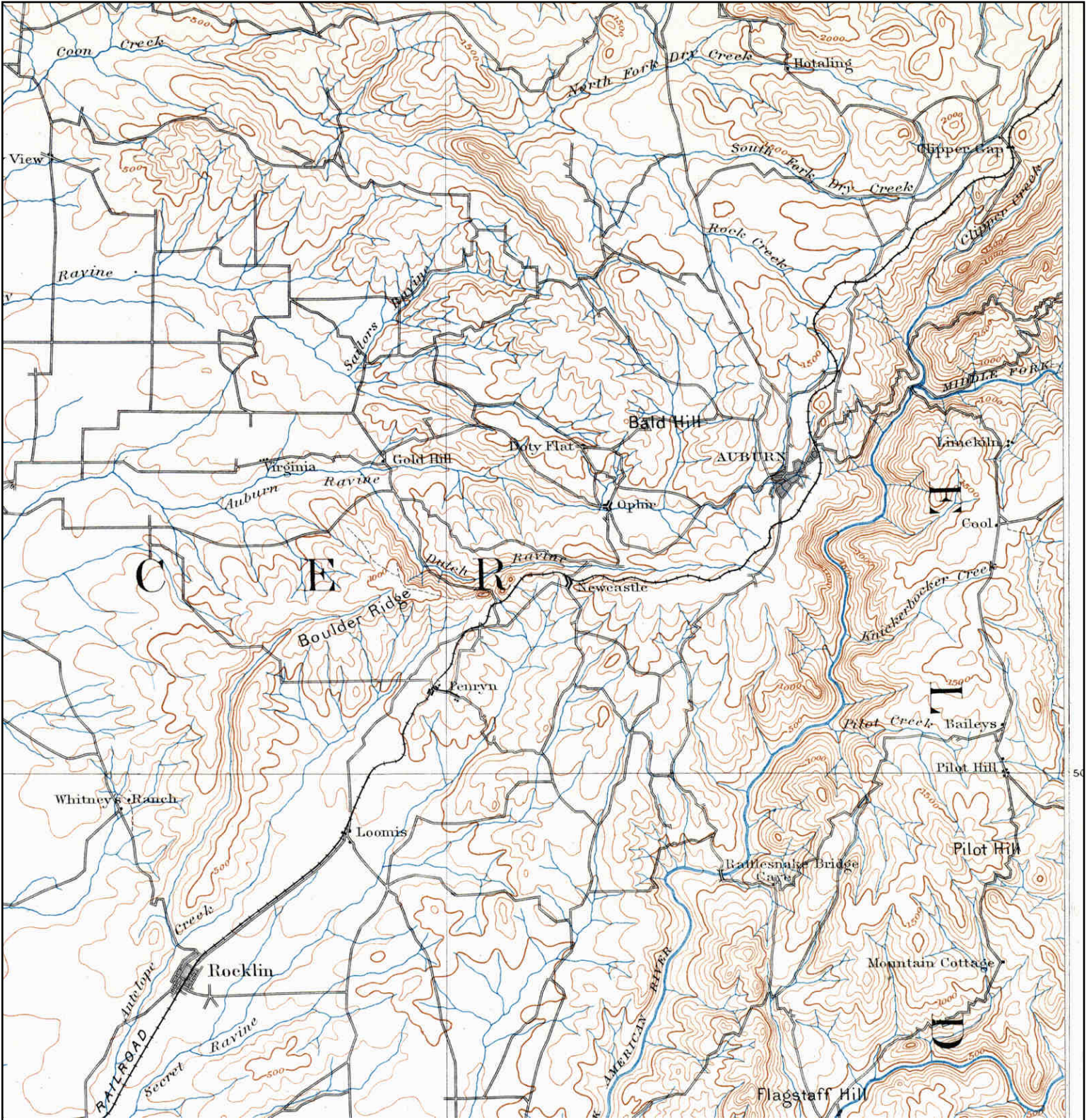
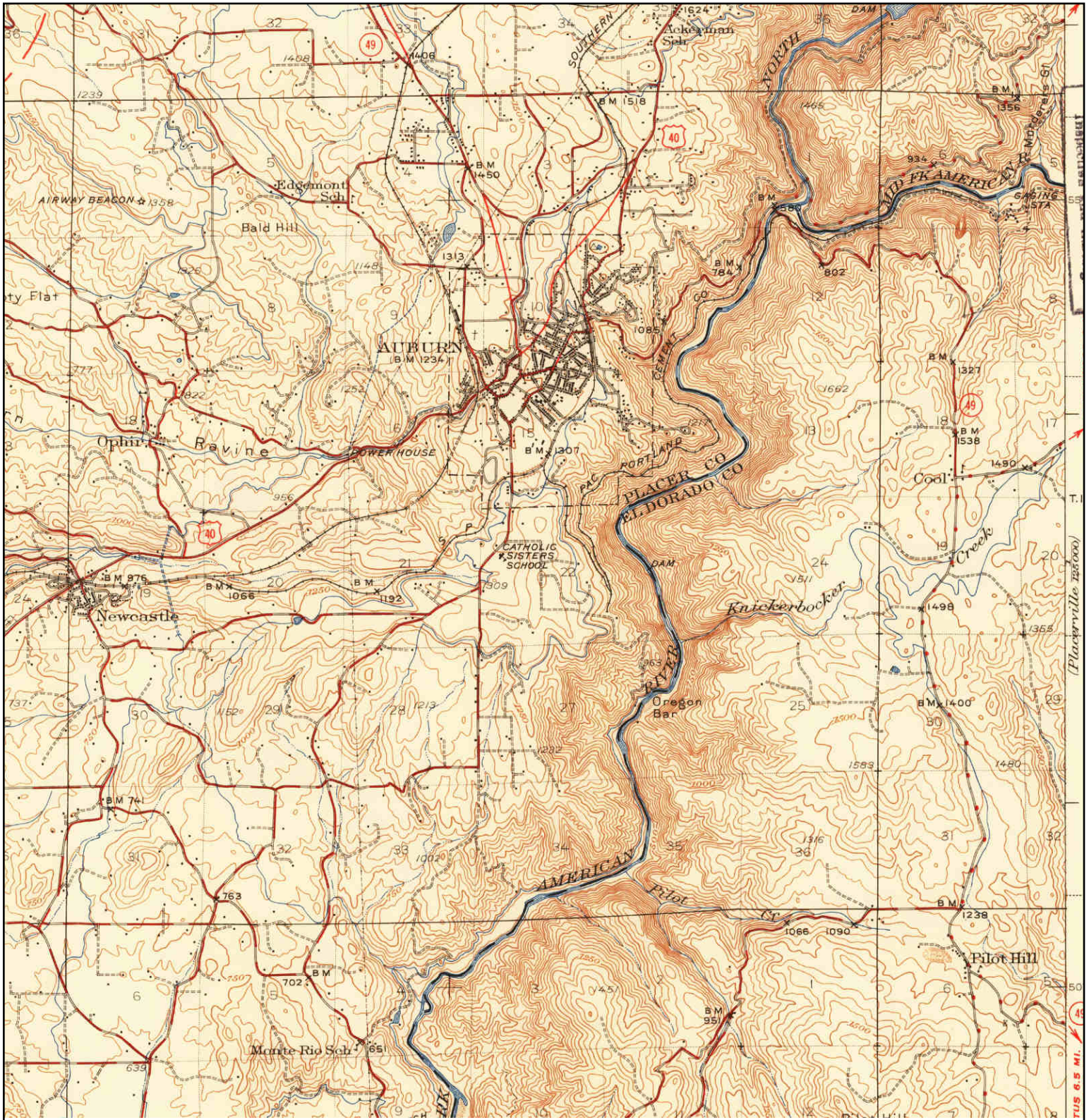


Historical Topographic Map



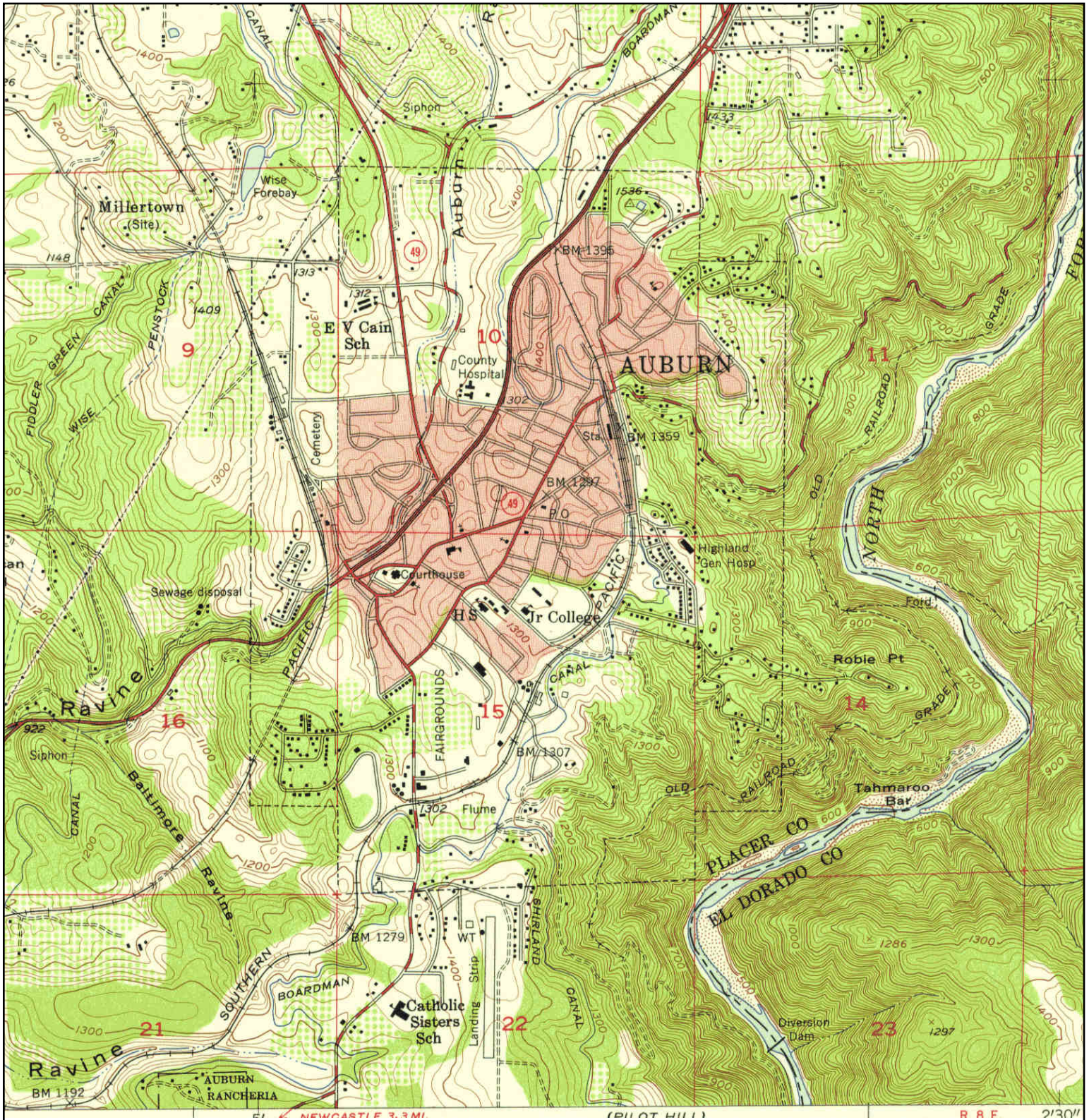
<p>N</p>	<p>TARGET QUAD</p> <p>NAME: SACRAMENTO</p> <p>MAP YEAR: 1893</p>	<p>SITE NAME: Proposed Maidu Bike Park</p> <p>ADDRESS: 471 Maidu Drive Auburn, CA 95603</p> <p>LAT/LONG: 38.8784 / -121.0679</p>	<p>CLIENT: Holdrege & Kull Consultants</p> <p>CONTACT: Bryan Botsford</p> <p>INQUIRY#: 4030655.4</p> <p>RESEARCH DATE: 08/07/2014</p>
	<p>SERIES: 30</p> <p>SCALE: 1:125000</p>		


Historical Topographic Map



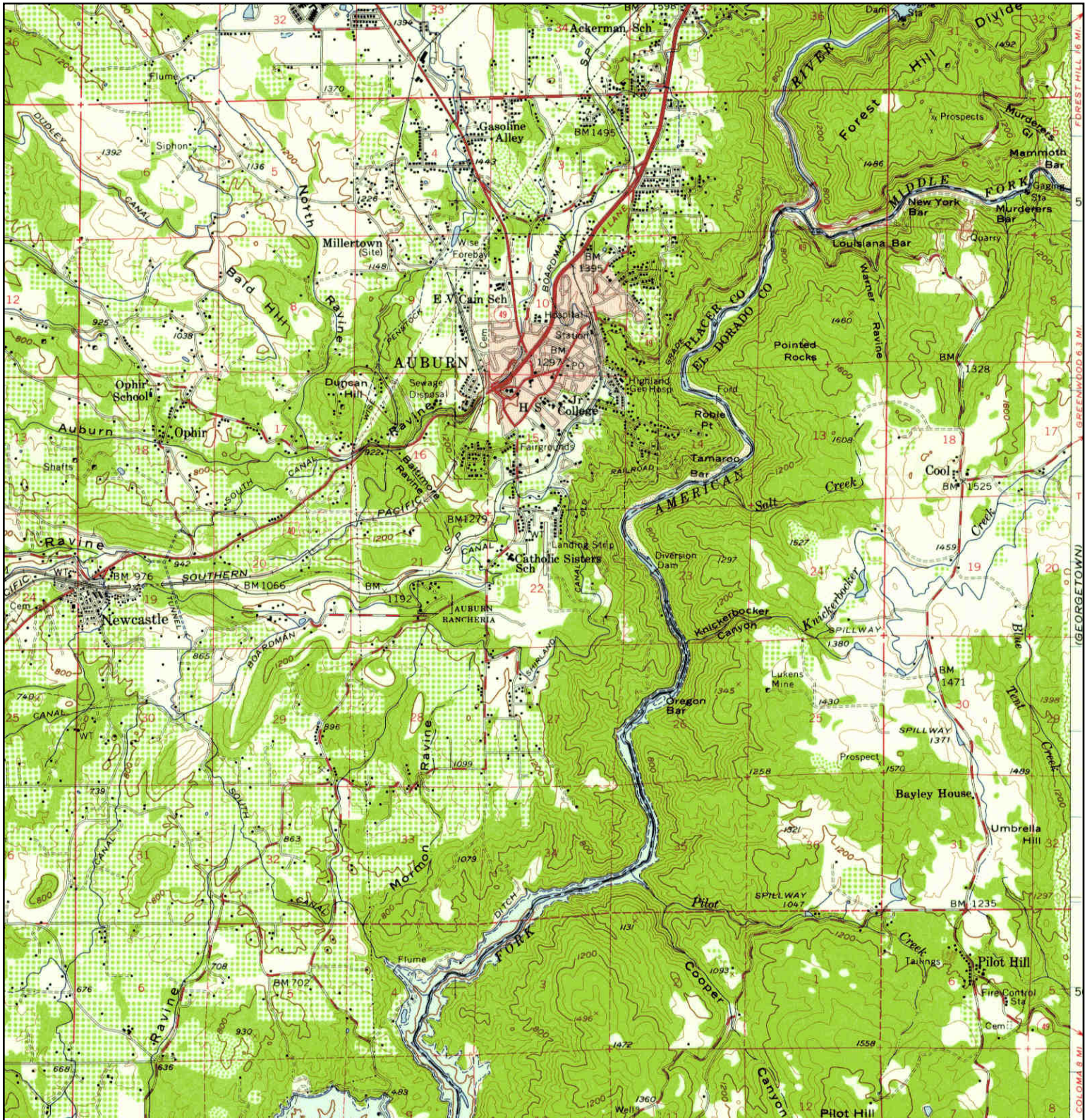
<p>N ↑</p>	<p>TARGET QUAD NAME: AUBURN MAP YEAR: 1947</p>	<p>SITE NAME: Proposed Maidu Bike Park ADDRESS: 471 Maidu Drive Auburn, CA 95603</p>	<p>CLIENT: Holdrege & Kull Consultants CONTACT: Bryan Botsford INQUIRY#: 4030655.4</p>
	<p>SERIES: 15 SCALE: 1:62500</p>	<p>LAT/LONG: 38.8784 / -121.0679</p>	<p>RESEARCH DATE: 08/07/2014</p>

Historical Topographic Map



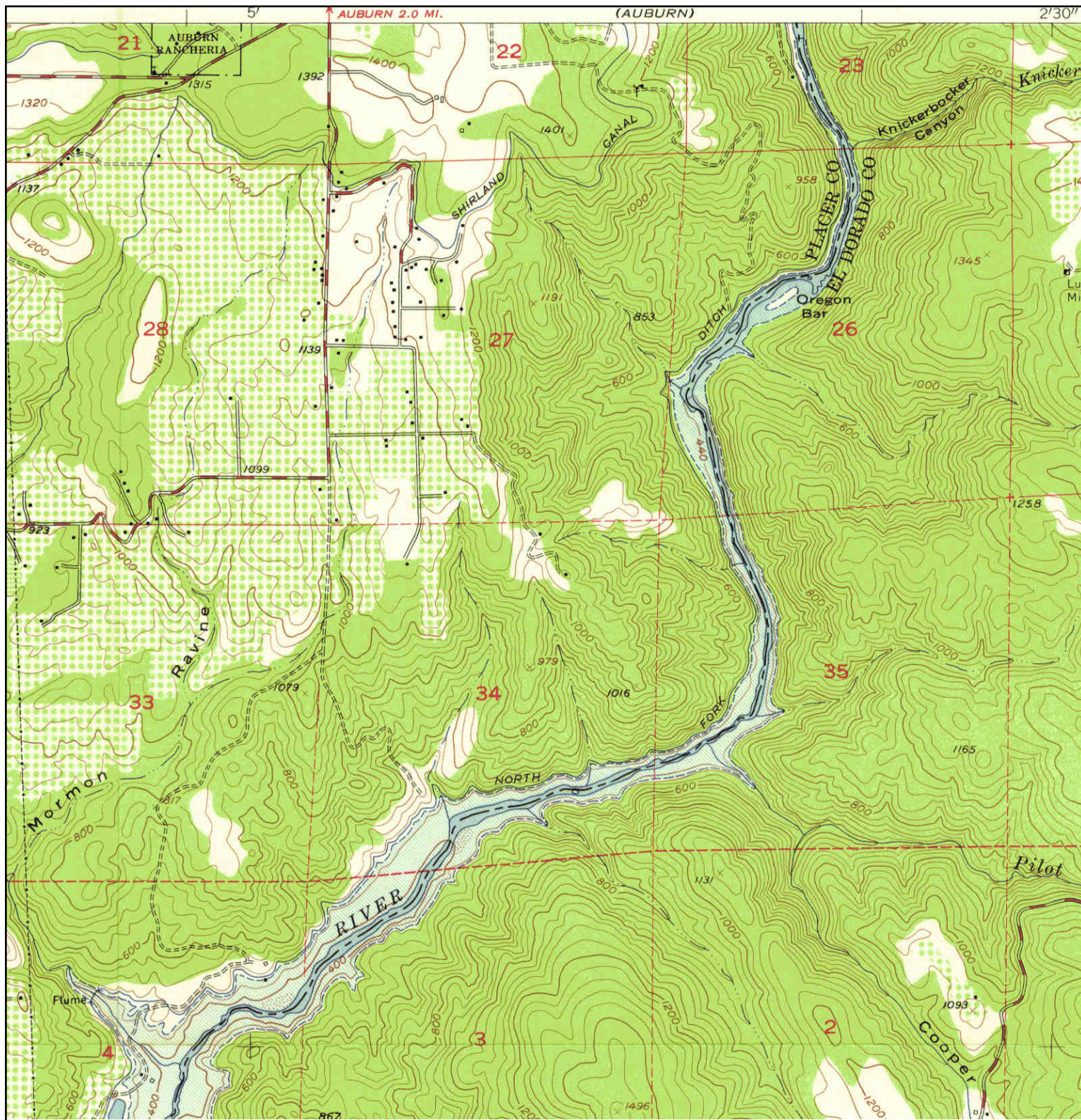
	TARGET QUAD	SITE NAME: Proposed Maidu Bike Park	CLIENT: Holdrege & Kull Consultants
	NAME: AUBURN	ADDRESS: 471 Maidu Drive	CONTACT: Bryan Botsford
	MAP YEAR: 1953	Auburn, CA 95603	INQUIRY#: 4030655.4
	SERIES: 7.5	LAT/LONG: 38.8784 / -121.0679	RESEARCH DATE: 08/07/2014
	SCALE: 1:24000		

Historical Topographic Map



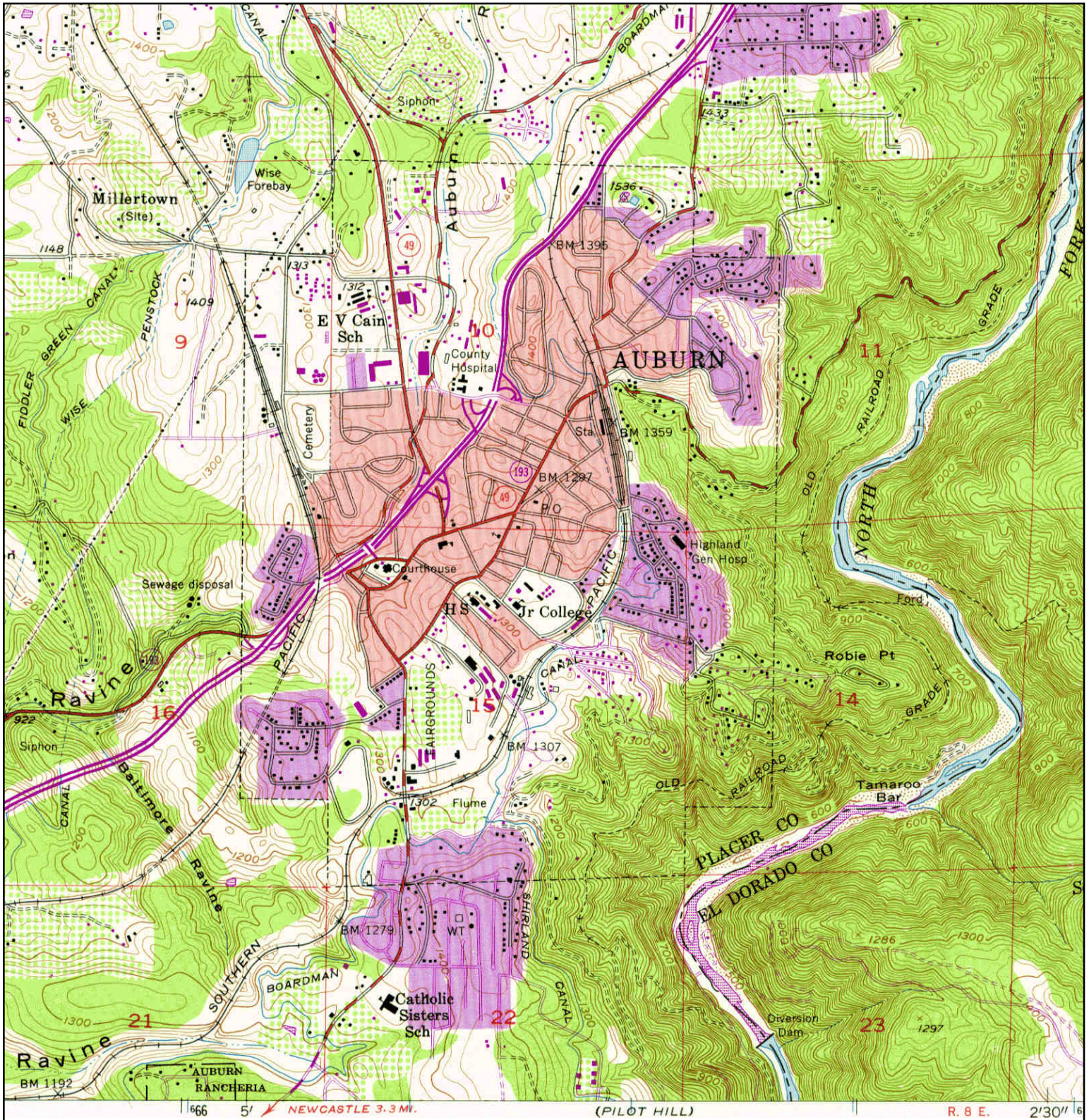
<p>N</p>	<p>TARGET QUAD</p> <p>NAME: AUBURN</p> <p>MAP YEAR: 1954</p>	<p>SITE NAME: Proposed Maidu Bike Park</p> <p>ADDRESS: 471 Maidu Drive Auburn, CA 95603</p> <p>LAT/LONG: 38.8784 / -121.0679</p>	<p>CLIENT: Holdrege & Kull Consultants</p> <p>CONTACT: Bryan Botsford</p> <p>INQUIRY#: 4030655.4</p> <p>RESEARCH DATE: 08/07/2014</p>
	<p>SERIES: 15</p> <p>SCALE: 1:62500</p>		

Historical Topographic Map



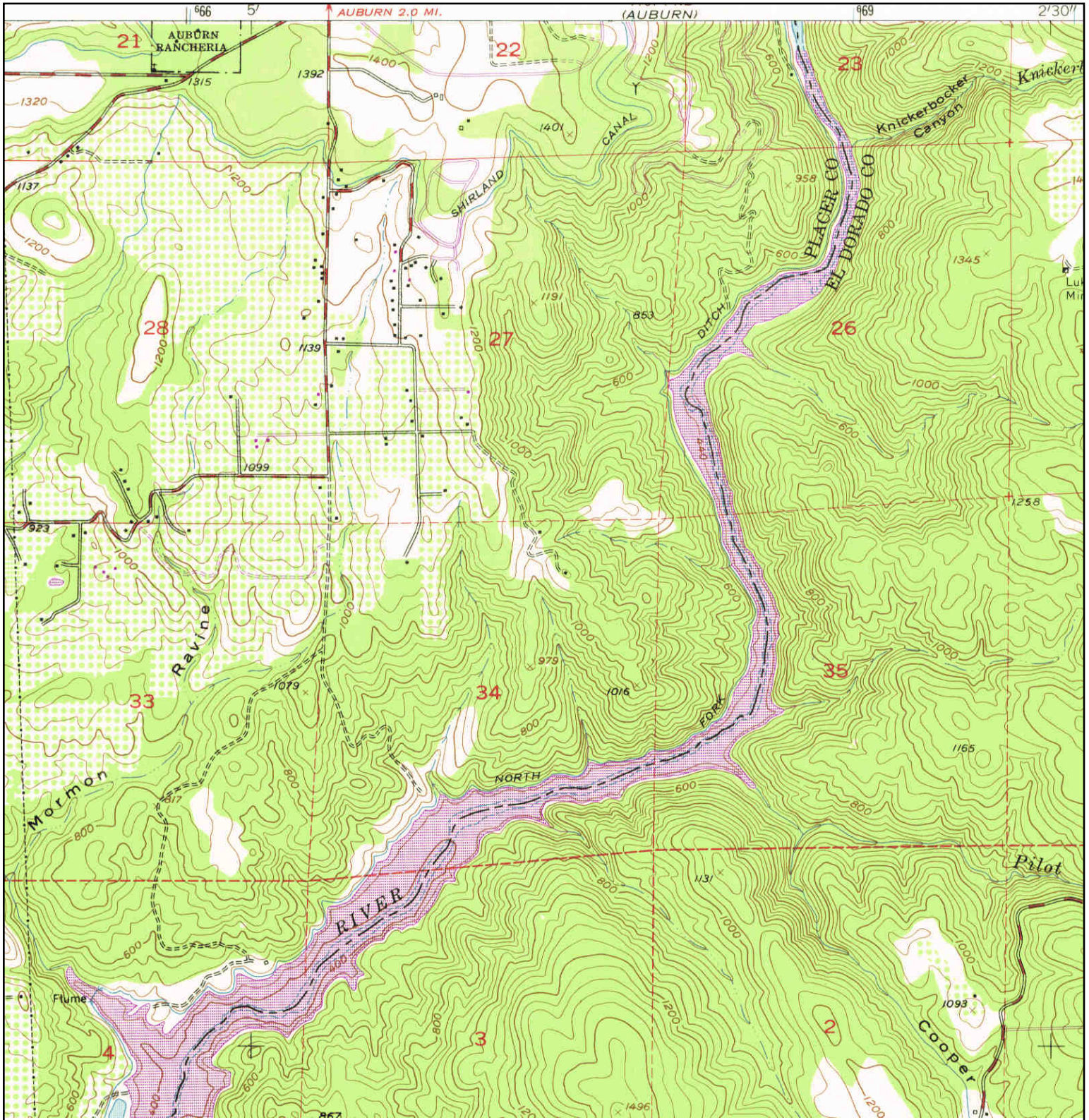
	ADJOINING QUAD	SITE NAME: Proposed Maidu Bike Park	CLIENT: Holdrege & Kull Consultants
	NAME: PILOT HILL	ADDRESS: 471 Maidu Drive	CONTACT: Bryan Botsford
	MAP YEAR: 1954	Auburn, CA 95603	INQUIRY#: 4030655.4
	SERIES: 7.5	LAT/LONG: 38.8784 / -121.0679	RESEARCH DATE: 08/07/2014
SCALE: 1:24000			

Historical Topographic Map



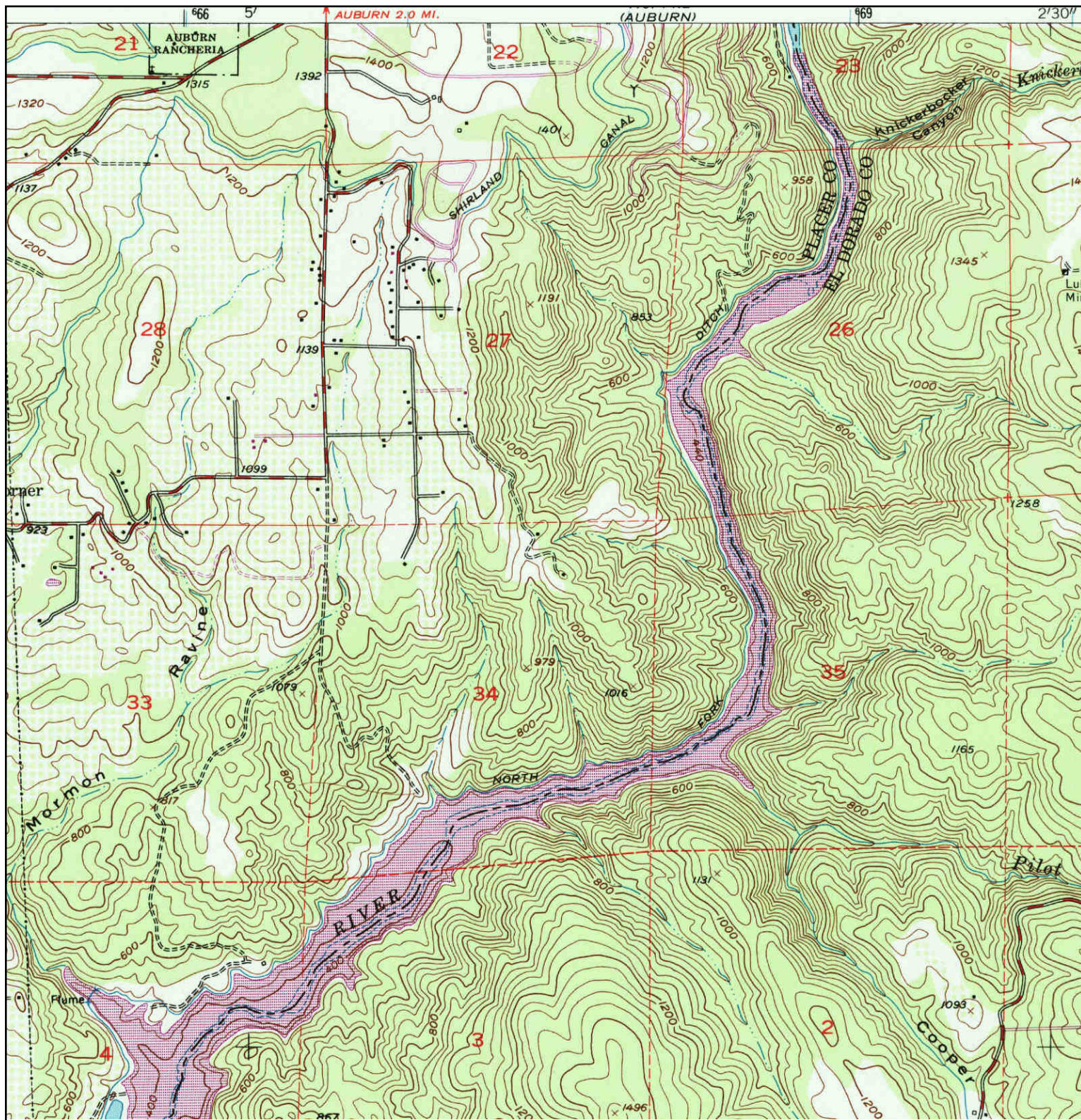
<p>N ↑</p>	<p>TARGET QUAD</p>	<p>SITE NAME: Proposed Maidu Bike Park</p>	<p>CLIENT: Holdrege & Kull Consultants</p>
	<p>NAME: AUBURN</p>	<p>ADDRESS: 471 Maidu Drive</p>	<p>CONTACT: Bryan Botsford</p>
	<p>MAP YEAR: 1973</p>	<p>Auburn, CA 95603</p>	<p>INQUIRY#: 4030655.4</p>
	<p>PHOTOREVISED FROM :1953</p>	<p>LAT/LONG: 38.8784 / -121.0679</p>	<p>RESEARCH DATE: 08/07/2014</p>
	<p>SERIES: 7.5</p>		
	<p>SCALE: 1:24000</p>		

Historical Topographic Map



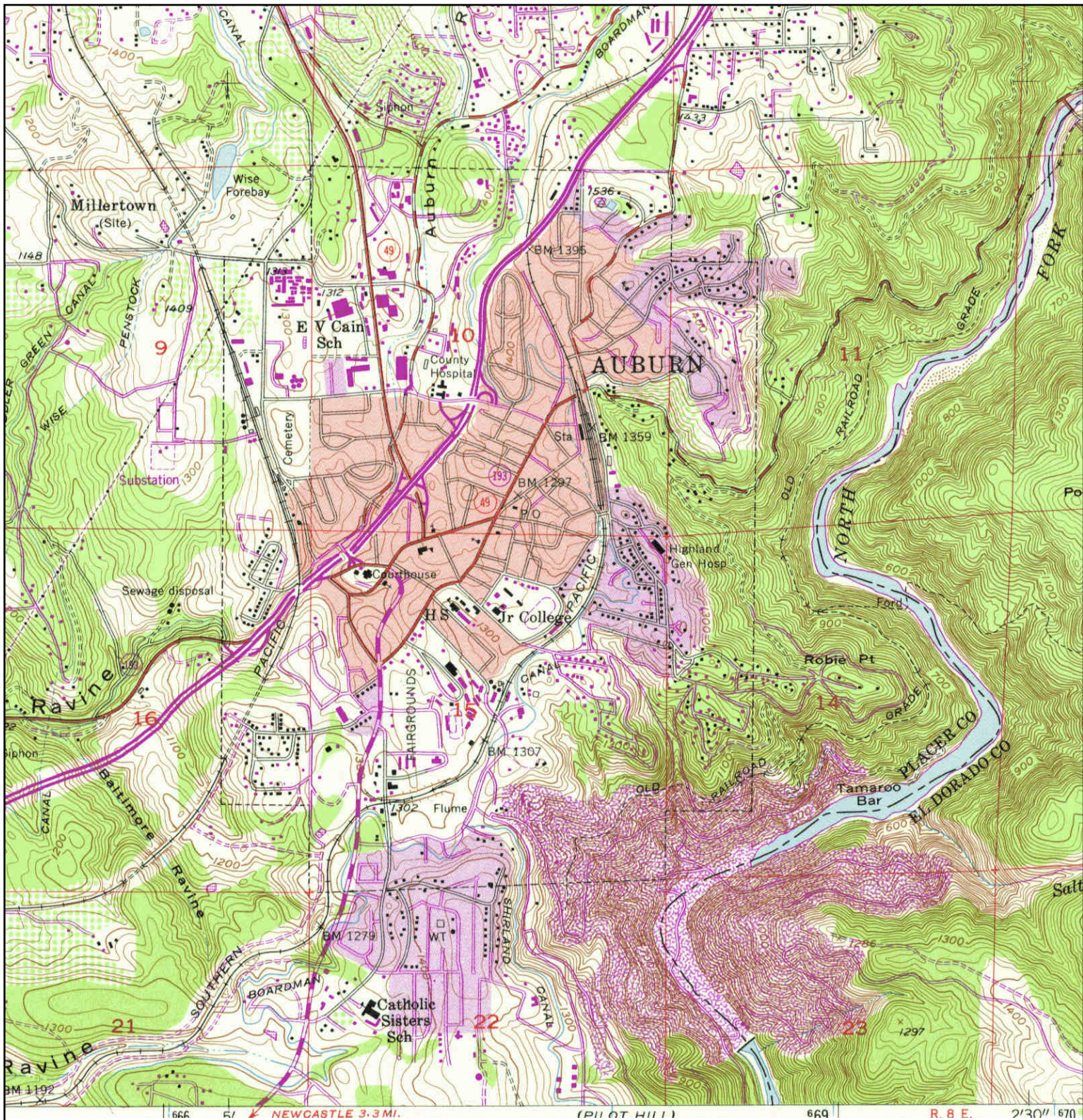
<p>N</p>	ADJOINING QUAD		<p>CLIENT: Holdrege & Kull Consultants</p> <p>CONTACT: Bryan Botsford</p> <p>INQUIRY#: 4030655.4</p> <p>RESEARCH DATE: 08/07/2014</p>
	NAME: PILOT HILL	SITE NAME: Proposed Maidu Bike Park	
	MAP YEAR: 1973	ADDRESS: 471 Maidu Drive	
	PHOTOREVISED FROM : 1954	AUBURN, CA 95603	
	SERIES: 7.5	LAT/LONG: 38.8784 / -121.0679	
	SCALE: 1:24000		

Historical Topographic Map



<p>N</p>	ADJOINING QUAD	SITE NAME:	CLIENT:
	NAME: PILOT HILL	Proposed Maidu Bike Park	Holdrege & Kull Consultants
	MAP YEAR: 1978	ADDRESS: 471 Maidu Drive	CONTACT: Bryan Botsford
	PHOTOINSPECTED FROM : 1954	Auburn, CA 95603	INQUIRY#: 4030655.4
	SERIES: 7.5	LAT/LONG: 38.8784 / -121.0679	RESEARCH DATE: 08/07/2014
	SCALE: 1:24000		

Historical Topographic Map



<p>N ↑</p>	<p>TARGET QUAD</p>	<p>SITE NAME: Proposed Maidu Bike Park</p>	<p>CLIENT: Holdrege & Kull Consultants</p>
	<p>NAME: AUBURN</p>	<p>ADDRESS: 471 Maidu Drive</p>	<p>CONTACT: Bryan Botsford</p>
	<p>MAP YEAR: 1981</p>	<p>Auburn, CA 95603</p>	<p>INQUIRY#: 4030655.4</p>
	<p>PHOTOREVISED FROM :1953</p>	<p>LAT/LONG: 38.8784 / -121.0679</p>	<p>RESEARCH DATE: 08/07/2014</p>
	<p>SERIES: 7.5</p>		
	<p>SCALE: 1:24000</p>		

APPENDIX B

Questionnaire

ASTM E 1527-13 Questionnaire for Phase I Environmental Site Assessment (ESA)

(To be completed by the property owner, potential purchaser or tenant of the property, lender or property manager. Please return to Holdrege & Kull by fax at (530) 478-1019 or by mail to: 792 Searls Ave., Nevada City, CA 95959)

Complete address for property or properties: **471 Maidu Drive, Auburn**

Please describe the reason that a Phase I Environmental Site Assessment is required for the property:
Proposed Maidu Bike Park

Please indicate the type of property transaction taking place (e.g., sale, purchase, exchange, etc.):
NA

If applicable, please provide the name and contact information for the current *Key Site Manager* (person with working knowledge of the uses and physical characteristics of the property):

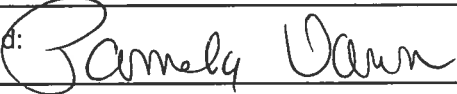
Key Site Manager: **PAMELA VAMN**

Phone Number/Contact Info: **530-885-0611
x 107**

Please identify all parties who will rely on the Phase I ESA report:

1. Are you aware of any environmental cleanup liens with respect to the property or any facility located on the property that are filed or recorded under federal, tribal, state or local law?	Yes	<input checked="" type="radio"/> No	Unknown	Comments:
2. Are you aware of any physical modifications to the property (e.g. slurry walls, capping, point of use water treatment) to reduce or eliminate the potential for exposure to hazardous substances or petroleum products in the soil or groundwater?	Yes	<input checked="" type="radio"/> No	Unknown	Comments:
3. Are you aware of any land use restrictions or institutional controls (e.g. deed restrictions, restrictive covenants, easements, or zoning) in place at the site to reduce or eliminate potential exposure to hazardous substances or petroleum products in the soil or groundwater?	Yes	<input checked="" type="radio"/> No	Unknown	Comments:
4. Are you aware of any legal or administrative restrictions (e.g. deed restrictions, restrictive covenants, easements, or zoning) on the use of, or access to, the site or facility to prevent activities that could interfere with the effectiveness of a response action, in order to ensure maintenance of a condition of no significant risk to public health or the environment?	Yes	<input checked="" type="radio"/> No	Unknown	Comments:
5. Is the <i>property</i> or any <i>adjoining property</i> used for an industrial use?	Yes	<input checked="" type="radio"/> No	Unknown	Comments:
6. To the best of your knowledge, has the <i>property</i> or any <i>adjoining property</i> been used for an industrial use in the past?	Yes	<input checked="" type="radio"/> No	Unknown	Comments:
7. Is the <i>property</i> or <i>adjoining property</i> used as a gasoline station, motor repair facility, commercial printing facility, dry cleaners, photo developing laboratory, junkyard or landfill, or as a waste treatment, storage, disposal, processing or recycling facility?	Yes	<input checked="" type="radio"/> No	Unknown	Comments:

8. To the best of your knowledge has the <i>property</i> or any <i>adjoining property</i> been used in the past as a gasoline station, motor repair facility, commercial printing facility, dry cleaners, photo developing laboratory, junkyard or landfill, or as a waste treatment, storage, disposal, processing or recycling facility?	<input checked="" type="radio"/> Yes	No	Unknown	Comments: BUREAU OPERATED A PHOTO LAB WITHIN MAIN BUILDING AT ONE TIME. NO LONGER EXISTING
9. Are there currently, or to the best of your knowledge have there been previously, any damaged or discarded automotive or industrial batteries, or pesticides, paints, or other chemicals in individual containers of greater than 5 gal (19 L) in the aggregate, stored on or used at the property or at the facility?	Yes	<input checked="" type="radio"/> No	Unknown	Comments:
10. Are there currently, or to the best of your knowledge have there been previously, any industrial <i>drums</i> (typically 55 gal (208 L)) or sacks of chemicals located on the property or at the facility?	Yes	No	<input checked="" type="radio"/> Unknown	Comments:
11. Has <i>fill</i> dirt been brought onto the property that originated from a contaminated site or that is of an unknown origin?	Yes	No	<input checked="" type="radio"/> Unknown	Comments:
12. Are there currently, or the best of your knowledge have there been previously, any <i>pits, ponds, or lagoons</i> located on the <i>property</i> in connection with waste treatment or waste disposal?	Yes	<input checked="" type="radio"/> No	Unknown	Comments:
13. Is there currently, or to the best of your knowledge, has there been previously, any stained soil on the property?	Yes	No	<input checked="" type="radio"/> Unknown	Comments:
14. Are there currently, or to the best of your knowledge have there been previously, any registered or unregistered storage tanks (above or underground) located at the property?	Yes	No	<input checked="" type="radio"/> Unknown	Comments:
15. Are there currently, or to the best of your knowledge, have there been previously, any vent pipes, fill pipes, or accessways indicating a fill pipe protruding from the ground or adjacent to any structure located on the property?	Yes	<input checked="" type="radio"/> No	Unknown	Comments:
16. Are there currently, or to the best of your knowledge, have there been previously, any flooring, drains, or walls located within the facility that are stained by substances other than water or are emitting foul odors?	Yes	<input checked="" type="radio"/> No	Unknown	Comments:
17. As applicable, what is the source of potable water for the property (i.e. City water, domestic well, local irrigation district, etc.)?	Please explain: PCWA			
18. If the property is served by a private well or non-public water system, have contaminants been identified in the well or system that exceed guidelines applicable to the water system or has the well been designated as contaminated by any government environmental health agency?	Yes	<input checked="" type="radio"/> No	Unknown	Comments:

19. Has the owner or occupant of the property been informed of the past or current existence of hazardous substances or petroleum products or environmental violations with respect to the property or any facility located on the property?	Yes	No	Unknown	Comments: ARD HAS NOT BEEN INFORMED. UNKNOWN IF BUREAU HAS BEEN.
20. Does the owner or occupant of the property have any knowledge of any environmental site assessment of the property or facility that indicated the presence of hazardous substances or petroleum products on, or contamination of the property or recommended further assessment of the property?	Yes	No	Unknown	Comments: ARD HAS NO KNOWLEDGE. UNKNOWN AS TO BUREAU KNOWLEDGE.
21. Does the owner or occupant of the property know of any past, threatened or pending lawsuits or administrative proceedings concerning release or threatened release of any hazardous substance or petroleum products involving the property by an owner or occupant of the property?	Yes	No	Unknown	Comments: ARD HAS NO KNOWLEDGE OF SUCH. UNKNOWN FOR BUREAU.
22. As applicable, please identify the method of sewage disposal for the property (i.e. city or county sewer system, leach field, etc.)? How long has the current sewage disposal system at the property been in use?	CITY OF AUBURN AGE OF SYSTEM UNKNOWN			
23. Does the property discharge waste water on or adjacent to the property other than storm water into a sanitary sewer system?	Yes	No	Unknown	Comments:
24. To the best of your knowledge, have any hazardous substances or petroleum products, unidentified waste materials, tires, automotive or industrial batteries or any other waste materials been dumped above grade, buried and/or burned on the property?	Yes	No	Unknown	Comments:
25. Is there a transformer capacitor or any hydraulic equipment for which there are any records indicating the presence of PCBs?	Yes	No	Unknown	Comments: NONE VISIBLE
26. Are you aware of any other commonly known or publicly available information within the local community about the property concerning recognized environmental conditions in connection with the property?	Yes	No	Unknown	Comments:
27. Are you aware of any existing documents related to environmental conditions on the subject property (e.g. prior ESA reports, environmental reports, environmental permits, geotechnical reports, risk assessments, etc.)	Yes	No	Unknown	Comments:
Signed: 	Name (please print): PAMELA VANN			
Date: AUGUST 19, 2014				

APPENDIX C

Lab Report and Chain of Custody Documentation



EMSL Analytical, Inc

2235 Polvorosa Ave , Suite 230, San Leandro, CA 94577

Phone/Fax: (510) 895-3675 / (510) 895-3680

<http://www.EMSL.com>

sanleandrolab@emsl.com

EMSL Order:	091413078
CustomerID:	HOLD62
CustomerPO:	4289-01
ProjectID:	

Attn: **Bryan Botsford**
Holdrege and Kull
792 Searls Avenue
Nevada City, CA 95959

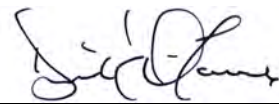
Phone: (530) 478-1305
 Fax: (530) 478-1019
 Received: 08/19/14 11:30 AM
 Analysis Date: 8/26/2014
 Collected: 8/18/2014

Project: 4289-01/MAIDU DR

Test Report: PLM Analysis of Bulk Samples for Asbestos via EPA 600/R-93/116 Method with CARB 435 Prep (Milling) Level A for 0.25% Target Analytical Sensitivity

Sample	Description	Appearance	Non-Asbestos		Asbestos
			% Fibrous	% Non-Fibrous	% Type
SS-1 091413078-0001		Brown Non-Fibrous Homogeneous		100.00% Non-fibrous (other)	None Detected
SS-2 091413078-0002		Brown Non-Fibrous Homogeneous		100.00% Non-fibrous (other)	<0.25% Chrysotile
SS-3 091413078-0003		Brown Non-Fibrous Homogeneous		100.00% Non-fibrous (other)	None Detected
SS-4 091413078-0004		Brown Non-Fibrous Homogeneous		100.00% Non-fibrous (other)	None Detected
SS-5 091413078-0005		Brown Non-Fibrous Homogeneous		100.00% Non-fibrous (other)	None Detected
SS-6 091413078-0006		Brown Non-Fibrous Homogeneous		100.00% Non-fibrous (other)	None Detected

Analyst(s) _____
 Amber Albon (6)



 Derrick Tanner, Laboratory Manager
 or other approved signatory

This report relates only to the samples listed above and may not be reproduced except in full, without EMSL's written approval. This report must not be used by the client to claim product certification, approval, or endorsement by NVLAP, NIST, or any agency of the federal government. EMSL is not responsible for sample collection activities or method limitations. Some samples may contain asbestos fibers below the resolution limit of PLM. EMSL recommends that samples reported as none detected or less than the limit of detection undergo additional analysis via TEM. Samples received in good condition unless otherwise noted.
 Samples analyzed by EMSL Analytical, Inc San Leandro, CA

Initial report from 08/26/2014 13:18:01

APPENDIX D

Photographs



Photo 1 – Shirland Canal through central portion of property



Photo 2 – Soil Stockpile #1



Photo 3 – Typical composition of Soil Stockpile #1



Photo 6 – Soil Stockpile #2



Photo 7 – Typical Composition of Soil Stockpile #2



Photo 4 – Soil Stockpile #3



Photo 5 – Typical composition of Soil Stockpile #3



Photo 8 – Typical utility hookups in paved area upgradient of Shirland Canal



Photo 9 – NOA Sample SS-1



Photo 10 – NOA Sample SS-2



Photo 11 – NOA Sample SS-3



Photo 12 – NOA Sample SS-4