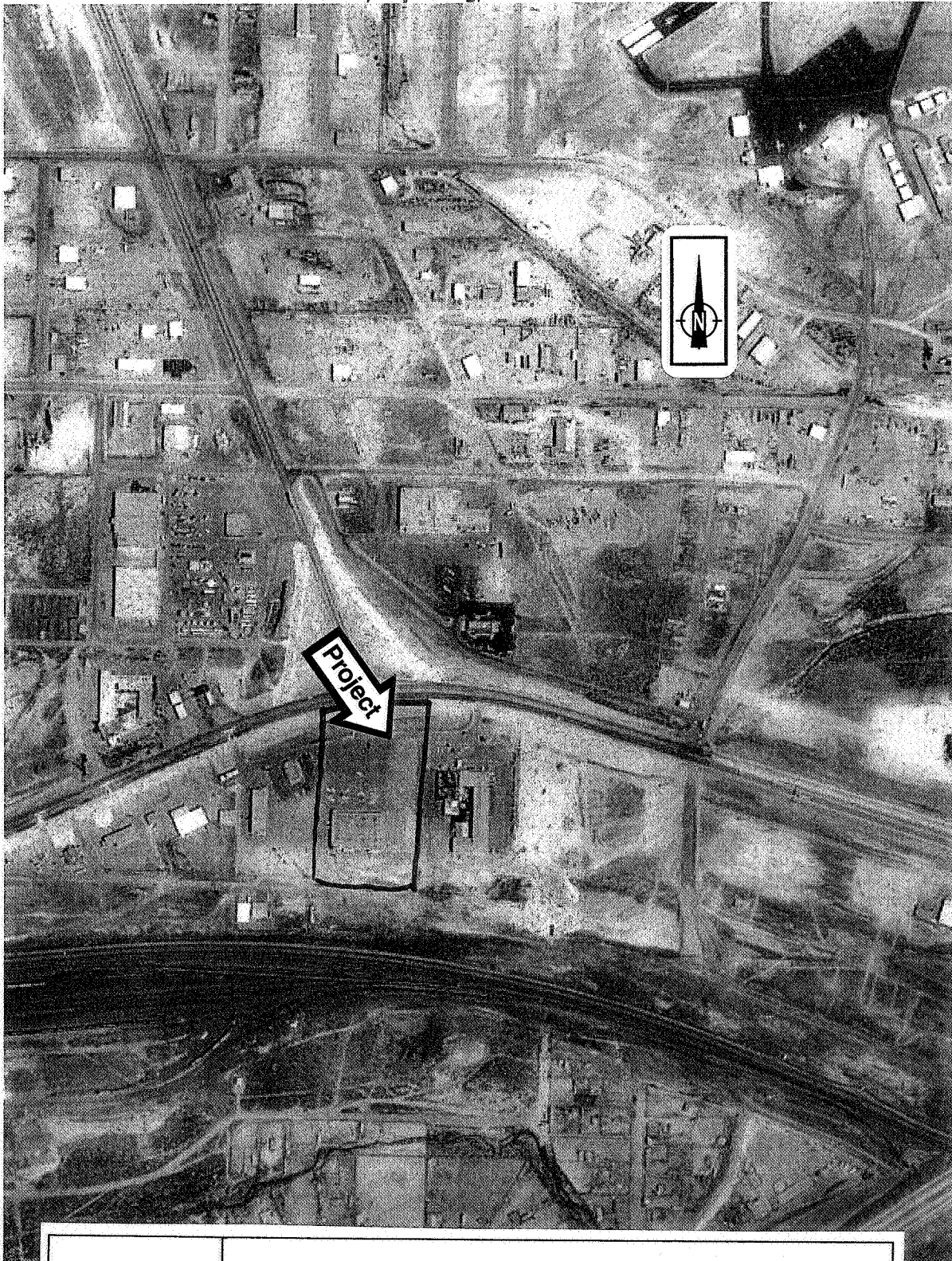
Back To TerraServer

Change to 11x17 Print Size

Show Grid Lines

Change to Landscape

USGS Rawlins, Wyoming, United States 22 Jul 1994



N
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Project Number: 70599.05R-168.050
 Project Name: Pamida
 Description: 1994 Aerial Photograph
 The north arrow indicator is an approximation of 0°North

**APPENDIX D:
RECORDS OF COMMUNICATION**

RECORD OF COMMUNICATION

Date: 5/24/05 Time: 9:00 am
Project Number: 76377.06R-163.111 Recorded by: Thin-yi Hlaing
Project Name: Pamida

Communication with: Dan Farrell
of: Pamida
Phone: 307-324-3491

Communication via:
 Telephone Conversation
 Discussions During Site Assessment
 Office Visitation/Meeting at:
 Other:

Re:
Project history and use

Summary of Communication:
Has always been a retail store (previously Gibson's). Prior to construction, it was raw land.

RECORD OF COMMUNICATION

Date: 5/24/05 Time: 12:00 pm
Project Number: 76377.06R-163.111 Recorded by: Thin-yi Hlaing
Project Name: Pamida

Communication with: Allen Robinson
of: Rawlins Fire Department
Phone: 307-328-4539

Communication via:
Telephone Conversation
Discussions During Site Assessment
 Office Visitation/Meeting at: Rawlins Fire Department
Other:

Re:
Spill Database listing

Summary of Communication:

According to the most recent fire inspection performed on 2/15/05, there are no major violations. There was an incinerator present at the Project, which was in use approximately 6 or 7 years ago (used for cardboard burning) but there was no permit for the use of the incinerator. The incinerator was treated as controlled burning equipment. The spill incident, which occurred in 2003, occurred on state property and not within Project boundaries. The spill was not released by Project. A contracted company cleaned up the spill. No concern associated with the spill.

PRE-SURVEY QUESTIONNAIRE

Person completing form: Dan Farrell Date: 5/24/05
 Association with Project: Store Manager Phone Number: 307-324-3491
 Project Name: Pamida Project Number: 76377.06R-163.111

Directions: Please answer all questions to the best of your knowledge and in good faith. Mark the column corresponding to the appropriate response. Note: U-NR indicated "Unknown" or "No Response".

QUESTION	OWNER/OCCUPANT			COMMENTS
	Yes	No	U-NR	
1A. Is the Project used for an industrial use?		X		
1B. Are any Adjoining Properties used for an industrial use?		X		
2A. To the best of your knowledge, has the Project been used for an industrial use in the past?		X		
2B. To the best of your knowledge, has any Adjoining Properties been used for an industrial use in the past?		X		
3A. Is the Project used as a gasoline station, motor repair facility, commercial printing facility, dry cleaners, photo developing laboratory, junkyard or landfill, or as a waste treatment, storage, disposal, processing, or recycling facility?		X		
3B. Is any Adjoining Property used as a gasoline station, motor repair facility, commercial printing facility, dry cleaners, photo developing laboratory, junkyard or landfill, or as a waste treatment, storage, disposal, processing, or recycling facility?	X			TNT motor sports on the west side.
4A. To the best of your knowledge, has the Project been used as a gasoline station, motor repair facility, commercial printing facility, dry cleaners, photo developing laboratory, junkyard or landfill, or as a waste treatment, storage, disposal, processing, or recycling facility?		X		
4B. To the best of your knowledge, has any Adjoining Property been used as a gasoline station, motor repair facility, commercial printing facility, dry cleaners, photo developing laboratory, junkyard or landfill, or as a waste treatment, storage, disposal, processing, or recycling facility?	X			Sold as retail



QUESTION		OWNER/OCCUPANT			COMMENTS
		Yes	No	U-NR	
5A.	Are there currently any automotive or industrial batteries, pesticides, paints, or other chemicals in individual containers of greater than five gallons in volume or fifty gallons in the aggregate, stored on or used at the Project?	X			Sold as retail
5B.	To the best of your knowledge, have there been previously any automotive or industrial batteries, pesticides, paints, or other chemicals in individual containers of greater than five gallons in volume or fifty gallons in the aggregate, stored on or used at the Project?		X		
6A.	Are there currently any industrial Drums (typically 55-gallon) or sacks of chemicals located on the Project?		X		
6B.	To the best of your knowledge, have there been previously any industrial Drums (typically 55-gallon) or sacks of chemicals located on the Project?		X		
7A.	Are there currently any groundwater monitoring wells or other groundwater wells (i.e., potable drinking water wells) located on the Project?		X		
7B.	To the best of your knowledge, have there been previously any groundwater monitoring wells or other groundwater wells (i.e., potable drinking water wells) located on the Project?		X		
8A.	Has Fill Dirt been brought onto the Project, which originated from a contaminated site?		X		
8B.	Has Fill Dirt been brought onto the Project, which is of an unknown origin?		X		
9A.	Are there currently any Pits, Ponds or Lagoons located on the Project in connection with waste treatment or waste disposal?		X		
9B.	To the best of your knowledge, have there been previously any Pits, Ponds or Lagoons located on the Project in connection with waste treatment or waste disposal?		X		
10A.	Is there currently, any stained soil on the Project?		X		
10B.	To the best of your knowledge, has there been previously any stained soil on the Project?		X		
11A.	Are there currently any registered or unregistered storage tanks (above or underground) located on the Project?		X		
11B.	To the best of your knowledge, have there been previously any registered or unregistered storage tanks (above or underground) located on the Project?		X		

QUESTION	OWNER/OCCUPANT			COMMENTS
	Yes	No	U-NR	
12A. Are there currently any vent pipes, fill pipes or access ways indicating a fill pipe protruding from the ground on the Project or adjacent to any structure located on the Project?		X		
12B. To the best of your knowledge, have there been previously any vent pipes, fill pipes or access ways indicating a fill pipe protruding from the ground on the Project or adjacent to any structure located on the Project?		X		
13A. Are there currently any flooring, drains, or walls located at the Project that are stained by substances other than water or are emitting foul odors?		X		
13B. To the best of your knowledge, have there been previously any flooring, drains, or walls located at the Project that are stained by substances other than water or are emitting foul odors?		X		
14A. If the Project is served by a private well or non-public water system, have contaminants been identified in the well or system that exceed guidelines applicable to the water system?				N/A
14B. If the Project is served by a private well or non-public water system, has the well been designated as contaminated by any government environmental/health agency?				N/A
15. Are there any Environmental Liens or governmental notification relating to past or current violations of environmental laws with respect to the Project or any facility located on the Project?		X		
16A. Has the owner or occupant of the Project been informed of the past existence of Hazardous Substances or Petroleum Products with respect to the Project or any facility located on the Project?		X		
16B. Has the owner or occupant of the Project been informed of the current existence of Hazardous Substances or Petroleum Products with respect to the Project or any facility located on the Project?		X		
16C. Has the owner or occupant of the Project been informed of the past existence of environmental violations with respect to the Project or any facility located on the Project?		X		
17. Have there been any Environmental Site Assessments of the Project that indicated the presence of Hazardous Substances or Petroleum Products on, or contamination of, the Project or recommended further assessment of the Project?		X		



QUESTION		OWNER/OCCUPANT			COMMENTS
		Yes	No	U-NR	
18.	Are there any past, threatened, or pending lawsuits or administrative proceedings concerning a release or threatened release of any Hazardous Substance or Petroleum Products involving the Project?		X		
19A.	Does the Project discharge waste water on or adjacent to the project, other than storm water, into a storm water sewer system?		X		
19B.	Does the Project discharge waste water on or adjacent to the project, other than storm water, or into a sanitary system?		X		
20.	Have any Hazardous Substances or Petroleum Products, unidentified waste materials, tires, automotive or industrial batteries or any other waste materials been dumped above grade, buried and/or burned on the Project?		X		
21.	Is there a transformer, capacitor or any hydraulic equipment for which there are any records indicating the presence of PCBs?		X		
22.	Is there now or has there ever been any asbestos-containing materials (ACM), in any application, on the Project?			X	
23.	Has there ever been any ACM testing conducted on the Project?			X	
24.	Is there an Asbestos Operations and Maintenance (O&M) Program in place at the Project?		X		
25.	Is there now or has there ever been any lead-based paint (LBP) applications on the Project?			X	
26.	Has there ever been LBP testing conducted on the Project?			X	
27.	Is there a Lead Paint Operations and Maintenance (O&M) Program in place at the Project?		X		
28.	Has the water at the Project ever been tested for lead?			X	
29.	Has Radon testing ever been conducted at the Project?			X	
30.	Are there any other Operations and Maintenance (O&M) Programs in place that we should be made aware of?		X		
31.	Is the Project or any portion of the Project located or involved in any environmentally sensitive areas (i.e., wetlands, coastal barrier resource areas, coastal barrier improvement act areas, flood plains, endangered species, etc.)?		X		

QUESTION		OWNER/OCCUPANT			COMMENTS
		Yes	No	U-NR	
32.	Do you know or suspect that mold was or is present in the building(s) or HVAC system? - If "Yes", proceed to question #33. - If "No", skip question #33 and proceed to question #34.			X	
33.	Are there reliable procedures that specify the actions (i.e. operations and maintenance) to be taken to prevent and/or respond to mold or mold producing problems?			X	
34.	Is there a Mold Operations and Maintenance (O&M) Program in place at the Project?		X		
35.	Is the HVAC system inspected at least annually?	X			
36.	Have identified HVAC problems been corrected in a timely manner?	X			
37.	Is there now, or has there ever been evidence of mold or mildew present at the building(s)? If so, when?			X	
38.	Is there now, or has there ever been any water damage in the building(s), whether from flooding, plumbing, roof leaks, or other sources? If so, when?	X			Minor in past
39.	Has there ever been any sort of Indoor Air Quality or Mold Testing conducted in the building(s)?			X	
40.	Summarize historical Project use (when was the Project developed with the current improvements, what modifications have taken place, what was the Project used for prior to it's current use)			X	Vacant land



[Faint signature]

**APPENDIX E:
LABORATORY ANALYTICAL RESULTS**



SCHNEIDER LABORATORIES

INCORPORATED

2512 W. Cary Street • Richmond, Virginia • 23220-5117
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AIHA/ELLAP 100527, NVLAP 101150-0, NYELAP/NELAC 11413, CAELAP 2078, NC 593

LABORATORY ANALYSIS REPORT

Asbestos Identification by EPA Method 600/R-93/116

ACCOUNT:	992-05-17506	DATE COLLECTED:	5/24/2005
CLIENT:	EMG PHASE I	DATE RECEIVED:	5/31/2005
ADDRESS:	11011 McCORMICK DRIVE HUNT VALLEY, MD 21031	DATE ANALYZED:	6/ 2/2005
PO NO.:	Hlaing/Stone	DATE REPORTED:	6/ 2/2005
PROJECT NAME:	Pamida		
PROJECT NO.:	70599.05R-168.050		
JOB LOCATION:			

Client Sample No.	SLI Sample/ Layer ID	Sample Identification/ Layer Name	Asbestos Detected (Yes/No)	Sample Description
1A	28511516	Storage Room		
	Layer 1:	Drywall	No	White, Powdery
		100% Non-Asbestos		CELLULOSE FIBER 3%, NON FIBROUS MATERIAL 97%
	Layer 2:	Joint Compound	No	White, Granular
		100% Non-Asbestos		NON FIBROUS MATERIAL 100%
1B	28511517	Storage Room		
	Layer 1:	Drywall	No	White, Powdery
		100% Non-Asbestos		CELLULOSE FIBER 4%, NON FIBROUS MATERIAL 96%
	Layer 2:	Joint Compound	No	White, Granular
		100% Non-Asbestos		NON FIBROUS MATERIAL 100%
1C	28511518	Storage Room		
	Layer 1:	Drywall	No	White, Powdery
		100% Non-Asbestos		CELLULOSE FIBER 2%, NON FIBROUS MATERIAL 98%
		No Joint Compound found.		
2A	28511519	Warehouse Area		
	Layer 1:	Vinyl Floor Tile	Yes	White, Organically Bound
		6% Asbestos		CHRYSTILE 6%
		94% Non-Asbestos		NON FIBROUS MATERIAL 94%

Samples analyzed by the EPA Test Method are subject to the inherent limitations of light microscopy including interference by matrix components. Gravimetric reduction and correlative analyses are recommended for all non-friable, organically bound materials. For calibrated visual estimate, 1% is the concentration at which there is a quantitative uncertainty. This report relates only to the items tested, must not be reproduced except in full with the approval of the lab, and must not be used to claim NVLAP or other government agency endorsement.

Client Sample No.	SLI Sample/ Layer ID	Sample Identification/ Layer Name	Asbestos Sample Detected (Yes/No)	Sample Description
2B	28511520 Layer 1:	Warehouse Area Vinyl Floor Tile		
<i>Not analyzed due to positive stop instructions.</i>				
2C	28511521 Layer 1:	Warehouse Area Vinyl Floor Tile		
<i>Not analyzed due to positive stop instructions.</i>				

ANALYST: NATHANIEL VAUGHN

Total no. of pages in report =

REVIEWED BY Sami A. Hosn, Asst. Lab Director

Samples analyzed by the EPA Test Method are subject to the inherent limitations of light microscopy including interference by matrix components. Gravimetric reduction and correlative analyses are recommended for all non-friable, organically bound materials. For calibrated visual estimate, 1% is the concentration at which there is a quantitative uncertainty. This report relates only to the items tested, must not be reproduced except in full with the approval of the lab, and must not be used to claim NVLAP or other government agency endorsement.

APPENDIX F:
REGULATORY DATABASE REPORT



EDR® Environmental
Data Resources Inc

The EDR Radius Map

Prepared for EMG

Project #: 163.111

**Pamida
2100 East Cedar Street
Rawlins, WY 82301**

Inquiry Number: 1592727.1s

January 13, 2006

The Standard in Environmental Risk Management Information

440 Wheelers Farms Road
Milford, Connecticut 06461

Nationwide Customer Service

Telephone: 1-800-352-0050
Fax: 1-800-231-6802
Internet: www.edrnet.com

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Government Records Searched/Data Currency Tracking.....	GR-1
 <u>GEOCHECK ADDENDUM</u>	
 GeoCheck - Not Requested	
Orphan Details.....	OD-1

Thank you for your business.
Please contact EDR at 1-800-352-0050
with any questions or comments.

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EXECUTIVE SUMMARY

A search of available environmental records was conducted by Environmental Data Resources, Inc (EDR). The report was designed to assist parties seeking to meet the search requirements of EPA's Standards and Practices for All Appropriate Inquiries (40 CFR Part 312), the ASTM Standard Practice for Environmental Site Assessments (E 1527-05) or custom requirements developed for the evaluation of environmental risk associated with a parcel of real estate.

TARGET PROPERTY INFORMATION

ADDRESS

2100 EAST CEDAR STREET
RAWLINS, WY 82301

COORDINATES

Latitude (North): 41.792500 - 41° 47' 33.0"
Longitude (West): 107.213200 - 107° 12' 47.5"
Universal Transverse Mercator: Zone 13
UTM X (Meters): 316103.5
UTM Y (Meters): 4628892.5

USGS TOPOGRAPHIC MAP ASSOCIATED WITH TARGET PROPERTY

Target Property: 41107-G2 RAWLINS, WY
Source: USGS 7.5 min quad index

TARGET PROPERTY SEARCH RESULTS

The target property was identified in the following government records. For more information on this property see page 6 of the attached EDR Radius Map report:

<u>Site</u>	<u>Database(s)</u>	<u>EPA ID</u>
2100 E CEDAR ST RAWLINS 2100 E CEDAR ST RAWLINS CARBON (County), WY	SPILLS	N/A

DATABASES WITH NO MAPPED SITES

No mapped sites were found in EDR's search of available ("reasonably ascertainable ") government records either on the target property or within the search radius around the target property for the following databases:

FEDERAL RECORDS

NPL..... National Priority List
Proposed NPL..... Proposed National Priority List Sites
Delisted NPL..... National Priority List Deletions
NPL Liens..... Federal Superfund Liens

EXECUTIVE SUMMARY

CERCLIS	Comprehensive Environmental Response, Compensation, and Liability Information System
CERC-NFRAP	CERCLIS No Further Remedial Action Planned
CORRACTS	Corrective Action Report
RCRA-TSDF	Resource Conservation and Recovery Act Information
RCRA-LQG	Resource Conservation and Recovery Act Information
RCRA-SQG	Resource Conservation and Recovery Act Information
ERNS	Emergency Response Notification System
HMIRS	Hazardous Materials Information Reporting System
US ENG CONTROLS	Engineering Controls Sites List
US INST CONTROL	Sites with Institutional Controls
DOD	Department of Defense Sites
FUDS	Formerly Used Defense Sites
US BROWNFIELDS	A Listing of Brownfields Sites
CONSENT	Superfund (CERCLA) Consent Decrees
ROD	Records Of Decision
UMTRA	Uranium Mill Tailings Sites
ODL	Open Dump Inventory
TRIS	Toxic Chemical Release Inventory System
TSCA	Toxic Substances Control Act
FTTS INSP	FIFRA/ TSCA Tracking System - FIFRA (Federal Insecticide, Fungicide, & Rodenticide Act)/TSCA (Toxic Substances Control Act)
SSTS	Section 7 Tracking Systems
PADS	PCB Activity Database System
MLTS	Material Licensing Tracking System
MINES	Mines Master Index File
FINDS	Facility Index System/Facility Registry System
RAATS	RCRA Administrative Action Tracking System

STATE AND LOCAL RECORDS

SHWS	This state does not maintain a SHWS list. See the Federal CERCLIS list and Federal NPL list.
SWF/LF	Solid Waste Facility Database
UST	Underground Storage Tanks
AST	Wyoming Aboveground Storage Tanks
INST CONTROL	Sites with Institutional Controls
VCP	List of Voluntary Remediation Program Sites
CDL	Clandestine Drug Lab Site Locations

TRIBAL RECORDS

INDIAN RESERV	Indian Reservations
INDIAN LUST	Leaking Underground Storage Tanks on Indian Land
INDIAN UST	Underground Storage Tanks on Indian Land

EDR PROPRIETARY RECORDS

Manufactured Gas Plants... EDR Proprietary Manufactured Gas Plants

SURROUNDING SITES: SEARCH RESULTS

Surrounding sites were identified.

EXECUTIVE SUMMARY

Page numbers and map identification numbers refer to the EDR Radius Map report where detailed data on individual sites can be reviewed.

Sites listed in ***bold italics*** are in multiple databases.

Unmappable (orphan) sites are not considered in the foregoing analysis.

STATE AND LOCAL RECORDS

LTANKS:The Leaking Underground Storage Tank Incident Reports contain an inventory of reported leaking underground storage tank incidents. The data come from the Department of Environmental Quality's Leaking Underground Storage Tanks list.

A review of the LTANKS list, as provided by EDR, and dated 11/09/2005 has revealed that there are 10 LTANKS sites within approximately 0.5 miles of the target property.

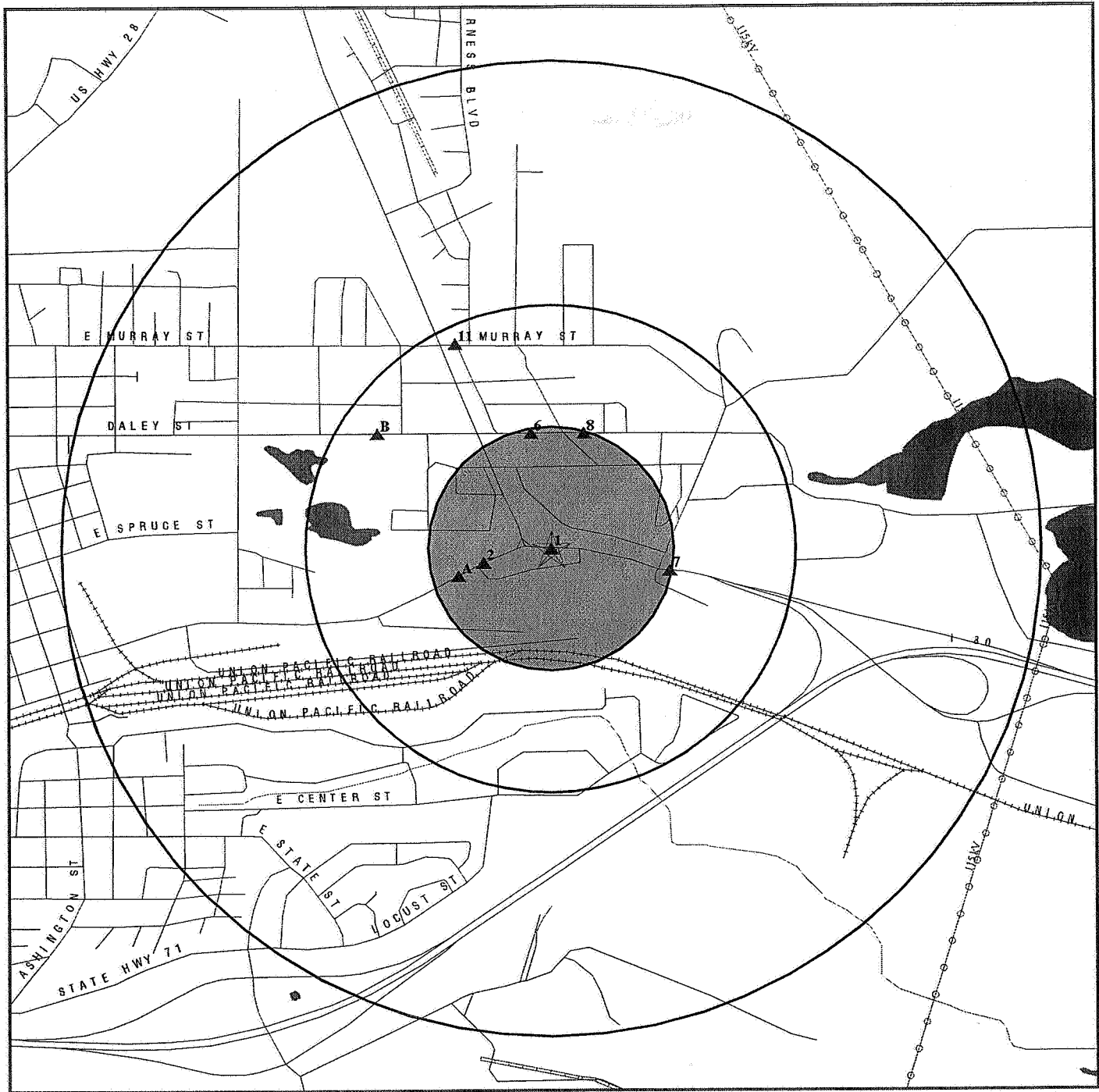
<u>Site</u>	<u>Address</u>	<u>Dist / Dir</u>	<u>Map ID</u>	<u>Page</u>
PHILLIPS COASTAL MART INC #644	1902 EAST CEDAR	1/8 - 1/4 WSW	2	7
CEDAR STREET SINCLAIR	1825 EAST CEDAR	1/8 - 1/4 WSW	A3	8
TACO TEN INC	1821 EAST CEDAR STREET	1/8 - 1/4 WSW	A4	8
CHEV & CAD INC	1818 EAST CEDAR STREET	1/8 - 1/4 WSW	A5	8
SHEPARD CONSTRUCTION	2105 EAST DALEY STREET	1/8 - 1/4 N	6	8
K'S MINISTORE III	2523 EAST CEDAR STREET	1/8 - 1/4 E	7	8
HYLAND ENTERPRISES	2302 EAST DALEY STREET	1/8 - 1/4 NNE	8	9
ROCKY MOUNTAIN MACHINERY	1523 EAST DALEY	1/4 - 1/2 NW	B9	9
PARKS YARD	1522 EAST DALEY STREET	1/4 - 1/2 NW	B10	9
KUM & GO #966	MURRAY STREET & HIGHWAY	1/4 - 1/2 NNW	11	9

EXECUTIVE SUMMARY

Due to poor or inadequate address information, the following sites were not mapped:

<u>Site Name</u>	<u>Database(s)</u>
RAWLINS LANDFILL	FINDS, SWF/LF, CERC-NFRAP
MAINTENANCE BUILDING	UST, LTANKS
DICK'S STANDARD SERVICE	UST, LTANKS
BOILER BUILDING	UST
WY DEPARTMENT OF TRANSPORTATION	UST
WILLIAMS GAS PIPELINE CENTRAL	RCRA-SQG
NATURAL GAS PIPELINE CO. STATION 5	RCRA-SQG, FINDS
MONSANTO COMPANY#	RCRA-SQG, FINDS
STEWART & STEVENSON SERVICES	RCRA-SQG, FINDS
WYOMING STATE PENITENTIARY	RCRA-SQG, FINDS
WILLIAMS GAS PIPELINE, CENTRAL	FINDS, RCRA-LQG
GO SOLARIS INC	FINDS, RCRA-LQG

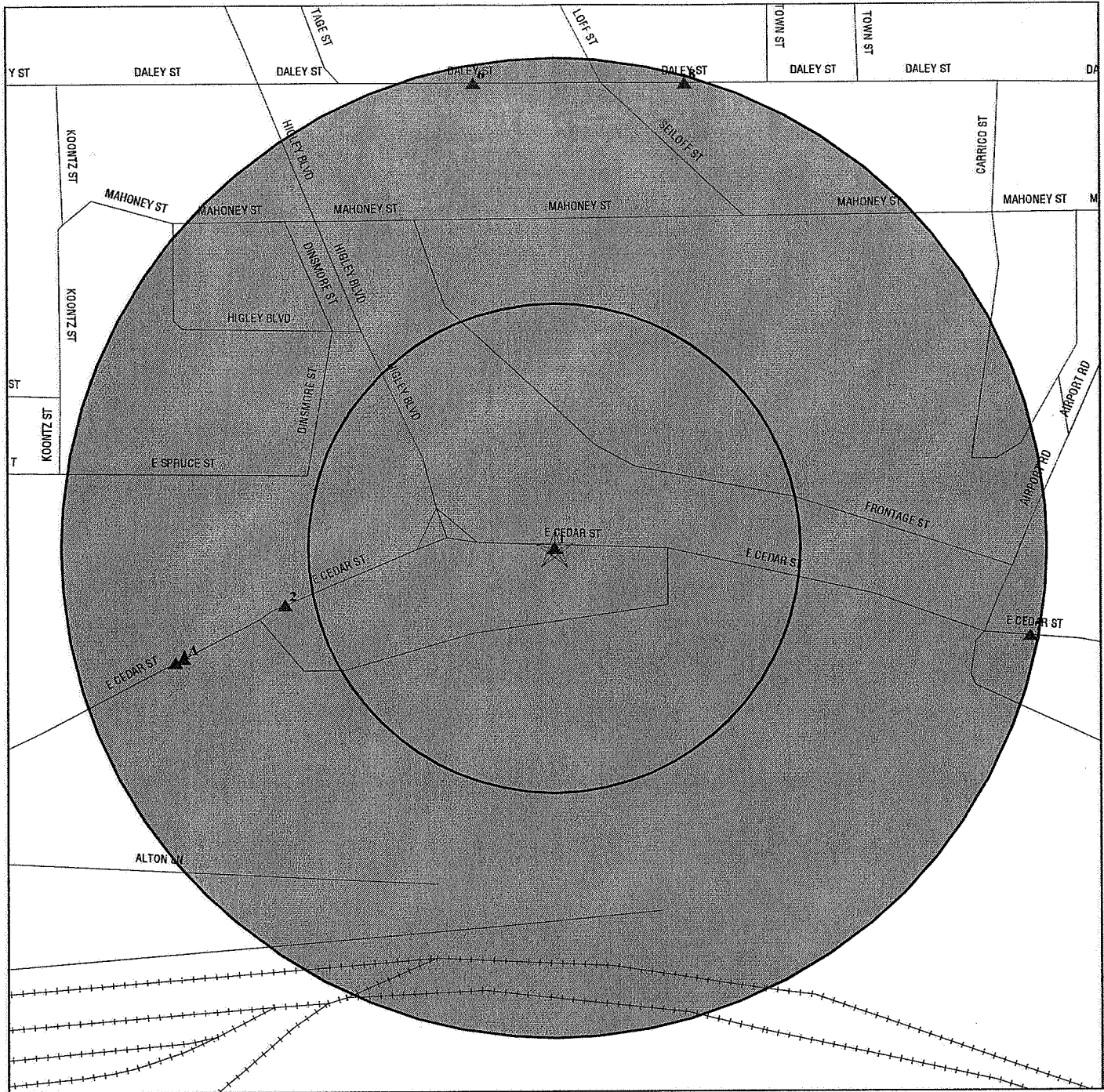
OVERVIEW MAP - 1592727.1s



- ★ Target Property
- ▲ Toxic Sites
- ▲ Manufactured Gas Plants
- ▨ National Priority List Sites
- ▨ Landfill Sites
- ▨ Dept. Defense Sites
- ▨ Indian Reservations BIA
- ⚡ Power transmission lines
- ⚡ Oil & Gas pipelines
- Federal Wetlands

<p>SITE NAME: Pamida ADDRESS: 2100 East Cedar Street Rawlins WY 82301 LAT/LONG: 41.7925 / 107.2132</p>	<p>CLIENT: EMG CONTACT: Robyn Kennedy INQUIRY #: 1592727.1s DATE: January 13, 2006</p>
--	---

DETAIL MAP - 1592727.1s



- ★ Target Property
- ▲ Toxic Sites
- ▲ Manufactured Gas Plants
- ✚ Sensitive Receptors
- National Priority List Sites
- Landfill Sites
- Dept. Defense Sites

- Indian Reservations BIA
- ~ Oil & Gas pipelines



<p>SITE NAME: Pamida ADDRESS: 2100 East Cedar Street Rawlins WY 82301 LAT/LONG: 41.7925 / 107.2132</p>	<p>CLIENT: EMG CONTACT: Robyn Kennedy INQUIRY #: 1592727.1s DATE: January 13, 2006</p>
---	---

MAP FINDINGS SUMMARY

Database	Target Property	Search Distance (Miles)	< 1/8	1/8 - 1/4	1/4 - 1/2	1/2 - 1	> 1	Total Plotted
<u>FEDERAL RECORDS</u>								
NPL		1.000	0	0	0	0	NR	0
Proposed NPL		1.000	0	0	0	0	NR	0
Delisted NPL		1.000	0	0	0	0	NR	0
NPL Liens		TP	NR	NR	NR	NR	NR	0
CERCLIS		1.000	0	0	0	0	NR	0
CERC-NFRAP		1.000	0	0	0	0	NR	0
CORRACTS		1.000	0	0	0	0	NR	0
RCRA TSD		0.500	0	0	0	NR	NR	0
RCRA Lg. Quan. Gen.		0.125	0	NR	NR	NR	NR	0
RCRA Sm. Quan. Gen.		0.125	0	NR	NR	NR	NR	0
ERNS		TP	NR	NR	NR	NR	NR	0
HMIRS		TP	NR	NR	NR	NR	NR	0
US ENG CONTROLS		0.500	0	0	0	NR	NR	0
US INST CONTROL		0.500	0	0	0	NR	NR	0
DOD		TP	NR	NR	NR	NR	NR	0
FUDS		1.000	0	0	0	0	NR	0
US BROWNFIELDS		TP	NR	NR	NR	NR	NR	0
CONSENT		1.000	0	0	0	0	NR	0
ROD		1.000	0	0	0	0	NR	0
UMTRA		0.500	0	0	0	NR	NR	0
ODI		0.500	0	0	0	NR	NR	0
TRIS		TP	NR	NR	NR	NR	NR	0
TSCA		TP	NR	NR	NR	NR	NR	0
FTTS		TP	NR	NR	NR	NR	NR	0
SSTS		TP	NR	NR	NR	NR	NR	0
PADS		TP	NR	NR	NR	NR	NR	0
MLTS		TP	NR	NR	NR	NR	NR	0
MINES		0.125	0	NR	NR	NR	NR	0
FINDS		TP	NR	NR	NR	NR	NR	0
RAATS		TP	NR	NR	NR	NR	NR	0
<u>STATE AND LOCAL RECORDS</u>								
State Haz. Waste		N/A	N/A	N/A	N/A	N/A	N/A	N/A
State Landfill		0.500	0	0	0	NR	NR	0
LTANKS		0.500	0	7	3	NR	NR	10
UST		0.125	0	NR	NR	NR	NR	0
AST		TP	NR	NR	NR	NR	NR	0
SPILLS	X	TP	NR	NR	NR	NR	NR	0
INST CONTROL		TP	NR	NR	NR	NR	NR	0
VCP		1.000	0	0	0	0	NR	0
CDL		TP	NR	NR	NR	NR	NR	0
<u>TRIBAL RECORDS</u>								
INDIAN RESERV		1.000	0	0	0	0	NR	0
INDIAN LUST		0.500	0	0	0	NR	NR	0
INDIAN UST		TP	NR	NR	NR	NR	NR	0

MAP FINDINGS SUMMARY

<u>Database</u>	<u>Target Property</u>	<u>Search Distance (Miles)</u>	<u>< 1/8</u>	<u>1/8 - 1/4</u>	<u>1/4 - 1/2</u>	<u>1/2 - 1</u>	<u>> 1</u>	<u>Total Plotted</u>
<u>EDR PROPRIETARY RECORDS</u>								
Manufactured Gas Plants		1.000	0	0	0	0	NR	0

NOTES:

TP = Target Property

NR = Not Requested at this Search Distance

Sites may be listed in more than one database

N/A = This State does not maintain a SHWS list. See the Federal CERCLIS list.

**APPENDIX G:
SUPPORTING DOCUMENTATION**

ENVIRONMENTAL
ASSESSMENT

76377.06R-163.111

There were no on site ASTs or USTs identified. In addition, there were no ASTs or USTs identified on the abutting/adjacent off site properties. Also, there were no ASTs or USTs identified within the remaining 0.25-mile radius of the Project.

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EMIG

Environmental Data Resources, Inc.

Historical Topographic Map Report

Environmental Data Resources, Inc.'s (EDR) Historical Topographic Map Report is designed to assist professionals in evaluating potential liability on a target property, and its surrounding area, resulting from past activities. ASTM E 1527-00, Section 7.3 on Historical Use Information, identifies the prior use requirements for a Phase I environmental site assessment. The ASTM standard requires a review of *reasonably ascertainable standard historical sources*. *Reasonably ascertainable is defined as information that is publicly available, obtainable from a source with reasonable time and cost constraints, and practically reviewable.*

To meet the prior use requirements of ASTM E 1527-00, Section 7.3.4, the following *standard historical sources* may be used: aerial photographs, city directories, fire insurance maps, topographic maps, property tax files, land title records (although these cannot be the sole historical source consulted), building department records, or zoning/and use records. ASTM E 1527-00 requires *"All obvious uses of the property shall be identified from the present, back to the property's obvious first developed use, or back to 1940, whichever is earlier. This task requires reviewing only as many of the standard historical sources as are necessary, and that are reasonably ascertainable and likely to be useful."* (ASTM E 1527-00, Section 7.3.2 page 12.)

EDR's Historical Topographic Map Report includes a search of available public and private color historical topographic map collections.

Topographic Maps

A topographic map (topo) is a color coded line-and-symbol representation of natural and selected artificial features plotted to a scale. Topos show the shape, elevation, and development of the terrain in precise detail by using contour lines and color coded symbols. Many features are shown by lines that may be straight, curved, solid, dashed, dotted, or in any combination. The colors of the lines usually indicate similar classes of information. For example, topographic contours (brown); lakes, streams, irrigation ditches, etc. (blue); land grids and important roads (red); secondary roads and trails, railroads, boundaries, etc. (black); and features that have been updated using aerial photography, but not field verified, such as disturbed land areas (e.g., gravel pits) and newly developed water bodies (purple).

For more than a century, the USGS has been creating and revising topographic maps for the entire country at a variety of scales. There are about 60,000 U.S. Geological Survey (USGS) produced topo maps covering the United States. Each map covers a specific quadrangle (quad) defined as a four-sided area bounded by latitude and longitude. Historical topographic maps are a valuable historical resource for documenting the prior use of a property and its surrounding area, and due to their frequent availability can be particularly helpful when other standard historical sources (such as city directories, fire insurance maps, or aerial photographs) are not reasonably ascertainable.

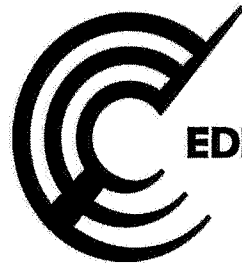
Please call EDR Nationwide Customer Service at
1-800-352-0050 (8am-8pm ET)
with questions or comments about your report.
Thank you for your business!

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EDR™ Environmental
Data Resources Inc

The EDR Aerial Photo Decade Package

**Pamida -168
2100 East Cedar Street
Rawlins, WY 82301**

Inquiry Number: 1413840.5

May 04, 2005

The Standard in Environmental Risk Management Information

**440 Wheelers Farms Rd
Milford, Connecticut 06460**

Nationwide Customer Service

**Telephone: 1-800-352-0050
Fax: 1-800-231-6802
Internet: www.edrnet.com**

THE EDR AERIAL PHOTO DECADE PACKAGE

Environmental Data Resources, Inc.'s (EDR) Aerial Photo Decade Package is a screening tool designed to assist professionals in evaluating potential liability on a target property resulting from past activities.

ASTM E 1527-00, Section 7.3 on Historical Use Information, identifies the prior use requirements for a Phase I environmental site assessment. The ASTM Standard requires a review of *reasonably ascertainable standard historical sources*. *Reasonably ascertainable means information that is publicly available, obtainable from a source within reasonable time and cost constraints, and practically reviewable*. To meet the prior use requirements of ASTM E 1527-00, Section 7.3.4, the following *standard historical sources* may be used: aerial photographs, fire insurance maps, property tax files, land title records (although these cannot be the sole historical source consulted), topographic maps, city directories, building department records, or zoning/land use records. ASTM E 1527-00 requires *"All obvious uses of the property shall be identified from the present, back to the property's obvious first developed use, or back to 1940, whichever is earlier. This task requires reviewing only as many of the standard historical sources as are necessary, and that are reasonably ascertainable and likely to be useful."* (ASTM E 1527-00, Section 7.3.4, page 12).

EDR has one of the nation's largest collections of historical aerial photography. EDR's Aerial Photo Decade Package provides digitally reproduced historical aerial photographs and includes one photo per decade, where available.

This document reports that EDR searched its own collection or select outside repository collections of aerial photography, and, based on client-supplied Target Property information, aerial photography including the Target Property was not deemed *reasonably ascertainable* (refer to ASTM E1527-00, Section 3.3.30) by Environmental Data Resources, Inc. (EDR). This **No Coverage** determination reflects a search only of aerial photography repository collections which EDR accessed. It cannot be concluded from this search that no coverage for the Target Property exists anywhere, in any collection.

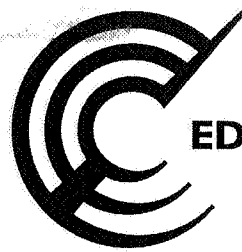
NO COVERAGE

Please call EDR Nationwide Customer Service at
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EDR™ Environmental
Data Resources Inc

The EDR-City Directory
Abstract

Pamida -168
2100 East Cedar Street
Rawlins, WY 82301

May 11, 2005

Inquiry Number: 1413840-7

**The Standard
In Environmental
Risk Management
Information**

440 Wheelers Farms Road
Milford, Connecticut 06460

Nationwide Customer Service

Telephone: 1-800-352-0050
Fax: 1-800-231-6802

Environmental Data Resources, Inc.

City Directory Abstract

Environmental Data Resources, Inc.'s (EDR) City Directory Abstract is a screening tool designed to assist professionals in evaluating potential liability on a target property resulting from past activities. ASTM E 1527-00, Section 7.3 on Historical Use Information, identifies the prior use requirements for a Phase I environmental site assessment. The ASTM standard requires a review of *reasonably ascertainable standard historical sources*. *Reasonably ascertainable means information that is publicly available, obtainable from a source with reasonable time and cost constraints, and practically reviewable.*

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EDR's City Directory Abstract includes a search and abstract of available city directory data.

City Directories

City directories have been published for cities and towns across the U.S. since the 1700s. Originally a list of residents, the city directory developed into a sophisticated tool for locating individuals and businesses in a particular urban or suburban area. Twentieth century directories are generally divided into three sections: a business index, a list of resident names and addresses, and a street index. With each address, the directory lists the name of the resident or, if a business is operated from this address, the name and type of business (if unclear from the name). While city directory coverage is comprehensive for major cities, it may be spotty for rural areas and small towns. ASTM E 1527-00 specifies that a *"review of city directories (standard historical sources) at less than approximately five year intervals is not required by this practice."* (ASTM E 1527-00, Section 7.3.2.1, page 12.)

NAICS (North American Industry Classification System) Codes

NAICS is a unique, all-new system for classifying business establishments. Adopted in 1997 to replace the prior Standard Industry Classification (SIC) system, it is the system used by the statistical agencies of the United States. It is the first economic classification system to be constructed based on a single economic concept. To learn more about the background, the development and difference between NAICS and SIC, visit the following Census website: <http://www.census.gov/epcd/www/naicsdev.htm>.

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Thank you for your business!

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4. SUMMARY

- *City Directories:*

Business directories including city, cross reference and telephone directories were reviewed, if available, at approximately five year intervals for the years spanning 1964 through 1966. (These years are not necessarily inclusive.) A summary of the information obtained is provided in the text of this report.

Date EDR Searched Historical Sources:
City Directories May 11, 2005

Target Property:
2100 East Cedar Street
Rawlins, WY 82301

<u>PUR ID</u>			
<u>Year</u>	<u>Uses</u>	<u>NAICS</u>	<u>Source</u>
1964	Address not Listed in Research Source	N/A	Rocky Mountain City Directory
1966	Address not Listed in Research Source	N/A	Rocky Mountain City Directory

Adjoining Properties

SURROUNDING
Multiple Addresses
Rawlins, WY 82301

<u>PUR ID</u>			
<u>Year</u>	<u>Uses</u>	<u>NAICS</u>	<u>Source</u>
1964	<u>**E CEDAR ST**</u> -No addresses listed past 1008		Rocky Mountain City Directory
1966	<u>**E CEDAR ST**</u> -No addresses listed past 1008		Rocky Mountain City Directory



EDR™ Environmental
Data Resources Inc

"Linking Technology with Tradition"®

Sanborn® Map Report

Ship To: Robyn Kennedy

EMG

11011 McCormick Road

Hunt Valley, MD 21031

Order Date: 5/4/2005 **Completion Date:** 5/5/2005

Inquiry #: 1413840.3s

P.O. #: 70599.168.050

Site Name: Pamida -168

Address: 2100 East Cedar Street

City/State: Rawlins, WY 82301

Customer Project: 70599.168.050

1011857SIL

410-785-6200

Cross Streets:

This document reports that the largest and most complete collection of Sanborn fire insurance maps has been reviewed based on client supplied information, and fire insurance maps depicting the target property at the specified address were not identified.

NO COVERAGE

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APPENDIX H:
RESUMES

