REDACTED VERSION

From: Coltrain, Katrina
To: Mason, Steve; Amy.Brittain@deq.ok.gov
Subject: Access Agreements
Date: Friday, June 30, 2017 9:33:46 AM
Attachments: image002.png
image003.png
201702021606.pdf
Access Jones 500001804.pdf

Ocwen: property access for pit area
Resident: property access for Tank 5

Katrina Higgins-Coltrain
Remedial Project Manager
US EPA Region 6
LA/OK/NM Section (6SF-RL)
1445 Ross Avenue
Dallas, Texas 75202
214-665-8143

From: Jeremy Overbey [mailto:joverbey@settlepou.com]
Sent: Thursday, February 02, 2017 4:16 PM
To: Benton, Marvin <Benton.Marvin@epa.gov>; Eric A. Jacocks <EJacocks@settlepou.com>; Coltrain, Katrina <coltrain.katrina@epa.gov>
Cc: todd.downham@deq.ok.gov; Peycke, Mark <Peycke.Mark@epa.gov>
Subject: RE: Subject: Wilcox Oil ---Access Agreement ?

Benton,

Attached please find the executed Access Agreement. If you have any questions, please do not hesitate to contact us. Thanks,

Jeremy

JEREMY J. OVERBEY
ATTORNEY

3333 LEE PARKWAY
EIGHTH FLOOR
DALLAS, TX 75219

214.520.3300 main
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Values in Practice

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9684312

From: Benton, Marvin [mailto:Benton.Marvin@epa.gov]
Sent: Thursday, February 02, 2017 2:36 PM
To: Eric A. Jacocks; Coltrain, Katrina
Cc: Jeremy Overbey; todd.downham@deq.ok.gov; Peycke, Mark
Subject: RE: Subject: Wilcox Oil ---Access Agreement ?

Eric:

We spoke last week on Tuesday January 24th with Jeremy Overbey, Katrina Coltrain and myself.

You indicated that you would submit for EPA's review some revised language for the standard "Access Agreement" that our RPM Katrina Coltrain has sent to you.

Additionally, you indicated that you and Jeremy would submit some revised language by Wednesday January 25th.

It is now eight days later and EPA still has not received your revised language.

Please send me immediately your revised language.

If we can not resolve this matter by no later than close of business Friday February 3rd EPA will be compelled to explore other means of gaining access to the property in question.

Thanks,

Marvin Benton
Senior Staff Attorney
Superfund Legal Branch
Office Phone: 214-665-3190
benton.marvin@epa.gov

From: Eric A. Jacocks [mailto:EJacocks@settlepou.com]
Sent: Friday, January 20, 2017 3:39 PM
To: Coltrain, Katrina <coltrain.katrina@epa.gov>; Benton, Marvin <Benton.Marvin@epa.gov>
Cc: Jeremy Overbey <joverbey@settlepou.com>; todd.downham@deq.ok.gov
Subject: RE: Subject: Wilcox Oil ---Access Agreement ?

Katrina,

Thank you for the response and this information.

Eric

From: Coltrain, Katrina [mailto:coltrain.katrina@epa.gov]
Sent: Friday, January 20, 2017 3:04 PM
To: Eric A. Jacocks; Benton, Marvin
Cc: Jeremy Overbey; todd.downham@deq.ok.gov
Subject: RE: Subject: Wilcox Oil ---Access Agreement ?

Eric/Jeremy, I am the technical project manager for the site. I am including some additional information regarding the property you own. Marvin will respond to your legal questions.

1. Removal Assessment Report (attached): This document describes the sampling already conducted on your property as well as the fencing that was installed around the oil separation pit and soil areas containing elevated levels of lead. Your property is identified as Property 001. This file has been reduced in size to facilitate emailing. Should you want the Appendices that are not included, please let me know.
2. Please refer to the web site summary for additional information on the Superfund site. On the right-hand side, after scrolling down about ½-way, you will see a link for *Additional reports and Documents*. Click on this link and you will have access to both technical and community related information. Here you will find the following technical documents that have information related to your property.
    a. Final Sampling and Analysis Plan Phase 2 Mobilization 1 Remedial Investigation/Feasibility Study: This report outlines the additional field work we currently have planned for the site, including your property.
    b. Geophysics and Direct Sensing Trip Report November 30, 2016 through December 16, 2016: this report has the results from the geophysics work completed across the site. In addition, this report summarizes the findings from the Light Induced Fluorescence field event.
    c. The historical reports (90s to 2011) have data acquired during the early phases of investigation.
3. Also attached for your reference is a 1956 aerial photograph of the facility as it was operating. Your property is located in the East Tank Farm and is the west-most property of the three that are in the East Tank Farm As you can see from the photograph, a large tank was located in the Northwest portion of what is now the front/side yard; a large oil separation pond was located in the middle of the property; and, a large tank was located in the Southwestern portion of the property.

Katrina Higgins-Coltrain
Remedial Project Manager
US EPA Region 6
LA/OK/NM Section (6SF-RL)
1445 Ross Avenue
Dallas, Texas 75202Property 001
214-665-8143

From: Eric A. Jacocks [mailto:EJacocks@settlepou.com]
Sent: Friday, January 20, 2017 2:13 PM
To: Benton, Marvin <Benton.Marvin@epa.gov>; Coltrain, Katrina <coltrain.katrina@epa.gov>
Cc: Jeremy Overbey <joverbey@settlepou.com>
Subject: RE: Subject: Wilcox Oil ---Access Agreement ?

Mr. Benton and Ms. Coltrain,

We just wanted to follow up with you about an extension of and to further discuss the scope of the access sought.

Thank you,

ERIC A. JACOCKS
ATTORNEY

3333 LEE PARKWAY
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From: Jeremy Overbey
Sent: Thursday, January 19, 2017 10:12 AM
To: 'Benton.Marvin@epa.gov'; 'coltrain.katrina@epa.gov'
Cc: Eric A. Jacocks
Subject: Subject: Wilcox Oil ---Access Agreement ?
Importance: High

Dear Ms. Coltrain and Mr. Marvin,

As per below, Eric Jacocks and I represent Ocwen with regard to the (b) (6) [redacted] (b) (6) [redacted] address on the Wilcox Oil Superfund site. I apologize for the delays, but this is the first time they have dealt with a voluntary request for continued access to the Property and are having difficulty in dealing with which business unit would handle such a request. Ocwen has advised that usually access is authorized by a Court Order with some limitations on access and guidelines. Ocwen has inquired about how access would be accomplished via the attached Access Agreement if signed. If the Access Agreement is not executed, would the EPA seek a Court Order? I apologize for the delay in this, but our client is having a difficult time with this as a matter of first impression. Would it

be possible to get another extension of time for them to consider this? If you would like discuss this further, just let me know, and we can schedule a telephone conference. Thanks,

Jeremy

JEREMY J. OVERBEY
ATTORNEY

3333 LEE PARKWAY
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From: "Benton, Marvin" <Benton.Marvin@epa.gov>
Date: January 6, 2017 at 4:50:34 PM CST
To: "EJacocks@settlepou.com" <EJacocks@settlepou.com>, "Coltrain, Katrina" <coltrain.katrina@epa.gov>
Cc: "Nixon, Lance" <Nixon.Lance@epa.gov>
Subject: Wilcox Oil ---Access Agreement ?
Mr. Jacocks:

Hi ! Mrs. Coltrain (my RPM) for the Wilcox Oil site
has forwarded me your request for a 14 day
extension to complete the Access Agreement.

EPA will agree to grant you the 14 day extension.

Please send to Mrs. Coltrain the signed
access agreement by no later than
Friday January 20th.

Thanks,

Marvin Benton
Senior Staff Attorney
Superfund Legal Branch
Office Phone: 214-665-3190
benton.marvin@epa.gov