



April 6, 2012

Timothy J. Spernak
Senior Resource Manager
Trust Land Office
2600 Cordova, St., Suite 100
Anchorage, Alaska 99503

Dear Mr. Spernak,

On April 5, 2012, Jolene Cox, Environmental Professional at CDI, conducted a Pre-Work Site Inspection at the Subport Parking Lot for the State of Alaska, Department of Natural Resources, Alaska Mental Health Trust Land Office (TLO). The subject property is more specifically described as Lot C1, Trust Land Office Survey 2009-03, MH Parcel C20499, located with the NE $\frac{1}{4}$, SE $\frac{1}{4}$, Section 23, Township 41 South, Range 67 East, Copper River Meridian.

A TLO contractor, ANC Northern JV, LLC, has requested a license to use the southern one acre portion of the subject property for demolition of a dock located on adjacent United States Coast Guard (USCG) properties. A requirement of this license is to have a Pre-Work Site Inspection and Post-Work Site Inspection performed.

The subject property is bound to the north by Egan Expressway, to the east by Whittier Street, to the south by a dock located on adjacent USCG properties and Gastineau Channel, and to the west by Gastineau Channel. Vehicle access to the property is via Whittier Street.

A chain link fence, lamp poles, and fire hydrant are located along the north boundary. Three sets of underground electric and telephone, a concrete electric and telephone vault, fire hydrant, and water main and sanitary sewer are located along the east boundary. Additionally, portions of concrete pile caps outside of the old building foundation and a portion of original perimeter foundation have been left in place along the east boundary. The original building foundation wall and footing have been left in place along the south boundary. Original concrete pile cap on driven pilings are present at the southwest boundary. The site slopes down to Gastineau Channel along the west boundary.

The entire site is surfaced with 4 inches of D-1 gravel on about 6 inches of 6 inch-minus crushed concrete. The substrate is free-draining A-J Rock to an observed depth of 12 to 15 feet below ground surface. The gravel surface appeared to generally be in good condition. No obvious indication of staining or major spills was noted on the gravel surface. The following observations were noted during the inspection:

1. A series of potholes is located near the entrance/exit of the Whittier Street vehicle access.
2. A mounded area of gravel is located to the north of the Whittier Street vehicle access.
3. A deeper pothole is located in the southern portion of the property mid-site.



4. A vehicle tire and several pipe fittings are located at the southeast boundary.

Photographs from the Pre-Work Site Inspection are included as Attachment 1.

Please feel free to call with any questions.

Regards,

A handwritten signature in blue ink that reads 'Jolene Cox'. The signature is written in a cursive, flowing style.

Jolene Cox
Environmental Professional
Carson Dorn, Inc.

Enclosure



Photograph 1. Looking west along south boundary of property.



Carson Dorn, Inc.

712 West 12th Street Juneau, Alaska 99801



Photograph 2. Looking north from southwest portion of property.



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712 West 12th Street Juneau, Alaska 99801



Photograph 3. Looking north along west boundary of property.



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Photograph 4. View of southern one acre portion of property from the northwest.



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Photograph 5. Looking east along north boundary of property.



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Photograph 6. Looking south along east boundary of property.



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Photograph 7. Series of potholes located near the entrance/exit of the Whittier Street vehicle access.



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Photograph 8. Mounded area of gravel located to the north of the Whittier Street vehicle access.



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Photograph 9. Deeper pothole located in the southern portion of the property mid-site.



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Photograph 10. Vehicle tire and several pipe fittings located at the southeast boundary.



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