



Pennsylvania  
**Department of Environmental Protection**

May 7, 2025

Anne Garr, Esq.  
Bellwether District Holdings LLC  
111 S. Wacker Drive, Suite 3000  
Chicago, IL 60606

Re: Storage Tank Program  
Facility ID No. 51-97890  
Confirmed Release June 20, 2024  
Incident No. 60221  
Girard Point Proc Area South Tank Field (Tank Group 09)  
3144 West Passyunk Avenue  
City of Philadelphia

Dear Ms. Garr:

The Department of Environmental Protection (DEP) has reviewed the December 2024 document titled Release Investigation Report – Tank Group 09 for the incident referenced above. This document was prepared by Terraphase Engineering and submitted as a release investigation report (RIRNO). DEP approves the RIRNO which documents that the contamination associated with incident no. 60221 will be evaluated as part of the Act 2 remediation efforts associated with eFACTS primary facility (PF) No. 780190. Therefore, DEP has administratively closed incident no. 60221.

DEP reserves the right to require additional site characterization and/or remediation if additional contamination associated with incident no. 60221 is identified outside the Act 2 PF No. 780190 site area. DEP also reserves all rights to take any enforcement action in the future if necessary.

Sincerely,

Richard M. Staron  
Professional Geologist Manager  
Environmental Cleanup and Brownfields

cc: City of Philadelphia Department of Public Health  
City of Philadelphia L&I  
Ms. Doerr, Evergreen  
Mr. Long, Terraphase  
Ms. Fazzino  
OnBase: Storage Tanks/907/Correspondence