

May 19, 2022



City of Dallas Texas  
1500 Marilla Street Room 6BN  
Dallas, Texas 75002

Attn: Ms. Elizabeth Perez

Subject: Phase I Environmental Site Assessment  
Motel Building  
4150 Independence Drive  
Dallas, Dallas County, Texas  
Terracon Project No. 94227082

Please find enclosed the Phase I Environmental Site Assessment (ESA) we have completed for the above referenced site.

We have performed a Phase I ESA consistent with the procedures included in ASTM Practice E 1527-13 at 4150 Independence Drive, Dallas, Dallas County, Texas, the site. Recognized Environmental Conditions (RECs) or Controlled Recognized Environmental Conditions (CRECs) were not identified in connection with the site.

Based on the scope of services, limitations, and conclusions of this assessment, Terracon did not identify RECs or CRECs. As such, no additional investigation is warranted at this time.

- Although not identified as a REC, if the on-site hydraulic elevator is removed or if the site is redeveloped, subsurface conditions in the vicinity of the elevator should be evaluated at that time.
- Although not identified as a REC, future excavations or development should take into account the presence of the fill of unknown origin within the former swimming pool and if evidence of releases are identified from these materials, they should be managed appropriately.



**Phase I Environmental Site Assessment**

Motel Building ■ Dallas, Texas

May 19, 2022 ■ Terracon Project No. 94227082

If there are any questions regarding this report or if we may be of further assistance, please do not hesitate to contact us.

Sincerely,

**Terracon Consultants, Inc.**

for

Madison M. Fields  
Field Scientist

Theron V. Epp, CESCO  
Environmental Department Manager

Cc: Lori Frauli Trulson, City of Dallas OEQS  
Elizabeth Perez, City of Dallas OEQS