



Pennsylvania
Department of Environmental Protection

July 7, 2026

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

Re: Storage Tank Program
Facility ID No. 51-33624
Confirmed Release January 4, 2023 and August 10, 2022
Incident Nos. 58434 and 57973
Girard Point Proc Area South Tank Field (Tank Group 06 and Tank Group 07)
3144 West Passyunk Avenue
City of Philadelphia

Dear Ms. Garr:

The Department of Environmental Protection (DEP) has reviewed the November 2025 document titled Release Investigation Report – Tank Group 06 and Tank Group 07 for the incidents 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 nos. 58434 and 57973 will be evaluated as part of the Land Recycling Program Act 2 (Act 2) remediation efforts associated with eFACTS primary facility (PF) nos. 769099, 750870, and 780190. Therefore, DEP has administratively closed incident nos. 58434 and 57973.

DEP reserves the right to require additional site characterization and/or remediation if additional contamination associated with incident nos. 58434 and 57973 is identified outside the Act 2 PF nos. 769099, 750870, and 780190 site areas. DEP also reserves all rights to take any enforcement action in the future if necessary.

Sincerely,

A handwritten signature in black ink, appearing to read "R. Staron".

Richard M. Staron, P.G.
Professional Geologist Manager
Environmental Cleanup and Brownfields

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