

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



TEXAS COMMISSION ON ENVIRONMENTAL QUALITY

Protecting Texas by Reducing and Preventing Pollution

February 1, 2017

Mr. Eddie Pinkerton
ELP Investments, L. L. C.
28510 Rock Wren Ct.
Katy, Texas 77494

Re: Municipal Setting Designation (MSD) Certificate for ELP Investments L.L.C.
Kwik Wash Laundry. 1436 Studewood Street, Houston, Harris County, Texas;
MSD No. 335; Customer No. CN604317875; Regulated Entity No. RN100653021

Dear Mr. Pinkerton:

The Texas Commission on Environmental Quality (TCEQ) received the above referenced Municipal Setting Designation (MSD) application on July 22, 2016 and additional information supporting this MSD application on January 20, 2017. Based on our review, the application contains the required information as outlined in Texas Health and Safety Code (THSC) §361.804. Enclosed is the Municipal Setting Designation Certification for your site. If you have any questions, please do not hesitate to contact me at (512) 239-2238 or via e-mail (Charles.Brigance@tceq.texas.gov).

Sincerely,

A handwritten signature in cursive script, appearing to read "Charles Brigance".

Charles Brigance, Project Manager
Team 1, VCP-CA Section
Remediation Division

CEB/jdm

cc: Mr. Glenn Lowenstein, Terrain Solutions, Inc., 10103 Fondren Road, Suite #426,
Houston, TX 77096

Mr. Jason Ybarra, Waste Section Manager, TCEQ Region 12 Office, Houston

Enclosure: MSD Certificate

TEXAS COMMISSION ON ENVIRONMENTAL QUALITY



MUNICIPAL SETTINGS 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. 335, in the City of Houston, 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 31st day of January, 2017

Beth Seaton

Beth Seaton, Director
Remediation Division
Texas Commission on Environmental Quality

City of Houston Municipal Setting Designation Application
Kwik Wash Laundry

Kwik Wash
Lot 2, Block 112 of the North Norhill, Volume 6, Page 28 of the Harris County,
Texas Records.



TERRAIN SOLUTIONS, INC.

RETURN TO:
STEWART TITLE FOR BHND
14100 SOUTHWEST FREEWAY #200
SUGAR LAND, TEXAS 77478
06100797-66-10

WD
20
D

SPECIAL WARRANTY DEED

2329310
06/20/06 201178842 \$20.00

NOTICE OF CONFIDENTIALITY RIGHTS: IF YOU ARE A NATURAL PERSON, YOU MAY REMOVE OR STRIKE ANY OR ALL OF THE FOLLOWING INFORMATION FROM THIS INSTRUMENT BEFORE IT IS FILED FOR RECORD IN THE PUBLIC RECORDS: YOUR SOCIAL SECURITY NUMBER OR YOUR DRIVER'S LICENSE NUMBER

THE STATE OF TEXAS §
§ KNOW ALL MEN BY THESE PRESENTS:
COUNTY OF HARRIS §

THAT ALICE S. BURROUGHS, Individually and as Independent Executrix of the Estate of Ralph S. Burroughs, Deceased, hereinafter called "Grantor" (and referred to in the singular, whether one or more), for and in consideration of the sum of Ten and No/100 DOLLARS (\$10.00) cash and other good and valuable consideration in hand paid by ELP INVESTMENTS, LLC, hereinafter called "Grantee", the receipt of which is hereby acknowledged; has GRANTED, SOLD and CONVEYED, and by these presents does ORANT, SELL and CONVEY unto Grantee all that certain lot, tract or parcel of land together with all improvements thereon, lying and being situated in Harris County, Texas, described as follows, to-wit:

Lot Two (2), in Block One Hundred Twelve (112), of NORTH NORHILL, an addition in Harris County, Texas, according to the map or plat thereof recorded in Volume 6, Page 28 of the Map Records of Harris County, Texas.

This conveyance is made subject to any and all easements, rights of way, valid restrictions, mineral reservations of any kind, maintenance charges, building set back lines, and governmental regulations, if any, to the extent, but only to the extent that they are reflected by the records of the Office of the County Clerk of the above mentioned County and State.

TO HAVE AND TO HOLD the above described premises, together with all and singular the rights and appurtenances thereto in any wise belonging, unto Grantee, his heirs and assigns forever; and, Grantor does hereby bind himself, his heirs, executors and administrators, to WARRANT and FOREVER DEFEND, all and singular the said premises unto Grantee, his heirs and assigns, against every person whomsoever lawfully claiming, or to claim the same, or any part thereof, by, through, or under the undersigned, but not otherwise.

When Grantor and/or Grantee are more than one entity, the pertinent nouns, verbs and pronouns shall be construed to correspond. When Grantor and/or Grantee are a corporation, a trustee or other legal entity that is not a natural person, the pertinent words "heirs, executors and administrators" and/or "heirs and assigns" shall be construed to mean "successors and assigns," respectively. Reference to any gender shall include either gender and, in the case of a legal entity that is not a natural person, shall include the neuter gender, all as the case may be.

EXECUTED this the 8 day of June, A.D. 2006.

Alice S. Burroughs
ALICE S. BURROUGHS, Individually and as Independent Executrix of the Estate of Ralph S. Burroughs, Deceased

FILED
2006 JUN 20 PM 12:33
Beverly A. Kuyper
COUNTY CLERK
HARRIS COUNTY, TEXAS

SEARCHED
SERIALIZED
INDEXED

per
D

206

THE STATE OF TEXAS
THE COUNTY OF HARRIS

This instrument was acknowledged before me on this the 8 day of June, A.D. 2006, by
ALICE S. BURROUGHS, Individually and as Independent Executrix of the Estate of Ralph S.
Burroughs, Deceased.



Katherine A. Vallet
NOTARY PUBLIC, STATE OF TEXAS

ANY SIGNATURE HEREON IS VALID ONLY IF THE SIGNER HAS BEEN IDENTIFIED BY THE SIGNATURE OF THE SIGNER AND THE SIGNATURE OF THE SIGNER IS IDENTICAL TO THE SIGNATURE OF THE SIGNER AS APPEARS ON THE PUBLIC RECORDS OF THE STATE OF TEXAS.
COUNTY OF HARRIS
I hereby certify that this instrument was FILED in file number: Sequence on the
date and at the time stamped hereon by me, and was duly RECORDED in the
Official Public Records of Real Property of Harris County Texas on

JUN 20 2006



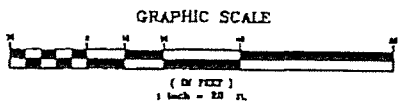
Dorely B. Keyman
COUNTY CLERK
HARRIS COUNTY, TEXAS

GRANTEE'S MAILING ADDRESS:

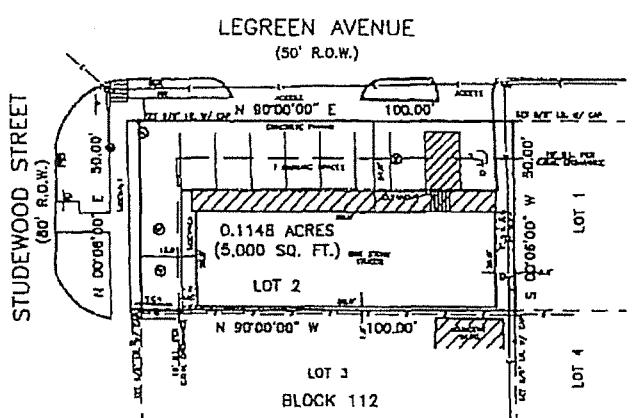
AFTER RECORDING, RETURN TO:

PREPARED IN THE LAW OFFICE OF
ANDRIS, LEHDALIS, HOLLRAH & SNOYDEN
1220 Post Oak Boulevard, Suite 700
Houston, Texas 77056
6104154106100787.gpd.wyd.RS
6/8/06

RECORDED



- LEGEND:
- AL - AERIAL EASEMENT
 - BL - BUILDING LINE
 - BLD - BUILDING
 - CSMT - EASEMENT
 - FND - FUND
 - HLSP - HOUSTON LIGHTING & POWER
 - IP - IRON PIPE
 - IR - IRON ROD
 - MCCL - HARRIS COUNTY CLERKS FILE
 - MCDA - HARRIS COUNTY DEED RECORDS
 - MCRA - HARRIS COUNTY MAP RECORDS
 - POB - POINT OF BEGINNING
 - PC - POINT OF COMMENCEMENT
 - PS - PARKING SPACE
 - ROW - RIGHT OF WAY
 - SB FT - SQUARE FEET
 - UE - UTILITY EASEMENT
 - BARBED WIRE FENCE
 - CHAIN LINK FENCE
 - CONCRETE
 - EDIMEDS EASEMENT
 - OVERHEAD ELECTRIC LINE
 - WOOD FENCE
 - INTROUGHT WOOD FENCE
 - CUT WIRE
 - - CATCH BASIN
 - - CABLE BOX
 - - ELECTRIC BOX
 - - ELECTRIC MH
 - - FIRE HYDRANT
 - - FIBER OPTIC MARKER
 - - FLAG POLE
 - - GAS METER
 - - GAS VALVE
 - - CURB INLET
 - - LIGHT POLE
 - - MANHOLE
 - - MONITORING WELL
 - - POT-HOLE MARKER
 - - POWER POLE
 - - SURVEY POLE
 - - SANITARY MANHOLE
 - - SIGN MANHOLE
 - - TELEPHONE PEDIESTAL
 - - TRANSFORMER
 - - TRAFFIC SIGNAL BOX
 - - TRAFFIC SIGNAL POLE
 - - UNCONCRETED CABLE MARKER
 - - WATER WELL
 - - WATER METER
 - - WATER VALVE
 - - BENCHMARK
 - - 304



NOTES:

1. ALL BENCHMARKS AND STREET RIGHT OF WAYS ARE BASED ON RECORDED PLAT.
2. SURVEYOR DID NOT ABSTRACT PROPERTY. SURVEY BASED ON LEGAL DESCRIPTIONS SUPPLIED BY THE CLIENT.
3. NOTHING IN THIS SURVEY IS INTENDED TO EXPRESS AN OPINION REGARDING OWNERSHIP OR TITLE.
4. THE WORD CERTIFY IS UNDERSTOOD TO BE AN EXPRESSION OF PROFESSIONAL JUDGMENT BY THE SURVEYOR, WHICH IS BASED ON HIS BEST KNOWLEDGE, INFORMATION AND BELIEF.
5. SURVEY IS CERTIFIED FOR THIS TRANSACTION ONLY.
6. THE PRINCIPALS AND OFFICERS OF SOUTH TEXAS SURVEYING ASSOCIATES, INC. HEREBY ARE PUBLISHED, CONFIDENTIAL AND INTENDED FOR THE USE OF THE INDIVIDUAL OR ENTITY FOR WHOM THIS WORK WAS PREPARED. IT IS UNDERSTOOD THAT THE USE OF, RELIANCE ON, OR REPRODUCTION OF SAME, IN WHOLE OR IN PART, BY OTHERS WITHOUT THE EXPRESS WRITTEN CONSENT OF SOUTH TEXAS SURVEYING ASSOCIATES, INC. IS PROHIBITED AND WITHOUT WARRANTY, EXPRESS OR IMPLIED, SOUTH TEXAS SURVEYING ASSOCIATES, INC. SHALL BE HELD HARMLESS AGAINST DAMAGES OR EXPENSES RESULTING FROM SUCH UNAUTHORIZED USE, RELIANCE OR REPRODUCTION, COPYRIGHT 2015. ALL RIGHTS RESERVED.
7. THIS SURVEY WAS PERFORMED WITHOUT THE BENEFIT OF A TITLE REPORT. CERTAIN EASEMENTS AND/OR BUILDING LINES MAY HAVE BEEN GRANTED WHICH ARE NOT REFLECTED HEREON. THIS SURVEY IS SUBJED TO ANY FACTS THAT MAY BE DISCLOSED BY A FULL AND ACCURATE TITLE SEARCH. THIS SURVEY WAS DONE WITHOUT DEDUCTION OF DEED. OWNER SHOULD OBTAIN A TITLE COMMITMENT BEFORE DEED OR CONSTRUCTION COMMENCES.

PROPERTY LIES WITHIN PLANNED ZONING ACCORDING TO PLANNING MAP NO. 16161. DATE 08/20/14 BY STAFFORD PLANNING DEPT. WE DO NOT ASSUME RESPONSIBILITY FOR EXACT INTERPRETATION. BEFORE ANY DEVELOPMENT PLANNING, WORK OR CONSTRUCTION IS PERMITTED, THE OWNER, OFF AND BEARER IS ADVISED THAT THEY SHOULD OBTAIN A TITLE COMMITMENT BEFORE DEED OR CONSTRUCTION COMMENCES.

UNLAWFUL REPRODUCTION OF THIS SURVEY IS STRICTLY PROHIBITED. ANY REPRODUCTION OF THIS SURVEY WITHOUT THE WRITTEN CONSENT OF SOUTH TEXAS SURVEYING ASSOCIATES, INC. IS STRICTLY PROHIBITED. ANY REPRODUCTION OF THIS SURVEY WITHOUT THE WRITTEN CONSENT OF SOUTH TEXAS SURVEYING ASSOCIATES, INC. IS STRICTLY PROHIBITED. ANY REPRODUCTION OF THIS SURVEY WITHOUT THE WRITTEN CONSENT OF SOUTH TEXAS SURVEYING ASSOCIATES, INC. IS STRICTLY PROHIBITED.

[Signature]
 Fred W. Lawton, Registered Professional Land Surveyor No. 225



SURVEY OF
 LOT 2 IN BLOCK 112 OF NORTH NORHILL, AN ADDITION IN HARRIS COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN VOLUME 6, PAGE 28 OF THE MAP RECORDS OF HARRIS COUNTY, TEXAS.

ADDRESS: 1636 STUDEWOOD STREET HOUSTON, TEXAS 77060
 JOB NO.: 431-15 SCALE: 1" = 20' DATE: 04-09-16

SOUTH TEXAS SURVEYING ASSOCIATES, INC.
 11211 Richmond Ave., Suite 101, Houston, Texas 77060
 TEL 281-658-6318 FAX 281-658-3331
 Firm Number: 18045400

JOB NO: 431-15

EXHIBIT "A"
 PAGE 1 OF 1

Exhibit B
Municipal Setting Designation
Affidavit of Eligibility

BEFORE ME, the undersigned authority, on this day personally appeared Edward Pinkerton, as an authorized representative of ELP Investments LLC, known to me to be the person whose name is subscribed below who being by me first duly sworn, upon their oath, stated as follows:

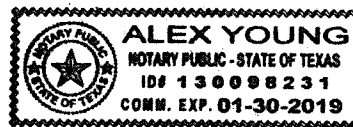
I am over the age of 18 and legally competent to make this affidavit. I have personal knowledge of the facts stated herein.

I affirmatively state that (place an X in all applicable blanks)

- X The MSD eligibility criteria of THSC Section 361.803 are satisfied.
X True and accurate copies of all documents demonstrating that the MSD eligibility criteria provided by THSC 361.803 have been satisfied and are included with the application.
X A true and accurate copy of a legal description of the proposed MSD property is included with the application.
X Notice has been provided in accordance with THSC 361.805.
X A copy of an ordinance or restrictive covenant and any required resolutions are provided in this application or will be provided before the executive director certifies this application.

Signature: [Handwritten Signature]
Printed Name: Edward Pinkerton
Title: Member

Date: August 1, 2016



STATE OF Texas
COUNTY OF Ft. Bend

SUBSCRIBED AND SWORN before me on this the 1st day of August, 2016, to which witness my hand and seal of office.

Notary Public in and for the State of Texas