

Bryan W. Shaw, Ph.D., P.E., *Chairman*
Toby Baker, *Commissioner*
Zak Covar, *Commissioner*
Richard A. Hyde, P.E., *Executive Director*



TEXAS COMMISSION ON ENVIRONMENTAL QUALITY

Protecting Texas by Reducing and Preventing Pollution

February 19, 2015

Mr. David R. Warwick
5730 Bennett Valley Road
Santa Rosa, California 95404

RE: Municipal Setting Designation (MSD) Certificate for David R. Warwick,
912 & 920 North Collins Street, Arlington, Tarrant County, Texas; MSD
No. 267; Voluntary Cleanup Program (VCP) No. 2671

Dear Mr. Warwick:

Enclosed is the Municipal Setting Designation Certification for your site. You can use this certification as the basis to avail of the groundwater assessment and remediation flexibility offered in accordance with Texas Health and Safety Code §361.808, consistent with the site-specific circumstances.

If I can be of any further assistance, please do not hesitate to contact me at (512) 239-2267 or via e-mail (travis.wicks@TCEQ.Texas.gov).

Sincerely,

A handwritten signature in cursive script that reads "Travis Wicks".

Travis Wicks, Project Manager
VCP-CA Section
Remediation Division

TZW/jdm

Enclosure: MSD Certificate No. 267

cc: Mr. Richard S. Record, P.G., Cirrus Associates, 600 S. Sherman, Suite 102,
Dallas, TX 75081
Ms. Jill A. Kotvis, Jill A. Kotvis, P.C., 6605 Blue Valley, Dallas, TX 75214
Mr. Sam Barrett, Waste Section Manager, TCEQ Region 4 Office,
Dallas/Fort Worth

TEXAS COMMISSION ON ENVIRONMENTAL QUALITY



MUNICIPAL SETTING DESIGNATION CERTIFICATE

As provided for in §361.807, Subchapter W, Texas Health and Safety Code (Solid Waste Disposal Act):

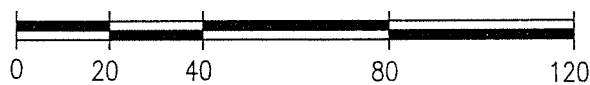
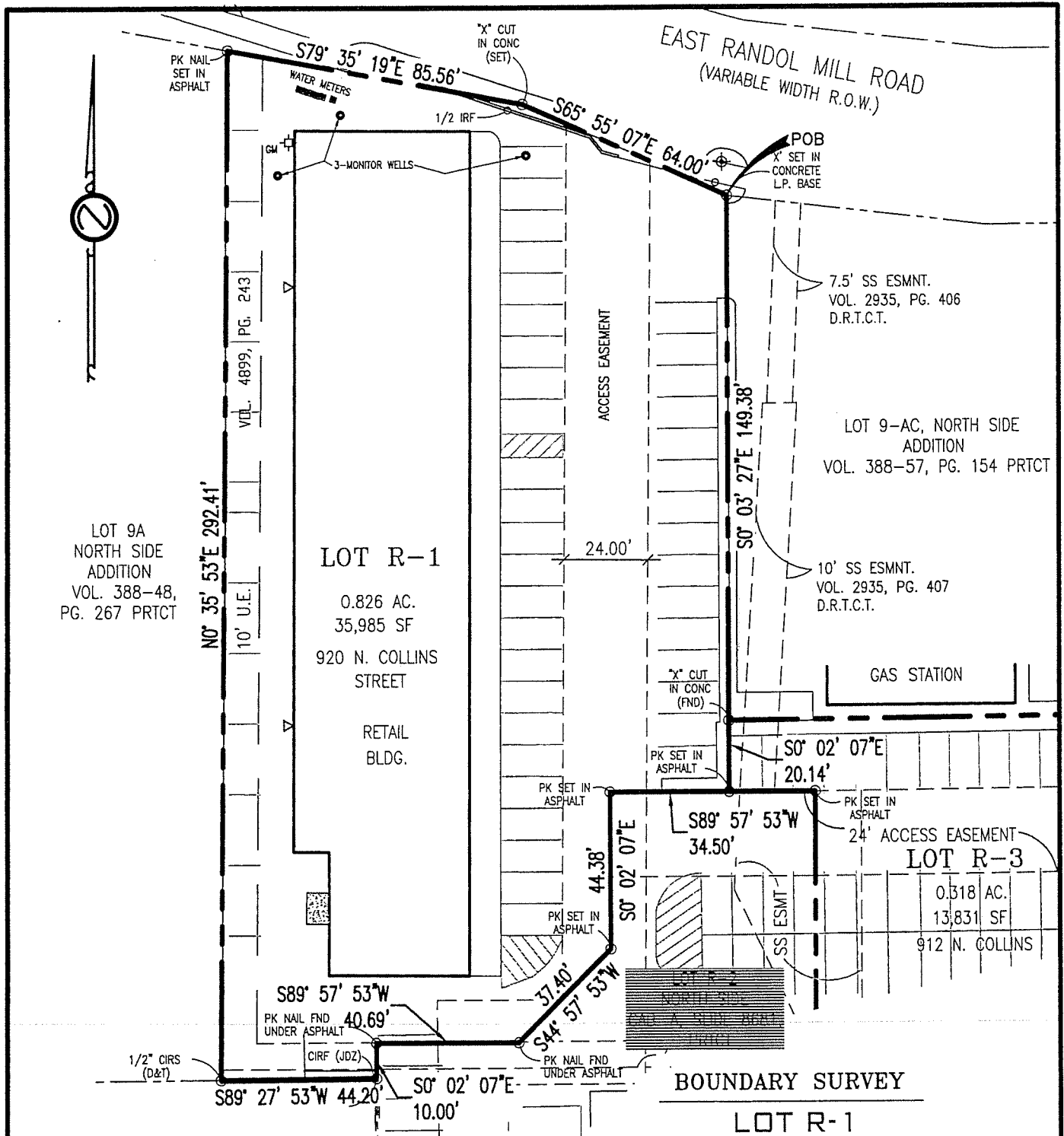
I, Beth Seaton, Director, Remediation Division, TCEQ, certify the Municipal Setting Designation (MSD) for MSD No. 267, in the City of Arlington, for the tract of land described in Exhibit "A". The eligibility requirements of Texas Health and Safety Code §361.803 are satisfied as attested to by the affidavit in Exhibit "B", provided pursuant to Texas Health and Safety Code §361.804(b)(2)(D). This certificate shall continue in effect so long as the ordinance or restrictive covenant required by Texas Health and Safety Code §361.8065 remains in effect.

Any person addressing environmental impacts for a property located in the certified municipal setting designation shall complete any necessary investigation and response action requirements in accordance with Texas Health and Safety Code §361.808, in conjunction with the applicable Texas Commission on Environmental Quality environmental remediation regulation, as modified by Texas Health and Safety Code §361.808.

EXECUTED this the 19th day of February, 2015

Beth Seaton

Beth Seaton, Director
Texas Commission on Environmental Quality



NOTES: *Graphic Scale In Feet*

- Coordinates and bearings recited in this survey are referenced to the NAD83 State Plane Coordinate System, Texas North Central Zone 4202.
- There is no title commitment referenced on this survey. Additional easement research was not performed.

SURVEYED ON THE GROUND FEBRUARY 2014

BOUNDARY SURVEY
LOT R-1
NORTH SIDE ADDITION
ARLINGTON, TARRANT COUNTY, TEXAS
DATE: FEBRUARY 2014 SCALE: 1"=40' FILE: S:/NORTH SIDE ADD



DI SCIULLO-TERRY, STANTON & ASSOCIATES, INC.
ENGINEERING AND SURVEYING

FIRM E-615 AND S-100049-00 * ESTABLISHED, 1953
908 WEST MAIN STREET * P.O. BOX 506
ARLINGTON, TEXAS 76013 * 817-275-3361

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LEGAL DESCRIPTION

LOT R-1, NORTH SIDE ADDITION

Being that certain lot, tract, or parcel of land located in the Sol Davis Survey, Abstract No. 425, in the City of Arlington, Tarrant County, Texas, and described as Lot R-1 by plat recorded in Cabinet A, Slide 8681, P.R.T.C.T., subject tract being more particularly described by metes and bounds as follows:

Beginning at an 'X' set in the concrete base of a light pole at the northeast corner of Lot R-1, said iron rod being the northwest corner of Lot 9-AC, North Side Addition, an addition to the City of Arlington, Tarrant County, Texas, according to the plat recorded in Volume 388-57, Page 154, P.R.T.C.T., said iron rod also being in the south right of way line of East Randol Mill Road;

THENCE South 00° 03' 27" East with the common line of Lots R-1 and 9-AC, a distance of 149.38 feet to a 'X' found cut in concrete of the southwest corner of Lot 9-AC,

THENCE South 00° 02' 07" East with the east line of Lot R-1, a distance of 20.14 feet to a PK nail set in asphalt in the north line of Lot R-2, of the aforementioned North Side Addition, for corner;

THENCE South 89° 57' 53" West with the common line of Lots R-1 and R-2, a distance of 34.50 feet to a PK nail set in asphalt at the most northerly north line of Lot R-2, for corner;

THENCE South 0° 02' 07" East with the common line of Lots R-1 and R-2, a distance of 44.38 feet to a PK nail set in asphalt for corner;

THENCE South 44° 57' 53" West with the common of Lots R-1 and R-2, a distance of 37.40 feet to a PK nail found under asphalt for corner;

THENCE South 89° 57' 53" West with the common line of Lots R-1 and R-2, a distance of 40.69 feet to a PK nail found under asphalt at the most southerly northwest corner of Lot R-2, North Side Addition, for corner;

THENCE South 00° 02' 07" East with the common line of Lots R-1 and R-2, a distance of 10.00 feet to a 1/2 inch iron rod with plastic cap stamped "JDZ" found at the most westerly southeast corner of Lot R-1, said iron rod being the northeast corner of Lot 6A, North Side Addition, an addition to the City of Arlington, Tarrant County, Texas, according to the plat recorded in Volume 388-46, Page 845, P.R.T.C.T. for corner;

THENCE South 89° 27' 53" West, with the common line of Lot R-1, and Lot 6A, a distance of 44.20 feet to a 1/2 inch iron rod with plastic cap stamped "DiSciullo & Terry" set at the southwest corner of Lot R-1, same being the southeast corner of Lot 9A, North Side Addition, an addition to the City of Arlington, Tarrant County, Texas, according to the plat recorded in Volume 388-48, Page 267, P.R.T.C.T. for corner;

THENCE North 00° 35' 53" East with the common line of Lot R-1 and Lot 9A, North Side Addition, a distance of 292.41 feet to a PK nail set in asphalt at the northwest corner of Lot R-1, same being the northeast corner of Lot 9A, said PK nail also being in the south right of way line of East Randol Mill Road, for corner;

THENCE South 79° 35' 19" East with the south right of way line of East Randol Mill Road, a distance of 85.56 feet to an 'X' cut in concrete (set) for corner;

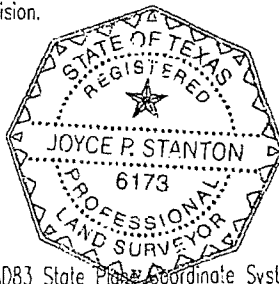
THENCE South 65° 55' 07" East with the south right of way line of East Randol Mill Road, a distance of 64.00 feet to the POINT OF BEGINNING, of the herein described tract of land containing a calculated area of 0.826 acres (35,982 square feet) of land.

SURVEYOR'S CERTIFICATE

I, Joyce P. Stanton, a Registered Professional Land Surveyor, hereby certify that the following survey was compiled from an accurate survey made on the date indicated below, on the ground under my personal supervision.

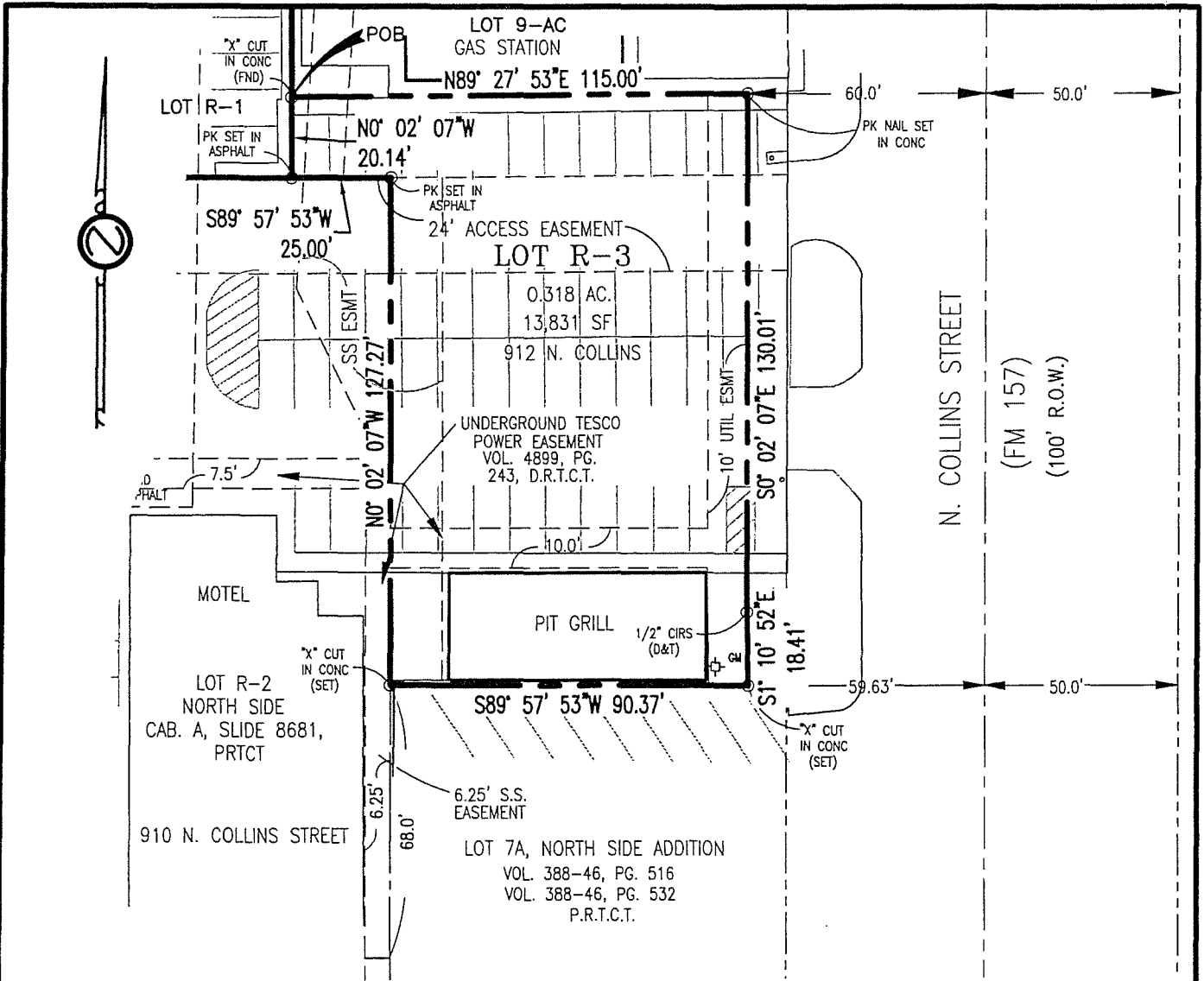
Joyce P. Stanton 2/27/2014

Joyce P. Stanton
Registered Professional Land Surveyor
Texas Registration No. 6173



NOTES:

- 1. Coordinates and bearings recited in this survey are referenced to the NAD83 State Plane Coordinate System, Texas North Central Zone 4202.
- 2. There is no title commitment referenced on this survey. Additional easement research was not performed.



Coordinates and bearings recited in this survey are referenced to the NAD83 State Plane Coordinate System, Texas North Central Zone 4202.

SURVEYED ON THE GROUND FEBRUARY 2014



Graphic Scale In Feet

NOTES:

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BOUNDARY SURVEY

LOT R-3
NORTH SIDE ADDITION
ARLINGTON, TARRANT COUNTY, TEXAS

DATE: FEBRUARY 2014 SCALE: 1"=40' FILE: S:/NORTH SIDE ADD



DI SCIULLO-TERRY, STANTON &
ASSOCIATES, INC.

ENGINEERING AND SURVEYING

FIRM E-615 AND S-100049-00 * ESTABLISHED, 1953

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ARLINGTON, TEXAS 76013 * 817-275-3361

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LEGAL DESCRIPTION

LOT R-3, NORTH SIDE ADDITION

BEING that certain lot, tract, or parcel of land located in the Sol Davis Survey, Abstract No. 425, in the City of Arlington, Tarrant County, Texas, and described as Lot R-3 by plat recorded in Cabinet A, Slide 8681, P.R.T.C.T., subject tract being more particularly described by metes and bounds as follows:

BEGINNING at a an 'X' found cut in concrete at the northwest corner of Lot R-3, North Side Addition, said 'X' being the southwest corner of Lot 9-AC, North Side Addition, an addition to the City of Arlington, Tarrant County, Texas, according to the plat recorded in Volume 388-57, Page 154, P.R.T.C.T. said 'X' also being in the east line of Lot R-1, North Side Addition;

THENCE North 89° 27' 53" East with the common line of Lots R-3 and 9-AC, North Side Addition, a distance of 115.00 feet to a PK nail set in concrete at the northeast corner of Lot R-3, said PK nail being in the west right of way line of North Collins Street as dedicated by plat as recorded in Cabinet A, Slide 8681, P.R.T.C.T., for corner;

THENCE South 00° 02' 07" East with the west right of way line of North Collins Street, a distance of 130.01 feet to a 1/2 inch iron rod set;

THENCE South 01° 10' 52" East with the west right of way line of North Collins Street, a distance of 18.41 feet to 'X' cut in concrete (set) at the southeast corner of Lot R-3, said 'X' also being in the north line of Lot 7A, North Side Addition, an addition to the City of Arlington, Tarrant County, Texas, according to the plat recorded in Volume 388-46, Page 516 and Volume 388-46, Page 532, P.R.T.C.T., for corner;

THENCE South 89° 57' 53" West, departing the west right of way line of North Collins Street, with the common line of Lot R-3 and Lot 7A, North Side Addition, a distance of 90.37 feet to a 'X' cut in concrete (set) at the southwest corner of Lot R-3, same being the northwest corner of Lot 7A, said 'X' also being in the east line of Lot R-2, North Side Addition, an addition to the City of Arlington, Tarrant County, Texas, according to the plat recorded in Cabinet A, Slide No. 8681, P.R.T.C.T. for corner;

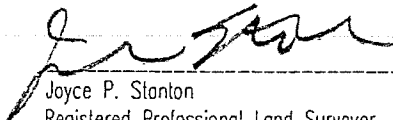
THENCE North 00° 02' 07" West with the common line of Lot R-3 and Lot R-2, a distance of 127.27 feet to a PK nail set in asphalt at the northeast corner of said Lot R-2, for corner;

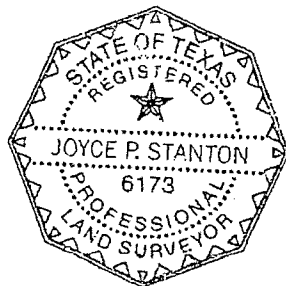
THENCE South 89° 57' 53" West with the common line of Lot R-3 and Lot R-2, North Side Addition, a distance of 25.00 feet to a PK nail set in asphalt at the most northerly southwest corner of Lot R-3, same being the southeast corner of the aforementioned Lot R-1, for corner;

THENCE North 00° 02' 07" West with the common line of Lot R-3 and R-1, North Side Addition, a distance of 20.14 feet to the POINT OF BEGINNING, of the herein described tract of land containing a calculated area of 0.318 acres (13,831 square feet) of land.

SURVEYOR'S CERTIFICATE

I, Joyce P. Stanton, a Registered Professional Land Surveyor, hereby certify that the following survey was compiled from an accurate survey made on the date indicated below, on the ground under my personal supervision.

 2/27/2014
Joyce P. Stanton
Registered Professional Land Surveyor
Texas Registration No. 6173



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