Section 1.0

1. Respondent:
   Paul Avery McConkey
   General Manager Bremerton Storage
   1723 Pennsylvania Ave
   Bremerton WA 98337
   (360) 265 9128
   trip.pennplaza@comcast.net

2. None
3. No designated individual.

Section 2.0

4. Property A. Kitsap County Tax Parcel 3711-000-001-0409.
   Property B. Kitsap County Tax Parcel 3711-000-001-0607.

5. Property A. (Waterfront former MGP property)
   Kitsap County Tax Parcel 3711-000-001-0409
   1723 Pennsylvania Ave, Bremerton WA 98337
   Real Estate Contract between F. Paul McConkey, Margaret McConkey and Theodore Blomberg on December 7thth, 1979. Property purchased August 1st, 1985 Respondent managed the property as part of the storage facility from October 2003 until present.
   Respondent is not the property owner.
   Owner: F. Paul and Maggie McConkey trustees. (b) (6)

   Property B. (Penn Plaza LLC / Former Lent's property)
   Kitsap County Tax Parcel 3711-000-001-0607
   1723 Pennsylvania Ave, Bremerton WA 98337
   Property was purchased August 1st, 1985 by F. Paul McConkey and Margaret McConkey from Theodore C. Blomberg and Marian J. Blomberg (The Blomberg's were the owners of Lent's Inc.)
   Respondent managed the property as part of the storage facility from October 2003 until present.
   Respondent is not the property owner.
   Property is owned by Penn Plaza Storage LLC. Penn Plaza Storage LLC is owned by The McConkey Family Trust

6. Respondent works for the McConkey Family Trust - Margaret McConkey, Trustee
   (b) (6)
   Silverdale WA 98383
   (b) (6)
   a. None known.
   b. The only contractors that the respondent is aware of controlling materials handling, storage, or disposal activity on either property are the ones that Cascade Natural Gas or the City of Bremerton hired during the remedial investigation and the targeted brownfield assessment.
   c. None known.

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d. Respondent understands that there is an easement running East/West across property 'B' for the City of Bremerton's Storm Drain and Sewer Line. Title report shows underground fuel transfer pipe that was not included in property purchase.
e. None known.
f. F. Paul McConkey, (b) (6) [redacted].
g. None known.
h. None known.
i. The City of Bremerton was granted a perpetual lease for the "purpose of dumping refuse and garbage and building a road and a mechanical system for the dumping of ashes from an incinerator" by Western Gas Company on May 16th 1941.

7. Respondent has no legal or equitable interest previously or currently in either property.

8. The Respondent was aware upon commencing management of the properties that they were listed on the National Hazardous Site List. Respondent does not own the property and did not undertake any investigations as to its prior uses. Owner, F. Paul McConkey (b) (6) [redacted]) stated that he did not do any investigation for either property prior to purchase.

9. Property A.
   a. Historical ownership of the waterfront property based on my understanding of title report as follows:
      January 12, 1931 – Western Gas Company.
      March 12, 1940 – Easement granted to City of Bremerton.
      Western Gas Company became Bremerton Gas Company.
      April 27, 1958 – Cascade Natural Gas Corporation.
      August 25, 1970- Harold D. Lent and T. Blomberg of Lent.
      July 11th 1974- Quit claim deed to Theodore C. Blomberg and Marian J. Blomberg.
      December 17, 1979 – Real Estate contract between Blomberg and McConkey
      August 1st, 1985 – F. Paul McConkey and Margaret McConkey.
   b. Respondent has no evidence to show the control of access prior to October 2003.
   c. Respondent has no evidence to show that any hazardous substance was released or threatened to be released during the time that McConkey's owned the property. Respondent's knowledge of any potentially hazardous substances being released or present on the property by previous owners is limited to documents provided to me by Aspect Consulting. (See "Brownfield files" on disk)

Property B. According to Respondents (b) (6) [redacted], F. Paul McConkey, (b) (6) [redacted] the property was purchased in 1985 from Theodore Blomberg. Respondent has no knowledge of who controlled access to the property then, or any knowledge of any releases or threatened releases of pollutants.

10. Property A. Respondent is unaware of any operators or lessors prior to 2003. The following were renters or rented after 2003:

   I. B and B Oil Heating / Pacific Coast Energy / Southern California Fuels (S.C. Fuels)
      Jeff Heuer,
      1702 Pennsylvania Ave, Bremerton WA 98337.

(360) 479 2772
*See files "SC fuels" in Folder "Leases"

a. Rented building 4 from September 1st, 1993 until November 30th 2005.

b. Operations included: Truck mechanical repair and Fuel Truck parking
c. Respondent has no evidence that they controlled access to the property.
d. Respondent has no evidence that they released any pollutant at the property.

II. Fraser's Interiors, Ken and Michelle Fraser,
(b) (6) 1703 4th St, Bremerton, WA 98337.
(360) 536 1051, (b) (6)
*See file "Frasers" in Folder "Leases"

a. Rented building 4 from February 24th 2006 to July 31st 2008.
b. Operations included: cutting and storing granite countertops.
c. Respondent has no evidence that they controlled access to the property.
d. Respondent has no evidence that they released any pollutant at the property.

III. Cascade Carpet Cleaning, Jeff Robinson,
PO Box 1548, Port Orchard WA 98366.
(360) 340 6550. (b) (6)
*See file "Cascade Carpet" in Folder "Leases"

a. Rented building 4 from October 1st 2009 until April 2010.
b. Operations included: conducting a carpet cleaning business.
c. Respondent has no evidence that they controlled access to the property.
d. Respondent has no evidence that they released any pollutant at the property.

IV. CES Corrosion Engineering Services / BAE Systems,
7330 Engineer Rd, #A, San Diego CA 92111-1434
(858) 514 1280
*See file "CES_BAE" in Folder "Leases"

a. Rented building 5, a part of building 2, and laydown space on the property from March 2004 to November 2007.
b. Operations included: office space, and equipment storage.
c. Respondent has no evidence that they controlled access to the property.
d. Respondent has no evidence that they released any pollutant at the property.

V. Cascade Steel Fabrication LLC, Derek Gruber or Rob Howard
PO Box 134, Tracyton WA 98393
880 Spartacus St NE, Bremerton WA 98311.
(360) 981 5469, (b) (6)
(360) 471 4821,
*See files "Cascade Steel" in Folder "Leases"

a. Rented building 8 from July 13th 2007 until December 2007 and then moved to building 5 and laydown space until January 2008.

b. Operations included: welding and storage.
c. Respondent has no evidence that they controlled access to the property.
d. Respondent has no evidence that they released any pollutant at the property.

VI. Lumin Inc. DBA All Nations Communications, Mike Lair or Ray Martinez,
1819 Central Ave S #121, Kent WA 98032.
(206) 290 9861, (b) (6)
*See files "Lumin" in Folder "Leases"

a. Rented building 4 and then building 5 on the property from August 2009 to April 2011.
b. Operations included: equipment storage for satellite dish installation.
c. Respondent has no evidence that they controlled access to the property.
d. Respondent has no evidence that they released any pollutant at the property.

VII. Lee Fabricators, Darrel Lee
PO Box 1130, Silverdale WA (360) 373 5043.
*See file "Lee Fab" in Folder "Leases"

a. Rented Buildings 5 from the time the property was purchased until sometime in the 1990's
b. Metal fabrication and Sand blasting and painting.
c. Respondent has no evidence that they controlled access to the property.
d. Respondent has no evidence that they released any pollutant at the property.

VIII. M. Goit Trucking, Marty Goit,
PO Box 2210, Bremerton WA 98310.
(360) 710 5761. (b) (6)
*See file "M. Goit Trucking" in Folder "Leases"

a. Rented building 5 from March 2008 to January 2009 and Laydown space from march 15th until January 2009
b. Operations included: truck repair and storage
c. Respondent has no evidence that they controlled access to the property.
d. Respondent has no evidence that they released any pollutant at the property.

IX. Penn Plaza Self-Storage LLC / Penn Plaza Storage DBA Bremerton Storage
1723 Pennsylvania Ave Bremerton wa. 98337
(360) 377-4457

a. Building 4 has been rented as self-storage from 2011 –Present. Building 5 has been rented as self-storage from 2010-present.
b. Operations include: Self-storage rentals and vehicle storage.
c. Access is controlled by electronic gate operator. Self-storage renters provide 5 digit gate code and they are allowed access to the property between 6a -10p provided that they are current with their rent and do not violate conditions of their lease. Sample lease on disk. Cascade Natural Gas contractors have their own gate with a pad lock. Access to this gate padlock code is controlled by Cascade Natural Gas.
d. To my best knowledge no releases of any pollutant have occurred since respondent became manager in 2003.

Respondent has heard of, but has no evidence that other lessors/operators of the property may include:

X. William and Natasha Sesko, 3536 Arsenal Way, Bremerton WA 98312.
(b) (6)

a. The story as respondent understands it is: Bill Sesko was told by the City of Bremerton to remove his Junk from another property owned by him in Bremerton. He moved the "junk" to his waterfront property and Property "A" (McConkey waterfront). The City of Bremerton issued cease and desist orders to both property owners. F. Paul McConkey paid workers to clean up McConkey waterfront and sued Sesko for reimbursement of cleanup. The City of Bremerton paid to have Sesko's property cleaned up and sued Sesko for re-imbursement. This was prior to respondent's time as property manager. For more information I suggest you talk with the City of Bremerton Code Compliance officer Janet Lunceford 360 473-5213

b. Bill Sesko operated a boat haul out on his property using a large crane near the water. He also stored many pieces of equipment and miscellaneous things on his property and then later on property "A" (McConkey waterfront). F. Paul McConkey took photos of Sesko's things and I have included them on Disk (Folder "Sesko") Respondent understands that the City of Bremerton has had many problems with the Sesko's regarding storage of "Junk" on their properties.

c. The Sesko's were able to control access to the properties using a large gate in their fence on Pennsylvania Ave.

d. According to F. Paul McConkey, Bill Sesko unearthed what is now thought to be coal gas sludge while excavating dirt to create a road down to access the water on his property. He then took a jar of the sludge down to the City of Bremerton and told them that because Western Gas Company granted them a perpetual lease to dump refuse and garbage on the property that they are responsible for the sludge on his property, and that the City needed to pay him to clean it up. The City called Washington State Department of Ecology and Norm Peck with D.O.E. looked at a Sanborn map and discovered that the properties were the site of a former MGP.

Sesko also left at least 8 derelict boats on the beach that Washington State Department of Natural resources paid to have removed. *For more information I suggest you contact Melissa Ferris with DNR's Derelict vessel removal program. 360-902-1574.

Bill also excavated and started to remove an underground fuel storage tank on his property and was stopped by the city. See City of Bremerton Code Compliance officer Janet Lunceford 360 473-5213

Property B. The properties history as respondent understands it is that the property was home of Lents Inc. and was owned by Harold D. Lent and Theodore Blomberg. When Lent died

Blomberg wanted to sell the company. Lent's was broken up and became a handful of companies'. The sheet metal shop became Ablitt Metal Products and rented building 3. The metal fabrication part of the business became Lee Fabricators and rented building 5,6,7,8,9,10 and part of building 2. The electrical part of the company became Baird Webber Electric and rented part of building 2. There was at least one other company that I have heard of called Fairway Mechanical but I was unable to find any paperwork relating to their time on the property. F. Paul McConkey signed a real estate contract with Blomberg in 1979 and agreed to pay the amount that all the new tenants were paying monthly.

I. Lee Fabricators, Darrell Lee, PO Box 1130 Silverdale WA. (360) 373 5043
*See file "Lee Fab" in Folder "Leases"

a. Rented building 6, 7, 8,9,10 and part of building 2 from date of property purchase until in the 1990's
b. Metal Fabrication, Sand Blasting and Painting.
c. Respondent has no evidence that they controlled access to the property.
d. Respondent has no evidence that they released any pollutant at the property.

The following were renters or rented after 2003:

I. Baird Webber, Denny Baird
1725 Pennsylvania Ave, Bremerton WA 98337
(360) 373 5077
a. Rented a part of building of 2 from time of property purchase until December 2003.
b. Operations included: office space and equipment storage.
c. Respondent has no evidence that they controlled access to the property.
d. Respondent has no evidence that they released any pollutant at the property.

II. Premier Propeller, John Hall,
(b) (6) Bremerton WA 98310
(360) 373 9566
*See file "Premier Propeller" in Folder "Leases"

a. Rented building 1 from July 16 1997 until January 31st 2005.
b. Operations included: propeller repair
c. Respondent has no evidence that they controlled access to the property.
d. Respondent has no evidence that they released any pollutant at the property.

III. Chase Property Services, Rick Redman,
PO Box 912, Bremerton WA 98337
(360) 710 5907. (b) (6)
*See file "Chase Property" in Folder "Leases"

a. Rented a part of building 2 from January 2005 to February 2008.
b. Operations included: office space / payroll services
c. Respondent has no evidence that they controlled access to the property.

d. Respondent has no evidence that they released any pollutant at the property.

IV. Monsters Merchandise West, Kris Morgan,
1725 Pennsylvania Ave B, Bremerton WA 98337
(360) 621 3599. (b) (6) .
*See file "Monsters Merch" in Folder "Leases"

a. Rented a part of building 2 from November 1st 2007 to February 29th 2008.
b. Operations included: silk screen printing
c. Respondent has no evidence that they controlled access to the property.
d. Respondent has no evidence that they released any pollutant at the property.

V. Malcolm Inc, Caties Creations, Dennis and Catie Malcolm,
(b) (6) , Bremerton WA 98311
(360) 616 4617. (b) (6) .
a. Rented a part of building 2 from July 2009 to January 2010.
b. Operations included: office space and uniform embroidery
c. Respondent has no evidence that they controlled access to the property.
d. Respondent has no evidence that they released any pollutant at the property.

VI. Ablitt Metal Products, Wayne and Judy Ablitt,
1727 Pennsylvania Ave, Bremerton WA 98337
(360) 377 7097. ((b) (6) .
*See files "Ablitt" in Folder "Leases"

a. Rented building 3 from date of property purchase until 2012.
b. Operations included: HVAC fabrication and sheet metal fabrication.
c. Respondent has no evidence that they controlled access to the property.
d. Respondent has no evidence that they released any pollutant at the property.

VII. NW Spiral Inc., Rick Ablitt,
1727 Pennsylvania Ave F, Bremerton WA 98337.
PO Box 5048, Bremerton WA 98312.
(253) 857 2024. (b) (6) .
*See file "N.W. Spiral" in Folder "Leases"
a. Rented Building 9 from November 1st 2001 until October 31st 2007 building 8 from November 1st 2007 until February 29th 2008 and building 7 from March 1st until January 2011
b. Operations included: Spiral HVAC fabrication.
c. Respondent has no evidence that they controlled access to the property.
d. Respondent has no evidence that they released any pollutant at the property.

VIII. SP Marine Fabrication, Defiance Boats, Bo Palmer,
7510 Bree Drive, Bremerton WA 98312.
(360) 689 6767. (b) (6)
*See file "SP Marine" in Folder "Leases"

a. Rented a part of building 3 and building 9 from May 2013 until December 31st 2015.
b. Operations included: aluminum boat construction
c. Respondent has no evidence that they controlled access to the property.
d. Respondent has no evidence that they released any pollutant at the property.

IX. CES Corrosion Engineering Services / BAE Systems,
7330 Engineer Rd, #A, San Diego CA 92111-1434
(858) 514 1280
*See file "CES_BAE" in Folder "Leases"

a. Rented building 5, a part of building 2, and laydown space on the property from April 2004 to November 2007.
b. Operations included: office space, and equipment storage.
c. Respondent has no evidence that they controlled access to the property.
d. Respondent has no evidence that they released any pollutant at the property.

X. (b) (6) [redacted] Bremerton WA 98337
(360) 876 5241. (b) (6) [redacted].
*See file (b) (6) [redacted] in Folder "Leases"

a. Rented part of building 2 on the property from November 2007 to present.
b. Operations included: off-set printing and storage
c. Respondent has no evidence that they controlled access to the property.
d. Respondent has no evidence that they released any pollutant at the property.

XI. Global Coatings/ Mark McCalman
316 N. Callow Ave, Bremerton Wa. 98312
(360) 479-0694
*See file "Global coatings" in Folder "Leases"
a. Rented Building 9 from 7/1/11-3/31/15 and building 8 from 4/1/15-present.
b. Operations include: Abrasive blasting and powder coating
c. Respondent has no evidence that they controlled access to the property.
d. Respondent has no evidence that they released any pollutant at the property

XII. Penn Plaza Self-Storage LLC / Penn Plaza Storage DBA Bremerton Storage
1723 Pennsylvania Ave Bremerton wa. 98337
(360) 377-4457
a. Fire destroyed Building 10 and 11 in 1999. The new buildings built in 2000 are drive up self-storage units. 70% of Building 2 was converted to small heated self-storage units in 2003 and the rest was converted to self-storage in 2013. Building 1 was converted to small heated self-storage units in 2005. 40% of building 3 was converted to small heated self-storage units in 2011 and the remaining 60% converted to small heated self-storage units in 2016. Building 6 and 6a have been storage since before respondent became manager in 2003. Building 7 was rented as storage from 2011-2014 and was

converted to small heated self-storage units in 2014. Building 9 has been rented as self-storage since 2015.

b. Operations include: Self-storage rentals and vehicle storage.
c. Access is controlled by electronic gate operator. Self-storage renters provide 5 digit gate code and they are allowed access to the property between 6a -10p provided that they are current with their rent and do not violate conditions of their lease. *Sample lease on disk.
d. No releases of any pollutant have occurred since respondent became manager in 2003.

11. None

Section 3.0

12.

Property A.

a. RESULTANT PARCEL 1 OF BOUNDARY LINE ADJUSTMENT RECORDED UNDER AUDITOR'S FILE NO. 201211070090, RECORDS OF KITSAP COUNTY, WASHINGTON, DESCRIBED AS FOLLOWS: TRACTS 1 AND 2, EXCEPT THE SOUTH 40 FEET OF SAID TRACT 2, AS MEASURED PARALLEL ALONG THE SOUTH LINE THEREOF, SUPPLEMENTAL PLAT OF BAY VIEW GARDEN TRACTS, AS PER PLAT RECORDED IN VOLUME 5 OF PLATS, PAGE 19, RECORDS OF KITSAP COUNTY, WASHINGTON; EXCEPT THAT PORTION LYING EASTERLY OF THE FOLLOWING DESCRIBED LINE: BEGINNING AT THE SOUTHEAST CORNER OF LOT 23, JOSEPH DALY'S GARDEN TRACTS, AS PER PLAT RECORDED IN VOLUME 4 OF PLATS, PAGE 11, RECORDS OF KITSAP COUNTY, WASHINGTON; THENCE SOUTH 0*05'00" EAST ALONG THE EAST LINE OF LOT 22, SAID PLAT OF JOSEPH DALY'S GARDEN TRACTS 14.53 FEET; THENCE NORTH 87*32'34" WEST 115.21 FEET, MORE OR LESS, TO THE WEST LINE OF THE EAST 115.08 FEET, AS MEASURED ALONG THE NORTH LINE OF SAID LOT 22; THENCE NORTH 232.05 FEET, MORE OR LESS, TO THE GOVERNMENT MEANDER LINE AND THE POINT OF TERMINATION OF THIS LINE; TOGETHER WITH TIDELANDS OF THE FIRST CLASS ABUTTING AND IN FRONT OF SAID PROPERTY; THE EAST LINE THEREOF BEING A PROJECTION NORTH OF THE EAST LINE OF THE ABOVE DESCRIBED UPLAND TRACT.

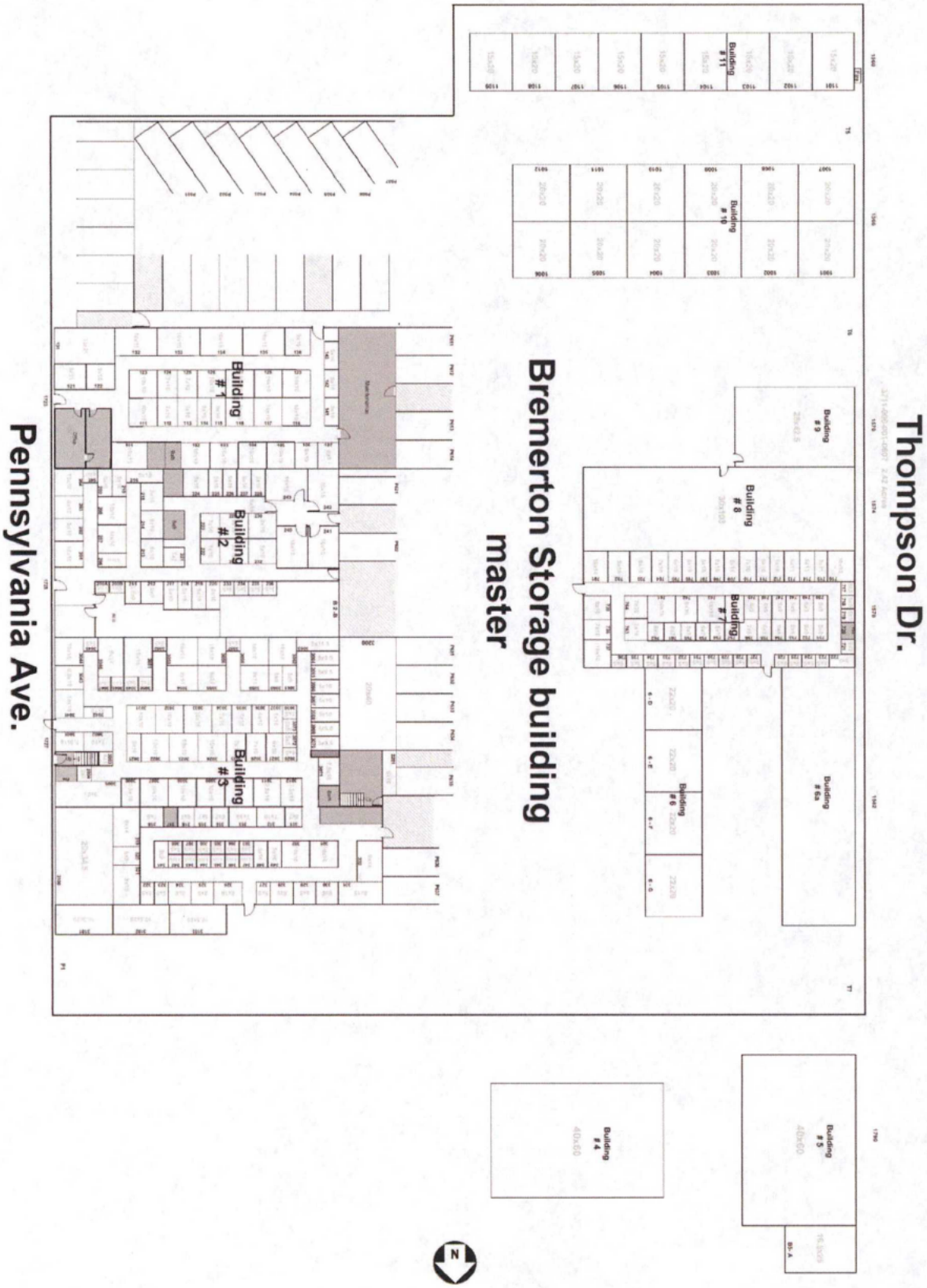
b. unknown
c. unknown
d. See Attached drawing. (file "Bremerton_storage_building_diagram.jpg")
e. None
f. unknown
g. unknown
h. unknown
i. unknown
j. unknown
k. unknown
l. See attachment
m. See aerial photo files on disk

Property B.

a. RESULTANT PARCEL 2 OF BOUNDARY LINE ADJUSTMENT RECORDED UNDER AUDITOR'S FILE NO. 201211070090, RECORDS OF KITSAP COUNTY, WASHINGTON, DESCRIBED AS FOLLOWS: PARCEL I: THAT PORTION OF LOT 23, JOSEPH DALY GARDEN TRACTS, VOLUME 4 OF PLATS, PAGE 11, RECORDS OF KITSAP COUNTY, WASHINGTON, AND LOTS 1 AND 2, SUPPLEMENTAL PLAT OF BAY VIEW GARDEN TRACTS, VOLUME 5 OF PLATS, PAGE 19, RECORDS OF KITSAP COUNTY, WASHINGTON, DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHEAST CORNER OF LOT 23, JOSEPH DALY GARDEN TRACTS; THENCE NORTH 89*43'45" WEST 115.08 FEET ALONG THE SOUTH LINE OF SAID LOT 23 TO THE TRUE POINT OF BEGINNING; THENCE NORTH 76.01 FEET; THENCE NORTH 89*43'45" WEST 161.64 FEET, MORE OR LESS, TO THE EAST MARGIN OF THOMPSON DRIVE; THENCE SOUTH ALONG SAID EAST MARGIN 126.24 FEET; THENCE SOUTH 89*43'45" EAST 144.86 FEET; THENCE NORTH 53.47 FEET TO THE TRUE POINT OF BEGINNING; EXCEPT ANY PORTION LYING WITHIN TRACTS 1 AND 2, EXCEPT THE SOUTH 40 FEET OF SAID TRACT 2, AS MEASURED PARALLEL ALONG THE SOUTH LINE THEREOF, SUPPLEMENTAL PLAT OF BAY VIEW GARDEN TRACTS, AS PER PLAT RECORDED IN VOLUME 5 OF PLATS, PAGE 19, RECORDS OF KITSAP COUNTY, WASHINGTON. PARCEL II: TRACTS 3, 4 AND 5, SUPPLEMENTAL PLAT OF BAY VIEW GARDEN TRACTS, RECORDED IN VOLUME 5 OF PLATS, PAGE 19, RECORDS OF KITSAP COUNTY, WASHINGTON; TOGETHER WITH THE FOLLOWING DESCRIBED PARCEL: THE EAST HALF OF THE FOLLOWING DESCRIBED PROPERTY: COMMENCING AT A POINT 430 FEET WEST AND 772.96 FEET NORTH OF THE SOUTHEAST CORNER OF GOVERNMENT LOT 1, SECTION 14, TOWNSHIP 24 NORTH, RANGE 1 EAST, W.M., IN KITSAP COUNTY, WASHINGTON; THENCE NORTH 66 FEET; THENCE WEST 330 FEET; THENCE SOUTH 66 FEET; THENCE EAST 330 FEET TO THE POINT OF BEGINNING; EXCEPT ANY PORTION WITHIN THOMPSON DRIVE. PARCEL III: THE NORTH 8 FEET OF LOT 19 AND ALL OF LOTS 20 AND 21 OF JOSEPH DALY'S GARDEN TRACTS ACCORDING TO PLAT RECORDED IN VOLUME 4 OF PLATS, PAGE 11, RECORDS OF KITSAP COUNTY, WASHINGTON. PARCEL IV: LOT 22, JOSEPH DALY'S GARDEN TRACTS, VOLUME 4 OF PLATS, PAGE 11, RECORDS OF KITSAP COUNTY, WASHINGTON, LESS THAT PORTION OF SAID LOT 22 DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHEAST CORNER OF SAID LOT 22; THENCE SOUTH 0*05'00" EAST ALONG THE EAST LINE OF SAID LOT 22, A DISTANCE OF 14.53 FEET; THENCE NORTH 87*32'34" WEST, 115.21 FEET; THENCE NORTH 10 FEET TO THE NORTH LINE OF SAID LOT 22; THENCE EASTERLY 115.08 FEET TO THE POINT OF BEGINNING.

b. unknown
c. unknown

d. *See attached drawing (File "Bremerton_storage_building_diagram.jpg")



e. unknown
f. unknown
g. unknown
h. See Aspect Consulting for any and all ground water wells and drilling logs.
i. unknown
j. unknown
k. unknown
l. None
m. See aerial photo files on disk

13. RESULTANT PARCEL 1 OF BOUNDARY LINE ADJUSTMENT RECORDED UNDER AUDITOR'S FILE NO. 201211070090, RECORDS OF KITSAP COUNTY, WASHINGTON, DESCRIBED AS FOLLOWS: TRACTS 1 AND 2, EXCEPT THE SOUTH 40 FEET OF SAID TRACT 2, AS MEASURED PARALLEL ALONG THE SOUTH LINE THEREOF, SUPPLEMENTAL PLAT OF BAY VIEW GARDEN TRACTS, AS PER PLAT RECORDED IN VOLUME 5 OF PLATS, PAGE 19, RECORDS OF KITSAP COUNTY, WASHINGTON; EXCEPT THAT PORTION LYING EASTERLY OF THE FOLLOWING DESCRIBED LINE: BEGINNING AT THE SOUTHEAST CORNER OF LOT 23, JOSEPH DALY'S GARDEN TRACTS, AS PER PLAT RECORDED IN VOLUME 4 OF PLATS, PAGE 11, RECORDS OF KITSAP COUNTY, WASHINGTON; THENCE SOUTH 0*05'00" EAST ALONG THE EAST LINE OF LOT 22, SAID PLAT OF JOSEPH DALY'S GARDEN TRACTS 14.53 FEET; THENCE NORTH 87*32'34" WEST 115.21 FEET, MORE OR LESS, TO THE WEST LINE OF THE EAST 115.08 FEET, AS MEASURED ALONG THE NORTH LINE OF SAID LOT 22; THENCE NORTH 232.05 FEET, MORE OR LESS, TO THE GOVERNMENT MEANDER LINE AND THE POINT OF TERMINATION OF THIS LINE; TOGETHER WITH TIDELANDS OF THE FIRST CLASS ABUTTING AND IN FRONT OF SAID PROPERTY; THE EAST LINE THEREOF BEING A PROJECTION NORTH OF THE EAST LINE OF THE ABOVE

DESCRIBED UPLAND TRACT.

14. Any and all information that respondent has regarding data related to soil, water, or air quality and geology/hydrogeology at and about each property. I have included all electronic files that I have received in folder "Files from aspect consulting".
15. Any knowledge that respondent has regarding questions in #15 is from documents sent to me from Aspect Consulting. I have included all electronic files that I have received in folder "Files from aspect consulting".
16. Unknown

17. None known

18. None

Section 4.0

19. Both properties have been operated as a self-storage facility managed by the Respondent since October 2003.

20. Two electric transformers were left behind by Baird /Webber when they went out of business and moved out of building 2. The transformers appeared to look in new / unused condition. After storing them for 4 years I finally found a way to recycle them. In January of 2007 Puget sound energy employee David Miller came down and took oil samples from both transformers to test for PCB's According to Mr. Miller, Gordy Johnston at P.S.E ran a test on each sample and found that the oil contained less than 1 part per million of PCB's. On March 1st 2007 I delivered both transformers to Chuck Greene at P.S.E's Bremerton location at 6522 Kitsap way, Bremerton Wa. 98312 for recycling. On March 7th I sent a letter to JoAnne Labaw at E.P.A. Region 10 1200 Sixth Avenue Seattle to inform her that the two transformers were no longer on the property and that they have been recycled (Copy of letter on disk "LABAW LETTER.pdf")

21. Any information that respondent has regarding the activities conducted over or adjacent to the water are from files sent to him by Aspect Consulting. See files "Brownfield files" on disk.

22. The respondent has seen old aerial photographs of Property A. that show a dock. According to information provided to respondent by Aspect Consulting the dock was used by the MGP to transport fuel / coal for the production of coal gas.

23. No leased aquatic lands.

24. Since 2003 Round-up herbicide has been used once a year to control weeds. Any herbicide/pesticide usage before 2003 is unknown by the Respondent.

25. The wastes generated by Penn Plaza Storage LLC dba Bremerton Storage are the things left behind by self-storage tenants and the trash generated by our staff of three.

    House hold trash is placed in a dumpster and collected weekly by Waste Management and transported to the Kitsap County Olympic View transfer station. 9380 SW Barney White Rd, Bremerton WA. 98312 (360) 674-2297.

    Prior to 2016 spent fluorescent bulbs were delivered to Kitsap County Household Hazardous waste facility for recycling. 5551 SW Imperial Way. Bremerton WA. 98312 (360) 337-5777.

    2016- Present spent fluorescent bulbs are delivered to Kitsap Lumber for recycling. 450 S. National Ave, Bremerton WA. 98312 (360) 479-4414.

    Old Electronics used to be taken to Kitsap County Olympic View transfer station. 9380 SW Barney White Rd, Bremerton WA. 98312 (360) 674-2297 for recycling, but recently we have been able to take them to St. Vincent De Paul's at 1137 N. Callow Ave. Bremerton WA 98312. (360) 377-2929 to be recycled.

    Old household appliances (Including Refrigerators) are taken to Allbest appliance 405 S. National Ave. Bremerton WA 98312 (360) 627-9091 to be recycled

Vehicle tires left on the property or in storage units are taken to Kitsap County Olympic View transfer station. 9380 SW Barney White Rd, Bremerton WA. 98312 (360) 674-2297 for recycling.

Any waste oils left on property or in storage units are delivered to Auto Zone/O'Reilly's for recycling. 3402 Kitsap Way, Bremerton WA.98312 (360) 373-3553.

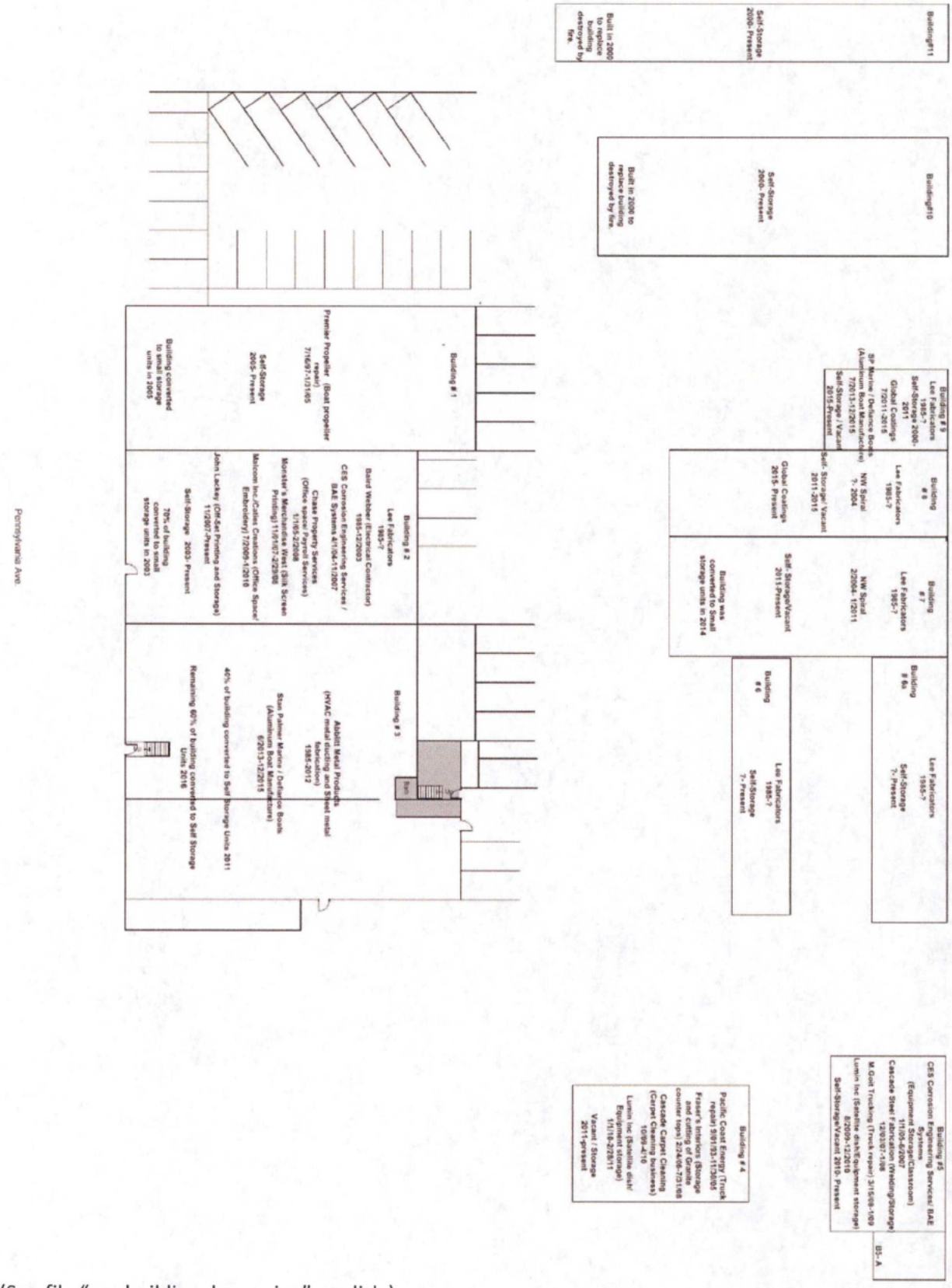
Respondent has no knowledge of waste handling, transportation, or storage prior to 2003.

26. No.

27. Property A. has 2 buildings that Respondent manages as self-storage buildings. *See file "Bremerton_storage_building_diagram.jpg" on Disk.

    Property B. has 10 buildings that Respondent manages as self-storage; buildings. *See file "Bremerton_storage_building_diagram.jpg" on Disk.

28. Respondent only rents space for Self-storage on the property. Leases for buildings to private companies between 2003-Present are shown in attached diagram



(See file "pp_building_leases.jpg" on disk.)

29. Each location that has "operations" is Self-storage rental space.
    a. 2003 – present
    b. No work is performed

30. Property A. Up until 2011 Building 4 and 5 were rented under commercial leases, and used for various activities as outlined in section 2. They are now used only for storage.

    Property B. Up until early 2016 Building 3 was rented for light manufacturing as outlined in section 2. It has now been converted fully to Self-storage.

31. None

32. None

33. None

34. None

35. None

36. None

37. None

38. None

39. None

40. None

41. None

42. None

43. None

44. None

45. None

46. Any knowledge respondent has regarding the acquisition, manufacture, use, storage, handling, disposal or release or threatened release of products or by-products of MGP(s) is from document provided to me by Aspect Consulting. I have included all electronic files that I have received in folder "Brownfield files".

47. See files provided by Aspect Consulting in folder "Brownfield files".

48. Respondent's only knowledge of the activities of the former Manufactured Gas Plant have been provided Aspect Consulting. I have included all electronic files that I have received in folder "Brownfield files".

49. None.

50. None

51. None

52. No

53. Unknown

54. None known

55. Unknown

56. None

57. None

58. None

59. No

60. None

61. None known

62. None known

63. Any soils that respondent has knowledge of being removed from the properties have been removed by contractors hired by either Aspect Consulting or by Cascade Natural Gas.

64. No

65. No

66. No

67. Any knowledge respondent has regarding any releases or threatened releases of products or by products from MGP(s) is from document provided to me by Aspect Consulting. I have included all electronic files that I have received in folder "Brownfield files".

68. Any documents that respondent has received are on the disk included in folder "Brownfield files".

69. None known

70. Any documents that respondent has received are on the disk included in folder "Brownfield files".

71. None

72. No

73.
    a. LLC (it is not the Respondents business.)
    b. Margaret McConkey, (b) (6) [redacted], Silverdale WA (b) (6) [redacted]
       F. Paul McConkey, (b) (6) [redacted]
    c. no known changes in legal structure
    d. None
    e. Not applicable

74. The business is not owned by the respondent.
    The following changes have occurred since the respondent was employed at the property.
    The following named businesses were/are all owned by the McConkey Family Trust, F. Paul McConkey (b) (6) [redacted] and Margaret McConkey, (b) (6) [redacted], Silverdale WA 98383. ((b) (6) [redacted].
    01/01/2007 Mariners Landing LLC was formed.
    12/31/2009 Mariners Landing was merged back into Penn Plaza Self Storage LLC
    Penn Plaza Self Storage LLC was established before the respondent was employed at the property.
    10/01/2011 Penn Plaza Self Storage LLC, became Penn Plaza Storage LLC.
    01/01/2018 Penn Plaza Storage LLC began "doing business as" Bremerton Storage.

75. Not applicable (not the respondents business)

76. Not applicable

77. Not applicable

Section 9.0

78. Kerry McConkey, Office Manager, Bremerton Storage.
    5638 Illahee Rd, Bremerton WA 98311
    September 2018

79. Not applicable

80. Not applicable

81. None

Thompson Dr.

Building#11

Self-Storage
2000- Present

Built in 2000 to replace building destroyed by fire.

Building#10

Self-Storage
2000- Present

Built in 2000 to replace building destroyed by fire.

Building # 9
Lee Fabricators
1985-?
Self-Storage 2000-2011
Global Coatings
7/2011-2015
SP Marine / Defiance Boats (Aluminum Boat Manufacture)
7/2013-12/2015
Self-Storage / Vacant
2015-Present

Building
8
Lee Fabricators
1985-?
NW Spiral
?- 2004
Self- Storage/ Vacant
2011-2015
Global Coatings
2015- Present

Building
7
Lee Fabricators
1985-?
NW Spiral
2/2004- 1/2011
Self- Storage/Vacant
2011-Present
Building was converted to Small storage units in 2014

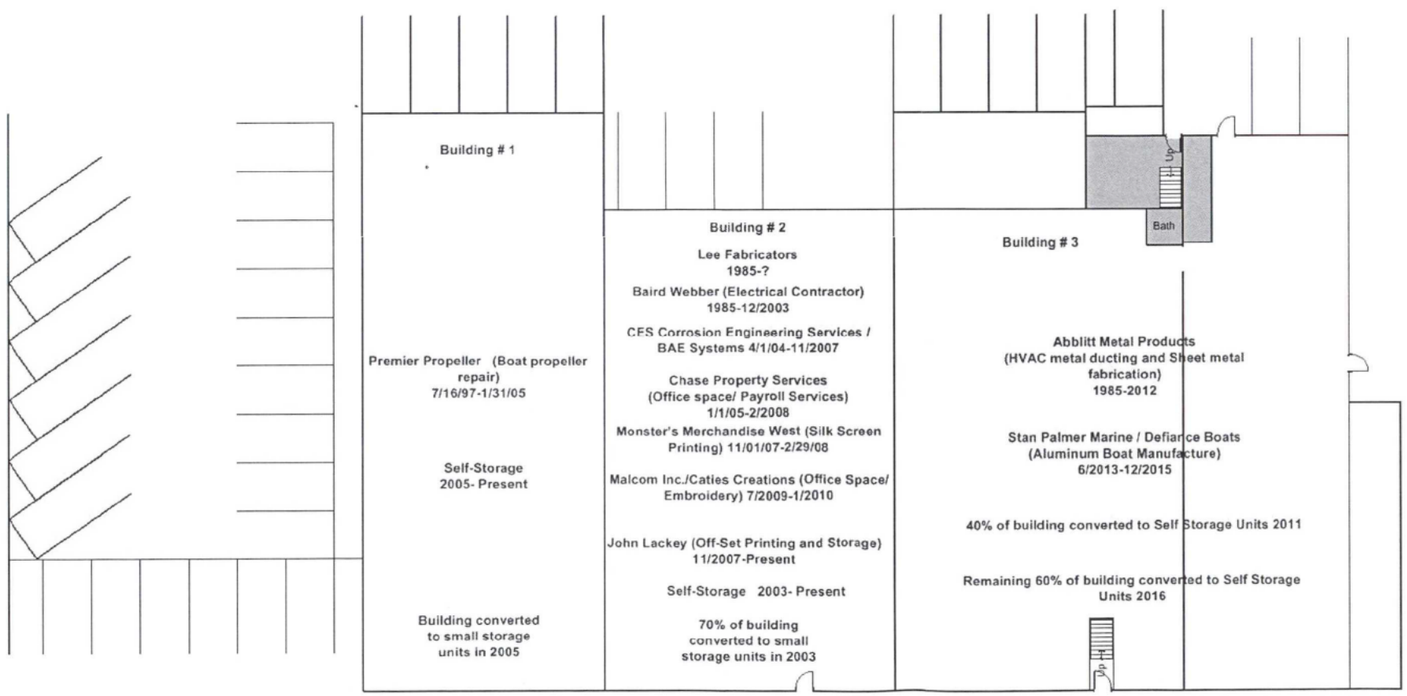
Building
6a
Lee Fabricators
1985-?
Self-Storage
?- Present

Building
6
Lee Fabricators
1985-?
Self-Storage
?- Present

Building #5
CES Corrosion Engineering Services/ BAE Systems
(Equipment Storage/Classroom)
1/1/05-6/2007
Cascade Steel Fabrication (Welding/Storage)
12/03/07-1/08
M.Goit Trucking (Truck repair) 3/15/08-1/09
Lumin Inc (Satellite dish/Equipment storage)
8/2009-12/2010
Self-Storage/Vacant 2010- Present

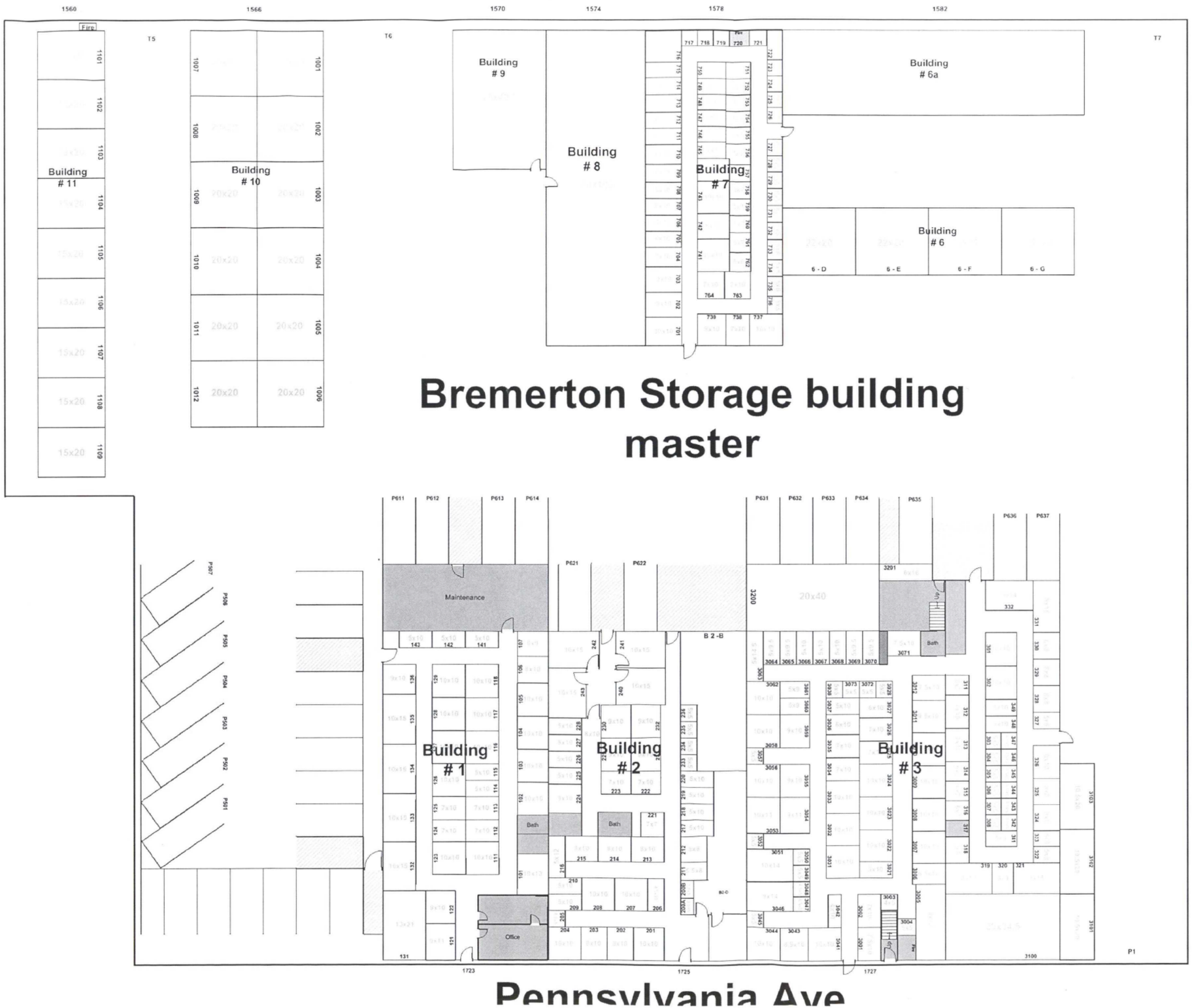
B5- A

Building # 4
Pacific Coast Energy (Truck repair) 9/01/93-11/30/05
Fraser's Interiors (Storage and cutting of Granite counter tops) 2/24/06-7/31/08
Cascade Carpet Cleaning (Carpet Cleaning business)
10/09-4/10
Lumin Inc (Satellite dish/ Equipment storage)
1/1/10-2/28/11
Vacant / Storage
2011-present



Pennsylvania Ave

Thompson Dr.



Bremerton Storage building master

Pennsylvania Ave

DECLARATION

I declare under penalty of perjury that I am authorized to respond on behalf of Respondent and that the foregoing is complete, true, and correct.

RECEIVED
OCT 30 2018
Office of Environmental Cleanup

Executed on Oct 26, 2018.

Signature

PAUL A. MCCONKEY
Type or Print Name

GENERAL MANAGER BREMERTON STORAGE
Title

Mailing Address:

1723 PENNSYLVANIA AVE
BREMERTON WA. 98337

SENDER: *COMPLETE THIS SECTION*

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

Mr. Trip McConkey
Penn Plaza
1723 Pennsylvania Ave
Bremerton, WA
98337

9590 9402 1627 6053 2830 69

2. Article Number *(Transfer from service label)*

7016 0750 0000 4851 8435

COMPLETE THIS SECTION ON DELIVERY

A. Signature

X

☐ Agent
☒ Addressee

B. Received by *(Printed Name)*

Trip McConkey

C. Date of Delivery

9/4/18

D. Is delivery address different from item 1? ☐ Yes
If YES, enter delivery address below: ☒ No

3. Service Type

- ☐ Adult Signature
- ☐ Adult Signature Restricted Delivery
- ☐ Certified Mail®
- ☐ Certified Mail Restricted Delivery
- ☐ Collect on Delivery
- ☐ Collect on Delivery Restricted Delivery
- ☐ d Mail
- ☐ d Mail Restricted Delivery
- 500)
- ☐ Priority Mail Express®
- ☐ Registered Mail™
- ☐ Registered Mail Restricted Delivery
- ☐ Return Receipt for Merchandise
- ☐ Signature Confirmation™
- ☐ Signature Confirmation Restricted Delivery

PS Form 3811, July 2015 PSN 7530-02-000-9053 Domestic Return Receipt

USPS TRACKING #

9590 9402 1627 6053 2830 69

First-Class Mail
Postage & Fees Paid
USPS
Permit No. G-10

United States Postal Service

• Sender: Please print your name, address, and ZIP+4® in this box•

Eva Demaria
US EPA
1200 6th Ave Suite 155
ECL 12
Seattle, WA 98101

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SEP 07 2018
Office of Environmental Cleanup

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