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2014-005503-0

Recording District 101 Juneau

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Notice of Environmental Contamination

Grantor: State of Alaska
Department of Environmental Conservation
Contaminated Sites Program

Grantee:
Knickerbocker Mary Lou and GMK Trust
PO Box 032124
Juneau, AK 99803

Legal Description: 10665 Glacier Highway, Juneau, AK 99801
Parcel # 4B2201070020
USS 2386 L F L 4B

Recording District: Juneau

Return to: Danielle Duncan
CS Project Manager
Division of Spill Prevention and Response
Department of Environmental Conservation
410 Willoughby Ave., Ste. 302
P.O. Box 111800
Juneau, AK 99811-1800
907-465-5207

State Business- No Charge

NOTICE OF ENVIRONMENTAL CONTAMINATION

Recording District: Juneau
Official State Business – No Charge

As required by the Alaska Department of Environmental Conservation (ADEC), Grantor, pursuant to 18 AAC 75.375 b (3), Knickerbocker Mary Lou and GMK Trust, Grantee, as the owner [and operator] of the subject property, hereby provide public notice that the property located at:

10665 Glacier Highway, Juneau, Alaska, 99801, and more particularly described as follows:
Parcel # 4B2201070020 USS 2386 L F L 4B

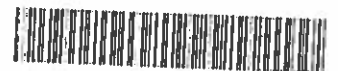
has been subject to a discharge or release, regulated under 18 AAC 75, Article 3, as revised April 8, 2012. This release is documented in the Alaska Department of Environmental Conservation (ADEC) contaminated sites database at http://www.dec.state.ak.us/spar/csp/db_search.htm under Hazard ID number 4061.

On or before April 30th 2004, approximately 100-200 gallons of diesel oil was spilled on the ground at this property. The oil traveled into ditches and muskeg bordering neighboring properties. Contamination on the property was never addressed by the property owner according to ADEC records. Soil and groundwater may be contaminated with diesel heating oil, benzene, and other compounds and a drinking water well on the property may also be impacted. Due to the lack of characterization and cleanup work at this site as required under 18 AAC 75, exposure risks to human health and the environment are determined to be present.

Because this property is currently in probate court and no responsible party has been identified, the property is subject to restrictions that ensure contamination left onsite remains undisturbed and to alert all current and future occupants and owners of the property of the contamination, until such time as a cleanup effort is initiated with the prior approval from DEC.

The property is subject to the following conditions in order to ensure human health is protected until such time that a cleanup can be completed. These conditions, known as institutional controls per 18 AAC 75.375 a (2), consist of the following:

1. Notice Required for any Change in Land Ownership or Land Use
If land ownership or zoning of the property changes, the owner or operator of the property is required to notify the DEC as soon as these changes occur.
2. Excavation Restriction
No excavation shall occur on the property without DEC approval; characterization will have to be completed before excavation activities begin.
3. No Offsite Transport of Contaminated Material
Any proposal to transport soil or groundwater off-site requires DEC approval in accordance with 18 AAC 7.325(i). A "site" [as defined by 18 AAC 75.990 (115)] means



an area that is contaminated, including areas contaminated by the migration of hazardous substances from a source area, regardless of property ownership.

4. Contamination of Surface Water Prohibited

Movement or use of contaminated material in a manner that results in a violation of 18 AAC 70 water quality standards is prohibited.

5. Groundwater Use Restriction

The domestic groundwater well located on site shall not be used for drinking water purposes due to possible contamination from the heating oil spill that occurred on this property.



This Notice of Environmental Contamination shall be attached to the property as a deed notice and will remain in effect until site characterization and cleanup efforts have been performed to the satisfaction of ADEC and the department has issued a written determination that soil and groundwater at the site has been shown to meet the most stringent soil cleanup levels in method two of 18 AAC 75.340-345.

For more information on the contaminated site in this Notice of Environmental Contamination, please see ADEC Contaminated Sites Program file number (1513.38.066) for the site named (Residence - Knickerbocker Spill).

The GMK Trust agrees to the terms and conditions of the Institutional Controls as stated in the DEC letter and property deed notice dated April 24, 2014 and filed with Alaska Department of Natural Resources Recorder's Office, concerning the (site).

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11-26-14

Signature of Authorized ADEC Representative

Date