



Phase I Environmental Site Assessment

Conducted on:
Franciscan West-Huling
4550 Fauntleroy Way Southwest
Seattle, Washington 98126



Prepared for:
Huling Brothers Properties LLC
701 Fifth Avenue, Suite 6600
Seattle, Washington 98104

AEG Project #: 22-148
Date of Report: August 8, 2022



August 8, 2022

Mr. Ken Lederman
Huling Brothers Properties LLC
701 Fifth Avenue, Suite 6600
Seattle, Washington 98104

Subject: **Phase I Environmental Site Assessment**
Franciscan West-Huling
4550 Fauntleroy Way Southwest
Seattle, Washington 98126
AEG Project No. 22-148

Dear Mr. Lederman,

Associated Environmental Group (AEG) is pleased to provide the results of the *Phase I Environmental Site Assessment* (Phase I ESA) report of the abovementioned address (the “subject property”). This assessment was performed in conformance with the scope and limitations as detailed in the ASTM E1527-21 Standard Practice for Environmental Site Assessments: Phase I Environmental Site Assessment Process.

This assessment included a site reconnaissance as well as research and interviews with representatives of the public, property ownership, site manager, and regulatory agencies. An assessment was made, conclusions stated, and recommendations outlined.

We appreciate the opportunity to provide environmental services to you. If you have any questions concerning this report, or if we can assist you in any other matter, please contact us at (360) 352-9835.

Sincerely,

A handwritten signature in black ink, appearing to read 'Scott Rose', is written over a light blue horizontal line.

Scott Rose, L.G., L.H.G.
Senior Reviewer

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EXECUTIVE SUMMARY

Associated Environmental Group LLC (AEG) has performed a Phase I Environmental Site Assessment (Phase I ESA) under All Appropriate Inquiry (AAI) Standard Practices in general conformance with ASTM E1527-21, *Standard Practice for Environmental Site Assessments: Phase I Environmental Site Assessment Process* for the property at 4550 Fauntleroy Way Southwest, Seattle, King County, Washington 98126 (the “subject property”). The Phase I ESA is designed to provide Huling Brothers Properties LLC with an assessment concerning environmental conditions (limited to those issues identified in the report) as they exist at the subject property.

Subject Property Description

The subject property is situated on a triangular block formed by Fauntleroy Way Southwest to the west, Southwest Alaska Street to the south, and 38th Avenue Southwest to the east within the incorporated limits of the City of Seattle, Washington. Please refer to the table below for further description of the subject property.

<i>Property Data</i>	
Address	4550 Fauntleroy Way Southwest
Additional Addresses	None identified
Historical Addresses	3808 Southwest Alaska Street, 4554 Fauntleroy Avenue Southwest
Property Use	Commercial
Land Acreage	0.64 acres (King County Assessor)
Number of Buildings	One
Number of Floors	One
Basement	One daylight basement
Gross Building Area (SF)	12,900 SF (King County Assessor)
Date of Construction	1985 (King County Assessor)/renovated circa 2011/2012
Type of Construction	Wood framing
Assessor’s Parcel Number	09520-07545
Additional Improvements	Asphalt-paved parking lot, parking garage, associated landscaping
Occupants	CHI Franciscan Health Medical Clinic and Urgent Care
Onsite Activities	General medical assessment and limited treatment
Site Assessment Performed by	Verna Lee Curry
Site Assessment Conducted on	May 24, 2022
Regulatory Database Listings	EDR Hist Auto, CSCSL, Allsites, Spills, Asbestos

Database listings were identified for the subject property. Refer to Section 6.1.1.

The utility providers were identified as follows:

<i>Utility</i>	<i>Provider</i>
Drinking Water	Seattle Public Utilities

Sewer	Seattle Public Utilities
Electricity	Seattle Public Utilities
Natural Gas	Puget Sound Energy

According to available historical sources, the subject property was undeveloped land in an undeveloped area of Seattle as early as 1895. The subject property appears to have remained unimproved until sometime between 1917 and 1929 when the site was developed with one structure labeled to be a milk depot (Sanborn Fire Insurance Map, dated 1929). The physical address of the subject property was listed as 3808 Alaska Street and 4554 Fauntleroy Avenue in the 1929 Sanborn map. According to the Sanborn Fire Insurance Maps, the building was remodeled for the Young Men's Christian Association (YMCA) circa 1940. A swimming pool was added circa 1960. To reduce data gaps and confirm the date of redevelopment to the YMCA, AEG contacted the Puget Sound Regional Archives for historical assessor record cards associated with the subject property, but as of the date of this assessment, this agency has not provided copies of the requested documents. The YMCA was the identified occupant of the structure until circa 1980. From the mid-1950s until circa 2009, the northern portion of the subject property was a used car sales lot. It appears that a portion of the subject structure was occupied by Huling Brothers Body Shop during the 2000s. In 2011, the City of Seattle issued a permit to change use from automotive sales and service to medical services and construct substantial alterations to the subject property. The subject property has operated as an Urgent Care and Women's Health Clinic since that time.

Historical addresses for the subject property have included the following: 3808 Alaska Street and 4550 and 4554 Fauntleroy Avenue. The YMCA was observed associated with the physical address of 4581 Fauntleroy Avenue Southwest in 1940 and 1944. Although the numbering appears off or possibly the physical address was mistyped, AEG considers this listing from the city directories to be associated with the subject property.

Adjoining Properties

	<i>Occupant/Use</i>
North	Fauntleroy Way Southwest followed by Trader Joe's (4545 Fauntleroy Way Southwest)
South	Southwest Alaska Street followed by Les Schwab Tire Center (3801 Southwest Alaska Street)
Southwest	Intersection of Fauntleroy Way Southwest and Southwest Alaska Street followed by Fire Station #32 (3715 Southwest Alaska Street)
East	38 th Avenue Southwest followed by (from north to south) West Seattle Cleaners (4528 Fauntleroy Way Southwest) and mixed-use commercial (3730, 3750, and 3770 Southwest Alaska Street) and residential (Link Apartments (4530 and 4550 38 th Avenue Southwest)
West	Shell Station (4580 Fauntleroy Way Southwest) contiguous to the subject property and Fauntleroy Way Southwest followed by a surface parking lot for Trader Joe's (4545 Fauntleroy Way Southwest)

Database listings were identified for the adjoining properties. Refer to Section 6.1.2.

Findings and Conclusions

AEG has performed a Phase I ESA in conformance with the scope and limitations of ASTM E1527-21 under AAI for the property at 4550 Fauntleroy Way Southwest in Seattle, King County, Washington 98126. Any exceptions to or deletions from this practice are described in Section 2.4 of this report.

A *recognized environmental condition (REC)* refers to the presence or likely presence of any hazardous substances or petroleum products in, on, or at a property: due to release to the environment; under conditions indicative of a release to the environment; or under conditions that pose a material threat of a future release to the environment. The following was identified during this assessment:

- AEG understands that the Washington State Department of Ecology (Ecology) listed the subject property on the CSCSL, ALLSITES, and SPILLS databases following receipt of indoor air data indicating the presence of aliphatic hydrocarbons in the air-phase (APH) and selected volatile organic compounds (VOCs) above their respective Model Toxics Control Act (MTCA) Method B cleanup levels in the subject structure. The unknown source of these substances combined with the presence of these vapors inside the building is classified as a REC for the subject property.
- The west-adjointing property has operated as a gasoline station since at least 1930. A release to soil and groundwater was reported to Ecology in 1992. Multiple environmental investigations have been conducted at this site since that time. According to the 2020 Annual Groundwater Monitoring Report prepared by Antea Group and submitted to Ecology in February 2021, groundwater remains impacted by benzene, methyl tertiary-butyl ether, non-halogenated solvents, and gasoline. This site is equipped with 13 monitoring wells and five vapor extraction wells. Given that no regulatory closure has been issued and its adjoining upgradient position relative to the subject property, this site is classified as a REC for the subject property.

A *controlled REC* refers to a REC resulting from a past release of hazardous substances or petroleum products that has been addressed to the satisfaction of the applicable regulatory authority, with hazardous substances or petroleum products allowed to remain in place subject to the implementation of required controls. The following was identified during this assessment:

- No *controlled RECs* were identified for the subject property.

A *historical REC* refers to a past release of any hazardous substances or petroleum products that has occurred in connection with the property and has been addressed to the satisfaction of the applicable regulatory authority or meeting unrestricted use criteria established by a regulatory authority, without subjecting the property to any required controls. The following was identified during this assessment:

- No *historical RECs* were identified for the subject property.

A *de minimis* condition refers to a condition that generally does not present a threat to human health or the environment and that generally would not be the subject of an enforcement action if brought to the attention of appropriate governmental agencies. The following was identified during this assessment:

- Minor amounts of oily surface staining were observed in the parking area. The staining appears to be from leaking vehicles and is surficial in nature. Based on the small size and the surficial nature of the staining, it is not expected to represent a significant environmental concern.

A *Business Environmental Risk (BER)* refers to environmental concerns identified by AEG, which do not qualify as RECs; however, warrant further discussion. The following was identified during this assessment:

- Based on the date of construction (1985 vintage), AEG considers it possible asbestos-containing materials are present on site. Although not a Phase I ESA requirement, NESHAP regulations require sampling of potential ACM prior to any renovation or demolition activities likely to disturb the material, regardless of the date of construction. If such activities are planned, an asbestos survey of the entire facility, or the portion slated for the renovation or demolition activities, should be performed prior to initiating these activities. No survey was conducted as part of this assessment. The survey should be conducted by a licensed firm and should include an assessment of all suspect ACM including those that are not normally accessible. Any material found to be ACM should be handled in accordance with applicable regulations.

Recommendations

AEG has performed a Phase I ESA in conformance with the scope and limitations of ASTM E1527-21 Standard Practice for Environmental Site Assessments: Phase I Environmental Site Assessment Process for the property at 4550 Fauntleroy Way Southwest in Seattle, King County, Washington. Any exceptions to, or deletions from, this practice are described in Section 1.4 of this report.

This assessment has revealed evidence of *RECs*, *de minimis conditions*, and *BERs* associated with the subject property. Based on the findings, AEG recommends further investigation of the soil and groundwater at the subject property.

1.0 INTRODUCTION

Associated Environmental Group, LLC (AEG) has performed a Phase I Environmental Site Assessment in conformance with the scope and limitations of ASTM E1527-21 Standard Practice for Environmental Site Assessments: Phase I Environmental Site Assessment Process and the United States Environmental Protection Agency Standards and Practices for All Appropriate Inquiries (AAI) (40 CFR Part 312) for the property identified as 4550 Fauntleroy Way Southwest in Seattle, King County, Washington 98126 (the “subject property”). Any exceptions to, or deletions from, this scope of work are described in the report.

1.1 Purpose

The purpose of this Phase I ESA is to identify existing or potential Recognized Environmental Conditions (as defined by ASTM E1527-21) affecting the subject property that: 1) constitute or result in a material violation or a potential material violation of any applicable environmental law; 2) impose any material constraints on the operation of the subject property or require a material change in the use thereof; 3) require clean-up, remedial action, or other response with respect to Hazardous Substances or Petroleum Products on or affecting the subject property under any applicable environmental law; 4) may affect the value of the subject property; and 5) may require specific actions to be performed with regard to such conditions and circumstances.

AEG understands that the information contained in the Phase I ESA will be used by the Client to: 1) evaluate its legal and financial liabilities for transactions related to foreclosure, purchase, sale, loan origination, loan workout, or seller financing; 2) evaluate the subject property’s overall development potential, the associated market value, and the impact of applicable laws that restrict financial and other types of assistance for the future development of the subject property; and/or 3) determine whether specific actions are required to be performed prior to the foreclosure, purchase, sale, loan origination, loan workout, or seller financing of the subject property.

This Phase I ESA was performed to permit the *User* to satisfy one of the requirements to qualify for the innocent landowner, contiguous subject property owner, or bona fide prospective purchaser limitations on scope of Comprehensive Environmental Response, Compensation and Liability Act (CERCLA) (42 U.S.C. §9601) liability (hereinafter, the “*landowner liability protections*,” or “*LLPs*”). ASTM E1527-21 constitutes “*all appropriate inquiry* into the previous ownership and uses of the *subject property* consistent with good commercial or customary practice” as defined at 42 U.S.C. §9601(35)(B).

1.2 Scope of Work

The scope of work for this Phase I ESA is in general accordance with the requirements of ASTM Standard E1527-21. This assessment included: 1) a property and adjoining site reconnaissance; 2) interviews with key personnel; 3) a review of historical sources; 4) a review of regulatory agency records; and 5) a review of a regulatory database report provided by a third-party vendor. AEG

contacted local agencies, such as environmental health departments, fire departments, and building departments to determine any current and/or former hazardous substances usage, storage, and/or releases of hazardous substances on the subject property. As defined by ASTM E1527-21, activity and use limitations are the legal or physical restrictions or limitations on the use of, or access to, a site or facility: 1) to reduce or eliminate potential exposure to hazardous substances or petroleum products in the soil or groundwater on the subject property; or 2) to prevent activities that could interfere with the effectiveness of a response action to ensure maintenance of a condition of no significant risk to public health or the environment. These legal or physical restrictions, which may include institutional and/or engineering controls, are intended to prevent adverse impacts to individuals or populations that may be exposed to hazardous substances and petroleum products in the soil or groundwater on the subject property. No other warranties are implied or expressed.

1.3 Significant Assumptions

In preparing this report, AEG has relied on certain information provided by federal and state government databases and other parties referenced therein, and on information contained in the files of governmental agencies, which were readily available to AEG at the time of this assessment. AEG did not attempt to independently verify the accuracy or completeness of the information obtained or reviewed during this investigation. There is a possibility that even with the proper application of the methodologies contained in ASTM E1527-21; Standard Practice for Environmental Site Assessments under AAI: Phase One Environmental Site Assessment Process, conditions may exist on the subject property that could not be identified within the scope of the assessment, or which were not reasonably identifiable from the available information. Phase I ESAs are less exact than other environmental disciplines because they are based extensively on judgment and opinion, and actual subsurface conditions may have only been investigated minimally, if at all. This Phase I ESA was based on conditions that existed at the time of the evaluation. It is impossible to know with certainty that a condition does or does not exist because so much of a historical review relies on third party information. Contaminants may be present in areas that were not surveyed or sampled or migrate to areas that showed no signs of contamination at the time they were studied. AEG cannot and does not guarantee that the subject property is free of hazardous or potentially hazardous materials or conditions, or that latent or undiscovered conditions will not become evident in the future. Where access to portions of the subject property or to structures on the subject property was unavailable or limited as a result and where direct observation of the ground surface was obstructed by objects or materials, including snow covering on or over these surfaces, AEG renders no opinion as to the presence of direct or indirect evidence relating to environmental conditions in that portion of the subject property or structure. Since subject property activities beyond the control of AEG may have changed at any time after the completion of this Phase I ESA, the observations, findings, and opinions can only be considered valid as of the date hereof.

The independent conclusions represent the best professional judgment of AEG based on the conditions that existed and the information and data available to us during the assignment. The

methodologies of this assessment are not intended to produce all-inclusive or comprehensive results, but rather to provide the Client with information relating to the subject property.

1.4 Exceptions, Deviations, and Limitations

No exceptions to, or deviations from, the ASTM E1527-21 practice were made in preparing this Phase I ESA. AAI was conducted, and reasonably ascertainable documentation was researched, except for identified limiting conditions as detailed below. AEG shall not be held responsible for conditions arising from concealed or incorrect information. AEG is not responsible for the independent conclusions, opinions, or recommendations made by others based on the field exploration and analysis presented in this report. There were no physical limitations or constraints put on AEG in preparing this Phase I ESA.

1.5 Special Terms and Conditions

AEG's services were limited to the Scope of Work. No testing for specific gases, PCBs, lead survey, asbestos-containing materials survey, air monitoring, radon sampling, or magnetic survey was conducted as part of this Phase I ESA. No soil or water testing was included in this Phase I ESA. Areas hidden from view or beneath the ground surface were not assessed. Areas not assessed included, but were not limited to, beneath vehicles, and beneath concrete and asphalt. No inspection was made under floors, above ceilings, or behind walls.

1.6 User Reliance

All reports, both verbal and written, are for the benefit of Huling Brothers Properties LLC. No reports may be relied upon by any other person or entity without the written consent of AEG. Either verbally or in writing, third parties may come into possession of this report or all or part of the information generated as a result of this work. In the absence of a written agreement with AEG granting such rights, no third parties shall have rights of recourse or recovery whatsoever under any course of action against AEG, its officers, employees, vendors, successors, or assigns.

1.7 Limiting Conditions

The findings and conclusions contain all the limitations inherent in these methodologies that are referred to in ASTM E1527-21 under AAI. Specific limitations and exceptions to this Phase I ESA are more specifically set forth below:

- Interviews with past owners, operators, and occupants were not reasonably ascertainable and thus constitute a limiting condition. Based on information obtained from other historical sources, this limiting condition is not expected to alter the findings of this assessment.
- No access was provided to the Urgent Care portion of the subject property or the parking garage. Based on the size and nature of use of the unobserved spaces, this limited method of survey is not expected to alter the overall findings of this assessment.

- AEG requested information relative to deed restrictions and environmental liens from the Report User. This information was not provided at the time of the assessment.
- AEG was not able to review judicial records for environmental liens or Activity and Use Limitations (AULs) recorded against the subject property. These documents, if any, were not provided to AEG for review. The lack of or inability to obtain this information represents a limiting condition. To address this limiting condition, AEG accessed publicly available Washington State Department of Ecology (Ecology) databases to attempt to locate information suggesting there may be an environmental covenant pertaining to the subject property. The search of online databases found no evidence to suggest there may be an environmental covenant filed at a local jurisdiction. Based on the inquiries made, the absence of judicial records for environmental liens or AULs recorded against the subject property likely does not affect AEG's ability to identify conditions indicative of release or potential release in connection with the subject property.
- AEG submitted a request for records associated with the subject property to the Puget Sound Regional Archives and to the Seattle Fire Department. As of the date of this assessment, these agencies have not provided the requested documents. Given available information, this limitation is not considered significant and is not expected to alter the findings and conclusions of this assessment.

2.0 SITE DESCRIPTION

2.1 Site Description

<i>Property Data</i>	
Address	4550 Fauntleroy Way Southwest
Additional Addresses	None identified
Historical Addresses	3808 Southwest Alaska Street, 4554 Fauntleroy Avenue Southwest
Property Use	Commercial
Land Acreage	0.64 acres (King County Assessor)
Number of Buildings	One
Number of Floors	One
Basement	One daylight basement
Gross Building Area (SF)	12,900 SF (King County Assessor)
Date of Construction	1985 (King County Assessor)/renovated circa 2011/2012
Type of Construction	Wood framing
Assessor's Parcel Number	09520-07545
Additional Improvements	Asphalt-paved parking lot, parking garage, associated landscaping
Occupants	CHI Franciscan Health Medical Clinic and Urgent Care
Onsite Activities	General medical assessment and limited treatment
Site Assessment Performed by	Verna Lee Curry
Site Assessment Conducted on	May 24, 2022
Regulatory Database Listings	EDR Hist Auto, CSCSL, Allsites, Spills, Asbestos

Database listings were identified for the subject property. Refer to Section 6.1.1.

2.2 Site Utilities

<i>Utility</i>	<i>Provider</i>
Drinking Water	Seattle Public Utilities
Sewer	Seattle Public Utilities
Electricity	Seattle Public Utilities
Natural Gas	Puget Sound Energy

2.3 Current Use of Adjoining Properties

The subject property is situated within a mixed-use commercial and residential area of King County.

	<i>Occupant/Use</i>
North	Fauntleroy Way Southwest followed by Trader Joe's (4545 Fauntleroy Way Southwest)

South	Southwest Alaska Street followed by Les Schwab Tire Center (3801 Southwest Alaska Street)
Southwest	Intersection of Fauntleroy Way Southwest and Southwest Alaska Street followed by Fire Station #32 (3715 Southwest Alaska Street)
East	38 th Avenue Southwest followed by (from north to south) West Seattle Cleaners (4528 Fauntleroy Way Southwest) and mixed-use commercial (3730, 3750, and 3770 Southwest Alaska Street) and residential (Link Apartments (4530 and 4550 38 th Avenue Southwest)
West	Shell Station (4580 Fauntleroy Way Southwest) contiguous to the subject property and Fauntleroy Way Southwest followed by a surface parking lot for Trader Joe's (4545 Fauntleroy Way Southwest)

Database listings were identified for the adjoining properties. Refer to Section 6.1.2.

3.0 PHYSICAL SETTING

The United States Geological Survey (USGS) *Duwamish Head, Washington* Quadrangle 7.5-minute series topographic map was reviewed for this Phase I ESA. This map was published by the USGS in 2020. According to the contour lines on the topographic map, the subject property is located at an elevation of approximately 260 feet above mean sea level. The contour lines indicate that the subject property slopes generally to the east-northeast. No features of environmental significance were observed on the subject property or adjoining properties. No surface waters were depicted on the subject property or adjoining properties. A topographic map is presented in Figure 1, *Site Location Map*.

The subject property is located in the region of the Puget Lowlands an elongated topographic and structural depression filled with complex sequences of glacial and non-glacial sediments that overlie bedrock. Continental ice sheets up to 3,000 feet thick covered portions of the Puget Lowland several times during the Quaternary period. Retreating ice carved new landscapes, rechanneled rivers, drained or formed lakes, and deposited glacial drift including till and outwash. The geology is variable within one-half mile of the subject property. According to the Geologic Map of Seattle, the subject property and surrounding properties overlie Pre-Fraser glaciation age deposits that primarily consist of horizontally bedded to cross bedded, coarse lag sand and gravel deposited in outwash channels that carried south draining glacial meltwater during ice retreat.

According to the US Geologic Survey Geologic Map of Washington: Washington Division of Mines and Geology, the subject property and vicinity area are underlain by Younger Glacial Drift (Qg1), which consists of “till, a hard, blue-gray to gray concrete-like mixture of clay, silt, sand, and gravel, which is deposited as end or recessional moraine” (Hunting, M.T., et. al., 1961).

According to information from the United States Department of Agriculture’s Natural Resources Conservation Service (NRCS) Web Soil Survey, the primary site soils include the following:

- Urban land complex, 0 to 5 percent slopes (988). Urban lands are those areas that have historically been covered by concrete, asphalt, or buildings. According to the NRCS, the soils at the subject property include minor components consisting of Anthracitic xerorthents and Alderwood soils. These soils are found on hills. The natural drainage class is moderately well drained. Water movement in the most restrictive layer is very low to moderately low. Available water to a depth of 60 inches is low. This soil does not meet hydric (wetland) criteria.

4.0 INTERVIEWS AND USER PROVIDED INFORMATION

4.1 Interviews

Pursuant to ASTM E1527-21, the following interviews were conducted to obtain information indicating RECs in connection with the subject property:

4.1.1 Current Owner and Key Site Manager

Current Owner:	Huling Bros Props
Telephone/Email/Website:	Not provided
Pertinent Information:	The current owner was not available for interview; however, Marion Bereiter, Property Manager, and owner representative, provided information associated with the subject property.

4.1.2 Interviews with Past Owners, Operators and Occupants

Interviews with past owners, operators, and occupants were not reasonably ascertainable and thus constitute a limiting condition. Based on information obtained from other historical sources, this limiting condition is not expected to alter the findings of this assessment.

4.1.3 Interview with Others

Interviews with others were not performed because the subject property is not an abandoned property as defined in ASTM E1527-21.

4.2 User Provided Information

The User did not complete the ASTM User Questionnaire or provide the User information to AEG. AEG assumes that qualification for the LLPs is being established by the User in documentation outside of this assessment.

<i>Question</i>	<i>Owner Representative Response</i>	<i>Key Site Manager Response</i>
<p>Environmental liens that are filed or recorded against the subject property (40 CFR 312.25) Did a search of recorded land title records (or judicial records where appropriate) identify any environmental liens filed or recorded against the subject property under federal, tribal, state, or local law?</p>	Not provided	Not provided

<p>Activity and use limitations that are in place on the subject property or that have been filed or recorded against the subject property (40 CFR 312.26(a)(1)(v an vi)).</p> <p>Did a search of recorded land titles (or judicial records where appropriate) identify any AULs, such as engineering controls, land use restrictions, or institutional controls that are in place at the subject property and/or have been filed or recorded against the subject property under federal, tribal, state, or local law?</p>	<p>Not provided</p>	<p>Not provided</p>
<p>Specialized knowledge or experience of the person seeking to qualify for the LLP (40 CFR 312.28).</p> <p>Do you have any specialized knowledge or experience related to the property or nearby properties? For example, are you involved in the same line of business as the current or former occupants of the property or an adjoining property so that you would have specialized knowledge of the chemicals and processes used by this type of business?</p>	<p>Not provided</p>	<p>Not provided</p>
<p>Relationship of the purchase price to the fair market value of the property if it were not contaminated (40 CFR 312.29).</p> <p>Does the purchase price for this property reasonably reflect the fair market value of the property? If you conclude that there is a difference, have you considered whether the lower purchase price is because contamination is known or believed to be present at the property?</p>	<p>Not provided</p>	<p>Not provided</p>
<p>Commonly known or reasonably ascertainable information about the property (40 CFR 312.30).</p> <p>Are you aware of commonly known or reasonably ascertainable information about the property that would help the environmental professional to identify conditions indicative of releases or threatened releases? For example:</p> <p>(a) Do you know the past uses of the property?</p> <p>(b) Do you know of specific chemicals that are present or once were present at the property?</p> <p>(c) Do you know of spills or other chemical releases that have taken place at the property?</p> <p>(d) Do you know of any environmental cleanups that have taken place at the property?</p>	<p>Not provided</p>	<p>Not provided</p>

<p>The degree of obviousness of the presence or likely presence of contamination at the property, and the ability to detect the contamination by appropriate investigation (40 CFR 312.31).</p> <p>Based on your knowledge and experience related to the property, are there any obvious indicators that point to the presence or likely presence of contamination at the property?</p>	<p>Not provided</p>	<p>Not provided</p>
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4.3 Previous Reports and Other Provided Documentation

No prior reports or other relevant documentation associated with the subject property were made available for review to AEG during this assessment. Referenced prior reports and documents were obtained from Washington State Department of Ecology and from AEG files. These documents are discussed in pertinent sections of this assessment.

5.0 HISTORICAL AND REGULATORY RECORDS REVIEW

AEG reviewed reasonably ascertainable standard historical sources to develop a history the subject property and surrounding area. The objective was to identify those uses or occupancies that could potentially have led to RECs, CRECs, or HRECs in connection with the subject property. As per the ASTM E1527-21, AEG attempted to identify uses or occupancies of the subject property dating from the present back to when the property was first developed or dating to at least 1940. These sources and findings are summarized in the sections which follow.

If available, copies of the historical reports are included in Appendix D.

Historical Summary

According to available historical sources, the subject property was undeveloped land in an undeveloped area of Seattle as early as 1895. The subject property appears to have remained unimproved until sometime between 1917 and 1929 when the site was developed with one structure labeled to be a milk depot (Sanborn Fire Insurance Map, dated 1929). The physical address of the subject property was listed as 3808 Alaska Street and 4554 Fauntleroy Avenue in the 1929 Sanborn map. According to the Sanborn Fire Insurance Maps, the building was remodeled for the Young Men's Christian Association (YMCA) circa 1940. A swimming pool was added circa 1960. To reduce data gaps and confirm the date of redevelopment to the YMCA, AEG contacted the Puget Sound Regional Archives for historical assessor record cards associated with the subject property, but as of the date of this assessment, this agency has not provided copies of the requested documents. The YMCA was the identified occupant of the structure until circa 1980. From the mid-1950s until circa 2009, the northern portion of the subject property was a used car sales lot. It appears that a portion of the subject structure was occupied by Huling Brothers Body Shop during the 2000s. In 2011, the City of Seattle issued a permit to change use from automotive sales and service to medical services and construct substantial alterations to the subject property. The subject property has operated as an Urgent Care and Women's Health Clinic since that time.

Historical addresses for the subject property have included the following: 3808 Alaska Street and 4550 and 4554 Fauntleroy Avenue.

If available, copies of the historical resources are presented in Appendix D.

5.1 Sanborn Fire Insurance Maps

Originally compiled by the Sanborn Map Company of Pelham, New York for fire insurance companies to assess fire risks related to building materials and hazardous materials storage, today Sanborn Fire Insurance Maps are an invaluable tool in determining historical Property use and the potential for environmental conditions. Sanborn Fire Insurance Map coverage is available from as early as 1867 in some cities. Although Sanborn Fire Insurance Maps were created for approximately 12,000 cities and towns in the United States, Canada, and Mexico, coverage is not

always available. AEG contracted with Environmental Data Resources (EDR) to obtain copies of Sanborn Fire insurance maps associated with the Property and/or adjoining properties from their collection.

Review of the Sanborn maps indicated the following:

<i>Year</i>	<i>Observations</i>	
1917	Undeveloped land	NORTH: Unimproved land SOUTH: Unimproved land EAST: Unimproved land WEST: Unimproved land
1929	Developed with one structure labeled as a milk depot (3808 Alaska Street and 4554 Fauntleroy Avenue)	NORTH: Fauntleroy Avenue followed by a filling station (4551 Fauntleroy Avenue), vacant land, and a club room (4571 Fauntleroy Avenue) SOUTH: Alaska Street followed by undeveloped city lots EAST: 38 th Avenue followed by four vacant lots and an ice storage facility on the southern end (4560 38 th Avenue Southwest) WEST: Alley followed by a filling station (4580 Fauntleroy Avenue/3820 Alaska Street)
1950	Developed with what appears to be the same structure but labeled as a YMCA (3808 Alaska Street and 4554 Fauntleroy Avenue)	NORTH: Fauntleroy Avenue followed by a filling station (4551 Fauntleroy Avenue), store with a driveway that appears to lead to a garage (lines are dotted) (4557 Fauntleroy), and an auto sales and service building (4571 Fauntleroy Avenue) SOUTH: Alaska Street followed an auto sales and repair structure (3801 Alaska Street) and vacant lot (Alaska Street) EAST: 38 th Avenue followed by a gasoline station (4520 38 th Avenue), small apartment house (4536 38 th Avenue), an auto sales and service building (4550 38 th Avenue), and an ice storage building (4560 38 th Avenue) WEST: No significant changes
1968	Developed with the same structure labeled to be the West Seattle YMCA (3808 Alaska Street and 4550 Fauntleroy Avenue) with the addition of a pool; used car sales lot on the north end (4544 Fauntleroy)	NORTH: Fauntleroy Avenue followed by a used auto sales site and parts department (4551, 4541, 4557 Fauntleroy Avenue), an auto sales and service building (4545 and 4571 Fauntleroy Avenue), and a used auto sales lot (4587 Fauntleroy Avenue and 4542 39 th Avenue) SOUTH: Alaska Street followed an auto sales and repair structure (3801 Alaska Street) and used auto sales lot (3821 and 3825 Alaska Street)

		<p>EAST: 38th Avenue followed by a gasoline station (4520 38th Avenue), small apartment house (4536 38th Avenue), an auto sales and service building (4550 38th Avenue), and an ice storage building (4560 38th Avenue)</p> <p>WEST: 38th Avenue followed by a store and aluminum sash warehouse house (4520 38th Avenue and 2528 Fauntleroy Avenue), small apartment building (4536 38th Avenue), auto sales and service (4550 38th Avenue), ice storage (4580 38th Avenue)</p>
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5.2 Aerial Photographs

AEG reviewed historical aerial photographs obtained from EDR and from Google Earth. Observations from the aerial photographs were interpreted and limited to an area within approximately 500 feet of the subject property. Information was interpreted from the source and no inference was made pertaining to on-site activities between time periods that were available from the historical records.

Review of the aerial photographs indicated the following:

<i>Year</i>	<i>Property</i>	<i>Adjoining Properties</i>
1944	Developed with one commercial structure occupying the southern end of the subject property and vacant land on the north	<p>NORTH: Roadway followed by commercial development that includes at least three structures</p> <p>SOUTH: Roadway followed by two lots that appear to be vacant and covered with vegetation</p> <p>EAST: Roadway followed by two structures, one near the north end and one on the south end, with vegetation between</p> <p>WEST: Alley followed by what appears to be a gasoline station with a building and diagonal canopy</p>
1952	Developed with a large commercial building on the southern end of the subject property and what appears to be a parking lot on the north end	<p>NORTH: Roadway followed by three structures and associated surface parking areas</p> <p>SOUTH: Roadway followed two commercial properties, one on the west consisting of an irregular-shaped building with automobiles parked on the north side and a one on the east consisting of an L-shaped structure with automobiles parked in the accessible area of the L</p>

		<p>EAST: Roadway followed by a developed block occupied by at least four commercial structures</p> <p>WEST: No significant changes except that the conformation of the building and canopy was observed to differ from the prior aerial</p>
1956	No obvious changes were observed; however, the photograph was blurred	<p>NORTH: No obvious changes observed; however, the photograph was blurred</p> <p>SOUTH: No obvious changes observed; however, the photograph was blurred</p> <p>SOUTHEAST: No obvious changes observed; however, the photograph was blurred</p> <p>EAST: No obvious changes observed; however, the photograph was blurred</p> <p>WEST: No obvious changes observed; however, the photograph was blurred</p>
1965, 1969, 1977	Developed with one large building on the southern end that occupies most of the subject property with what appears to be an auto sales lot on the north end	<p>NORTH: Roadway followed by two commercial structures and associated parking lots</p> <p>SOUTH: Roadway followed by a structurally unimproved lot used as an apparent parking lot or auto sales lot and the same L-shaped building</p> <p>EAST: Roadway a developed block occupied by three buildings and a vacant lot covered with vegetation</p> <p>WEST: No significant changes</p>
1980	No significant changes	<p>NORTH: No significant changes other than the northernmost commercial building is not visible and is used for parked cars</p> <p>SOUTH: No significant changes</p> <p>EAST: No significant changes</p> <p>WEST: No significant changes</p>
1985, 1990	Developed with one structure dissimilar to the prior structure located on the southern half of the site and surrounded by parked automobiles to the south and north	<p>NORTH: No significant changes</p> <p>SOUTH: No significant changes</p> <p>EAST: Roadway followed by two commercial structures similar to the prior structures; however, the southernmost building is not visible; the former lot covered with vegetation appears to be a surface parking lot</p> <p>WEST: No significant changes</p>
2006	Developed the same structure observed in the prior aerial photograph as well as a second building to the west (in the current alley) and what	<p>NORTH: Roadway followed by what appears to be the current improvements</p> <p>SOUTH: No significant changes</p> <p>EAST: No significant changes</p> <p>WEST: No significant changes</p>

	appears to be a surface parking lot	
2009	No significant changes	NORTH: No significant changes SOUTH: No significant changes other than the parking lot is vacant and the building appears to be unoccupied EAST: No significant changes in building conformation but the site appears to be unoccupied WEST: No significant changes
2013, 2017	No significant changes	NORTH: No significant changes SOUTH: No significant changes other than the building and parking lot appear to be in use EAST: Roadway followed by the current improvements WEST: No significant changes
2021	Developed with the current improvements; the second commercial building to the west (alley area) is not visible	NORTH: No significant changes SOUTH: No significant changes EAST: No significant changes WEST: No significant changes

5.3 City Directories

In an effort to document past occupants of the subject property and immediately surrounding properties, AEG reviewed available historical business directories obtained from EDR that include reverse street directories such as those published by R. L. Polk & Company and Cole Publications, commonly referred to as Polk and Cole directories.

Review of the city directories indicated the following:

City Directory Summary
<i>Property</i>
<u>3808 Southwest Alaska Street</u> – unlisted (1940, 1944, 1951, 1955, 1960, 1966, 1970, 1975, 1980, 1986, 1990, 1996, 2005, 2009, 2014, 2017)
<u>4550 Fauntleroy Avenue Southwest</u> – unlisted (1940, 1944), Washington Pension Union (West Seattle Local), Young Men’s Christian Association (West Seattle Branch), Young Women’s Christian Association (West Seattle Branch) (1951), Huling Bros Buick Company, Young Men’s Christian Association (West Seattle Branch), Young Women’s Christian Association (West Seattle Branch) (1955), West Seattle Community Swimming Pool, Young Men’s Christian Association, Young Women’s Christian Association (West Seattle Branch) (1960), Community Swimming Pool (YMCA), Young Men’s Christian Association (West Seattle Branch) (1966, 1970, 1975), Young Men’s Christian Association (West Seattle Branch) (1980), Huling Brothers (car lot) (1986, 1990), Huling Brothers Chrysler Jeep (1996), Huling Brothers Body Shop (2005), Huling Brothers Chrysler Plymouth (2009), Highline West Seattle Urgent Care, Cycle U LLC (2014), Franciscan Medical Clinic West Seattle, Franciscan Women’s Health Associates (2017)

4554 Fauntleroy Avenue Southwest – unlisted (1940, 1944, 1951, 1955, 1960, 1966, 1970, 1975, 1980, 1986, 1990, 1996, 2005, 2009, 2014, 2017)

4581 Fauntleroy Avenue Southwest – West Seattle Community Branch YMCA (1940, 1944), unlisted (1951, 1955, 1960, 1966, 1970, 1975, 1980, 1986, 1990, 1996, 2005, 2009, 2014, 2017)

Adjoining Properties

AEG listed only the years that these historical and current adjoining addresses were listed in the city directories

North (properties across Fauntleroy Avenue (Way) Southwest

4541 Fauntleroy Avenue (Way) Southwest – unlisted

4545 Fauntleroy Avenue (Way) Southwest – Huling Bros, Inc. auto dealers (1951), Huling Bros Buick (1955, 1960), Huling Bros Buick, Guardian Leasing Co (1970, 1975), Huling Bros Buick (1986), Huling Bros Buick Chrysler Mazda (1990), Huling Bros Mazda (1996), Huling Bros Buick (2005)

4551 Fauntleroy Avenue (Way) Southwest – Bob & Bill Service Station (1930), Wm Ferron gas station (1935), Ryan Lawrence Jr gas station (1940, 1944), Wiley's Service (1951), unlisted

4557 Fauntleroy Avenue (Way) Southwest – Auto Mart (1930), Olson gas station (1935), Martin Fuel Co (1940, 1944), vacant (1951), unlisted

4559 Fauntleroy Avenue (Way) Southwest – Central Beverage Store (1960), unlisted

4571 Fauntleroy Avenue (Way) Southwest – unlisted

4587 Fauntleroy Avenue (Way) Southwest – unlisted

4542 39th Avenue Southwest – unlisted

South across Southwest Alaska Street

3801 Southwest Alaska Street – Xvest Auto Dealers (1951), Seattle Rambler, Inc. new and used cars, Lease a Car (1966, 1970), Hieb AMC Jeep Subaru new and used cars, Lease a Car (1975, 1980, 1986, 1990), Steve's Detail, Thrifty Car Rental (1994, 1996, 1999), Steve's Detail, Enterprise Rent a Car (2004), Les Schwab Tires (2014, 2017)

3821 Southwest Alaska Street – unlisted

3825 Southwest Alaska Street – unlisted

East across 38th Avenue Southwest

4520 38th Avenue Southwest - unlisted

4530 38th Avenue Southwest – Bright Horizons Family Solutions (2014, 2017)

4536 38th Avenue Southwest – vacant (1940), apartments (1951, 1955, 1960, 1966, 1970, 1975), Montessori Junction School nursery school (1996), West Seattle Montessori School (1990, 1994, 1996, 1999, 2004, 2005, 2009, 2014)

4550 38th Avenue Southwest – Collins & IRE AV auto dealers (1951), Cello Bag Co (1955), Pacific Extruding Co, Cello Bag Co (1960), vacant (1966), Huling Bros Garage and Body Shop (1970), Huling Brothers Chrysler Plymouth (1986, 1990), Huling Brothers (1994, 1996, 2004), multifamily (2014, 2017)

4560 38th Avenue Southwest – Ice Delivery Co (1951, 1955), Huling Brothers Body Shop (1975)

4580 38th Avenue Southwest – Huling Brothers Body Shop (1975)

Southeast across the intersection of 38th Avenue Southwest and Southwest Alaska Street

3715 Southwest Alaska Street – private individual (1944), City Fire Station (1975, 1975, 1980, 1986), North Mary Travel Service (1990, City Fire Station (1990), private individual (1994, 1996, 2004)

West across the alley

4580 Fauntleroy Avenue (Way) Southwest – Hartman’s General Petroleum gas station (1940), I L Seward gas station, West Seattle Used Car Exchange (1944), Clyde’s Mobile Service (1941), Cline Bros Serv (1955, 1960), Arnie’s Mobil Gas Station (1966, 1970), West Seattle Mobil Service (1975), R S C Marketers gas station (1986), Flajole Brothers (1994, 1996, 2004, 2005), Misha 76, West Seattle Unocal (2009), Premier Petroleum LLC (2014, 2017)

3820 Southwest Alaska Street - unlisted

5.4 Historical Topographic Maps

The earliest historical topographic maps (1895 through 1897) depicted the subject property as undeveloped land surrounded by undeveloped land. Beginning in 1908 and including the 1909 topographic map, Southwest Alaska Street was observed; however, no structures were observed on the subject property or adjoining property. One structure was observed on the subject property in 1949 and 1968. The 1968 topographic was shaded to indicate dense urban development. The subject property was not included on the 1973 topographic map. The 1983 map depicted the subject property shaded gray to indicate dense urban development. The 2014 through 2020 topographic maps do not include shading or features to indicate site use; however, AEG infers that the subject property was developed with the current improvements. No mining, excavations, or oil/natural gas pipelines were depicted in the topographic maps. No features of concern were identified on the subject property or adjoining properties during the topographic map review.

5.5 Other Historical Sources

No other relevant historical records for the subject property were found or reviewed during the completion of this assessment.

An internet search for the subject property name and address revealed no matching entries. A search of additional domains revealed no evidence of a known release at the subject property within the first 20 search results.

5.6 Data Failure

The following data failures were encountered during this assessment:

- Research intervals of more than five years were encountered during our review of historical sources; however, activities at the subject property were found to be consistent at the beginning and end of these extended research intervals. In accordance with ASTM criteria, such intervals do not constitute data failure.

6.0 REGULATORY ENVIRONMENTAL RECORDS REVIEW

AEG requested and reviewed records pertaining to the subject property obtained from regulatory and government agency databases to identify conditions that may pose a REC to the subject property. A summary of the requested records and responsive agencies is presented in Section 6.1.

6.1 Requested Records

Regulatory Database Search – AEG reviewed the results of a regulatory database search for listings pertaining to the subject property and surrounding properties within the standard ASTM prescribed radius of up to one mile, conducted by EDR dated May 4, 2022. A copy of the regulatory database report, which includes detailed descriptions and acronyms of the databases noted below, is included in Appendix D of this report.

Washington State Department of Ecology – AEG searched for readily available information on the Ecology website pertaining to the subject property, adjoining properties, and nearby properties of concern identified during our review of the regulatory database listings. The subject property was listed as a State Cleanup Site. Documents obtained from Ecology are discussed below in Section 6.1.1.

Building Permits and Land Use – King County Planning & Development Services maintains a historical and current permit database on an interactive mapping program. The following permits were observed in the historical permit file:

- No date – original West Seattle Dairy at 4551 39th Street Southwest
- 1930 – alter for YMCA
- No date – alter to gymnasium
- No date – add to hobby shop
- 1952 – remodel existing building
- 1953 – move used car sales office to new location at 3515 Avalon Way
- 1954 – construct enclosure for outside stairs
- 1955 – construct building
- 1956 – alter lobby of building
- 1958 – signage
- 1958 – complete work on #396598, 413674, 432140, 434407, 442039 public assembly
- 1963 – construction addition to existing building
- 1965 – hot water swim pool boiler
- 1975 – Fire Marshal annual inspection – violation associated with Occupancy Use Certificate for a daycare
- 1977 – new boiler
- 1978 – fire alarm permit
- 1984 – demolish existing community center and establish use for future construction of auto showroom building and auto sales lot per plans

- 1985 – YMCA demolished and construction of auto showroom and sales lot authorized
- 1985 – mechanical permit for auto showroom and sales lot
- 1985 – electrical permit
- 1985 – Fire Marshal approval for auto showroom
- 1985 – signage
- 1985 – Certificate of Occupancy for auto sales and garage
- 1986 – signage
- 1990 – electrical permit
- 1994 – signage
- 1999 – signage
- 1999 – alter basement of auto repair garage/salesroom, construct car wash for auto sales
- 2000 – final approval for lunchroom
- 2000 – final approval for carwash
- 2000 – alteration of basement, construction of carwash
- 2000 – Certificate of Occupancy for basement (auto repair garage/salesroom car wash)
- 2003 – air tank

Seattle Fire Marshal – AEG contacted the Seattle Fire Marshal to obtain records of historical and/or current USTs at the subject property. As of the date of this assessment, this agency has not responded to the AEG request. The lack of a response is a limitation; however, based on available information, the limitation is not considered significant and is not expected to alter the findings and conclusions of this assessment.

King County Health District – This agency maintains an online permit search for records associated with current and/or former septic systems on the subject property. No records were reported for the subject property.

Petroleum Technical Assistance Program (PTAP)/Loan and Grant Program – This agency maintains a publicly accessible online database containing information related to current PTAP projects. AEG reviewed the online databases for information associated with the subject property. No records were identified for the subject property.

The PLIA 2017 Loan & Grant Program lists a significant amount of information and data collected on 41 sites across the state during the two years of that program. AEG reviewed the list for the subject property. The subject property is not on the list.

6.2 Record Review Findings

Significant findings from our review of the records obtained from the EDR regulatory database report combined with responsive agencies are detailed below.

6.2.1 Subject Property

The subject property was identified on the EDR Historical Auto, CSCSL, ALLSITES, SPILLS, and Asbestos databases.

EDR Hist Auto – The subject property was identified as a former automobile repairing site (1990). The EDR Hist Auto database does not report a release, but rather identifies businesses, based on name, which may have been associated with automotive businesses. No additional information was provided in the database.

CSCSL, ALLSITES, SPILLS – An unknown release was reported to Ecology in 2018, source unknown. The subject property is listed as awaiting cleanup of benzene (air), halogenated solvents (air), petroleum-diesel (groundwater), petroleum-gasoline (groundwater and air); the ALLSITES listing is associated with the state cleanup site listing.

Asbestos – Abatement activities associated with asbestos are monitored by the Puget Sound Clean Air Agency. Asbestos is not classified as a hazardous substance under the ASTM E1527-21; however, since it is a regulated material, permits must be issued to manage the work. Inclusion on this database is not classified as a REC for the subject property.

AEG understands that Ecology listed the subject property on the CSCSL, ALLSITES, and SPILLS databases following receipt of indoor air data indicating the presence of aliphatic hydrocarbons in the air-phase (APH) and selected volatile organic compounds (VOCs) above their respective Model Toxics Control Act (MTCA) Method B cleanup levels in the subject structure. The unknown source of these substances combined with the presence of these vapors inside the building is classified as a REC for the subject property.

6.2.2 Adjoining and Surrounding Properties

AEG reviewed the results of a regulatory database search for listings pertaining to adjoining and surrounding properties within the standard ASTM search distances conducted by EDR. There are 152 listings within a 1-mile radius of the subject property. To screen the potential risk of subsurface impact from these listed sites to the subject property, AEG first evaluated whether there were listed sites on adjoining properties or not, and then used the following criteria to evaluate whether the nearby properties could be eliminated from further consideration as potential risks to the subject property.

1. Properties that are at lower elevations, or directions or distances beyond impact to the Property, or whose issues have been dealt with and closed with a “No Further Action” letter, or whose listing is for tracking purposes only or only represents proper notification of registration of USTs, ASTs, or hazardous activities without violations, or whose listing is for *de minimis* issues only, do not currently present environmental risks to the subject property.

2. Any non-adjointing cross-gradient sites located more than 365 feet identified with a VOC release.
3. Any non-adjointing cross-gradient petroleum hydrocarbon release site located more than 165 feet from the subject property.
4. Any non-adjointing site listed in the EDR report under RCRA, AST, UST, HMIRS, FINDS, EDR Hist Auto, EDR Hist Cleaner, ALLSITES, ICIS and/or NPDES databases (see the list of acronyms in the database report) were not further reviewed because these databases are not indicative of known or suspected releases at a site. The sites that are listed in these databases only are considered minimal risk and not potential RECs.

Given the number of listings, AEG limited the discussion to upgradient releases with no regulatory closure within 1/8 of a mile upgradient, active releases within 100 feet downgradient, and adjoining sites. The following adjoining properties were identified in the regulatory database report:

Facility Name	West Seattle ARCO, Conoco Phillips 30124, Hartman S General Petroleum Service
Address	4580 Fauntleroy Avenue
Distance/Direction	Contiguous to the west
Hydrologic Position	Upgradient to cross-gradient
Databases	VCP, CSCSL, LUST, UST, ICR, ALLSITES, RCRA NonGen/NLR, Financial Assurance, MANIFEST, EDR Hist Auto
Comments	<p>According to the regulatory database report and documents obtained from Ecology, this site has operated as a gasoline station since at least 1930.</p> <p>A release to soil and groundwater was reported to Ecology in 1992. Multiple environmental investigations have been conducted at this site since that time. According to Ecology records, this site is currently equipped with four operational USTs containing gasoline and diesel. The USTs were installed in 1985.</p> <p>According to the 2020 Annual Groundwater Monitoring Report prepared by Antea Group and submitted in February 2021, groundwater remains impacted by benzene, methyl tertiary-butyl ether, non-halogenated solvents, and gasoline. This site is equipped with 13 monitoring wells and five vapor extraction wells.</p> <p>Given that no regulatory closure has been issued, this site is classified as a REC for the subject property.</p>

Facility Name	AT&T Wireless Alaska Junction
Address	4545 Fauntleroy Avenue Southwest AT&T
Distance/Direction	Adjoining to the north-northwest across Fauntleroy Way Southwest
Hydrologic Position	Up- to cross-gradient
Databases	ALLSITES, FINDS
Comments	These databases are administrative in nature and are used for tracking purposes. No documented release has been reported at this site. Given the nature of the listings and no associated issues, this adjoining property was determined to not present an environmental risk to the subject property.

Facility Name	Burnill and Nicholson
Address	4557 Fauntleroy Avenue
Distance/Direction	Adjoining to the north-northwest across Fauntleroy Way Southwest
Hydrologic Position	Downgradient
Databases	EDR Hist Auto
Comments	This site operated as an auto repair facility in 1935. No documented release has been reported at this site. Given the nature of the listings and no associated issues and downgradient position relative to the subject property, this adjoining property was determined to not present an environmental risk to the subject property.

Facility Name	Xilev S Service
Address	4551 Fauntleroy Avenue
Distance/Direction	Adjoining to the west across Fauntleroy Way Southeast
Hydrologic Position	Cross- to downgradient
Databases	EDR Hist Auto
Comments	This site operated as service station from at least 1930 to 1951. No documented release has been reported at this site. Given the nature of the listings and no associated issues and inferred cross- to downgradient position relative to the subject property, this adjoining property was determined to not present an environmental risk to the subject property.

Facility Name	West Seattle Cleaner, Vista Cleaners
Address	4528 38 th Avenue Southwest
Distance/Direction	Adjoining to the northeast across 38 th Avenue Southwest
Hydrologic Position	Downgradient
Databases	EDR Historical Cleaner, ALLSITES, SPILLS, RCRA NonGen/NLR, FINDS, ECHO, Inactive Drycleaners
Comments	This site operated as a dry cleaner from at least 1960 to 2014 under the names of West Seattle Cleaner and Vista Cleaners. Equipment failure resulted in a release of smoke in March 2013. No documented release to soil or groundwater has been reported at this site. Given the nature of the listings and no associated issues and downgradient position relative to the subject property, this adjoining property was determined to not present an environmental risk to the subject property.

Facility Name	Glen C Saxby
Address	4528 Fauntleroy Avenue
Distance/Direction	Adjoining to the northeast across 38 th Avenue Southwest
Hydrologic Position	Downgradient
Databases	EDR Hist Auto
Comments	This site operated as service station from at least 1940 to 1951. No documented release has been reported at this site. Given the nature of the listings and no associated issues and downgradient position relative to the subject property, this adjoining property was determined to not present an environmental risk to the subject property.

Facility Name	Vieta Cleaners
Address	4628 Southwest Fauntleroy Way
Distance/Direction	Adjoining to the northeast across 38 th Avenue Southwest
Hydrologic Position	Downgradient
Databases	EDR Hist Cleaner
Comments	This site operated as dry cleaner in 1975. No documented release has been reported at this site. Given the nature of the listings and no associated issues and downgradient position relative to the subject property, this adjoining property was determined to not present an environmental risk to the subject property.

Facility Name	Glen S Burton Chevrolet
Address	4700 Fauntleroy
Distance/Direction	Adjoining to the south across Southwest Alaska Street
Hydrologic Position	Upgradient
Databases	EDR Hist Auto
Comments	This site operated as gasoline station in 1955 and 1960. No documented release has been reported at this site. Given the nature of the listings and no associated issues, this adjoining property was determined to not present an environmental risk to the subject property.

Facility Name	Seattle Fire Station
Address	3715 Southwest Alaska Street
Distance/Direction	Adjoining to the southeast across Southwest Alaska Street
Hydrologic Position	Up- to cross-gradient
Databases	UST, ALLSITES
Comments	This site was formerly equipped with one UST. The UST was removed in the mid-1990s. No documented release was reported at this site. Given the nature of the listings and no associated issues, this adjoining property was determined to not present an environmental risk to the subject property.

The following properties of concern were listed in the regulatory database report:

Facility Name	AA Rentals West Seattle, Kubota Bros Auto Service
Address	4722 Fauntleroy Way
Distance/Direction	Approximately 285 feet/south
Hydrologic Position	Upgradient
Databases	VCP, ALLSITES, CSCSL NFA, EDR Hist Auto
Comments	This site operated as an auto repair facility from at least 1968 to 1970 (regulatory database report and Sanborn Fire Insurance Maps). Regulatory closure was issued to this site in September 2021 following remediation activities. Given regulatory closure, this site was determined to not present an environmental risk to the subject property.

Facility Name	Lien Animal Clinic
Address	3710 Southwest Alaska Street
Distance/Direction	Approximately 280 feet/east
Hydrologic Position	Cross-gradient
Databases	CSCSL, VCP, ALLSITES, SPILLS
Comments	A release of petroleum products was reported at this site. It appears that the property has received regulatory closure, but that the petroleum products migrated offsite. According to documents obtained and reviewed from Ecology's website, the release was associated with a heating oil tank. Offsite migration was reported to the west in the alleyway. No groundwater contamination was reported. No regulatory closure has been issued for the offsite contamination. Given the media involved (soil) and relative distance, this site was determined to not present an environmental risk to the subject property.

Facility Name	Serles Bros Gilmore, Quick, Alaska St Texaco, SKS Shell Station PR
Address	3901 Southwest Alaska Street
Distance/Direction	Approximately 260 feet/southwest
Hydrologic Position	Upgradient
Databases	EDR Hist Auto, UST, CSCSL, LUST, UST, ALLSITES, FINDS, ASBESTOS, UIC
Comments	According to the regulatory database report and Ecology, a release to soil and groundwater was reported in 2001. The contaminants of concern (COCs) were identified as gasoline, diesel fuel, benzene, toluene, ethylbenzene, and xylene (BTEX). The former USTs were decommissioned by removal in 2014. Remedial activities have been conducted since that time. Contamination has migrated offsite to the south towards the current Les Schwab property. According to the 2022 First Quarter Groundwater Monitoring Report prepared by Aspect Consulting, only one well continued to exhibit elevated concentrations of diesel. According to a figure prepared by Sound Earth Strategies, dated May 7, 2015, MW-X was advanced in the street right-of-way of Southwest Alaska Street just southwest of the subject property. According to groundwater monitoring tables detailing laboratory analytical results, no COCs were observed in groundwater at this well location. Groundwater flow was determined to be to the northeast, toward the subject property; however, no evidence of offsite migration toward the subject property was identified. Given the review of available

	documents obtained from the Ecology website, this site was determined to not present an environmental risk to the subject property.
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Facility Name	Huling Brothers Chevrolet
Address	4755 Fautleroy
Distance/Direction	Approximately 482 feet/southwest
Hydrologic Position	Upgradient
Databases	LUST, UST, VCP, CSCSL, ALLSITES, RCRA NonGen/NLR, FINDS, ECHO, ASBESTOS, MANIFEST
Comments	According to Ecology, a release to soil and groundwater was reported in 2013. Following remediation, regulatory closure was issued to the subject property in March 2019; however, because groundwater contamination has migrated offsite, Ecology determined that additional remediation is required. According to a review of documents obtained from Ecology’s website, the only offsite migration at this property is to the west, away from the subject property. Given the review of available documents obtained from the Ecology website and relative distance, this site was determined to not present an environmental risk to the subject property.

Additional listings were included in the regulatory database report; however, no properties of concern were identified.

Orphan Listings

The regulatory database search sometimes includes a list of “unplottable” or “orphan” sites which may or may not be located within the minimum search distances. One (1) orphan site was identified in the database report. Based on the limited information provided in the regulatory database report, the unmapped sites do not appear to constitute a REC for the subject property.

Vapor Encroachment Screening

A Tier I (non-intrusive) Vapor Encroachment Screening (VES) was conducted in general accordance with the methodology set forth in ASTM E2600-15 *Standard Guide for Vapor Encroachment Screening on Property Involved in Real Estate Transactions* was conducted. The purpose of the Tier I VES is to conduct an initial screen to identify, to the extent feasible, the potential vapor encroachment condition (VEC) in connection with the subject property with respect to chemicals of concern that may migrate as vapors into existing or planned structures on a property due to contaminated soil and groundwater on the property or within close proximity to the subject property.

Based on ASTM Standard Guide, the critical distance is equal to 100 feet, with the exception of dissolved petroleum hydrocarbons, which have a critical distance of 30 feet. If non-aqueous phase petroleum hydrocarbons are present, the 100 feet distance is utilized.

This VES utilized readily available data sources previously discussed in this Phase I ESA to include the type of soils, geology and groundwater characteristics of the subject property as well as known or potentially contaminated sites as identified on Federal, State, tribal and local databases and observations made during the site reconnaissance. AEG also utilized previously discussed standard historical sources of information to identify potential historical sources of contamination on the subject property and surrounding properties which may be indicative of a VEC.

Vapor intrusion was identified at the subject property; however, as of the date of this assessment, the source of the vapor was not identified. Following a vapor survey and observed gasoline-range organics, APH, and gasoline-related VOCs in the indoor air, sub-slab vapor, and soil gas exceeding their respective MTCA Method B indoor air cleanup level, AEG installed a vapor mitigation system at the site. This system is intended to operate until such time that BP West Coast Products, LLC (BP) finishes their investigation of the petroleum impact to subject property subsurface associated with the adjacent Shell site to the west.

Multiple additional properties were identified in the environmental records reviewed; however, none were classified as a VEC that would warrant an additional Tier II VES.

7.0 SITE RECONNAISSANCE

On May 24, 2022, AEG conducted a site reconnaissance of the subject property and adjoining properties. AEG was accompanied by Ms. Marion Bereiter, Property Manager. Figure 1, *Site Location Map*, presents the location of the subject property and adjoining properties. Appendix A, *Site Photographs*, provides photo documentation of the subject property and nearby areas obtained during the site reconnaissance.

AEG observed the interior spaces of the medical clinic and exterior spaces of the subject property. No access was provided to the Urgent Care portion of the subject property or the parking garage. Refer to Section 1.7.

7.1 General Site Characteristics

Concern	Comments
Domestic Wells and Cisterns	Not observed
Wastewater Discharge	Not observed
Additional Site Observations	Not observed
Stormwater Drains	Storm drains were observed on the subject property. Given the use of the drains solely for stormwater and connection to the municipal stormwater system, the drains are not expected to represent a significant environmental concern.
Environmentally Sensitive Activities	None

7.2 Potential Environmental Conditions

Concern	Comments
Regulated Hazardous Substances or Waste or Petroleum Products or other Hazardous Materials	No evidence of the use of reportable quantities of hazardous substances was observed on the subject property. Small quantities of general maintenance and cleaning supplies were found to be properly labeled and stored at the time of the assessment with no signs of leaks, stains, or spills. The storage and use of these supplies do not appear to pose an environmental concern to the subject property.
AST/UST	Not observed
Drums, Totes, and Other Containers	Not observed
Electrical or Mechanical Equipment Likely to Contain Fluids including Lifts, Elevators, and Air Compressors	Not observed
Interior Stains or Corrosion	Not observed

Strong, Pungent, or Noxious Odors	Not observed
Pools of Liquid	Not observed
Floor Drains, Sumps, and Clarifiers	Only standard domestic drains were observed in the subject structure
Grease Trap	Not observed
Pits, Ponds, and Lagoons	Not observed
Stained Soil or Pavement	Minor amounts of oily surface staining were observed in the parking and fueling area. The staining appears to be from leaking vehicles and is surficial in nature. Based on the small size and surficial nature, the staining is not expected to represent a significant environmental concern.
Stressed Vegetation	Not observed
Solid Waste Disposal or Evidence of Fill Materials	Not observed
Wastewater Discharges	Not observed
Wells	Not observed
Biomedical Wastes	Biohazardous waste is stored on site. Most of the biohazardous waste consists of syringes and gauze pads. According to an employee, the biohazardous waste is collected and stored on the first level in a designated waste storage room. This waste is then picked up periodically by a licensed transporter. Based on the nature of the biohazardous waste stored on site and the associated proper off-site disposal, the storage and handling of this material is not expected to represent a significant environmental concern
Railroad Tracks/Spurs	Not observed
Bodies of Water	Not observed

7.3 *Adjoining and Vicinity Properties Reconnaissance*

The adjoining property reconnaissance consisted of observing the adjoining properties from the subject property premises and from the public right-of-way.

Concern	Comments
Regulated Hazardous Substances or Waste or Petroleum Products	Not observed
AST/UST	The adjoining property to the west was observed to be an active gasoline station. This site is further discussed in Section 6.1.2.
Drums, Totes, and Other Containers	Not observed
Electrical or Mechanical Equipment Likely to Contain Fluids	Transformers were observed on the adjoining properties. The transformers were observed to be in good condition and are not expected to represent a significant environmental concern.
Strong, Pungent, or Noxious Odors	Not observed
Pools of Liquid	Not observed
Drains, Sumps, and Clarifiers	Storm drains were observed in the street right-of-way. No staining or odors were observed near the drains. Given the connection to the municipal system and use solely for stormwater, the drains are not expected to represent a significant environmental concern.
Pits, Ponds, and Lagoons	Not observed
Stained Soil and Pavement	Not observed
Stressed Vegetation	Not observed
Solid Waste Disposal or Evidence of Fill Materials	Not observed
Wastewater Discharges	Not observed
Wells	Not observed
Biomedical Wastes	Not observed
Railroad Tracks/Spurs	Not observed

8.0 ADDITIONAL SERVICES

Assessment of the following non-ASTM considerations was performed.

8.1 Radon

Radon is a colorless, odorless, naturally occurring, radioactive, inert, gaseous element formed by radioactive decay of radium atoms. The EPA has designed a map to assist National, State, and local organizations target resources and implement radon-resistant building codes. The map is not intended to be used to determine if a structure should be tested for radon but rather to determine the potential for elevated levels of radon. Being sited in a Zone 2 or Zone 3 area does not guarantee that radon is not a risk management issue.

Radon zones are identified as Zones 1, 2, and 3, with Zone 1 including those areas where the potential exists for radon to exceed the EPA action limit of 4.0 picoCuries per Liter (pCi/L). Zones 2 and 3 are at or below the EPA action limit.

According to the EPA Map of Radon Zones, the subject property is in Zone 3 where average predicted radon levels are typically below the current EPA action limit. Based on the commercial use of the subject property with no habitable living spaces, radon gas is not considered to be a concern.

8.2 Asbestos-Containing Materials (ACMs)

Asbestos is the name given to several naturally occurring, fibrous silicate minerals mined for their useful properties such as thermal insulation, chemical and thermal stability, and high tensile strength. Asbestos is commonly used as an acoustic insulator, and in thermal insulation, fire proofing and other building materials. Many products in use today contain asbestos.

Asbestos is made up of microscopic bundles of fibers that may become airborne when asbestos-containing materials are damaged or disturbed. When these fibers get into the air they may be inhaled into the lungs, where they can cause significant health problems. Asbestos is regulated under 40 CFR Part 763. The presence of asbestos-containing materials (ACM) or presumed ACM (PACM) is considered a risk management issue and not a REC for the subject property.

An asbestos survey was not conducted as part of this assessment. Based on the reported date of construction of the subject structure (1985 vintage), AEG considers it possible that ACM is present. The following materials would be classified as suspect ACMs in a thorough asbestos survey.

Material	Location
Plaster	Walls and Ceilings
Ceiling Tile	Ceilings

Thermal Systems Insulations, Packings and Gaskets	Heating Systems, Cooling Systems, Heating and Cooling Piping, Ductwork, Boilers
Floor Tile and Associated Mastics, Flooring Felts, Flooring Papers	Floors
Vinyl Sheet Flooring and Adhesives	Floors
Cove Base and Associated Mastic	Walls
Ceramic Tile Adhesives and Grouts	Walls, Floors and Ceilings
All Adhesives	Walls, Floors and Ceilings
Grout and Caulking	Windows and Doors
Gypsum Wallboard, Tape and Joint Compound	Walls and Ceilings
Insulation Materials	Walls, Ceilings and Attics
Roofing Materials	Roof and Parapet Wall Systems
Brick and Block, Mortars	Walls

According to the EPA, ACM and PACM that is intact and in good condition can, in general, be managed safely in-place under an O&M Program until removal is dictated by renovation, demolition, or deteriorating material condition. The EPA’s National Emission Standards for Hazardous Air Pollutants (NESHAP) requires that an asbestos survey adhering to Asbestos Hazard Emergency Response Act (AHERA) sampling protocol be performed prior to demolition or renovation activities that may disturb ACMs or PACMs. This requirement may be enforced by the local air pollution control or air quality management district and specifies that all suspect ACMs be sampled to determine the presence or absence of asbestos prior to any renovation or demolition activities to prevent potential exposure to workers and/or building occupants. Similarly, Occupational Safety and Health Administration (OSHA) regulations require that specific work practices be implemented when handling construction materials and debris that contain lead-containing materials.

No damaged or water-stained materials were observed on the day of the site reconnaissance.

8.3 Lead-Based Paint (LBP)

Lead is a pliable, soft metal that is used in the construction of pipes, rods, and containers. Before 1978, lead was a common ingredient in paint because it added strength, shine, and extended the life of the paint. In 1978, the EPA banned the use of lead pigments in paints used on interior and exterior residential surfaces. Lead poisoning can result from children having access to, and ingestion (by chewing) of lead-based paint covered surfaces. Inhalation of dust produced by normal oxidation, or scraping/sandblasting of the paint, which may contain significant amounts of lead, is also a health hazard. The EPA/HUD action level for LBP is 0.5% dry weight.

Based on the reported date of construction of the office structure (1985 vintage), AEG considers it unlikely that LBP is present. No peeling or flaking paint was observed.

8.4 Mold

As part of this assessment, AEG performed a limited visual inspection for the conspicuous presence of mold. Molds live in the soil, on plants, and on dead or decaying matter and can be found in both indoor and outdoor air and settled on indoor and outdoor surfaces.

Moisture control is the key to mold control. Molds need both food and water to survive; since molds can digest most things, water is the factor that limits mold growth. Molds will often grow in damp or wet areas indoors. Common sites for indoor mold growth include bathroom tile, basement walls, areas around windows where moisture condenses, and near leaky water fountains or sinks. Common sources or causes of water or moisture problems include roof leaks, deferred maintenance, condensation associated with high humidity or cold spots in the building, localized flooding due to plumbing failures or heavy rains, slow leaks in plumbing fixtures, and malfunction or poor design of humidification systems. Uncontrolled humidity can also be a source of moisture leading to mold growth, particularly in hot, humid climates.

No mold growth or water intrusion was observed or reported in the subject property structure.

8.5 Wetlands

No federally regulated wetlands were observed on the Property or mapped by the United States Fish & Wildlife Service National Wetlands Inventory. A copy of the wetland inventory map is included in Appendix E.

9.0 CERTIFICATION

Verna Lee Curry collected data, performed the site reconnaissance, and prepared this report. Scott Rose, an Environmental Professional, reviewed the Phase I ESA.

We declare that, to the best of our professional knowledge and belief, we meet the definition of Environmental Professional as defined in §312.10 of 40 CFR 312. We have the specific qualifications based on education, training, and experience to assess a property of the nature, history, and setting of the subject property. We have developed and performed all appropriate inquiries in conformance with the standards and practices set forth in 40 CFR Part 312.

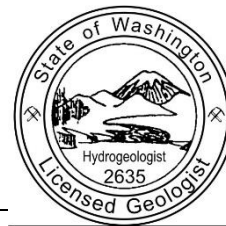
**Researched/Prepared*
by:**



Verna Lee Curry, MS Environmental Science
Environmental Professional

**Overseen
reviewed by:**

and



Scott Rose, L.G., L.H.G.
Senior Hydrogeologist

SCOTT I ROSE

* All work was conducted, overseen, and reviewed by an Environmental Professional as defined by §312.10 of 40 CFR 312. Experience is included in Appendix B.

10.0 REFERENCES

American Society for Testing and Materials (ASTM), 2021, Proposed *Standard Practice for Environmental Site Assessments: Phase I Environmental Site Assessment Process*, ASTM E1527-21.

American Society for Testing and Materials (ASTM), 2015, *Standard Guide for Vapor Encroachment Screening on Property Involved in Real Estate Transactions*, ASTM E2600-15.

Environmental Data Resources, *Certified Sanborn Map Report 6966987.3*, May 5, 2022.

Environmental Data Resources, *EDR Historical Topo Map Report 6966987.4*, May 4, 2022.

Environmental Data Resources, *The EDR Aerial Photo Decade Report 6966987.8*, May 4, 2022.

Environmental Data Resources, *The EDR-City Directory Abstract 6966987.5*, May 6, 2022.

Environmental Data Resources, *The EDR Radius Map Report with GeoCheck 6966987.2s*, May 4, 2022.

11.0 USER RELIANCE

The information and opinions rendered in this report are exclusively for use and reliance by Huling Brothers Properties LLC and their designated representatives.

<u>User(s)</u>	<u>Address</u>
Huling Brothers Properties LLC	701 Fifth Avenue, Suite 6600 Seattle, Washington 98104

AEG will not distribute or publish this report without written consent from Huling Brothers Properties LLC except as required by law or court order. The information and opinions expressed in this report are given in response to a limited assignment for Huling Brothers Properties LLC and should be considered and implemented only in light of that assignment. The services provided by AEG in completing this site assessment have been provided in a manner consistent with normal standards of the profession; no other warranty is made, expressed, or implied.

No environmental site assessment can wholly eliminate uncertainty regarding the potential for recognized environmental conditions (RECs) in connection with the subject property. Performance of this environmental site assessment pursuant to ASTM E1527-21 and the AAI rule is intended to reduce, but not eliminate, uncertainty regarding the potential for RECs in connection with the subject property.

This report is not for the use or benefit of, nor may it be relied upon by, any other person or entity for any purpose without the advance written consent of AEG. In expressing the opinions stated in this report, AEG has exercised the degree of skill and care ordinarily exercised by a reasonably prudent environmental professional in the same community and in the same timeframe 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 preparation of this assessment, have been used and referenced with the understanding that AEG assumes no responsibility or liability for their accuracy.

ASTM E1527-21 states that:

“...an environmental site assessment meeting or exceeding this practice and completed in less than 180 days prior to the date of acquisition of the property...the date of the intended transaction is presumed to be valid.”

Any information in the ESA that is more than 180 days old must be updated (i.e., regulatory records review, site reconnaissance, interviews, specialized knowledge, and environmental liens). ESA reports *older than one calendar year* are not valid and do not meet AAI or ASTM E1527-21 standards.

RELIANCE LETTER

August 8, 2022

To: Huling Brothers Properties LLC
701 Fifth Avenue, Suite 6600
Seattle, Washington 98104

and

U.S. Small Business Administration (“SBA”)

Re: Franciscan West-Huling
4550 Fauntleroy Way Southwest
Seattle, Washington 98126
AEG Project #22-148

Dear Lender and SBA:

Mr. Scott Rose of Associated Environmental Group, LLC (“Environmental Professional”) meets the definition of an Environmental Professional as defined by 40 C.F.R. § 312.10(b) and has performed or supervised the performance of the following “Environmental Investigation(s)” (check all that apply):

A Transaction Screen of the subject property dated _____, and any addendum(s) thereto, conducted in accordance with ASTM International’s most recent standard (currently ASTM E1528-14).

A Phase I or updated Phase I Environmental Site Assessment of the subject property dated August 8, 2022, and any addendum(s) thereto, conducted in accordance with ASTM International’s most recent standard (currently ASTM E1527-21). In addition, the Environmental Professional has addressed the performance of the “additional inquiries” set forth at 40 C.F.R. § 312.22.

A Phase II Environmental Site Assessment (ESA) of the subject property dated _____, and any addendum(s) thereto, conducted in accordance with generally accepted industry standards of practice and consisting of a scope of work that would be considered reasonable and sufficient to identify the presence, nature, and extent of a Release as it impacts the subject property.

Reliance by SBA and Lender. Environmental Professional (and Environmental Professional’s firm, where applicable) understand(s) that the subject property may serve as collateral for an SBA guaranteed loan, a condition for which is an Environmental Investigation of the subject property by an Environmental Professional. Environmental Professional (and Environmental Professional’s firm, where applicable) authorize(s) Lender and SBA to use and rely upon the Environmental Investigation. Further, Environmental Professional (and Environmental Professional’s firm, where applicable) authorize(s) Lender and SBA to release a copy of the

Environmental Investigation to the borrower for information purposes only. This letter is not an update or modification to the Environmental Investigation. Environmental Professional (and Environmental Professional's firm, where applicable) makes no representation or warranty, express or implied, that the condition of the subject property on the date of this letter is the same or similar to the condition of the subject property described in the Environmental Investigation.

Insurance Coverage. Environmental Professional (and Environmental Professional's firm, where applicable) certifies that he or she or the firm is covered as of the date of the Environmental Investigation by errors and omissions liability insurance with a minimum coverage of \$1,000,000 per claim (or occurrence), and that evidence of this insurance is attached. As to the Lender and SBA, Environmental Professional (and Environmental Professional's firm, where applicable) specifically waive(s) any dollar amount limitations on liability up to \$1,000,000 as well as any time limitations on liability, other than state or Federal statutes of limitation.

Waiver of Right to Indemnification. Environmental Professional and Environmental Professional's firm waive any right to indemnification from the Lender and SBA.

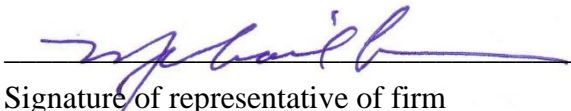
Impartiality. Environmental Professional certifies that (1) to the best of his or her knowledge, Environmental Professional is independent of and not a representative, nor an employee or affiliate of seller, borrower, operating company, or any person in which seller has an ownership interest; and (2) the Environmental Professional has not been unduly influenced by any person with regard to the preparation of the Environmental Investigation or the contents thereof.

Acknowledgment. The undersigned acknowledge(s) and agree(s) that intentionally falsifying or concealing any material fact with regard to the subject matter of this letter or the Environmental Investigations may, in addition to other penalties, result in prosecution under applicable laws including 18 U.S.C. § 1001.



Environmental Professional
Printed Name: Mr. Scott Rose, L.G./L.H.G.

(Note: The Environmental Professional must always sign this letter above. If the Environmental Professional is employed or retained by an Environmental Firm, then an authorized representative of the firm must also sign below).



Signature of representative of firm
Printed Name and Title: Mr. Michael Chun, General Manager / Principal
Name of Environmental Firm: Associated Environmental Group, LLC

Enclosure: Evidence of Insurance; Effective Date: September 13, 2021



CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY)

09/13/2021

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER Nicholson & Associates Ins LLC 1802 Black Lake Blvd SW #301 Olympia, WA 98512	CONTACT NAME: Cindy Chambers	PHONE (A/C, No, Ext): (360)352-8444	FAX (A/C, No): (360)943-9712
	E-MAIL ADDRESS: cindy@nichinsure.com		
INSURED Associated Environmental Group LLC 2633 Parkmont Ln SW Ste A Olympia, WA 98502	INSURER(S) AFFORDING COVERAGE		NAIC #
	INSURER A:	GuideOne National Insurance Company	
	INSURER B:		
	INSURER C:		
	INSURER D:		
	INSURER E:		

COVERAGES

CERTIFICATE NUMBER: 00000201-1395573

REVISION NUMBER: 51

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSD	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS
A	<input checked="" type="checkbox"/> COMMERCIAL GENERAL LIABILITY <input type="checkbox"/> CLAIMS-MADE <input checked="" type="checkbox"/> OCCUR			ENV56200346701	09/05/2021	09/05/2022	EACH OCCURRENCE \$ 2,000,000 DAMAGE TO RENTED PREMISES (Ea occurrence) \$ 50,000 MED EXP (Any one person) \$ 5,000 PERSONAL & ADV INJURY \$ 2,000,000 GENERAL AGGREGATE \$ 2,000,000 PRODUCTS - COMP/OP AGG \$ 2,000,000 Deductible \$ 2,500
	GEN'L AGGREGATE LIMIT APPLIES PER: <input checked="" type="checkbox"/> POLICY <input type="checkbox"/> PROJECT <input type="checkbox"/> LOC OTHER:						
	AUTOMOBILE LIABILITY <input type="checkbox"/> ANY AUTO <input type="checkbox"/> OWNED AUTOS ONLY <input type="checkbox"/> HIRED AUTOS ONLY <input type="checkbox"/> SCHEDULED AUTOS <input type="checkbox"/> NON-OWNED AUTOS ONLY						COMBINED SINGLE LIMIT (Ea accident) \$ BODILY INJURY (Per person) \$ BODILY INJURY (Per accident) \$ PROPERTY DAMAGE (Per accident) \$
	UMBRELLA LIAB EXCESS LIAB DED RETENTION \$						EACH OCCURRENCE \$ AGGREGATE \$
	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH) If yes, describe under DESCRIPTION OF OPERATIONS below						PER STATUTE OTH-ER E.L. EACH ACCIDENT \$ E.L. DISEASE - EA EMPLOYEE \$ E.L. DISEASE - POLICY LIMIT \$
A	PROFESSIONAL			ENV56200346701	09/05/2021	09/05/2022	Limit / Ded \$10K \$2M / \$2M
A	POLLUTION			ENV56200346701	09/05/2021	09/05/2022	Limit / Ded \$2500 \$2M / \$2M

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)

CERTIFICATE HOLDER

CANCELLATION

***** ISSUED FOR INFORMATION PURPOSES ONLY *****

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE


(NCC)

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APPENDIX A

FIGURES



 Subject Property

SITE LOCATION MAP

DRAWING NOT TO SCALE

N↑



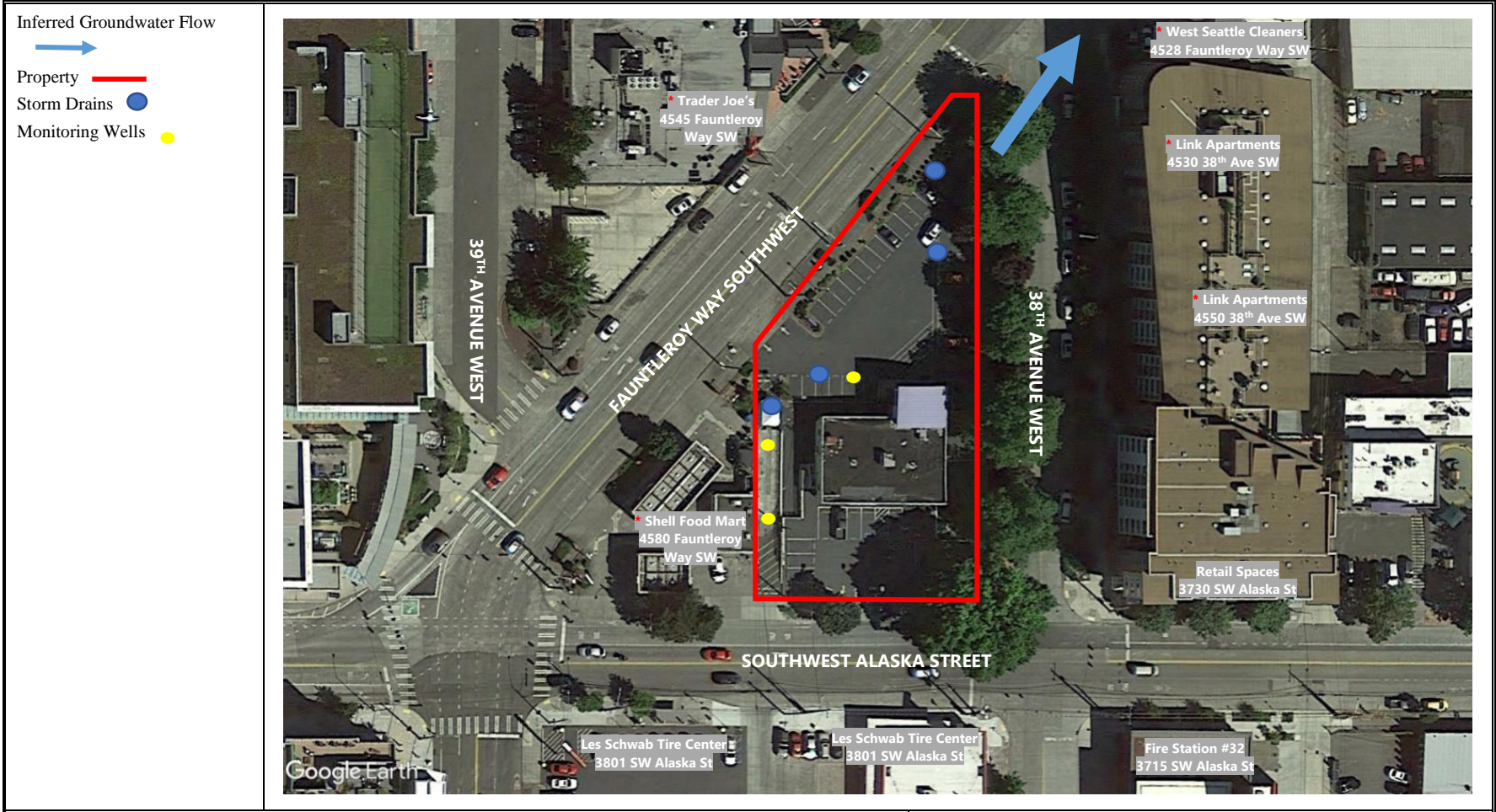
Associated Environmental Group, LLC

Site Name:

Franciscan West – Huling
4550 Fauntleroy Way Southwest
Seattle, Washington 98126

Project Number

22-148



SITE PLAN

DRAWING NOT TO SCALE



Site Name:	Franciscan West – Huling 4550 Fauntleroy Way Southwest Seattle, Washington 98126
Project Number	22-148

APPENDIX B

Site Photographs



PROPERTY AND VICINITY PHOTOGRAPHIC RECORD

Project No.: 22-148

Project Name: Franciscan West – Huling, Seattle, Washington



Photo # 1 North building elevation of the subject structure

Photo # 2 North parking lot



Photo # 3 Entrance to the parking garage

Photo # 4 South building elevation

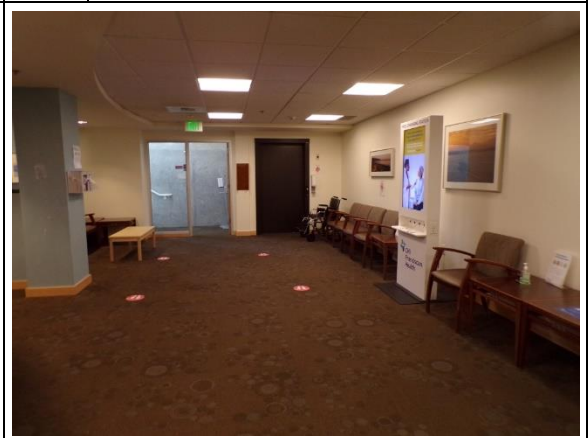


Photo # 5 Subject structure

Photo # 6 Patient waiting room



PROPERTY AND VICINITY PHOTOGRAPHIC RECORD

Project No.: 22-148

Project Name: Franciscan West – Huling, Seattle, Washington



Photo # 7 One of several workrooms



Photo # 8 Biowaste stored for pickup



Photo # 9 Sharp containers for pickup



Photo # 10 One of several monitoring wells on site



Photo # 11 East-facing view along Southwest Alaska Street



Photo # 12 South-facing view along Fauntleroy Way Southwest



PROPERTY AND VICINITY PHOTOGRAPHIC RECORD

Project No.: 22-148

Project Name: Franciscan West – Huling, Seattle, Washington



Photo # 13 North-facing view along the alley on the west side of the subject property



Photo # 14 One of the storm drains on the subject property



Photo # 15 South-adjoining property



Photo # 16 Parking for the Les Schwab Tire Store to the south



Photo # 17 Fire Station adjoining to the southeast



Photo # 18 East-adjoining property



PROPERTY AND VICINITY PHOTOGRAPHIC RECORD

Project No.: 22-148

Project Name: Franciscan West – Huling, Seattle, Washington

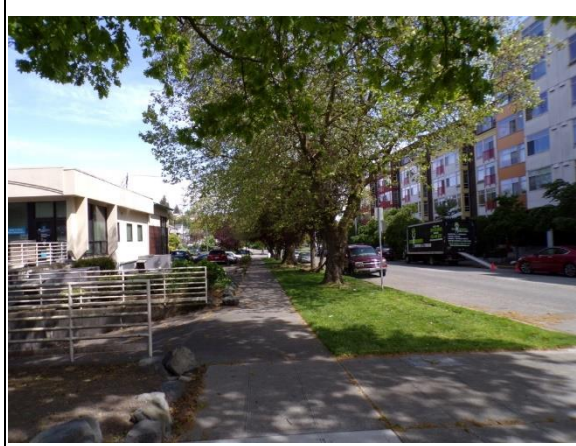


Photo # 19 North-facing view along 38th Avenue Southwest (along eastern edge of site)



Photo # 20 North-adjoining property



Photo # 21 South-facing view along the alley between the subject property and gasoline station



Photo # 22 Storm drain and monitoring wells



Photo # 23 West-adjoining properties



Photo # 24 South-facing view of the subject property and the adjoining gasoline station

APPENDIX C

Regulatory Database

ADVERTISEMENT

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[Property Tax Bill](#)
[Map This Property](#)
[Glossary of Terms](#)
[Area Report](#)
[Print Property Detail](#)


PARCEL DATA

Parcel	095200-7545
Name	HULING BROS PROPS
Site Address	4550 FAUNTLEROY WAY SW 98126
Geo Area	45-40
Spec Area	
Property Name	CHI FRANCISCAN HEALTH MEDICAL CLINIC

Jurisdiction	SEATTLE
Levy Code	0010
Property Type	C
Plat Block / Building Number	58
Plat Lot / Unit Number	14 THRU 24
Quarter-Section-Township-Range	<u>SE-14-24-3</u>

Legal Description

BOSTON COMPANYS PLAT OF W S 14 THRU 24 LESS STS TGW POR OF VAC ALLEY ADJ AS DESC UNDER
 C.O.S. ORD NO 119286 DATED 12-07-1998
PLat Block: 58
Plat Lot: 14 THRU 24

LAND DATA

Highest & Best Use As If Vacant	MIXED USE
Highest & Best Use As Improved	INTERIM USE
Present Use	Medical/Dental Office
Land SqFt	27,718
Acres	0.64

Percentage Unusable	
Unbuildable	NO
Restrictive Size Shape	NO
Zoning	NC3P-95 (M)
Water	WATER DISTRICT
Sewer/Septic	PUBLIC
Road Access	PUBLIC
Parking	ADEQUATE
Street Surface	PAVED

Views

Rainier	
Territorial	
Olympics	
Cascades	
Seattle Skyline	
Puget Sound	
Lake Washington	
Lake Sammamish	
Lake/River/Creek	
Other View	

Waterfront

Waterfront Location	
Waterfront Footage	0
Lot Depth Factor	0
Waterfront Bank	
Tide/Shore	
Waterfront Restricted Access	
Waterfront Access Rights	NO
Poor Quality	NO
Proximity Influence	NO

Designations

Historic Site	
Current Use	(none)
Nbr Bldg Sites	
Adjacent to Golf Fairway	NO
Adjacent to Greenbelt	NO

Nuisances

Topography	
Traffic Noise	
Airport Noise	
Power Lines	NO
Other Nuisances	NO


Other Designation	NO
Deed Restrictions	NO
Development Rights Purchased	NO
Easements	NO
Native Growth Protection Easement	NO
DNR Lease	NO

Problems	
Water Problems	NO
Transportation Concurrency	NO
Other Problems	NO

Environmental	
Environmental	NO

BUILDING

Building Number	1
Building Description	Medical Family Practice & Urgent Care
Number Of Buildings Aggregated	1
Predominant Use	MEDICAL OFFICE (341)
Shape	Rect or Slight Irreg
Construction Class	WOOD FRAME
Building Quality	AVERAGE/GOOD
Stories	1
Building Gross Sq Ft	12,900
Building Net Sq Ft	12,330
Year Built	1985
Eff. Year	2005
Percentage Complete	100
Heating System	PACKAGE UNIT
Sprinklers	Yes
Elevators	Yes

 Click the camera to see more pictures.

Picture of Building 1



Section(s) Of Building Number: 1

Section Number	Section Use	Description	Stories	Height	Floor Number	Gross Sq Ft	Net Sq Ft
2	MEDICAL OFFICE (341)	Basement - Family Practice	1	8		9,250	9,250
1	MEDICAL OFFICE (341)	1st Floor - Urgent Care	1	8		3,080	3,080

TAX ROLL HISTORY

Account	Valued Year	Tax Year	Omit Year	Levy Code	Appraised Land Value (\$)	Appraised Imps Value (\$)	Appraised Total Value (\$)	New Dollars (\$)	Taxable Land Value (\$)	Taxable Imps Value (\$)	Taxable Total Value (\$)	Tax Value Reaso
095200754505	2022	2023		0010	6,790,900	1,000	6,791,900	0	6,790,900	1,000	6,791,900	
095200754505	2021	2022		0010	6,236,500	1,000	6,237,500	0	6,236,500	1,000	6,237,500	
095200754505	2020	2021		0010	6,097,900	1,000	6,098,900	0	6,097,900	1,000	6,098,900	
095200754505	2019	2020		0010	5,543,600	1,000	5,544,600	0	5,543,600	1,000	5,544,600	
095200754505	2018	2019		0010	5,266,400	1,000	5,267,400	0	5,266,400	1,000	5,267,400	
095200754505	2017	2018		0010	4,712,000	1,000	4,713,000	0	4,712,000	1,000	4,713,000	

095200754505	2016	2017	0010	4,712,000	1,000	4,713,000	0	4,712,000	1,000	4,713,000
095200754505	2015	2016	0010	4,434,800	1,000	4,435,800	0	4,434,800	1,000	4,435,800
095200754505	2014	2015	0010	4,157,700	1,000	4,158,700	0	4,157,700	1,000	4,158,700
095200754505	2013	2014	0010	4,157,700	1,000	4,158,700	0	4,157,700	1,000	4,158,700
095200754505	2012	2013	0010	3,464,700	1,000	3,465,700	0	3,464,700	1,000	3,465,700
095200754505	2011	2012	0010	3,464,700	1,000	3,465,700	0	3,464,700	1,000	3,465,700
095200754505	2010	2011	0010	3,227,000	1,000	3,228,000	0	3,227,000	1,000	3,228,000
095200754505	2009	2010	0010	3,880,500	1,000	3,881,500	0	3,880,500	1,000	3,881,500
095200754505	2008	2009	0010	1,801,600	292,700	2,094,300	0	1,801,600	292,700	2,094,300
095200754505	2007	2008	0010	1,524,400	102,900	1,627,300	0	1,524,400	102,900	1,627,300
095200754505	2006	2007	0010	1,524,400	1,000	1,525,400	0	1,524,400	1,000	1,525,400
095200754505	2005	2006	0010	1,385,900	1,000	1,386,900	0	1,385,900	1,000	1,386,900
095200754505	2004	2005	0010	1,008,200	252,800	1,261,000	0	1,008,200	252,800	1,261,000
095200754505	2003	2004	0010	1,008,200	252,800	1,261,000	0	1,008,200	252,800	1,261,000
095200754505	2002	2003	0010	1,008,200	246,700	1,254,900	0	1,008,200	246,700	1,254,900
095200754505	2001	2002	0010	1,008,200	237,900	1,246,100	0	1,008,200	237,900	1,246,100
095200754505	2000	2001	0010	554,500	210,400	764,900	0	554,500	210,400	764,900
095200754505	1999	2000	0010	554,500	175,800	730,300	0	554,500	175,800	730,300
095200754505	1998	1999	0010	554,500	195,900	750,400	0	554,500	195,900	750,400
095200754505	1997	1998	0010	0	0	0	0	554,500	195,900	750,400
095200754505	1996	1997	0010	0	0	0	0	554,500	195,900	750,400
095200754505	1994	1995	0010	0	0	0	0	554,500	195,900	750,400
095200754505	1992	1993	0010	0	0	0	0	504,100	195,900	700,000
095200754505	1990	1991	0010	0	0	0	0	352,800	248,500	601,300
095200754505	1988	1989	0010	0	0	0	0	333,900	267,400	601,300
095200754505	1986	1987	0010	0	0	0	0	247,400	353,900	601,300
095200754505	1985	1986	0010	0	0	0	0	214,100	353,900	568,000
095200754505	1984	1985	0010	0	0	0	0	214,100	7,100	221,200
095200754505	1982	1983	0010	0	0	0	0	83,300	6,400	89,700

SALES HISTORY

Excise Number	Recording Number	Document Date	Sale Price	Seller Name	Buyer Name	Instrument	Sale Reason
<u>2531952</u>	<u>20120229001178</u>	2/11/2012	\$0.00	TIME PROPERTIES LLC	HULING BROS PROPERTIES LLC	Quit Claim Deed	Other
<u>2458416</u>	<u>20100915001695</u>	9/14/2010	\$0.00	HULING BROTHERS BUICK LLC	TIME PROPERTIES LLC	Quit Claim Deed	Other
<u>2105233</u>	<u>20050302000447</u>	2/25/2005	\$0.00	HULING BROTHERS BUICK INC	TIME PROPERTIES LLC	Quit Claim Deed	Other
797276	<u>198410220353</u>	9/18/1984	\$0.00	HULING THOMAS	HULING BUICK INC	Quit Claim Deed	Other

REVIEW HISTORY

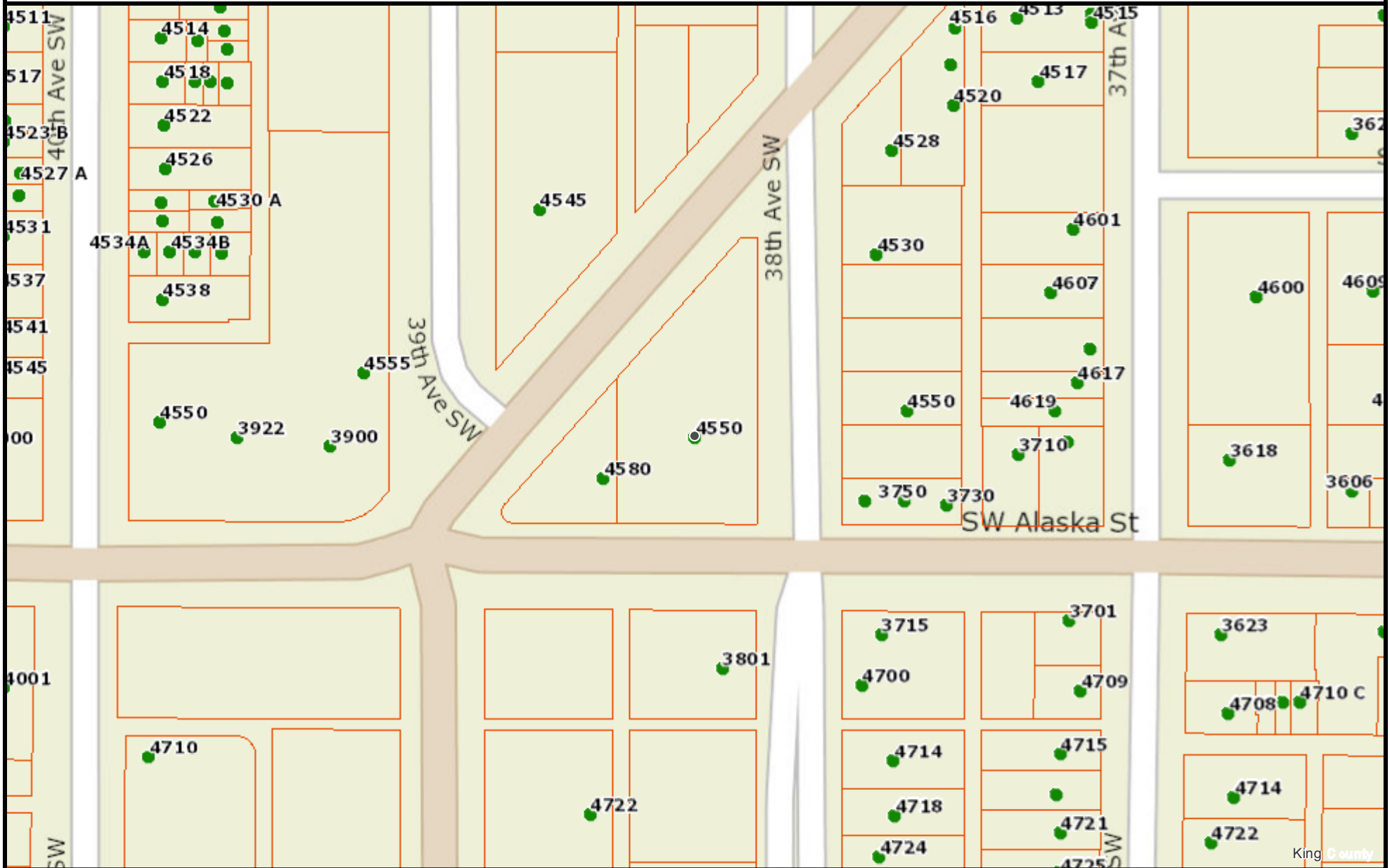
Tax Year	Review Number	Review Type	Appealed Value	Hearing Date	Settlement Value	Decision	Status
2011	1002267	Local Appeal	\$3,881,500	8/18/2011	\$3,228,000	REVISE	Completed
2010	75527	State Appeal	\$3,881,500	3/27/2012	\$0	WITHDRAWN	Completed
2010	0903133	Local Appeal	\$3,881,500	10/26/2010	\$3,881,500	SUSTAIN	Completed
1989	8803255	Local Appeal	\$601,300	11/1/1988	\$601,300	SUSTAIN	Completed
1985	8470919	Local Appeal	\$641,050	8/20/1985	\$221,200	REVISE	Completed

PERMIT HISTORY

Permit Number	Permit Description	Type	Issue Date	Permit Value	Issuing Jurisdiction	Reviewed Date
<u>6644089</u>	Tenant improvements to existing medical office, subject to field inspection,	Remodel	2/6/2018	\$141,250	SEATTLE	8/8/2018
<u>6412208</u>	Demolish existing carwash structure (approx. 950 SF) down to slab-on-grade. Leave existing concrete slab and foundation in place.,	Demolition	5/19/2014	\$0	SEATTLE	7/8/2014
<u>6286638</u>	Change of use from automotive sales & service to medical services and construct substantial alterations to existing commercial building/occupy per plan.,	Remodel	6/22/2012	\$1,600,000	SEATTLE	6/5/2013

HOME IMPROVEMENT EXEMPTION[New Search](#)[Property Tax Bill](#)[Map This Property](#)[Glossary of Terms](#)[Area Report](#)[Print Property Detail](#)[ADVERTISEMENT](#)

King County iMap



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Date: 6/23/2022

Notes:



King County

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Facility/Site

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FS ID: 97678

[Map facility](#)

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Powered by Esri

Franciscan Medical Clinic 4550 FAUNTLEROY WAY SW SEATTLE WA 98126

GIS latitude:	Ecology	Location description:	Legislative
47.5613705891524	Region:		district:
	NWRO		34
GIS longitude:	County:		Congressional
-122.38049	King		district:
			7

WRIA:
9

Tribal land:
N

[Alternate names ^](#)

Also known as

Franciscan Medical Clinic

Alternate names

[Interactions ^](#)

Interaction	Interaction description	Ecology program	Ecology program contact	Program ID	Start date	End date
State Cleanup Site	A site is being cleaned up under state regulations. Regulations include Model Toxics Control Act or its predecessors.	TOXICS	(360) 407-7224		5/9/2018	

Interactions for this facility/site

[NAICS codes ^](#)

Code	Description
62	Health Care and Social Assistance

NAICS codes for this facility

[SIC codes ^](#)

Code	Description
------	-------------

SIC codes for this facility

[Ecology home](#) [Ecology's facility/site website](#) Version: 1.0.0.0






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May 26, 2022

Wetlands

- | | | | | | |
|---|--------------------------------|---|-----------------------------------|---|----------|
|  | Estuarine and Marine Deepwater |  | Freshwater Emergent Wetland |  | Lake |
|  | Estuarine and Marine Wetland |  | Freshwater Forested/Shrub Wetland |  | Other |
| | |  | Freshwater Pond |  | Riverine |

This map is for general reference only. The US Fish and Wildlife Service is not responsible for the accuracy or currentness of the base data shown on this map. All wetlands related data should be used in accordance with the layer metadata found on the Wetlands Mapper web site.

4550(4544-4556)

*

FAUNTLEROY

WAY

SW

A.O.P

RECEIPT NUMBER

PERMIT FEE

PERMIT NUMBER INDEX CARD

CITY OF SEATTLE-DEPT. OF BUILDINGS

APPLICATION AND PERMIT FOR HEATING SYSTEMS - PRESSURE VESSELS - TANKS

4550 Fawcett Hwy SW

OCCUPANCY Y.M.C.A.
LIFE OF PERMIT
CLERK

CITY HEATING INSTALLERS LICENSE NO. 51

INSTALLATION OF C.T. Sectional Steam Boiler
FURNACES

Boiler
Type: Warm Air Furnace: MANUFACTURER'S NAME _____ Model: _____

Heat Rating _____ Size of Chimney Flu _____
Type: Forced Air Gravity Conversion Heat Pump Electric Oil Gas

BURNERS

HEATING OIL STORAGE TANKS

Manufacturer's Name _____
Trade Name _____ No. _____
BTU Input _____
Type: Manual Automatic Oil Gas
Installed in: WA HW Steam
Other Equip. _____

Tanks: No. _____ Capacity _____ Type: 3/16" 12 Ga.
Above Ground Basement Underground
Make _____ Located: Depth _____
Distance from Building _____
Distance from Property Line _____
Anti-Syphon: Yes No Kind of Oil _____

BOILERS (MANUFACTURER'S DATA REPORT REQUIRED)

New Used Existing Year Built 77
Type: Low Press Steam Heating Surface 85 sq. ft.
Material: Cast Iron Steel Steam Hot Water
Manufacturer: Burnham Trade Name _____
Type, model or type No. PF-505 80 Identification No. _____
Allowable Pressure 15 psi Required Safety Valve Capacity 174
BOILER USE AND OPERATING PERMITS REQUIRED Yes No

PRESSURE VESSELS (MANUFACTURER'S DATA REPORT REQUIRED)

New Used Year Built _____ Service _____
Type _____ Diameter _____ Length _____ Pressure Surface _____ sq. ft.
Manufacturer _____ Trade Name _____
Type, model or type No. _____ Identification No. _____
Allowable Pressure _____ psi Required Relief Valve Capacity _____
PRESSURE VESSEL USE AND OPERATING PERMITS REQUIRED Yes No

NOTE: CLEARANCE FOR OPERATION & MAINTENANCE REQUIRED AROUND HEATING EQUIPMENT.
ACCESSIBLE CLEANOUT REQUIRED IN SMOKESTACKS AND MASONRY CHIMNEYS.
PROVISION FOR AIR FOR COMBUSTION & VENTILATION REQUIRED.

I have read the conditions of this permit and I agree that I will do the work prescribed above in conformance with the applicable ordinances and the approved plans.

Application Made Oct 4, 19 77 By M.J. Scott
OWNER (OR AUTHORIZED AGENT)

Owner Y.M.C.A. Address _____ Telephone _____

Contractor Ashwell-Twist Co. Address 967 Thomas Telephone 6236190
SUPERINTENDENT OF BUILDINGS

PERMIT ISSUED 10-4-77 By _____

WARNING NOTIFY BUILDING DEPARTMENT BY STREET ADDRESS AND PERMIT NUMBER WHEN READY FOR INSPECTION.
INSTALLERS MUST CALL FOR FINAL INSPECTION WHEN JOB COMPLETED.
PERMIT PLACARD MUST BE KEPT POSTED ON THE JOB

Approved. 10-20-77 H. T. Hudson



CITY OF SEATTLE
DEPARTMENT OF DESIGN CONSTRUCTION AND LAND USE
PRESSURE SYSTEMS INSPECTION

A/P #: N/A INSPECTION DATE: 3-13-03
 WORK SITE ADDRESS: 4550 Kanat Leroy way SW 98126 ADDRESS CORRECTION REQUIRED: Y N
 WORK ACTIVITY LOCATION: BSMT Conf. RR

INSPECTION NUMBER	INSPECTION TYPE	PASSED	FAILED	CANCELLED
	FINAL	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

CONTRACTOR INFO: _____ ARE THERE ANY ADDITIONAL FEES FOR THIS A/P? Y N

Dist: 4 Site#: N/A Pay#: 0041635 New Site? Ser/other No: _____
 Work Site Name: Huling Chrysler Jeep W: 18" W L: 48" L
 Address: Same as above 981 Burner mfg: _____
 Site Contact: _____ Gas/KW Input: _____ KBTU/HR KW
 Contact Phones: () _____ Oil Input: _____ GPH
 Invoicing to: _____ Eng Reqt: 0 0, 1, 2, 3, 4, 5, SP, SA, SM, 1H, 2H, 3H, 4H, 1L, 2L, 3L, 4L, 4B, 5L, 1M, 2M, 3M, 4M, 5M, R
 Address: _____ MAWP: 200 psi
 Fee Code 510 0123456789 - 01-01234569 Reqd Cap: 25 MBH CFM LB/HR
 A/P #: N/A Existing S/V Set: 200 psi
 Vessel: Air Tank S/V Cap: 114 MBH CFM LB/HR
 Mfg: Manchester Rating Size: 6 FT² KW or MIN HWH REFR
 Year: 1999 Stamp: 4 Steam Boiler? Y N First Insp: 3-13-03
 Service: HWH, HWS, HWH&S, STM HT, PROCESS Temp OK: _____
 or Air Supply Final Insp: 3-13-03
 Vessel Location: BSMT Conf. RR Inspector: VILLA / HALL / DORWIN
 Auto: Y N Mon: Y N PSAPCA Insp reqd? (>10 Mbtu's/hr input): Y N
 NB No: 776514 Replaces City#: _____ If this is a rental boiler, what company owns it? _____

NOTES/REMARKS/CORRECTIONS:

ENTERED
3/17/03

INSPECTORS SIGNATURE: [Signature] DATE FINALED: 3-13-03

(WHITE COPY - ORIGINAL) YELLOW COPY - INSPECTOR PINK COPY - FIELD COPY)

000222-03

IF THE IMAGE YOU ARE VIEWING IS NOT CLEAR AS THIS, THEN THE IMAGE WAS A POOR DOCUMENT.
City of Seattle - DCU MICROFILM RECORDS 2003

OK Street Use.

Construction Permit Fee 94.50
Basic Fee 54.00 101.00
Electrical Fee 25.00 25.00
Insurance .50 .50
TOTAL FEE 79.50 120.00
Receipt No. E37370

CITY OF SEATTLE
DEPARTMENT OF CONSTRUCTION AND LAND USE
SIGN PERMIT
NOT VALID UNLESS SIGNED BY
DIRECTOR OF CONSTRUCTION AND LAND USE

54E
KROLL PAGE NO. 10538
S PERMIT NUMBER
P 84011
STREET USE PERMIT NUMBER

Microfilm

0/6360

At 4550 FAUNTLEROY WAY SW on Lot 18 Block 58
(Number) (Street)
of BOSTON COL'S PLAT Addition. Lot is x Alley

<u>C-G</u> Zoning	<u> </u> Height Limit	<u> </u> Fire Zone	<u>\$4500.00</u> Owner's Value	<u> </u> D.C.L.U. Value	<u>1 YEAR</u> Life of Permit	<u>Yes</u> No Plans Filed	<u> </u> Clerk
----------------------	-----------------------------------	--------------------------------	-----------------------------------	-------------------------------------	---------------------------------	------------------------------	----------------------------

Permission is hereby given to do the following described work, according to the conditions hereon and according to the approved plans and specifications pertaining thereto, subject to compliance with the Ordinances of the City of Seattle.

USE OF CIRCUIT	NUMBER		Watts Per Circuit	Amps Per Circuit	Gauge of Wire	No. of MOTORS	Voltage	D.C. or A.C. and Phase	H.P.	Load in Amps.
	Outlets	Circuits								
Sign		<u>2</u>	<u>1650</u>	<u>20</u>	<u>14</u>					
Misc.										

Sockets Yes No Number of Sockets Receptacles Switches
Size of Service Entrance Conductors 10 30 A. W. G.
Size of Ground Size of Entrance Switch Size of Entrance Fuses

ERECT ONE D/F ELECTRIC POLE SIGN
6' PROTECTION OVER PUBLIC PROPERTY 26'
FROM GRADE, 12' FROM CURB AS PER
PLANS FILED

- Protected Districts
- and Landmarks
- Shorelines
- Sepa Exempt
- Sepa Checklist
- RM-MD

Shop Inspection Field Inspection Label No. 23800 Sign Size 4'5" x 22' 97 194

Owner HULING BROS. BUICK Address ABOVE Ph.
Zip

Contractor TUBE ART DISPLAYS Ph. 284-0420
State Contr's. License No. TU-BE-AD #3105
State Electrical Contr's. License No. TU-BE-AD 154106

Address P.O. BOX C 19013 Zip 98109

Application made 4-7 19 85

Permit issued 4-17-85 19

I have read the conditions of this permit and I agree that I will do the work described above in conformance with the applicable codes and the approved plans.

Signed (Owner)
By Lloyd Peterson (Owner's Authorized Agent)

DIRECTOR OF CONSTRUCTION AND LAND USE

By Plan of Sign

WARNING

Notify Department of Construction and Land Use by Street Address and Permit Number when ready for inspection. Concrete must not be poured, work must not be covered or current turned on before inspection and O.K. for pouring concrete, covering or service has been given by inspector in writing on permit placard. Phone: 625-2301 for inspection.

PERMIT PLACARD MUST BE KEPT POSTED ON THE WORK

PLANS MUST BE FOLLOWED EXACTLY. CALL FOR INSPECTION BEFORE POURING ANY CONCRETE. BE SURE OF SETBACKS AND YARDS REQUIRED BY ZONING ORDINANCES.



Construction Permit Fee _____
 Basic Fee 194.93
 Electrical Fee 26.00
 Insurance _____
 TOTAL FEE 220.93
 Receipt No. E44015

CITY OF SEATTLE
 DEPARTMENT OF CONSTRUCTION AND LAND USE
 SIGN PERMIT
 NOT VALID UNLESS SIGNED BY
 DIRECTOR OF CONSTRUCTION AND LAND USE

54E
 KROLL PAGE NO. 11422
 S PERMIT NUMBER
R 0694
 STREET USE PERMIT NUMBER

At 4550 FAUNTLEROY WY SW, on Lot 17 Block 5B
 of BOSTON CO'S PLAT Addition. Lot is 115' x 200' Alley YES

<u>CG</u> Zoning	<u> </u> Height Limit	<u> </u> Fire Zone	<u>6000.00</u> Owner's Value	<u> </u> D.C.L.U. Value	<u>1yr</u> Life of Permit	<u>Yes</u> Plans Filed	<u> </u> Clerk
---------------------	---------------------------------	------------------------------	---------------------------------	-----------------------------------	------------------------------	---------------------------	--------------------------

Permission is hereby given to do the following described work, according to the conditions hereon and according to the approved plans and specifications pertaining thereto, subject to compliance with the Ordinances of the City of Seattle.

USE OF CIRCUIT	NUMBER		Watts Per Circuit	Amps Per Circuit	Gauge of Wire	No. of MOTORS	Voltage	D.C. or A.C. and Phase	H.P.	Load in Amps.
	Outlets	Circuits								
Sign		<u>2</u>		<u>20</u>	<u>12</u>	<u>Ø</u>	<u>Ø</u>	<u>Ø</u>	<u>Ø</u>	<u>Ø</u>
Misc.										

Sockets Yes No Number of Sockets _____ Receptacles _____ Switches _____
 Size of Service Entrance Conductors 10 _____ 30 _____ A.W.G.
 Size of Ground _____ Size of Entrance Switch _____ Size of Entrance Fuses _____

INSTALL & MAINTAIN ONE Φ FLAG MOUNTED POLE SIGN TO EXTEND 6' OVER PUBLIC RIGHT OF WAY

Protected Districts on d Landmarks	<input type="checkbox"/>
Shorelines	<input type="checkbox"/>
Sepa Element	<input type="checkbox"/>
Sepa Checklist	<input type="checkbox"/>
RM-MD	<input type="checkbox"/>

Shop Inspection Field Inspection Label No. 24505 Sign Size 13'5 3/4" x 15'9 3/4"

Owner HULING BROS. CHRYSLER Address 4550 FAUNTLEROY WY SW Ph. 93876100 SEATTLE WA. Zip _____

Contractor MEYER SIGN CO INC Ph. 624-4243
 State Contr's. License No. MEYER T 219 BA
 State Electrical Contr's. License No. _____

SIGN LOCATION ACROSS THE STREET.

Address 512 1/2 MINOR AVENUE Zip 98109

Application made 3-28-86 19____
 Permit issued 3-28-86 19____

I have read the conditions of this permit and I agree that I will do the work described above in conformance with the applicable codes and the approved plans.

Signed _____ (Owner)
 By Paul Umecillo (Owner's Authorized Agent)

DIRECTOR OF CONSTRUCTION AND LAND USE

By _____

Plan of Sign

WARNING

Notify Department of Construction and Land Use by Street Address and Permit Number when ready for inspection. Concrete must not be poured, work must not be covered or current turned on before inspection and O.K. for pouring concrete, covering or service has been given by inspector in writing on permit placard. Phone: 625-2301 for inspection.

PERMIT PLACARD MUST BE KEPT POSTED ON THE WORK

PLANS MUST BE FOLLOWED EXACTLY. CALL FOR INSPECTION BEFORE POURING ANY CONCRETE. BE SURE OF SETBACKS AND YARDS REQUIRED BY ZONING ORDINANCES.

Construction Permit Fee _____
 Basic Fee 194.93
 Electrical Fee 26.00
 Insurance _____
 TOTAL FEE 220.93
 Receipt No. E44015

CITY OF SEATTLE
 DEPARTMENT OF CONSTRUCTION AND LAND USE
 SIGN PERMIT
 NOT VALID UNLESS SIGNED BY
 DIRECTOR OF CONSTRUCTION AND LAND USE

54E Microfilm
 KROLL PAGE NO. 11423
 PERMIT NUMBER _____
 STREET USE PERMIT NUMBER R 0691

At 4550 FOUNTLEROY WY SW, on Lot 17 Block 58
 of BOSTON CO'S PLAT Addition. Lot is 115' x 200' Alley YES

<u>CG</u> Zoning	Height Limit	Fire Zone	<u>6000.00</u> Owner's Value	D.C.L.U. Value	<u>1yr</u> Life of Permit	Yes <input checked="" type="checkbox"/> No <input type="checkbox"/>	Plans Filed	Clerk
---------------------	--------------	-----------	---------------------------------	----------------	------------------------------	---	-------------	-------

Permission is hereby given to do the following described work, according to the conditions hereon and according to the approved plans and specifications pertaining thereto, subject to compliance with the Ordinances of the City of Seattle.

USE OF CIRCUIT	NUMBER		Watts Per Circuit	Amps Per Circuit	Gauge of Wire	No. of MOTORS	Voltage	D.C. or A.C. and Phase	H.P.	Load in Amps.
	Outlets	Circuits								
Sign		<u>2</u>		<u>20</u>	<u>12</u>	<u>Ø</u>	<u>Ø</u>	<u>Ø</u>	<u>Ø</u>	<u>Ø</u>
Misc.										

Sockets Yes No Number of Sockets _____ Receptacles _____ Switches _____
 Size of Service Entrance Conductors 10 _____ 30 _____ A. W. G.
 Size of Ground _____ Size of Entrance Switch _____ Size of Entrance Fuses _____

INSTALL & MAINTAIN ONE # FLAG MOUNTED POLE SIGN TO EXTEND 6' OVER PUBLIC RIGHT OF WAY

Protected Districts on d Landmarks	<input type="checkbox"/>
Shorelines	<input type="checkbox"/>
Sepa Exempt	<input type="checkbox"/>
Sepa Checklist	<input type="checkbox"/>
RM-MD	<input type="checkbox"/>

Shop Inspection Field Inspection Label No. 24505 Sign Size 13'5 3/4" x 15'9 3/4"

Owner Huling Bros. Chrysler Address 4550 FOUNTLEROY WY SW Ph. 938-6100
SEATTLE WASH. Zip _____

Contractor MEYER SIGN CO INC Ph. 624-4243
 State Contr's. License No. MEYER T 219 BL
 State Electrical Contr's. License No. _____

Address 512 1/2 MINOR AVENUE Zip 98109

Application made 3-28-86 19____
 Permit issued 3-28-86 19____

I have read the conditions of this permit and I agree that I will do the work described above in conformance with the applicable codes and the approved plans.

Signed _____ (Owner)
 By Paul Umecillo (Owner's Authorized Agent)

DIRECTOR OF CONSTRUCTION AND LAND USE
 By _____ Plan of Sign _____

WARNING
 Notify Department of Construction and Land Use by Street Address and Permit Number when ready for inspection. Concrete must not be poured, work must not be covered or current turned on before inspection and O.K. for pouring concrete, covering or service has been given by inspector in writing on permit placard. Phone: 625-2301 for inspection.

PERMIT PLACARD MUST BE KEPT POSTED ON THE WORK

PLANS MUST BE FOLLOWED EXACTLY. CALL FOR INSPECTION BEFORE POURING ANY CONCRETE. BE SURE OF SETBACKS AND YARDS REQUIRED BY ZONING ORDINANCES.
 CS.5.281

LARRY DEAL
1-800 251-4083



4550 FAUNTLEROY
SEATTLE WA

SPECIFICATIONS:

- 1) Sign to be constructed of incombustible materials and approved face material.
- 2) Structural steel shall conform to A.S.T.M. A36.
- 3) Steel pipe shall conform to A.S.T.M. A53 grade B or API 5L-B. (Fy=35 ksi)
- 4) Steel tubing shall conform to A.S.T.M. A500 grade B. (Fy=46 ksi)
- 5) Extruded aluminum shall be 6063-T6 or as specified on shop drawings.
- 6) Reinforcing steel in foundation shall conform to A.S.T.M. 615 grade 60 with deformation conforming to ASTM A-305
- 7) All connection bolts shall be A.S.T.M. A307 unless noted on shop or installation drawings.
- 8) The sign erection and foundation contractors shall verify all dimensions and conditions at site prior to construction.
- 9) **Concrete** used to construct the foundation shall be ready-mixed designed to develop a min. compressive strength of 3000 psi in 28 days.
- 10) Note minimum safe soil bearing values used in design as shown on attached foundation data.
- 11) All welding shall conform to recommendations as published by the American Welding Society. Welding shall be performed by workmen who have been recently certified by a qualified testing laboratory.
- 12) Design wind loading is shown above.

[Handwritten signature]

APR 7 1986

CITY OF SEATTLE
DEPT. OF CONSTRUCTION
AND LAND USE

APR 9 1986

APPROVED Subject to Errors
and Omissions

By JOHN E. RAE

11422

See PG 9.

Sign Geometry Summary

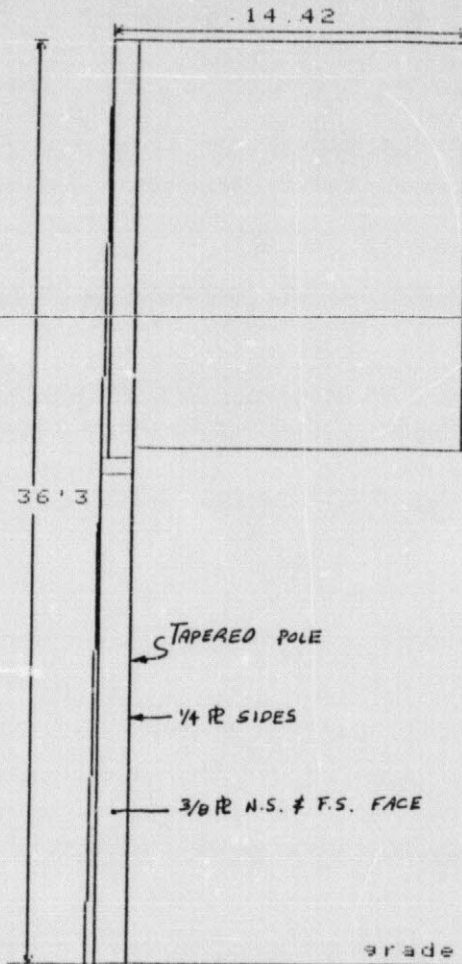
NO.	SHAPE TYPE	AREA Sq Ft	HEIGHT Ft	WIDTH Ft	Force Centroid		Wind Loading		Force lb
					X-Ft	Y-Ft	Top-psi	Bot-psf	
1	Rectangle	212.44	15.83	13.42	.50	28.34	42.80	42.80	9092
2	Rectangle	16.25	16.25	1.00	-6.71	28.13	42.80	42.80	696
3	Triangle Q4	2.44	16.25	.30	-7.31	25.42	42.80	42.80	104
4	Rectangle	.75	.58	1.30	-6.86	19.71	39.50	39.50	30
5	Rectangle	25.25	19.42	1.30	-6.86	9.71	39.50	39.50	997
6	Triangle Q4	3.70	20.00	.37	-7.63	6.67	39.50	39.50	146

Moment @ Grade Line = 291089.22 ft-lb
 Shear @ Grade Line = 11065.34 lb
 Mean Height of Shear = 26.3 ft
 Total Area of Signs = 260.82 sq ft

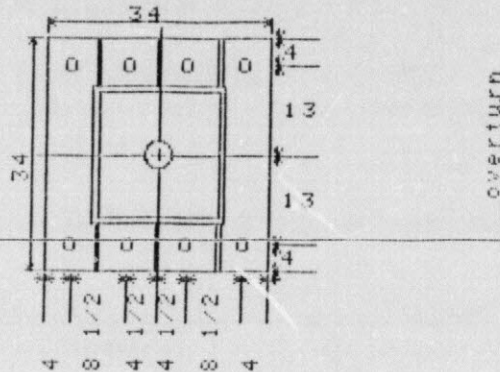
Upright Stress Summary

SECT NO.	DESCRIPTION OF SECTION	FROM ft	TO ft	LENGTH ft	SHEAR lbs	MOMENT ft-lb	Fv psi	Fb psi
1	TAPERED POLE	20.00	36.25	16.25	9892	82001		
2		19.42	20.00	.58	9922	87747		
3		0.00	19.42	19.42	11065	291089	442	20056

Total Weight of Upright = 2161.98 lbs
 Estimated Sign Weight = 2086.6 lbs

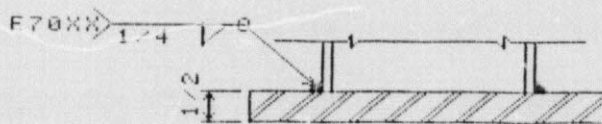


BASE PLATE DETAIL
T.S. 20 x 20 x



BASE PLATE DETAIL

ANCHOR BOLT
SETTING PLAN

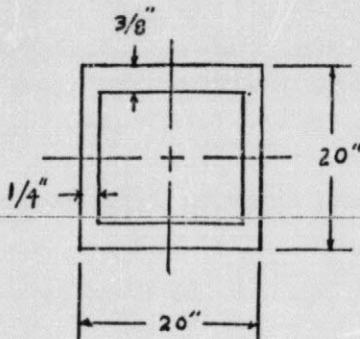


FLUSH MOUNT DETAIL

FABRICATION NOTES:

- 1) ASTM A36 PL 34 x 34 x 1 1/2 M2
- 2) GUSSETTS:
6 -GUS.-PL 7 X 4 X 5/8 G1
- 3) WELD ALL AROUND-1/4-E70XX
- 4) B -BOLTS:A36 A.B.-1 3/4"
Holes 1/8" larger than bolt
- 5) MOMENT= 291089 ft-lbs
- 6) T.S. 20 X 20 X
a) MOUNT FLUSH
- 7) ELECTRICAL ENTRANCE:
3 inch round opening in center of plate.

BENDING STRESS - SLENDER COMPRESSION ELEMENTS



$$M = 291 \text{ ft-k}$$

$$\frac{b}{t} = \frac{(20.0 - (2)(0.25))}{0.375} = 52.0$$

$$\frac{238}{\sqrt{F_y}} = \frac{238}{\sqrt{36}} = 39.7 < 71.5$$

FROM SECTION C3 (RISC EIGHTH EDITION)

$$b_e = \frac{253t}{\sqrt{f}} \left[1 - \frac{50.3}{(b/t)\sqrt{f}} \right] < b \quad (C3-1)$$

$$b = 20.0 = b. \quad d = 20.0 \text{ in.}$$

$$t = 0.375 \text{ in.}$$

$$I_x = \frac{(20.00)^4}{12} - \frac{(20.0 - 0.5)(20.0 - 0.75)^3}{12} = 1741.67 \text{ in}^4$$

$$f = \frac{(291)(12)(10)}{1741.67} = 20.04 \text{ k/in}^2 \quad 75\% f = 15.03 \text{ k/in}^2$$

$$b_e = \frac{(253)(.375)}{\sqrt{15.03}} \left[1 - \frac{50.3}{(52)\sqrt{15.03}} \right] = 18.36 \text{ in}$$

$$b_e = -(20. - 18.36)/2 + 18.36 = 17.54 \text{ in}$$

$$I_x = \frac{(17.54)(20.0)^3}{12} - \frac{(17.54 - .5)(20.0 - 0.75)^3}{12} = 1564.0 \text{ in}^4$$

$$f = \frac{(291)(12)(10)}{1564.0} = 22.327 \text{ k/in}^2 \quad 75\% f = 16.75 \text{ k/in}^2$$

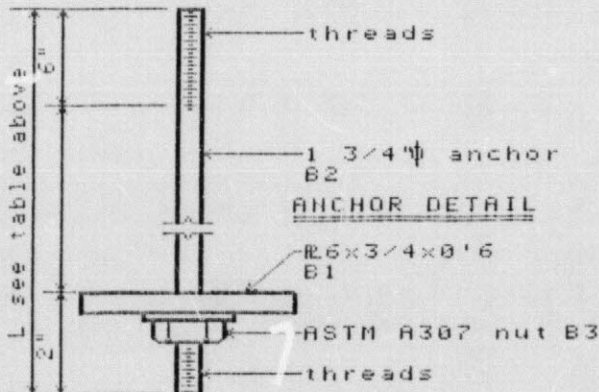
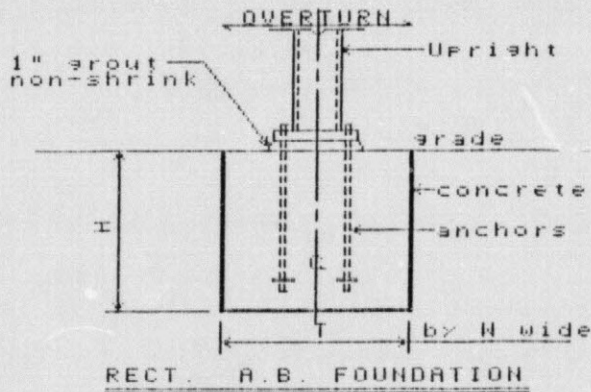
$$b_e = \frac{(253)(.375)}{\sqrt{16.75}} \left[1 - \frac{50.3}{(52)\sqrt{16.75}} \right] = 17.70 \approx 17.54 \text{ in.}$$

Total wind force= 11065 lbs
Height to resultant= 26.3 ft

VERTICAL SLAB FOUNDATION DATA:

Uniform Building Code section 2907
Maximum allowable lateral bearing pressure= 100 psf/ft.
Commonly found in CLAY, SANDY CLAY, SILTY CLAY AND CLAYEY SILT.
DESIGN VALUE USED= 200 psf/ft.
VALUES DOUBLED FOR SIGN DESIGN UBC TABLE NO. 29-B

HOLE		SOIL		MATERIAL REQD		MAST LENGTH DATA	
WIDTH	DEPTH	THICK	POS MAX	HOLE	ANCHOR	ABOVE	CUT LENGTH
W(ft)	H(ft)	T(ft)	psf	CY	L(ft.)	GRADE	ft
5'6"	12'9"	4'0"	850	10.41	12.0	36'3"	36'0"
6'0"	12'3"	4'0"	817	10.91	12.0	36'3"	36'0"



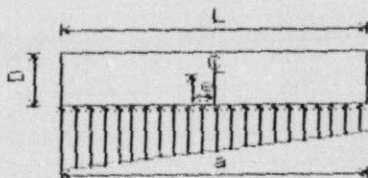
B ANCHORS REQUIRED PER MAST

1200 PSF SOIL

FOOTING DATA:

b=WIDTH =10.75 FT L=LENGTH=21.5 FT
 D=DEPTH =4.5 FT BASE MOMENT =291089 FT-LB
 GRAVITY LOAD=39404.75 LB FOOTING WT. =156009.38 LB
 FACTOR AGAINST OVERTURNING=7.22

SOIL PRESSURE

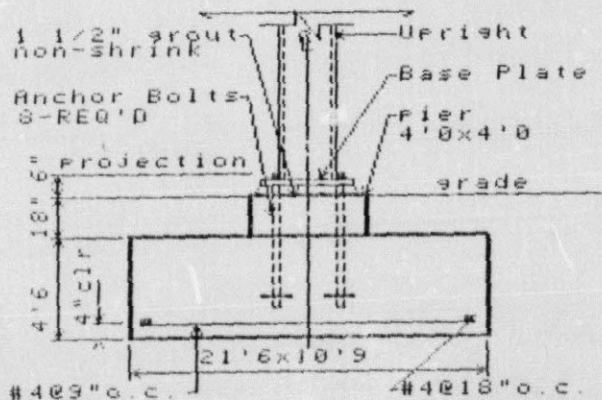


e=1.49 FT
 a=21.5 FT
 Pmax=1196.96 PSF
 Pmin=494.02 PSF

As= 2.5 sq in's

FOUNDATION DETAIL

OVERTURN DIRECTION

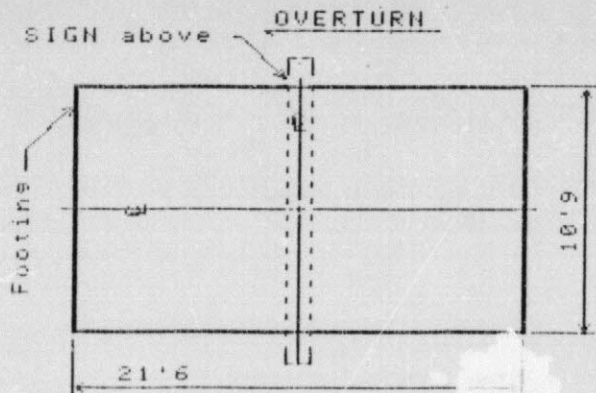


SPREAD FOUNDATION WITH PIER

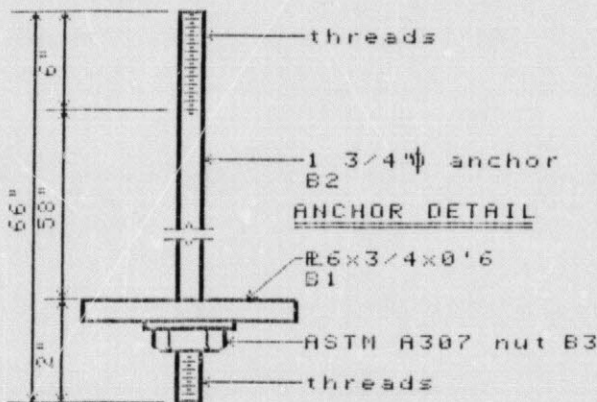
REINFORCEMENT REQUIRED:

BOT REINFORCEMENT - 14 -#4x21'0 long way
 14 -#4x10'3 short way

CONCRETE REQUIRED=39.4 cubic yards



ORIENTATION DIAGRAM



**B ANCHORS REQUIRED PER MAST
CONSTRUCTION NOTES:**

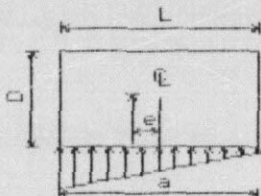
- 1) Overturn direction shown matches overturn direction on base plate detail.
- 2) Anchor bolts shall be set to match the pattern shown on the base plate detail
- 3) The anchor bolts shall be securely placed to avoid FLOATING during concrete installation.
- 4) Note the orientation of the foundation dimensions above as the sign may not be rotated without producing soil bearing values greater than allowable shown on foundation sheets
- 5) The foundation excavation shall be free of loose soil or debris

1950 PSF SOIL

FOOTING DATA:

b=WIDTH =14 FT L=LENGTH=12 FT
D=DEPTH =7 FT BASE MOMENT =291089 FT-LB
GRAVITY LOAD=4247 LB FOOTING WT. =176400 LB
FACTOR AGAINST OVERTURNING-3.72

SOIL PRESSURE



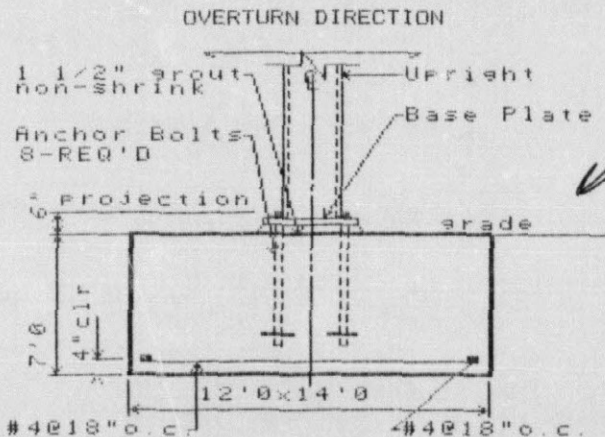
e=1.61 FT
aa=12 FT
Pmax=1941.62 PSF
Pmin=208.94 PSF

3/7/86 *iree*

ALTERNATE FOUNDATION
REQUESTED BY BOB
CRAWFORD, CUMMINGS INC.
NOTE SOIL BEARING
REQUIRED TO USE GEOMETRY
SHOWN.

As= 1.56 sq in's

FOUNDATION DETAIL



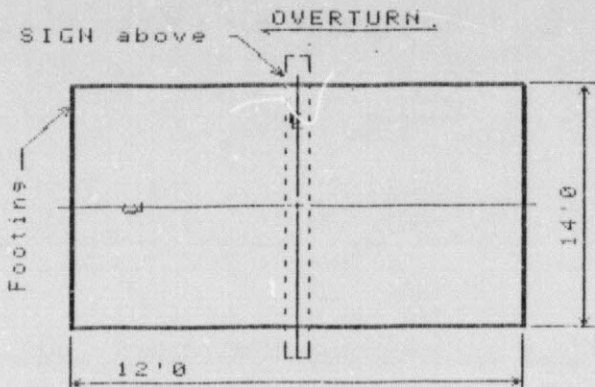
USE THIS
FDN.

SPREAD FOUNDATION @ GRADE

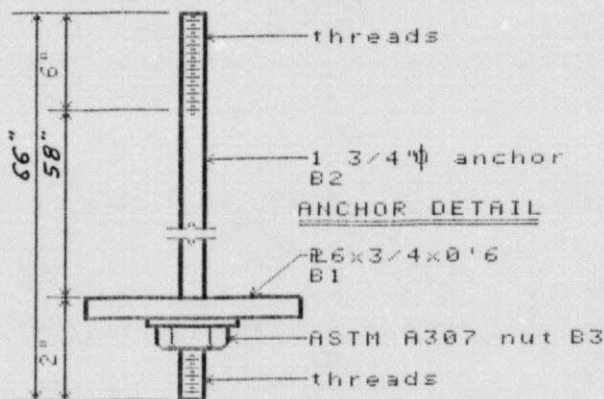
REINFORCEMENT REQUIRED:

BOT REINFORCEMENT - 9 -#4X11'6" long way
8 -#4X13" short way

CONCRETE REQUIRED=43.55 cubic yards



ORIENTATION DIAGRAM



**8 ANCHORS REQUIRED PER MAST
CONSTRUCTION NOTES:**

- 1) Overturn direction shown matches overturn direction on base plate detail.
- 2) Anchor bolts shall be set to match the pattern shown on the base plate detail
- 3) The anchor bolts shall be securely placed to avoid FLOATING during concrete installation.
- 4) Note the orientation of the foundation dimensions above as the sign may not be rotated without producing soil bearing values greater than allowable shown on foundation sheets
- 5) The foundation excavation shall be free of loose soil or debris

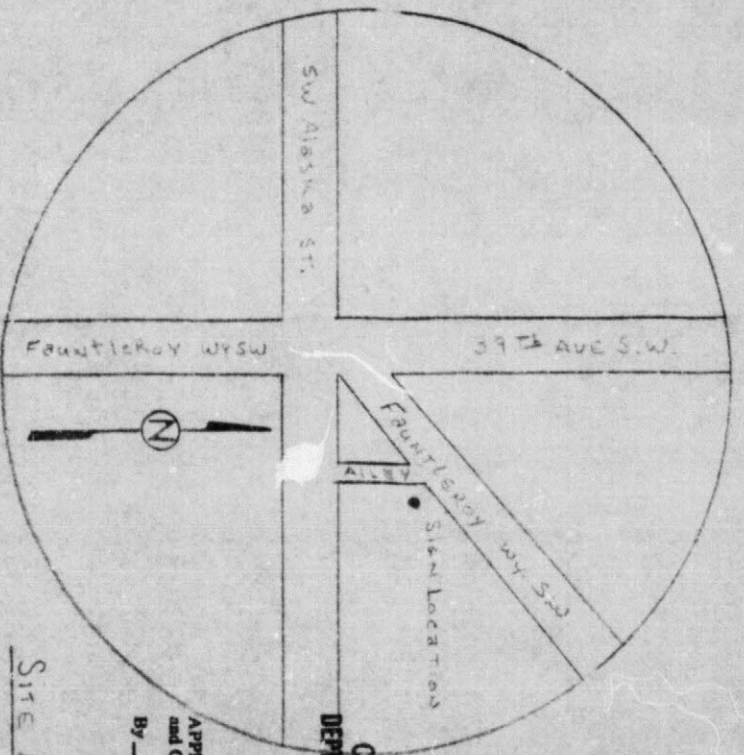
512 1/2 Minor Ave N
 Seattle WA 98109 (206) 624-4243
 721 Simpson Ave
 Aberdeen, WA 98520 (206) 532-1111



DESCRIPTION	HULING BRCS. CHRYSLER		
LOCATION	DATE	DESIGNER	
SALESPERSON	2-20-85		
The designs the property of MEYER SPAHN CO and transferred by actual sale. <small>All rights reserved</small>			

4550 FAUNTLEROY SW.

FAUNTLEROY WY SW
 ZONE D-C6

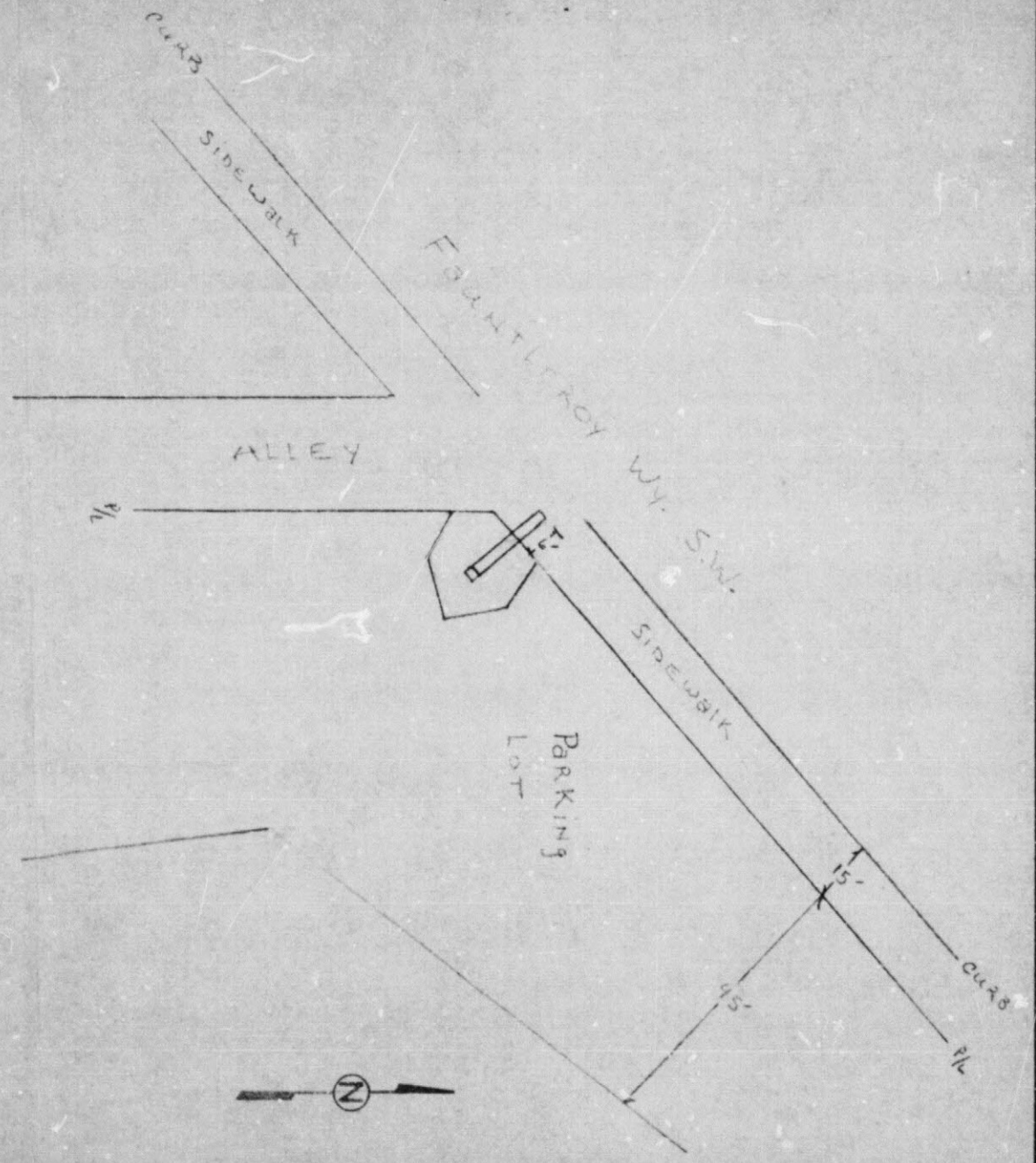


APPROVED Subject to Errors
 and Omissions
 By JOHN E. RAE

MAR 28 1986

CITY OF SEATTLE
 DEPT. OF CONSTRUCTION
 AND LAND USE

Site Address
11430
 Fauntleroy WY SW



Constr. Permit Fee _____
 Basic Fee 30.00
 Electrical Fee 38.00

CITY OF SEATTLE
 DEPARTMENT OF CONSTRUCTION AND LAND USE
 SIGN/AVVNING PERMIT
 NOT VALID UNLESS SIGNED BY
 DIRECTOR OF CONSTRUCTION AND LAND USE

01E
 KROLL PAGE NO.
 \$ 17620
 PERMIT NUMBER
N/A
 STREET USE PERMIT NUMBER

TOTAL FEE 118.00
 Receipt No. EL9515

At 4550 FAULTLEBROOK AVE. S.W. on Lot _____ Block _____
 (Number) (Street) (Zip)
 of _____ Addition. Lot is _____ x _____ Alley _____

MICROFILMED

#9

<u>C-1</u> Zoning	<u>65'</u> Height Limit	<u>600.00</u> Owner's Value	<u>142</u> Life of Permit	<u>Yes</u> Plans Filed	<u>BS</u> Plans Filed
----------------------	----------------------------	--------------------------------	------------------------------	---------------------------	--------------------------

Permission is hereby given to do the following described work, according to the conditions hereon and according to the approved plans and specifications pertaining thereto, subject to compliance with the Ordinances of the City of Seattle.

USE OF CIRCUIT	NUMBER		Watts Per Circuit	Amps. Per Circuit	Gauge of Wire	No. of MOTORS	Voltage	D.C. or A.C. and Phase	H.P.	Load in Amps.
	Outlets	Circuits								
Sign <input checked="" type="checkbox"/>		<u>2</u>		<u>20</u>						
Misc.										

INSTALL & MAINTAIN TWO (2) D/F
DIRECTIONAL SIGNS ON PRIVATE PROPERTY

Protected Districts and Landmarks
 Shorelines
 Sepsa Exempt
 Sepsa Checklist
 RM-MD

Shop Inspection Field Inspection City of Seattle Label No. 29737-8 Graphic/Sign Size 2'4 3/4" (4) = 24.64"

Owner HULING BROS.
 Name of Business HULING BROS. Address 4550 FAULTLEBROOK AVE. S.W. Ph. _____
 City _____ State _____ Zip 98116

Contractor TUBE ACO Ph. 206-1132
 State Contr's. License No. TUBA000031194 City _____ State _____ Zip _____
 State Electrical Contr's. License No. TUBA000110N1X

Address P.O. BOX 24333
5000126 WA 98124-1333
 City _____ State _____

Application made 5-23 1994
 Permit issued 5-24 1994

I have read the conditions of this permit and I agree that I will do the work described above in conformance with the applicable codes and the approved plans.

Signed _____ (Owner/Contractor)
 By _____ (Owner's Authorized Agent)

DIRECTOR OF CONSTRUCTION AND LAND USE
 By [Signature]

WARNING Notify Department of Construction and Land Use by Street Address and Permit Number when ready for inspection. Concrete must not be poured, work must not be covered or current turned on before inspection and O.K. for pouring concrete covering or service has been given by inspector in writing on permit placard. Phone: 684-8900 for inspection.

PERMIT PLACARD MUST BE KEPT POSTED ON THE WORK

PLANS MUST BE FOLLOWED EXACTLY. CALL FOR INSPECTION BEFORE POURING ANY CONCRETE. BE SURE OF SETBACKS AND YARDS REQUIRED BY ZONING ORDINANCES.

0000511

IF THE IMAGE YOU ARE VIEWING IS NOT AS CLEAR AS THIS, THEN THE ORIGINAL WAS A POOR DOCUMENT. DCU MICROFILM LAB 1994

990122-030
PERMIT NUMBER

090833
RECEIPT NUMBER



CITY OF SEATTLE

DEPARTMENT OF CONSTRUCTION AND LAND USE

Sign / Awning Permit

Work Site Address: 4550 FAUNTLEROY WY SW
Zip: 98121

District: S1

CORRECT ADDRESS IS RESPONSIBILITY OF APPLICANT - PERMITS WITH WRONG ADDRESSES ARE CANCELLED

Owner

Name: HULING BROS. CHRYSLER - Steve Huling
Address: SITE ADDRESS
City/St:
Zip: Phone: 938-6100

Installer

Name: MEYER SIGN & ADV. - Charles Dugan
Address: 1689 -Hwy 99
City/St: Mt. Vernon WA
Zip: 98273 Phone: 360/424-1325

Description: 1 - d/f flag mounted projecting pole sign on existing concrete base per plan filed.

DCLU Page Number	137	Street Use Permit Number	R - 0694
Zone	C 1	Height Limit	65
Construction Value	\$0.00	City Label Number	33559
Shorelines	0	Protected	0
Wall Sign Size	0	Number of Circuits	2
Mup Permit Number		Mup Project Number	
Registration Number		Other Sign Size	300

Standard Fee: \$248.00
Additional Fee:
TOTAL FEE: \$248.00

I certify that the work to be performed under this permit will be done by the installer and in conformance with the Seattle Codes and Ordinances.

Application Date: January 22, 1999

By:

Permission is hereby given to do the above work, according to the conditions hereon and according to the approved plans and specifications pertaining thereto, subject to compliance with Ordinances of the City of Seattle.

Date Permit Issued: January 22, 1999

DIRECTOR OF CONSTRUCTION AND LAND USE

Expiration Date: January 22, 2000

DCLU Copy

WARNING

Notify Department of Construction and Land Use by Street Address and Permit Number when ready for inspection. Concrete must not be poured, work must not be covered or current turned on before inspection and O.K. for pouring concrete, covering or service has been given by inspector in writing on permit placard. Phone 684-8900 for inspection.

PERMIT PLACARD MUST BE KEPT POSTED ON THE JOB

00015004

Constr. Permit Fee _____
 Basic Fee 80.00
 Electrical Fee 38.00

CITY OF SEATTLE
 DEPARTMENT OF CONSTRUCTION AND LAND USE
 SIGN/AWNING PERMIT
 NOT VALID UNLESS SIGNED BY
 DIRECTOR OF CONSTRUCTION AND LAND USE

01E
 ROLL PAGE NO.
 S 17620
 PERMIT NUMBER
NP
 STREET USE PERMIT NUMBER

TOTAL FEE 118.00
 Receipt No. E19515

At 4550 FOUNTLETON BLVD. S.W. on Lot _____ Block _____
 (Number) (Street) (Zip)
 Addition. Lot is _____ x _____ Alley _____

<u>C-1</u> Zoning	<u>65'</u> Height Limit	<u>1</u> Fire Zone	<u>600.00</u> Owner's Value	<u>142</u> D.C.L.U. Value	<u>1 yr</u> Life of Permit	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No Plans Filed	<u>PS</u> City
----------------------	----------------------------	-----------------------	--------------------------------	------------------------------	-------------------------------	---	-------------------

Permission is hereby given to do the following described work, according to the conditions hereon and according to the approved plans and specifications pertaining thereto, subject to compliance with the Ordinances of the City of Seattle.

USE OF CIRCUIT	NUMBER		Watts Per Circuit	Amps. Per Circuit	Gauge of Wire	No. of MOTORS	Voltage	D.C. or A.C. and Phase	H.P.	Load in Amps.
	Outlets	Circuits								
Sign <input checked="" type="checkbox"/>		<u>2</u>		<u>20</u>						
Misc.										

INSTALL & MAINTAIN TWO (2) SET OF DIRECTIONAL SIGNS ON PRIVATE PROPERTY

Protected Districts and Landmarks	<input type="checkbox"/>
Shorelines	<input type="checkbox"/>
Sea Exempt	<input type="checkbox"/>
Sea Checklist	<input type="checkbox"/>
RV-MD	<input type="checkbox"/>

Shop Inspection Field Inspection City of Seattle Label No. 29791-8 Graphic/Sign Size 2' x 3' 1/2" (4) = 24.00 sq ft

Owner HULLING BROS.
 Name of Business HULLING BROS. Address 4550 FOUNTLETON BLVD. S.W.

Contractor TUBS RITE PH 206.1122 City SEA. State _____ Zip 98116
 State Contr's. License No. TUBES RITE 31194
 State Electrical Contr's. License No. TUBES RITE 110N14

Address P.O. BOX 34333
SEATTLE WA 98124-1333
 City _____ State _____

Application made 5-23 1994
 Permit issued 5-24 1994

I have read the conditions of this permit and I agree that I will do the work described above in conformance with the applicable codes and the approved plans.

Signed _____ (Owner/Contractor)
 By _____ (Owner's Authorized Agent)

DIRECTOR OF CONSTRUCTION AND LAND USE

By _____

WARNING

Notify Department of Construction and Land Use by Street Address and Permit Number when ready for inspection. Concrete must not be poured, work must not be covered or current turned on before inspection and O.K. for pouring concrete, covering or service has been given by inspector in writing on permit placard. Phone: 684-8900 for inspection.

PERMIT PLACARD MUST BE KEPT POSTED ON THE WORK

PLANS MUST BE FOLLOWED EXACTLY. CALL FOR INSPECTION BEFORE POURING ANY CONCRETE. BE SURE OF SETBACKS AND YARDS REQUIRED BY ZONING ORDINANCES.

CS.5.281

COMMUNIC

IF THE IMAGE YOU ARE VIEWING IS NOT AS CLEAR AS THIS, THEN THE ORIGINAL WAS A POOR DOCUMENT. DCLU MICROFILM LAB 1994

4550(4544-4556)

*

FAUNTLEROY

WY

SW

CONST' #1

4550 Fautleroy Ave.

LOT 14-24 incl.

BLK. 58

(also 4545 - 38th S.W.)

ADD. Boston Co'. Plat

P.M. S. E. 107

BUILDING PERMIT No.	DATE	EST. COST	WORK	STO.	SIZE	CONST.	OCCUPANCY
265735 357666			Orig. (West Seattle Dairy) See 4551 - 38th S.W.				YMCA
292618	1930		Alter for Y.M.C.A.				
360657			Exit. - alter to gymnasium, etc.				
365392			Add to hobby shop				
413674	1952	5,000	Remodel exist. bldg.	3		Mill	Y M C A
419549	1953	50	Move used care sales off. to new location (3515 Avalon way)				
432140	1954	1,500	Construct enclosure for outside stairs			Mill	Public Assembly
434407	1955	80,000	Construct building	1	101.4x63	"	Swim. Pool, YMCA
442038	1956	1,500	Alter lobby of bldg.	1		"	Public Assembly
464168	1958	500	Erect & maintain sign				Sign
442038	1956	1500	Alter lobby of bldg.				Public Assembly



MASTER USE AND CONSTRUCTION APPLICATION AND PERMIT

CITY OF SEATTLE
DEPARTMENT OF CONSTRUCTION AND LAND USE

PROJECT NUMBER: 8403303
KROLL: 54E

PERMIT NUMBER: 613940

PROPERTY ADDRESS: 04550 FAUNTLEROY WY SW (Microfilm)

LEGAL DESCRIPTION: LTS 14 THRU 24, BLK 58, BOSTON CO'S PLAT ADDN

CONSTRUCTION VALUE
NEW: 80,000
ALTER: 25,000
TOTAL: 105,000
DCLU: 105,000

RELATED FILES/PERMITS:
PERMIT REMARKS:

PROJECT DESCRIPTION: Permission is hereby given to do the following according to the conditions stated hereon and on the attachments and according to the approved plans and specifications pertaining thereto, subject to compliance with the ordinances of the City of Seattle:

DEMOLITION EXISTING COMMUNITY CENTER
EST/CHNG USE ESTABLISH USE FOR FUTURE CONST OF AUTO SHOWROOM
OTHER BLDG & AUTO SALES LOT PER PLANS

BLDG. IDENTIFIER: 1 OCCY GROUP & CHAR: LAND USE/SEPA REVIEW
NO. DWELLING UNITS TYPE OF CONSTRUCTION: NA
EXISTING: 0 ASSEMBLY OCCUPANT LOAD: NA
NEW: 0 SPRINKLER SYSTEM LOCATION: NA
DEMOLISH: 0 NUMBER OF STORIES, BASEMENTS: NA
TOTAL: 0 USE PER LAND USE CODE: AUTO SHOWROOM/AUTO SALES LOT

ZONING: CC	DEMOLITION LICENSE: NA	DATE	CONSTRUCTION COMPONENT	FEE
OCCUPANCY CERT. REQUIRED?	NA	840711	DEMOLITION	130.00
SPECIAL INSPECTIONS REQUIRED?	NA	825900		501.79

ENVIRON. SENSITIVE AREA?	N	PROTECTED DISTRICT/LANDMARKS?	N	GREENBELT?	N	DATE	MASTER USE COMPONENT	AC-TION	FEE
SHORELINE AREA?	N	PERMIT SPECIALIST: LAND USE TECHNICIAN: BLDG CODE PLANS EXAM/ENGR:	GEW NA	840711	SEPA REVIEW USE (ZONE)	G			272.50
				840711		G			97.00

OWNER/LESSEE: HULING BROS
CONTACT PERSON: MIKE PERNACK PHONE: 9359110
ADDRESS: 3438 26TH AV SW ZIP: 98106

CONTRACTOR: LIC. NO:

DIRECTOR OF CONSTRUCTION & LAND USE BY: B. Erang

DATE PERMIT ISSUED	CONSTRUCTION EXPIRATION DATE	LAND USE EXPIRATION DATE	OTHER INVESTIGATION REVISION OVERTIME	FEE
840904	850904			499.50



NOTICE TO THE APPLICANT: The Department of Construction and Land Use cannot guarantee any specific time frame for project review. The applicant shall determine applicability of and compliance with all relevant codes. DCLU permit action is based upon information supplied by the applicant. The Department reserves the right to require additional information. Field revisions on issued permits may be required if errors or omissions are discovered.

Construction of substantial progress toward construction of a project for which a Master Use Permit or construction permit has been granted must be undertaken prior to the expiration date. Extension of the construction permit will penalty may be granted if application is made within the 30 days prior to the date of expiration. Additional fees will be assessed to reinstate an expired permit.

Not valid unless signed by the DIRECTOR OF THE DEPARTMENT OF CONSTRUCTION AND LAND USE. Starting construction without a building permit is punishable by fine and/or imprisonment. All work shall be done in accordance with the permit and approved plans. Call for inspection before placing any concrete or installing any piling on private property. Phone 625-2301.

I certify that I have read the above notice, and that to the best of my knowledge, the information which I have provided is complete and accurate.

APPLICANT'S SIGNATURE: Michael Pernack DATE: 9/4/80 APPLICANT'S RELATIONSHIP TO PROJECT: G Page 01 of 01



HULING BROS.

5 minutes west of Downtown Seattle

Microfilm

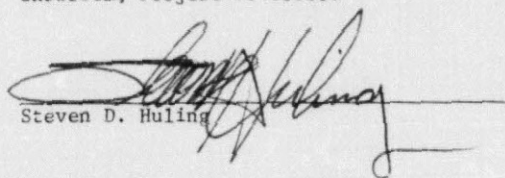


July 16, 1984

Department of Construction & Land Use

Mike Pernack is my authorized agent on the Huling Isuzu
Showroom, Project #8403333.

Buick
Mazda
Isuzu
Thrifty
Rent-a-Car
Guardian
Leasing


Steven D. Huling

613940

SEATTLE DCLU
PRE-PERMIT SITE INSPECTION

OWNER PHILIP CONRAD

~~613940~~ Microfilm

ADDRESS 5037 NE LAURELCREST LN

INSPECTOR _____

SITE CONDITIONS VERIFY NON-~~FOR~~CONFORMING COVERED ENTRANCE
AT SW SIDE YARD

Approximate slope _____

Drainage? _____

Type of Soil _____

Does soil appear to be original or fill? _____

Will site cut or fill affect adjacent property? _____

If so, is retaining wall required? _____

Sign of earth movement? _____

Should soil engineer report be required? _____

Do site conditions match submitted plans? _____

Are survey stakes in place? _____

Will B.M. be required to determine building height? _____

Should structural plans examiner visit site? _____

Other conditions: _____

Are the following items accessible?

Improved streets _____

Improved alley _____

Parking spaces _____

*ENVIRONMENTAL CONDITIONS (One Family Dwellings are Exempt)

613940

Areas of steep slopes which are (1) known slide areas; (2) potential slide areas; (3) steep slopes of 50% or more.

Creek, marsh, swamp, pond, peat bog, backshore area subject to storm wave action, and floodprone area.

Area extending landward for 100 feet in all directions of Thorton Creek, Longfellow Creek, Piper's Creek, Bitter Lake and Haller Lake.

*If any of these conditions are present, route a copy of this form to the Environmental Section



Permit No. **613940**

Project No. _____

TO THE CONTRACTOR/OWNER:

1. This card must be posted in a conspicuous place on the premises.
2. Call DCLU Inspection Division (625-2301) for all of the applicable inspections.

a. foundation (setbacks, reinforcing steel, soil bearing)	d. glu-lams, wood trusses	g. insulation
b. fireplace and chimney reinforcing steel	e. diaphragm nailing (walls, floors, roofs, including connections)	h. stucco lath & gypsum board nailing
c. concrete & masonry reinforcing steel	f. framing	i. mechanical HVAC
		j. final inspection

Property Address _____

Inspections will be made on the same working day if you call between 7:30 and 8:30 a.m. Inspections will be made on the next working day for calls received after 8:30 a.m.

Please clarify which inspections are required before proceeding with your project. If you have any questions, call the building inspector at 625-2301 between 7:30 and 8:30 a.m., or leave a message after 8:30 a.m.

When special inspection is required, notify inspection agency specified on approved plan, 24 hours in advance.

3. PROPERTY LINES MUST BE ESTABLISHED BY SURVEY STAKES PRIOR TO FOUNDATION INSPECTION.
4. This permit does not cover sewer, street use, plumbing, electrical, furnace, boiler, elevator, Fire Department, public right-of-way shoring, or sign permits. If any of these permits are required, you will need to apply for them separately from this permit. Additional permits may also be required for work covered by this permit.
5. The requirements for all permits related to this permit (including but not limited to plumbing, electrical, Master Use, and street use permits) shall be completed prior to final inspection.
6. Premises must not be occupied until final inspection is made and approval granted by the Seattle Department of Construction and Land Use.
7. FINAL INSPECTION IS REQUIRED ON ALL PERMITS.

INSPECTION / CORRECTION / COMMENTS

INSPECTOR

DATE

OK FINAL. YMCA has been demolished and construction of auto showroom and sales lot authorized under permit #616514. **OK FINAL**

nelson

7/12/85

MASTER USE AND CONSTRUCTION APPLICATION AND PERMIT

CITY OF SEATTLE
DEPARTMENT OF CONSTRUCTION AND LAND USE

PROJECT NUMBER: 8404612

KROLL: 54E

PERMIT NUMBER: 616514



PROPERTY ADDRESS: 04550 FAUNTLEROY WY SW ()
LEGAL DESCRIPTION: LTS 14 THRU 24, BLK 58, BOSTON CO'S PLAT ADDN

CONSTRUCTION VALUE
N.W.: 150,000

RELATED FILES/PERMITS: USE 613940
PERMIT REMARKS:

ALTER: 110,000

PROJECT DESCRIPTION: Permission is hereby given to do the following according to the conditions stated hereon and on the attachments and according to the approved plans and specifications pertaining thereto, subject to compliance with the ordinances of the City of Seattle:

TOTAL: 260,000

NEW CONSTR: CONST AUTO SHOWRM/AUTO SALES LOT PER PLANS
OTHER: MECHANICAL INSTALLATION PER PLANS

DCLU: 301,853

BLDG. IDENTIFIER: 1 OCC. GROUP & CHAR: B-2 AUTO SALES; B-1 GARAGE

NO. DWELLING UNITS TYPE OF CONSTRUCTION: V-N

EXISTING: 0 ASSEMBLY OCCUPANT LOAD: NA

NEW: 0 SPRINKLER SYSTEM LOCATION: BASEMENT ONLY

DEMOLISH: 0 NUMBER OF STORIES, BASEMENTS: 1 + BSMNT

TOTAL: 0 USE PER LAND USE CODE: AUTO SHOWROOM/AUTO SALES LOT

ZONING: CG DEMOLITION LICENSE: NA

	DATE	CONSTRUCTION COMPONENT	FEE
OCCUPANCY CERT. REQUIRED?	Y	RECEIPT NUMBER	
		RECEIPT AMOUNT	
SPECIAL INSPECTIONS REQUIRED?	Y	B28025	745.00
		B31503	2,903.00
ENVIRON. SENSITIVE AREA?	N		
SHORELINE AREA?	N		
PROTECTED DISTRICT/LANDMARKS?	N	PERMIT SPECIALIST: AH	
		LAND USE TECHNICIAN:	
GREENBELT?	N	BLDG CODE PLANS EXAM/ENGR: DP 1	

	DATE	MASTER USE COMPONENT	ACTION	FEE
	840914	BUILDING		2,067.00
	840914	ENERGY		378.00
	840914	MECHANICAL		1.00

OWNER/LESSEE: HULING BROS

CONTACT PERSON: MIKE PERNACK PHONE: 9359110

ADDRESS: 3438 26TH AV SW ZIP: 98106

	DATE	STREET USE COMPONENT	ACTION	FEE
CONTRACTOR:	840914	CURB CUT	G	32.00

DIRECTOR OF CONSTRUCTION LAND USE BY: *H. Westmoreland*

DATE PERMIT ISSUED	CONSTRUCTION EXPIRATION DATE	LAND USE EXPIRATION DATE	OTHER	FEE
850222	860222	NA	INVESTIGATION	.00
			REVISION	.00
			OVERTIME	1,170.00
TOTAL PERMIT FEES:				3,648.00

NOTICE TO THE APPLICANT: The Department of Construction and Land Use cannot guarantee any specific time frame for project review. The applicant shall determine applicability of and compliance with all relevant codes. DCLU permit action is based upon information supplied by the applicant. The Department reserves the right to require additional information. Field revisions on issued permits may be required if errors or omissions are discovered.

Construction or substantial progress toward construction of a project for which a Master Use Permit or construction permit has been granted must be undertaken prior to the expiration date. Extension of the construction permit without penalty may be granted if application is made within the 30 days prior to the date of expiration. Additional fees will be assessed to reinstate an expired permit.

Not valid unless signed by the DIRECTOR OF THE DEPARTMENT OF CONSTRUCTION AND LAND USE. Starting construction without a building permit is punishable by fine and/or imprisonment. All work shall be done in accordance with the permit and approved plans. Call for inspection before placing any concrete or installing any piling on public property. Phone 625-2301.

I certify that I have read the above notice, and that to the best of my knowledge, the information which I have provided is complete and accurate.

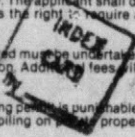
APPLICANT'S SIGNATURE

Michael Pernack

DATE: 4/22/85

APPLICANT'S RELATIONSHIP TO PROJECT: A

Page 01 of 01



REPORT OF INSPECTOR

PROPERTY
ADDRESS

INSPECTOR'S
NAME

PERMIT
NO. 616514

DATE OF VISIT	MADE BY	REMARKS
2/28/85	Nelam	Deliver special inspection sheets to job site. Ok to place concrete for access ramp retaining wall footings and perimeter curb beams per plans under supervision of Otto Rosemau and Assoc.
3/8/85	Nelam	Ok to place concrete for access ramp retaining walls and for parking deck support beam under supervision of Otto Rosenau and Assoc.
3/22/85	Nelam	Ok roof nailing; may cover. Renail plywood shear wall at center bearing wall where nails have penetrated veneer face.
4/8/85	Joe	Ok cover wall at main level. Have HVAC inspected before ceiling cover.
3/29/85	Joe	Ok shear nail, ok clip for ceiling joist.
4/16/85	Nelam	Ok place concrete for access ramp at S.W. corner and for W. side stair landing: this concrete placement not covered by special inspection. Furnish statement from stucco contractor that lath was installed per UBC fastening standards.
4/18/85	King	Ok to insulate and cover walls and ceiling of basement area subject to approval of ceiling method by Plan Examiner and installed, fireblocking at ceiling line around stairs and storage room.
5/3/85	Joe	Block off and secure unfinished areas. Add stair handrails and door signage, access to south exit door then call for reinspection for temporary occupancy of main level.
5/16/85	Nelam	SFD approval received for extinguishers with basement sprinkler system omitted per code.
5/31/85	Nelam	Final corrections: handicapped logo at parking space insulate handicapped lavatory drains, reduce guardrail spacing to 6" E. side, street number, self closer at stairwell storage door, final special inspection report. Ok for 60 day temporary occupancy.



CITY OF SEATTLE
 DEPARTMENT OF CONSTRUCTION AND LAND USE
 Room 500 Municipal Building
 Inspections Phone: 625-2301

POST THIS SIDE OUT

Permit No. _____

Project No. _____

TO THE CONTRACTOR/OWNER:

Property Address: _____

1. This card must be posted in a conspicuous place on the premises.
2. Call DCLU Inspection Division (625-2301) for all of the applicable inspections:

a. foundation (setbacks, reinforcing steel, soil bearing)	d. glu-lams, wood trusses	g. insulation
b. fireplace and chimney reinforcing steel	e. diaphragm nailing (walls, floors, roofs, including connections)	h. stucco lath & gypsum board nailing
c. concrete & masonry reinforcing steel	f. framing	i. mechanical HVAC
		j. final inspection

Inspections will be made on the same working day if you call between 7:30 and 8:30 a.m. Inspections will be made on the next working day for calls received after 8:30 a.m.

Please clarify which inspections are required before proceeding with your project. If you have any questions, call the building inspector at 625-2301 between 7:30 and 8:30 a.m., or leave a message after 8:30 a.m.

When special inspection is required, notify inspection agency specified on approved plan, 24 hours in advance.

3. PROPERTY LINES MUST BE ESTABLISHED BY SURVEY STAKES PRIOR TO FOUNDATION INSPECTION.
4. This permit does not cover sewer, street use, plumbing, electrical, furnace, boiler, elevator, Fire Department, public right-of-way shoring, or sign permits. If any of these permits are required, you will need to apply for them separately from this permit. Additional permits may also be required for work covered by this permit.
5. The requirements for all permits related to this permit (including but not limited to plumbing, electrical, Master Use, and street use permits) shall be completed prior to final inspection.
6. Premises must not be occupied until final inspection is made and approval granted by the Seattle Department of Construction and Land Use.
7. FINAL INSPECTION IS REQUIRED ON ALL PERMITS.

INSPECTION / CORRECTION / COMMENTS	INSPECTOR	DATE
OK FINAL: ISSUE C/O. SEP 28 1985	Nelson	7-12-85



708518



MASTER USE AND CONSTRUCTION APPLICATION AND PERMIT

PROJECT NUMBER: 9903820

PERMIT NUMBER: 708518

CITY OF SEATTLE DEPARTMENT OF CONSTRUCTION AND LAND USE

KROLL: 137

PROPERTY ADDRESS: 04550 FAUNTLEROY WY SW ()

LEGAL DESCRIPTION: APN: 095200-7545; LTS 14 THRU 24, BLK 58, BOSTON COMPANY'S PLAT ADDITION.

CONSTRUCTION VALUE NEW: 0

RELATED FILES/PERMITS: APN: 095200-7545 - - - PERMIT REMARKS:

ALTER: 74,822

PROJECT DESCRIPTION: Permission is hereby given to do the following according to the conditions stated hereon and on the attachments and according to the approved plans and specifications pertaining thereto, subject to compliance with the ordinances of the City of Seattle:

TOTAL: 74,822

ALTERATION NEW CONSTR ALTER BASEMENT OF AUTO REPAIR GARAGE/SALESROOM CONSTRUC CAR WASH FOR AUTOSALES PER PLAN

DCLU: 74,822

BLDG. IDENTIFIER: 1 OCCY GROUP & CHAR: M-SALESROOM, S-3 GARAGE NO DWELLING UNITS TYPE OF CONSTRUCTION: U-N EXISTING: 0 ASSEMBLY OCCUPANT LOAD: NA NEW: 0 SPINKLER SYSTEM LOCATION: NA DEMOLISH: 0 NUMBER OF STORIES, BASEMENTS: 1 + BSMT TOTAL: 0 USE PER LAND USE CODE: SALES OF MOTORIZED VEHICLES ZONING: C1-65 DEMOLITION LICENSE: NA

Table with columns: OCCUPANCY CERT. REQUIRED?, SPECIAL INSPECTIONS REQUIRED?, ENVIRON SENSITIVE AREA?, SHORELINE AREA?, PROTECTED DISTRICT/LANDMARKS?, GREENBELT? and rows for RECEIPT NUMBER, RECEIPT AMOUNT, DATE, COMPONENT, FEE.

OWNER/LESSEE: STEVE HULING CONTACT PERSON: TOM WEBB ADDRESS: 2225 N. 56TH ST

CONTRACTOR: LIC. NO: DIRECTOR OF CONSTRUCTION & LAND USE BY: [Signature] DATE PERMIT ISSUED: 990827 CONSTRUCTION EXPIRATION DATE: 010227 LAND USE EXPIRATION DATE: [Blank]

Table with columns: DATE, COMPONENT, ACTION, FEE. Includes rows for STREET USE COMPONENT and OTHER.

TOTAL PERMIT FEES: 2,730.50

NOTICE TO THE APPLICANT: The Department of Construction and Land Use cannot guarantee any specific time frame for project review. The applicant shall determine applicability of and compliance with all relevant codes. DCLU permit action is based upon information supplied by the applicant. The Department reserves the right to require additional information. Field revisions on issued permits may be required if errors or omissions are discovered.

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Not valid unless signed by the DIRECTOR OF THE DEPARTMENT OF CONSTRUCTION AND LAND USE. Starting construction without a building permit is punishable by fine and/or imprisonment. All work shall be done in accordance with the permit and approved plans. Call for inspection before placing any concrete or installing any piling on private property. Phone 684-8900.

I certify that I have read the above notice, and that to the best of my knowledge, the information which I have provided is complete and accurate.

APPLICANT'S SIGNATURE: [Signature]

DATE: 8-27-99

APPLICANT'S RELATIONSHIP TO PROJECT: A Page 01 of 02

THIS, THEN THE IMAGE WAS A POOR DOCUMENT. DCLU MICROFILM RECORDS--1999

DEPARTMENT OF CONSTRUCTION AND LAND USE CONSTRUCTION PERMIT INSPECTIONS REPORT

ADDRESS: 04550 FAUNTLEROY WY SW PERMIT #: 708518 CONST #: 9

SPECIAL APPROVALS	COMPLETED ON
PERMANENT CERTIFICATE OF OCCUPANCY	2000-04-24
ELECTRICAL	2000-04-18
CAST IN PLACE REINFORCED CONCRETE	2000-03-10
STRUCTURAL STEEL ERECTION	2000-03-10
STEEL DECKING	2000-03-10
REINFORCED MASONRY PERIODIC INSP	2000-03-10
STRUCT STEEL EMBEDMENT IN CONCRETE	2000-03-10
EPOXY GROUTING	2000-03-10
EXPANSION ANCHOR INSTALLATION	2000-03-10
ANCHOR BOLT INSTALLATION	2000-03-10
PLUMBING	2000-02-08

BUILDING ID: 1

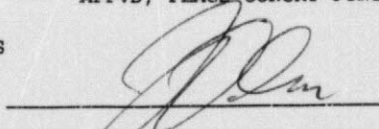
1999-09-22 FOUNDATION/SITE

APPVD, PLACE CONCRT-FTNGS ONLY

NOTES:

PROJECT HAS SPECIAL INSPECTIONS

INSPECTOR: OLSEN, JAMES



1999-10-07 FOUNDATION/SITE

APPROVED, PLACE WALLS

NOTES:

WEST RETAINING WALL OK (UNDER S.I)

INSPECTOR: Krieg, Jeff



1999-10-26 FOUNDATION/SITE

APPVD, PLACE CONCRT-FTNGS ONLY

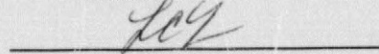
INSPECTOR: Krieg, Jeff



2000-04-24 FINAL

APPROVED

INSPECTOR: LUNDSTROM, LARRY

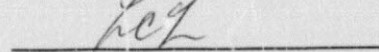


BUILDING ID: 2

2000-04-24 FINAL

APPROVED

INSPECTOR: LUNDSTROM, LARRY



00011111

4550 (4544-4556)

*

FAUNTLEROY

WY

SW

ELECT #1

59778
FEE RECEIPT NUMBER

FIRE ALARM ONLY

574677

CITY OF SEATTLE - DEPARTMENT OF BUILDINGS APPLICATION AND ELECTRICAL PERMIT

PERMIT NUMBER
CARD

TOTAL FEE 24.00 E1737 2 APT.
CONT. LIC. NO. TIME TO COMPLETE NO. STORIES LEGAL OCCUPANCY

Job Address 4550 FAUNTLEROY WY S.W. WEST SEATTLE YMCA
OWNER'S ADDRESS SAME INSTALLATION BY VIKING ELECTRIC CO.
INSTALLATION PHONE 935 2270 INSTALLERS ADDRESS 72-01 5 AV NE. SEA
INSTALLERS PHONE 522 3600

Application is hereby made for Permit to install Electrical Equipment as follows: FIRE ALARM

						Wiring Method <u>EMT</u>					
USE OF CIRCUIT	NUMBER CIRCUITS	AMP PER CIR	120V 1Ø	240V 1Ø OR 3Ø	FEE	USE OF CIRCUIT	NUMBER CIRCUITS	AMP PER CIR	120V 1Ø	240V 1Ø OR 3Ø	FEE
LIGHT						SIGN					
LIGHT						50 VOLTS OR LESS					
CONVENIENCE						MOTOR					
CONVENIENCE						MOTOR					
APPLIANCE						MOTOR					
DISHWASHER						MISC.					
DISPOSAL						<u>FIRE ALARM</u>	<u>1</u>	<u>15</u>	<u>x</u>		<u>11.00</u>
RANGE						<u>FIRE DEPT.</u>					<u>5.00</u>
WATER HEATER											
LAUNDRY											
DRYER											
FURNACE GAS-OIL											
FURNACE ELECTRIC											
ELECTRIC HEAT											
ELECTRIC HEAT											
A. C. UNIT											
FEEDER											
FEEDER											
SERVICE											
SUB TOTAL											
						REINSTALLATION LIGHT FIXTURE #					
						SUB TOTAL FEE <u>16.00</u>					
						BASIC FEE <u>8.00</u>					
						TOTAL FEE <u>24.00</u>					
						SIZE OF SERVICE SWITCH OR CIRCUIT BREAKER					
						AMP _____ PHASE _____					
						SIZE OF SERVICE ENTRANCE CONDUCTORS					
						A.W.G. _____					
						SIZE OF GROUND _____ SIZE OF ENTRANCE SWITCH _____					

I certify that the work to be performed under this permit will be done by the installer and in conformance with the Seattle Electrical Code.

Date Application made 7-11 1978 By McDonnell
CONTRACTOR OR OWNER OR AUTHORIZED AGENT

Permission is hereby given to do the above described work, according to the conditions hereon and according to the approved plans and specifications pertaining thereto, subject to compliance with the Ordinances of the City of Seattle.

7-20-78 By d. Shoval
SUPERINTENDENT OF BUILDINGS
PLANS APPROVED

WARNING

Notify Building Department by Street Address and Permit Number when ready for inspection. Work must not be covered or current turned on before inspection and O.K. for covering or service has been given by Inspector in Writing on Permit Placard. A - Permits Phone: 625-2301

PERMIT PLACARD MUST BE KEPT POSTED ON THE WORK - SEE OVER -

REPORT OF INSPECTOR

DATE OF VISIT	MADE BY	REMARKS
		574677
9-12-78	Neilson	Can't find. I think wrong address.
		not apt. YMCA
		O.K. FOR COVERING
		O.K. TO CONNECT SERVICE
9/13/78	Neilson	FINAL O.K.

DO NOT WRITE IN THIS MARGIN

DATE:

(Rec'd in Fire Marshal's Office)



FROM: The Department of Construction and Land Use
TO: Fire Marshal, 301 - 2nd Avenue South
RE: Fire Protection Equipment Installation

PERMIT NUMBER: 616517
PROJECT NUMBER: 8407612
BUILDING IDENTIFIER: _____

ADDRESS: 4550 FAUNTLEROY Wy SW OWNER'S NAME: _____

CONTACT (Firm or Person): MIKE PERWACK PHONE: 935-9110

OCCUPANCY: B-2, B-1 DATE OF ISSUE: _____

_____ Auto Sprinkler	Equipment Rec'd: yes <u>X</u> no _____
_____ Combination Stand Pipe	Under Building Code: <u>X</u>
_____ Dry Standpipe	Under Housing Code: _____
_____ Fire Alarm System	Under Fire Code: <u>X</u>
_____ Medical Gas	

EXTINGUISHERS Other _____ Equipment Ready: yes

New: X Remodel: _____ Occupancy Change: _____ Work Complete: yes

DETAILED LOCATION AND NATURE OF WORK: Build a new Auto Show Rm
w/ domt per plans, BSMT Sprinklers omitted per
CODE ALTERWATE 85-52.

PLANS EXAMINER: _____

WILLIAM J. JUSTEN, P.E.
Director, Department of Construction and Land Use

By Inspector: David Nelson

FIRE DEPARTMENT USE ONLY

APPROVED

CHIEF OF
FIRE DEPARTMENT

BY: Ted Loderberg

DATE: 5-10-85

E 36691
FEE RECEIPT NUMBER

890

631103 8
PERMIT NUMBER

CITY OF SEATTLE—DEPARTMENT OF CONSTRUCTION AND LAND USE
APPLICATION AND ELECTRICAL PERMIT WITH PLANS

TOTAL FEE	390 ⁶⁰	SOUTHIE 1366PA	1YR		Comm
		CONT. LIC. NO.	TIME TO COMPLETE	NO. STORIES	LEGAL OCCUPANCY

ELECTRICAL PERMIT ONLY - NO OCCUPANCY OR USE ESTABLISHED UNDER THIS PERMIT

Job Address: 4550 FAUNTLEROY WAYS SW

Owner: HULING BROS

Owner's Address: 4550 FAUNTLEROY WAYS SW

Owner's Phone:

Installed By: SOUTHGATE ELEC

Installers Address: 18740 DEW MOYNEZ WAYS

Installers Phone: 244-1570

Application is hereby made for Permit to install Electrical Wiring and Equipment per Plans and Specifications as follows:
CAR SALES CDM. Wiring Methods EMT

COST VALUATION	CONTRACT COST	ESTIMATED COST	FEE
\$1,000 OR LESS			
1,001 - 5,000			372.00
5,001 - 10,000			18.60
10,001 - 25,000	12,000.00		390.60
25,001 AND OVER			

ENERGY FEE 18.60

New Construction Remodel Complete Installation Partial Installation

Wire as per approved plans.

I certify that the work to be performed under this permit will be done by the installer and in conformance with the Seattle Electrical Code.

By James J. Thomas
CONTRACTOR OR OWNER (OR AUTHORIZED AGENT)

Permission is hereby given to do the above described work, according to the conditions hereon and according to the approved plans and specifications pertaining thereto, subject to compliance with the Ordinances of the City of Seattle.

FOR DIRECTOR OF CONSTRUCTION AND LAND USE

INDEX
CARD

Application Received	Plans Approved	Permit Issued
Date 3-18-85	Date March 26th, 1985	Date March 26th, 1985
By F. Hagen	By [Signature]	By [Signature]

WARNING

Notify Department of Construction and Land Use by Street Address and Permit Number when ready for inspection. Work must not be covered or current turned on before inspection and O.K. for covering or service has been given by Inspector in Writing on Permit Placard. A. Permits Phone: 625-2301

PERMIT PLACARD MUST BE KEPT POSTED ON THE WORK

991019-066
PERMIT NUMBER

5523
RECEIPT NUMBER



CITY OF SEATTLE

DEPARTMENT OF DESIGN, CONSTRUCTION AND LAND USE

Electrical Permit

Work Site Address: 4550 FAUNTLEROY WY SW
Zip: 98126

District: E8

CORRECT ADDRESS IS RESPONSIBILITY OF APPLICANT - PERMITS WITH WRONG ADDRESSES ARE CANCELLED

Owner

Name: HULING BROS.
Address: SAME AS WORK SITE
City/St: SEATTLE WA
Zip: 98126 Phone:

Installer

Name: NORTH STAR ELECTRIC
Address: 1905 S. JACKSON ST
City/St: SEATTLE WA
Zip: 98144 Phone: 206-329-1596

Description: WIRE NEW CAR WASHING BUILDING FOR AUTO DEALERSHIP. ALL WIRING IN CONDUIT.

Permit Item	Qty	Amount	Permit Item	Qty	Amount
Lighting Outlets	4	3.60	Feeder (to 70amp/120 volt)	1	13.60
Feeder (to 100amp/208/460 amp)	1	29.30	Feeder (to 225amp/208/460 volt)	1	42.90
Motor (to 20hp)	1	25.00	Motor (to 50hp)	1	43.20
Administrative Fee	1	35.00			

Standard Fee: \$192.60
Additional Fee:
TOTAL FEE: \$192.60

I certify that work to be performed under this permit will be done by the installer and in conformance with Seattle Codes and Ordinances.

Application Date: October 19, 1999

By:

Permission is hereby given to do the above work, according to the conditions hereon and according to the approved plans and specifications pertaining thereto, subject to compliance with Ordinances of the City of Seattle.

Date Permit Issued: October 19, 1999

DIRECTOR, DESIGN, CONSTRUCTION AND LAND USE

Expiration Date: October 19, 2000

DCLU Copy

WARNING

Notify Department of Construction and Land Use by Street Address and Permit Number when ready for inspection. Concrete must not be poured, work must not be covered or current turned on before inspection and O.K. for pouring concrete, covering or service has been given by the inspector. Call (206) 684-8900 for inspection.

PERMIT PLACARD MUST BE KEPT POSTED ON THE JOB

0001945

THIS, THEN THE IMAGE WAS A POOR DOCUMENT.
DCLU MICROFILM RECORDS-1999

991220-043
PERMIT NUMBER

6431
RECEIPT NUMBER



CITY OF SEATTLE

DEPARTMENT OF DESIGN, CONSTRUCTION AND LAND USE

Electrical Permit

Work Site Address: 4550 FAUNTLEROY WY SW

Zip: 98126

District: E8

CORRECT ADDRESS IS RESPONSIBILITY OF APPLICANT - PERMITS WITH WRONG ADDRESSES ARE CANCELLED

Owner

Name: HULING BROS

Address: SAME AS WORK SITE

City/St: SEATTLE WA

Zip: 98126 Phone:

Installer

Name: NORTH STAR ELECTRIC

Address: 1905 S. JACKSON ST

City/St: SEATTLE WA

Zip: 98144 Phone: 206-329-1596

Description: WIRE NEW LUNCHROOM IN BASEMENT OF AUTO DEALERSHIP

Permit Item	Qty	Amount	Permit Item	Qty	Amount
Appliances (15-25amp)	2	14.00	Receptacles	8	7.20
Lighting Outlets	10	9.00	Switches	3	2.70
Feeder (to 225amp/208/460 volt)	1	42.90	Administrative Fee	1	35.00

Standard Fee: \$110.80

Additional Fee:

TOTAL FEE: \$110.80

I certify that work to be performed under this permit will be done by the installer and in conformance with Seattle Codes and Ordinances.

Application Date: December 20, 1999

By:

Permission is hereby given to do the above work, according to the conditions hereon and according to the approved plans and specifications pertaining thereto, subject to compliance with Ordinances of the City of Seattle.

Date Permit Issued: December 20, 1999

DIRECTOR, DESIGN, CONSTRUCTION AND LAND USE

Expiration Date: December 20, 2000

DCLU Copy

WARNING

Notify Department of Construction and Land Use by Street Address and Permit Number when ready for inspection. Concrete must not be poured, work must not be covered or current turned on before inspection and O.K. for pouring concrete, covering or service has been given by the inspector. Call (206) 684-8900 for inspection.

PERMIT PLACARD MUST BE KEPT POSTED ON THE JOB

IF THE IMAGE TO THE RIGHT OF THIS PERMIT IS NOT CLEAR, THEN THE IMAGE WAS A POOR DOCUMENT.
DCLU MICROFILM RECORDS--1999

991220-043
PERMIT NUMBER

CITY OF SEATTLE
DEPARTMENT OF DESIGN CONSTRUCTION AND LAND USE
ELECTRICAL PERMIT INSPECTION REPORT

DATE 4-18-00 ADDRESS 4550 FAUNTLEROY WY SW
CONTRACTOR NORTH STAR FLOOR/LOCATION _____

INSPECTION ITEM	APPROVED		NOT APP.		APPROVED		NOT APP.	
	APPROVED	NOT APP.	APPROVED	NOT APP.	APPROVED	NOT APP.	APPROVED	NOT APP.
<input type="checkbox"/> COVER UNDERGROUND	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<input type="checkbox"/> COVER SLAB	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<input type="checkbox"/> COVER FLOOR	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<input type="checkbox"/> COVER WALLS	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<input type="checkbox"/> COVER CEILINGS	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<input type="checkbox"/> PARTIAL COVER	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<input type="checkbox"/> COVER - ALL	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<input type="checkbox"/> _____	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<input type="checkbox"/> FEEDER	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<input type="checkbox"/> FEEDER MISC	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<input type="checkbox"/> SERVICE	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<input type="checkbox"/> TEMPORARY SERVICE	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<input type="checkbox"/> FIRE ALARM	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<input type="checkbox"/> PARTIAL FINAL	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<input checked="" type="checkbox"/> FINAL	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<input type="checkbox"/> COULD NOT INSPECT (NOOP)	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

FINAL APPROVED BLANKET PERMIT VALUE: _____

SIGNED: David Williams Phone (206) 843-7 INSPECTION TIME: 1:25

INSPECTION DISTRICT ES

NOTES: LUNCHROOM FINAL APPROVED

WARNING: CORRECTIONS MUST BE COMPLETED WITHIN _____ WORKING DAYS

991220-043

IF THE IMAGE YOU ARE VIEWING IS NOT CLEAR AS THIS, THEN THE IMAGE WAS A POOR DOCUMENT.
DCLU MICROFILM RECORDS--2000

991019-066
PERMIT NUMBER

CITY OF SEATTLE
DEPARTMENT OF DESIGN CONSTRUCTION AND LAND USE
ELECTRICAL PERMIT INSPECTION REPORT

DATE 4-18-00 ADDRESS 4550 FAULTLERoy Wy SW
CONTRACTOR NORTH STAR FLOOR/LOCATION _____

INSPECTION ITEM					
	APPROVED	NOT APP.		APPROVED	NOT APP.
<input type="checkbox"/> COVER UNDERGROUND	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/> FEEDER	<input type="checkbox"/>	<input type="checkbox"/>
<input type="checkbox"/> COVER SLAB	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/> FEEDER - MISC.	<input type="checkbox"/>	<input type="checkbox"/>
<input type="checkbox"/> COVER FLOOR	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/> SERVICE	<input type="checkbox"/>	<input type="checkbox"/>
<input type="checkbox"/> COVER WALLS	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/> TEMPORARY SERVICE	<input type="checkbox"/>	<input type="checkbox"/>
<input type="checkbox"/> COVER CEILINGS	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/> FIRE ALARM	<input type="checkbox"/>	<input type="checkbox"/>
<input type="checkbox"/> PARTIAL COVER	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/> PARTIAL FINAL	<input type="checkbox"/>	<input type="checkbox"/>
<input type="checkbox"/> COVER - ALL	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/> FINAL	<input checked="" type="checkbox"/>	<input type="checkbox"/>
<input type="checkbox"/> _____	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/> COULD NOT INSPECT (NOOP)	<input type="checkbox"/>	<input type="checkbox"/>

FINAL APPROVED BLANKET PERMIT VALUE: _____

SIGNED Dan Williams Phone 6048487 INSPECTION TIME: .25

INSPECTION DISTRICT EB

NOTES: CAR WASH FINAL APPROVED

WARNING: CORRECTIONS MUST BE COMPLETED WITHIN _____ WORKING DAYS

991019-066

IF THE IMAGE YOU ARE VIEWING IS NOT CLEAR AS THIS, THEN THE IMAGE WAS A POOR DOCUMENT.
DCLU MICROFILM RECORDS-2000

4550 (4544-4556)

*

FAUNTLEROY

WY

SW

LETTERS #1

9/15/75

1. Tamm

2. FILE

XXXXXXXXXXXXXXXXXXXX

4550 Fauntleroy Way Southwest
West Seattle Y.M.C.A.
F.M.O.

August 22, 1975

RE: Annual License Inspection

Executive

Mr. Dan Himmelman
West Seattle Y.M.C.A.
4550 Fauntleroy Way Southwest
Seattle, Washington 98126

Dear Mr. Himmelman:

A fire inspection, relating to the Annual State Licensing requirements, disclosed a violation of City Ordinance and established standards which must be corrected as follows:

1. Obtain an Occupancy Use Certificate from the Superintendent of Buildings to occupy a portion of the premises as a C-3 Day Care.

Fire safety indicates this item must be corrected as soon as possible.

Yours truly,

Frank R. Hanson, Chief
Seattle Fire Department

FRH:nr
WH
F.M.O.

cc: Mr. Alfred Petty, Superintendent
Seattle Building Department
Seattle Municipal Building

Your
Seattle
Fire Department

Frank R. Hanson, Chief
Wes Uhlman, Mayor

4550 Fauntleroy Way Southwest
West Seattle Y.M.C.A Daycare
F. M. O.

File



Neilson

July 19, 1976

RE: Annual License Inspection
Executive

Mr. Dad Himmelman
West Seattle Y.M.C.A. Day Care
4550 Fauntleroy Way Southwest
Seattle, Washington 98126

Dear Mr. Himmelman:

A fire inspection, relating to the Annual State Licensing requirement, disclosed violations of City Ordinance and established standards which must be corrected as follows:

1. Under Permit from the Superintendent of Buildings install an approved fire alarm system.

NOTE: A Licensed Day Care over 49 children must meet this requirement.

not over 25

Plans must be submitted to the State Fire Marshal's Office in Olympia, and the Seattle Fire Department.

2. Remove the Items now blocking the Exit doors at the Northeast corner of the Swimming Pool Room. Exit doors are required per Building Code and may not be restrained in any manner unless approved per Building Department.

Wennis check doors

3. Fire drills are to be held at least once a month. During severe weather, fire drills may be postponed. A record of all fire drills shall be kept on the premises subject to inspection of the Fire Chief.

*8/25/76
checked fire alarm system idea. Not over 25 so don't need one. check with Peterson - Fire Dept.*

*8-27-76 - Blazina
Door ~~is~~ not blocked
exit sign working - existing
latch mechanism same as
last 23 years. no change
re gid*

A Fire Safety Inspector will re-check these items for completion in approximately 15 days. If you have questions call **xxxxxxx 625-4077**