

**PROJECT SPECIAL PROVISIONS  
GEOENVIRONMENTAL**

**CONTAMINATED SOIL (9/11/2023)**

The Contractor's attention is directed to the fact that soil contaminated with petroleum hydrocarbon compounds may exist within the project area. Information relating to these contaminated areas, sample locations, and investigation reports will be available at the following web address by navigating to the correct letting year and month then selecting, "Plans and Proposals", "U-5899", "Individual Sheets/520 GeoEnvironmental":

<http://dotw-xfer01.dot.state.nc.us/dsplan/>

Petroleum contaminated soil may be encountered during any earthwork activities on the project. The Contractor shall only excavate those soils that the Engineer designates necessary to complete a particular task. The Engineer shall determine if soil is contaminated based on areas shown on the plans, petroleum odors, and unusual soil staining. Contaminated soil not required to be excavated is to remain in place and undisturbed. Undisturbed soil shall remain in place, whether contaminated or not. The Contractor shall transport all contaminated soil excavated from the project to a facility licensed to accept contaminated soil.

In the event that a stockpile is needed, the stockpile shall be created within the property boundaries of the source material and in accordance with the Diagram for Temporary Containment and Treatment of Petroleum-Contaminated Soil per North Carolina Department of Environmental Quality's (NCDEQ) Division of Waste Management UST Section GUIDELINES FOR EX SITU PETROLEUM CONTAMINATED SOIL REMEDIATION. If the volume of contaminated material exceeds available space on site, the Contractor shall obtain a permit from the NCDEQ UST Section's Regional Office for off-site temporary storage. The Contractor shall provide copies of disposal manifests completed per the disposal facilities requirements and weigh tickets to the Engineer.

**Measurement and Payment:**

The quantity of contaminated soil hauled and disposed of shall be the actual number of tons of material, which has been acceptably transported and weighed with certified scales as documented by disposal manifests and weigh tickets. The quantity of contaminated soil, measured as provided above, shall be paid for at the contract unit price per ton for "Hauling and Disposal of Petroleum Contaminated Soil".

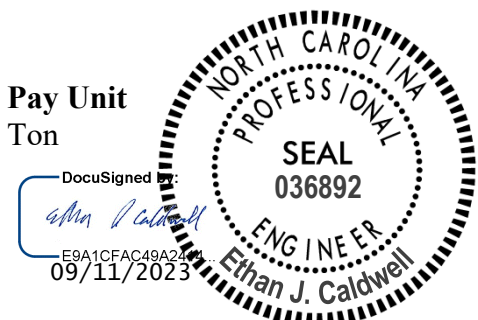
The above price and payment shall be full compensation for all work covered by this section, including, but not limited to stockpiling, loading, transportation, weighing, laboratory testing, disposal, equipment, decontamination of equipment, labor, and personal protective equipment.

Payment shall be made under:

**Pay Item**

Hauling and Disposal of Petroleum Contaminated Soil

**Pay Unit**  
Ton





STATE OF NORTH CAROLINA  
DEPARTMENT OF TRANSPORTATION

ROY COOPER  
GOVERNOR

JAMES H. TROGDON, III  
SECRETARY


May 17, 2018

MEMORANDUM TO: Amy Euliss  
Division Environmental Engineer  
Highway Division 9

FROM: Gordon Box, PG  
GeoEnvironmental Project Manager  
GeoEnvironmental Section  
Geotechnical Engineering Unit

TIP NO: U-5899  
WBS: 44689.1.1  
COUNTY: FORSYTH  
DIVISION 9  
DESCRIPTION: New Route from Forum Parkway Connector from SR 3955  
(Forum Parkway) To NC 66 (University Parkway) in Rural Hall.  
Construct 2-Lane Roadway on New Location

SUBJECT: **GeoEnvironmental Planning Report**

DocuSigned by:  
  
0DA1A1D2E9DB479...

The GeoEnvironmental Section of the Geotechnical Engineering Unit performed a Phase I field investigation on March 6, 2018 for the above referenced project to identify geoenvironmental sites of concern. The purpose of this report is to document sites of concern within the project study area that are or may be contaminated. These sites of concern should be included in the environmental planning document in an effort to assist the project stakeholders in reducing or avoiding impacts to these sites. Sites of concern may include, but are not limited to, underground storage tank (UST) sites, dry cleaning facilities, hazardous waste sites, regulated landfills and unregulated dumpsites.

**Findings**

Thirteen (13) sites of concern were identified within the proposed study area. We anticipate low monetary and scheduling impacts resulting from these sites. See the following table and figure for details.

Please note that discovery of additional sites not recorded by regulatory agencies and not reasonably discernible during the project reconnaissance may occur. The GeoEnvironmental Section should be notified immediately after discovery of such sites so their potential impact(s) may be assessed.

If there are questions regarding the geoenvironmental issues, please contact me, at 919 707-6859.

cc:

John Pilipchuk, LG, PE, State Geotechnical Engineer

Stephen R. Morgan, PE, State Hydraulics Engineer

Andrew McDaniel, PE, Stormwater NPDES Permit Program - Engineering Supervisor

Brian Hanks, PE, State Structures Engineer

Dale Burton, PE, PLS, State Locations and Surveys Engineer

Carl Barclay, PE, State Utilities Manager

Lee Puckett, PE, Division Construction Engineer

Rodney K Hatton, Division Right of Way Agent

Eric Williams, PE, Geotechnical Regional Manager

Kevin Miller, PG, Regional Geological Engineer

Steve Grimes, ROW Unit, Negotiations, State Negotiator

[row-notify@ncdot.gov](mailto:row-notify@ncdot.gov)

[roadwaydesign@ncdot.gov](mailto:roadwaydesign@ncdot.gov)

File

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**(01) Property Name:**

Construction Yard-  
445 Forum Pkwy  
Rural Hall, NC

**Property Owner:**

Sunshine Boys Investments II LLC  
620 Forum Pkwy  
Rural Hall, NC 27045

**Facility ID:** NA

**Incident Type/Number:** NA

**UST Number:** NA

**UST Owner:**

NA



**Anticipated Impacts: Low**

This parcel is the site of an office, and on the eastern portion of the site, is a construction lay down yard. The site is located NE of Forum Pkwy. There is a risk of hydraulic and fuel leaks associated with stored equipment.

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**(02) Property Name:**

Construction Yard  
603 Angus Street  
Rural Hall, NC

**Property Owner:**

Jones Wiley R  
627 Forum Pkwy.  
Rural Hall, NC 27045

**Facility ID:** NA

**Incident Type/Number:** NA

**UST Number:** NA

**UST Owner:**

NA



**Anticipated Impacts: Low**

This parcel is the site of a construction yard. It is located North of Angus St. at the eastern end of Angus St. The site use includes long-term parking of diesel/hydraulic construction equipment, since c. 2010. There is a risk of hydraulic and fuel leaks associated with stored equipment.

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**(03) Property Name:**

O'Brien Southern Trenching  
610 Angus Street  
RURAL HALL, NC

**Property Owner:**

C&M Corp. Prop. Inc.  
4794 Pfaff Ln.  
Pfafftown, NC 27040-03781

**Facility ID:** NA

**Incident Type/Number:** NA

**UST Number:** NA

**UST Owner:**

NA



**Anticipated Impacts:** Low

This construction yard and office building is located South of Angus St. at the eastern end of Angus St. Site use includes long-term parking of trucks and lay down of supplies, since c. 1999. There is a risk of hydraulic and fuel leaks associated with stored equipment.

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**(04) Property Name:**

Ready Mixed Concrete Company  
633 Angus Street  
RURAL HALL, NC

**Property Owner:**

Southern Equipment Co Inc.  
3610 Bush St.  
Raleigh, NC 27609

**Facility ID:** NA

**Incident Type/Number:** NA

**UST Number:** NA

**UST Owner:**

NA



**Anticipated Impacts:** Low

This ready mixed concrete co. is located along the northern side of Angus St. The site is dilapidated. There is a risk of hydraulic and fuel leaks/spills associated with stored equipment and/or fueling of vehicles are potential concerns on this site.

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**(05) Property Name:**  
Perfection Exhaust  
6615-6617 University Parkway  
Rural Hall, NC

**Property Owner:**  
Thurste, LLC  
6615 University Pkwy  
Rural Hall, NC 27045

**Facility ID:** NA  
**Incident Type/Number:** NA  
**UST Number:** NA

**UST Owner:**  
NA



**Anticipated Impacts: Low**

This site has two buildings on the same parcel located along the eastern side of Univ. Pkwy. Perfection Exhaust and Auto Care has two bay doors on the western building side (front). Hydraulic lifts with in-ground components may be present. The potential for USTs, fuel, oil, and solvent spills are a concern on this site

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**(06) Property Name:**

Joe Naylor  
6640 aka 6644 Univ. Pkwy.  
RURAL HALL, NC

**Property Owner:**

Naylor, Joe Bill  
255 Joyner Cir.  
Rural Hall, NC 27045

**Facility ID:** NA

**Incident Type/Number:** 44820 (c. 2017)

**UST Number:** WS-9626

**UST Owner:**

Naylor, Joe Bill  
255 Joyner Cir.  
Rural Hall, NC 27045



**Anticipated Impacts:** Low

This parcel is the site of a residence located on the western side of Univ. Pkwy. A residential fuel tank incident occurred April 4, 2017 and was closed December 14, 2017. The potential for USTs, fuel spills are a concern on this site

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**(07) Property Name:**

Fast Track Automotive  
6651 University Parkway  
Rural Hall, NC

**Property Owner:**

Stolz & Pinnix Family LLC  
6056 Stanleyville Dr.  
Rural Hall, NC 27045

**Facility ID:** NA

**Incident Type/Number:** NA

**UST Number:** NA

**UST Owner:**

NA



**Anticipated Impacts: Low**

This auto service facility is located on the eastern side of Univ. Pkwy. Modern hydraulic lifts, without in-ground components were observed, which are not a typical geoenvironmental concern, but older hydraulic lifts may also be present that could have in-ground components. The potential for USTs, fuel, oil, and solvent spills are also a concern on this site.

**(08) Property Name:**  
Automotive Additions  
6655 University Parkway  
Rural Hall, NC

**Property Owner:**  
Hall Nicholas David Hall Anna C  
6655 University Pkwy  
Rural Hall, NC 27045

**Facility ID:** NA  
**Incident Type/Number:** NA  
**UST Number:** NA

**UST Owner:**  
NA



**Anticipated Impacts:** Low

This parcel is the site of an auto service facility. It is located on the eastern side of Univ. Pkwy. The potential for fuel, oil, and solvent spills are a concern on this site.



**(09) Property Name:**

White Block/Brick Façade Building  
6663 University Parkway  
Rural Hall, NC

**Property Owner:**

Easter Investment Group, LLC  
1485 Oscar Frye Rd.  
Pinnacle, NC 27043

**Facility ID:** NA**Incident Type/Number:** NA**UST Number:** NA**UST Owner:**

NA

**Anticipated Impacts:** Low

This possible former gas station is located on the eastern side of Univ. Pkwy. White block is on the sides of this building, it has a red brick façade. A heating oil fill port was observed on the northern side of the building (a tank may be in the building). The building appears to be a former gas station per NCDOT Historical Aerial Photography Mission 3118, c. 1993 (blue circle above). A pump island may be evident in the photograph. The potential for USTs, fuel, oil, and solvent spills are a concern on this site



**(10) Property Name:**

Greenfront Service Station  
6674 University Parkway  
RURAL HALL, NC

**Property Owner:**

Mrs. Carter WE. (Deceased)  
110 Sunset Dr.  
Rural Hall, NC 27045

**Facility ID:** NA

**Incident Type/Number:** 13104 (c. 1995, closed  
c. 2005)

**UST Number:** WS-3945

**UST Owner:**

Mildred (Millie) D. Carter,  
(Contact: Bob Carter 910-761-9446)  
PO Box 208  
Rural Hall, NC 27045

**Anticipated Impacts:** Low

This parcel is the site of a former gas station. It is located on the western side of Univ. Pkwy. A UST incident occurred and was accepted by State Lead 1/11/95. Four USTs were removed, report dated 7/25/1995. Soil was impacted. A No Further Action status was granted 9/30/2005. A pump island remains evident on site (photograph). A second building north of the main building appears to have bay doors, and may have hydraulic lifts with in-ground components. The site was used for car storage, possibly salvage vehicles, c. 2002-2014, per historical aerial photography. The potential for other USTs, fuel, oil, and solvent spills are a concern on this site.

**(11) Property Name:**

Lee's Garage and Evan's Used Cars  
6710, 6716 University Parkway  
Rural Hall, NC

**Property Owner:**

Evans Arvel Gray  
PO Box 1619  
King, NC 27021

**Facility ID:** NA**Incident Type/Number:** NA

**UST Number:** WS-1730

**UST Owner:**

Arvel B Evans  
636 Main St.  
King, NC 27021

**Anticipated Impacts:** Low

This parcel is the site of two buildings and businesses on the same County parcel: Lee's Garage (left, south) and Evans Used Cars (right, north). This site is located along the western side of Univ. Pkwy. A NCDEQ Incident (with no incident number) is attributed to Evans Used Cars/6710 University Parkway. Lee's garage is an apparent former gas station as a pump island is evident. One of the hydraulic lifts at Lee's Garage was observed to have in-ground components. The potential for USTs, fuel, oil, and solvent spills are a concern.

**(12) Property Name:**

Bill Plemmons RV World  
6725 University Parkway  
Rural Hall, NC

**Property Owner:**

4S Properties LLC  
6725 University Pkwy  
Rural Hall, NC 27045

**Facility ID:** NA

**Incident Type/Number:** 37855

**UST Number:** WS-8588

**UST Owner:**

NA



**Anticipated Impacts:** Low

This parcel is the site of a recreational vehicle facility. It is located on the eastern side of Univ. Pkwy. Five bay doors were observed. The potential for USTs, fuel, oil, and solvent spills are a concern.



**(13) Property Name:**

Busick Brothers Machine, Inc  
Unit 264 of mixed-use rental property  
262 Northstar Dr. Apt/Unit 162  
Rural Hall, NC

**Property Owner:**

Busick Brothers Masonry Inc.  
PO BOX 1009  
Rural Hall, NC 27045

**UST Owner:**

NA

**Facility ID:** NA

**Incident Type/Number:** NA

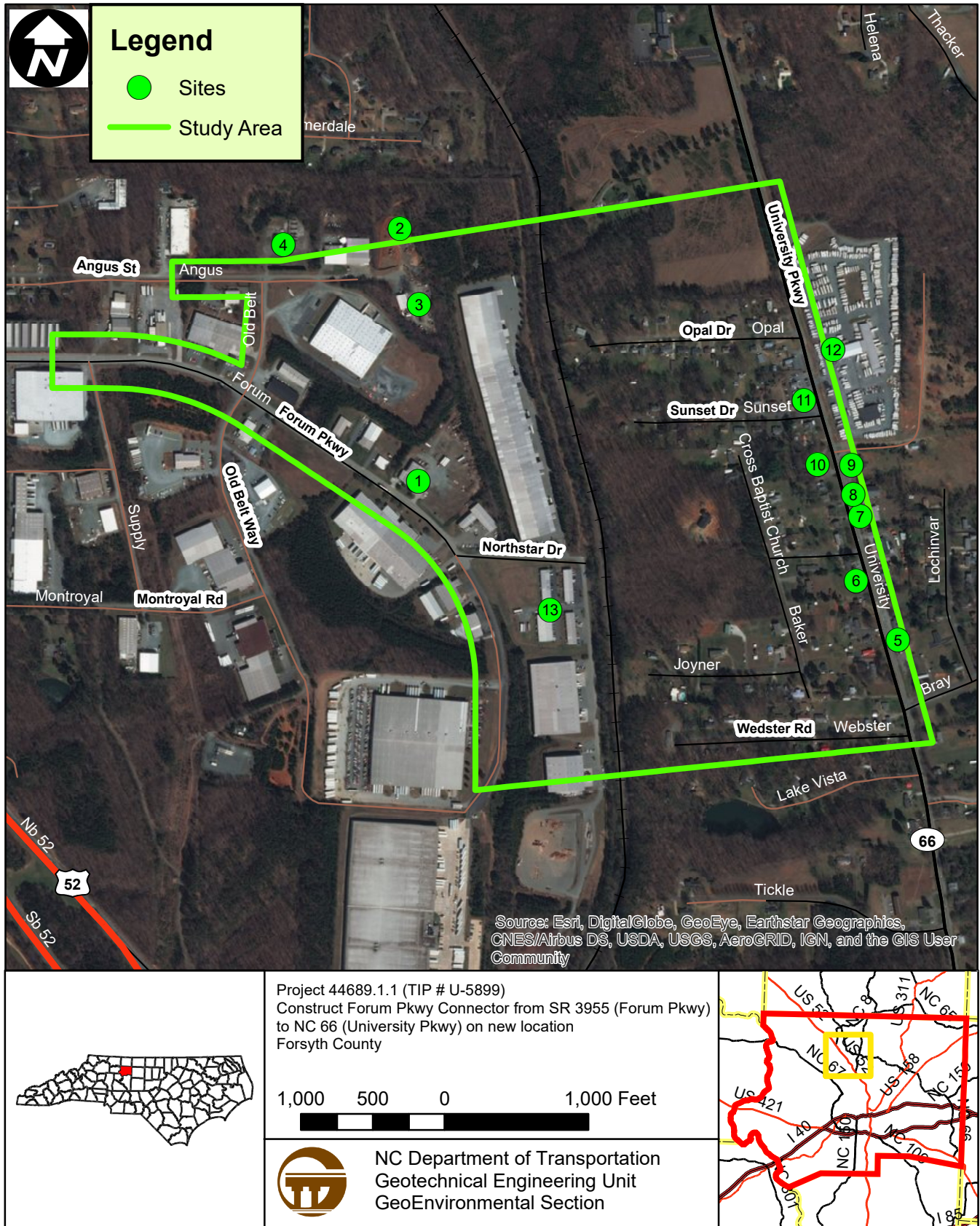
**UST Number:** NA

**Anticipated Impacts: Low**

This parcel has multiple buildings with multiple light, mixed use industry vendors in each building. Unit 264 is Busick Brothers Machine shop. The side of this unit has several empty drums stored outside. The drums previously had numerous chemicals within them and have been reportedly repurposed to be filled with waste metal cuttings. The drums reportedly arrive empty, and have not been relabeled, or unlabeled. There is a potential for chemical/solvent spills associated with the drums and/or the machine shop.



# Appendix A Location of GeoEnvironmental Sites of Concern





REPORT ON UNDERGROUND STORAGE TANK  
CLOSURE FOR U-5899

**PARCEL 21, 6652 UNIVERSITY PARKWAY, RURAL  
HALL, NC**

WBS 44689.1.1  
ESP Project No. 23-00235

**Prepared For:**

NCDOT Geotechnical Engineering Unit  
1020 Birch Ridge Drive  
Raleigh, NC 27610

**Prepared By:**

ESP Associates, Inc  
7011 Albert Pick Road  
Suite E  
Greensboro, NC 27409

May 2, 2023



May 2, 2023

Mr. Craig Haden, PG  
cehaden@ncdot.gov  
Geotechnical Engineering Unit  
North Carolina Department of Transportation  
1020 Birch Ridge Drive  
Raleigh, NC 27610

Reference: **REPORT ON UNDERGROUND STORAGE TANK CLOSURE FOR U-5899  
PARCEL 21, 6652 UNIVERSITY PARKWAY, RURAL HALL, NC  
ESP Project No. 23-00235**

TIP Number: U-5899  
WBS Number: 44689.1.1  
County: FORSYTH  
Description: New Route from Forum Pkwy connector from SR 3955 (Forum Pkwy) to NC 66  
(University Pkwy) in Rural Hall

Dear Mr. Haden:

ESP Associates, Inc. (ESP) is pleased to submit this report on our Underground Storage Tank (UST) Closure at the subject parcel. This work was performed in accordance with your Request for Proposal dated April 11, 2023 and our Cost Proposal dated April 21, 2023.

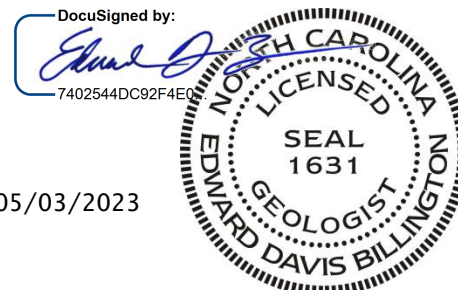
We appreciate the opportunity to assist you during this phase of the project. If you should have any questions concerning this report, or if we may be of further assistance, please contact us.

Sincerely,

ESP Associates, Inc.

A handwritten signature in blue ink, appearing to read "Edward D. Billington", is written over a large, faint circular stamp.

Edward D. Billington, PG  
Senior Managing Geophysicist



05/03/2023

CRP/EDB

not considered Final unless all signatures are completed

Electronic submission via email



## Table of Contents

<b>1020 Birch Ridge Drive .....</b>	<b>0</b>
<b>1.0 SITE INFORMATION .....</b>	<b>1</b>
1.1 Site Observations.....	1
<b>2.0 CLOSURE PROCEDURES .....</b>	<b>1</b>
2.1 UST Closure Preparation .....	1
2.2 AST Removal and Disposal .....	1
2.3 Residual Material Disposal.....	1
<b>3.0 CONCLUSIONS AND RECOMMENDATIONS .....</b>	<b>2</b>
<b>4.0 LIMITATIONS.....</b>	<b>2</b>

### FIGURES

Figure 1	Parcel 21, 6652 University Pkwy, Site Vicinity Map
Figure 2	Parcel 21, 6652 University Pkwy, Site Photographs

### APPENDICIES

Appendix A	Tank and Material Disposal Manifests
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## **1.0 SITE INFORMATION**

Parcel 21 is located at 6652 University Parkway in Rural Hall, Forsyth County, North Carolina (Figure 1). The property is owned by the North Carolina Department of Transportation (NCDOT). At the time of the work, the structure on the property was a single-family residence. A fill pipe and a vent pipe had been observed by the northeast corner of the house, indicating the presence of an underground storage tank (UST). The NCDOT asked ESP to provide professional services to remove the UST prior to demolition of the property.

### **1.1 Site Observations**

When ESP arrived on site on April 4, 2023, ground penetrating radar (GPR) and a probe rod was used to explore the exterior of the UST location reported to be at the northeast corner of the house. ESP observed the reported vent and fill pipes but no evidence was seen that a UST was present. Further observations made by ESP indicated that an above-ground storage tank (AST) was located inside the built-in garage of the house at the northeast corner. The observed fill and vent pipes on the exterior of the house connected to this AST. Staining from heating oil was observed on the concrete near the base of the AST.

## **2.0 CLOSURE PROCEDURES**

The heating oil AST was removed on April 4, 2023 and contained approximately 125 gallons of heating oil. The product line from the AST to the furnace was removed and the exterior vent and fill piping was cut flush to the northeast wall on the inside and cut flush to the ground surface outside. Photographs of the closure activities are included on Figure 2.

### **2.1 UST Closure Preparation**

ESP contracted with EVO Corporation (EVO) for the closure. On April 4, 2023, ESP and EVO mobilized to the site. Prior to closure activities of the AST, the bushes located near the northeast corner of the house were removed in order to assess if a UST was present. No evidence was seen for a UST.

### **2.2 AST Removal and Disposal**

Due to the limited space inside the garage area, the AST was pushed manually towards the garage door opening. The residual material was removed using a vacuum truck and transported offsite for disposal. Dry ice was placed inside the AST to remove fuel vapors and oxygen prior to transport. The AST appeared to be in fair condition, with no visible holes or significant corrosion. The AST had a width of 2.3 feet, a height of 3.7 feet and a length of 5.1 feet with an estimated capacity of 275 gallons. The AST was loaded onto a dump truck for off-site disposal. The tank disposal manifest is included in Appendix A.

### **2.3 Residual Material Disposal**

Approximately 125 gallons of heating oil was removed from the UST by EVO using a vacuum truck. The residual material was transported offsite to EVO's recycling facility. The material disposal manifest is included in Appendix A.



### **3.0 CONCLUSIONS AND RECOMMENDATIONS**

No limitations on construction activities or special handling of excavated soil are recommended for area of the former AST at 6625 University Parkway.

### **4.0 LIMITATIONS**

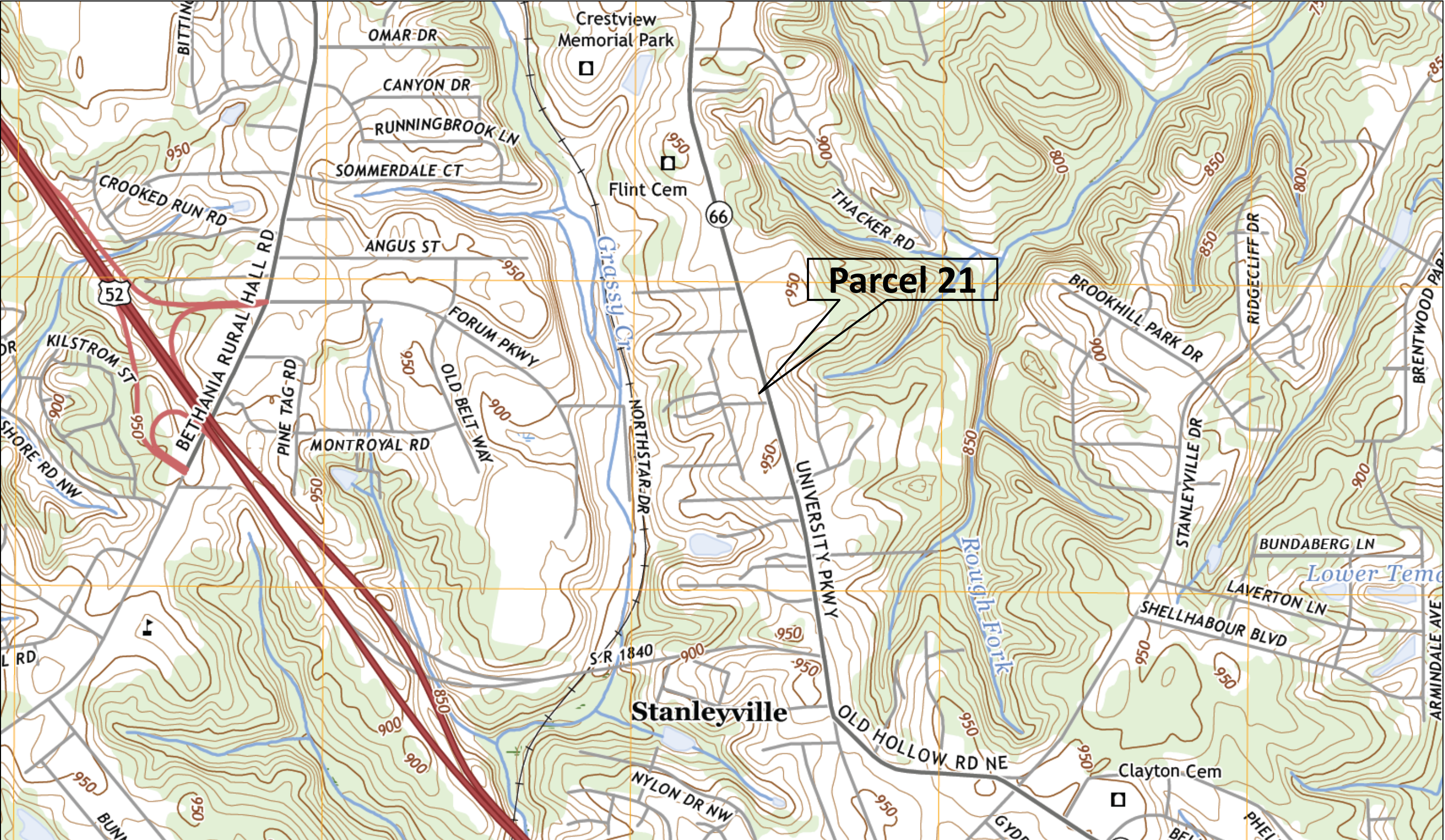
ESP's professional services have been performed, findings obtained, and recommendations prepared in accordance with customary principles and practices in the fields of environmental science and engineering. ESP is not responsible for the independent conclusions, opinions, or recommendations made by others based on the data presented in this report.

The passage of time may result in a change in the environmental characteristics at this site and surrounding properties. ESP does not warrant against future operations or conditions, or against operations or conditions present of a type or at a location not investigated. ESP does not assume responsibility for other environmental issues that may be associated with the subject site.



## FIGURES





From: USGS US Topo 7.5 - minute map for RURAL HALL, NC, Date: 2022, Original Scale: 1:24,000

PROJECT NO.	23-00235
SCALE	AS SHOWN
DATE	4/30/2023
BY	EDB/CRP

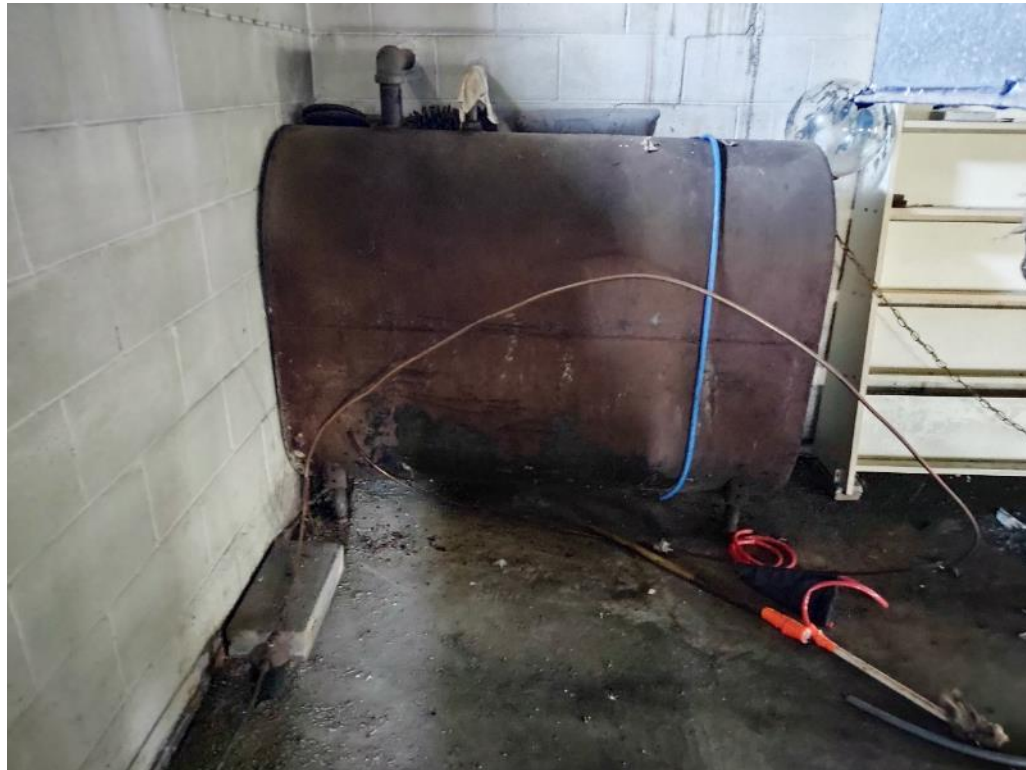
**FIGURE 1 – PARCEL 21, 6652 UNIVERSITY PARKWAY  
SITE VICINITY MAP**

**PROJECT U-5899, NEW ROUTE FROM FORUM PKWY  
CONNECTOR TO NC 66 (UNIVERSITY PKWY)  
FORSYTH COUNTY, NORTH CAROLINA**



ESP Associates, Inc.  
7011 Albert Pick Rd.,  
Suite E  
Greensboro, NC 27409  
336.334.7724  
www.espassociates.com





A. Photograph of the AST in garage prior to removal showing two pipes extending through the block wall to the exterior of the building, looking east.




B. Photograph of EVO personnel removing the contents of the AST with the vacuum truck.



C. Photograph of the AST being loaded after the contents were removed and dry ice was placed in the AST.



D. Photo of AST location after removal with piping cut flush to the wall inside and to the outside ground surface.

PROJECT NO.	23-00235	<b>FIGURE 1 – PARCEL 21, 6652 UNIVERSITY PARKWAY</b> <b>PHOTOGRAPHS OF CLOSURE ACTIVITIES</b>  <b>PROJECT U-5899, NEW ROUTE FROM FORUM PKWY</b> <b>CONNECTOR TO NC 66 (UNIVERSITY PKWY)</b> <b>FORSYTH COUNTY, NORTH CAROLINA</b>		ESP Associates, Inc.  7011 Albert Pick Rd., Suite E Greensboro, NC 27409  336.334.7724  <a href="http://www.espassociates.com">www.espassociates.com</a>
SCALE	N/A			
DATE	4/30/2023			
BY	EDB/CRP			





## **APPENDIX A**

# **TANK AND MATERIAL DISPOSAL MANIFESTS**



1703 Vargrave Street  
Winston-Salem, NC 27107  
ph 336-725-5844  
fax 336-725-6244

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## TANK DISPOSAL CERTIFICATE

Tank Owner: Former Michael Sapp Property – Abandoned in  
NCDOT ROW

Site Address: 6652 University Pkwy.  
Rural Hall, NC

Description of Tanks:

<u>Tank Number</u>	<u>Size of Tank</u>	<u>Contents</u>
1	275 Gallons	#2 Fuel Oil

Transporter: Evo Corporation

EC Project #: 042311

Disposal Certification:

Evo Corporation does hereby certify that the above named storage tank was transported to Foss Recycling, 3459 Thomasville Road, Winston-Salem, NC for proper disposal and recycling.

A handwritten signature in black ink, appearing to read "Thomas W. Hammett", is written over a horizontal line.

Signature

Thomas W. Hammett  
CEO  
Evo Corporation





1703 Vargrave Street  
Winston-Salem, NC 27107  
ph 336-725-5844  
fax 336-725-6244

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## CERTIFICATE OF DISPOSAL

Evo Corporation does hereby certify that 125 gallons of non-hazardous product received on 4/4/2023 from:

Generator: Former Michael Sapp Property - Abandoned  
in NCDOT ROW

Originating at: 6652 University Pkwy.  
Rural Hall, NC

EC Waste ID #: 042311

has been disposed of by Evo Corporation in a manner approved by the North Carolina Department of Environmental Quality.

A handwritten signature in black ink, appearing to read "Thomas W. Hammett", is written over a horizontal line.

Signature

Thomas W. Hammett  
CEO  
Evo Corporation

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# EVO CORPORATION

1703 Vargrave Street, Winston-Salem, NC 27107

www.evocorp.net

## NON-HAZARDOUS MATERIALS MANIFEST

Load #

Manifest No. 17340

### GENERATOR INFORMATION

Generator: Former Michael Sapp Property

Phone: 919-707-6871

Site Address: 6652 University Pkwy.

City/State: Rural Hall, NC

Contact: Craig Hayden

### MATERIAL DESCRIPTION / QUANTITY / WEIGHT

Gross Weight (lbs): \_\_\_\_\_

Material: Product

Empty Weight (lbs): \_\_\_\_\_

Contaminant: #2 Fuel Oil

Net Weight (lbs): \_\_\_\_\_

Quantity

125

Tons Drums Pails Sacs Yards Other: 691

### TRANSPORTER INFORMATION

Transporter: Evo Corporation

Phone: 336-725-5844

Truck #: 402

Contact: Tony Disher

As the transporter, I certify that the materials described above being shipped under this non-hazardous materials manifest are properly classified, packaged, labeled, secured and are in proper condition for transport in commerce under the applicable regulations governing transportation, and I hereby receive this material for delivery to the facility designate.

Driver Signature: [Signature]

Date: 4/4/23

### FACILITY INFORMATION

**Evo Corporation**

**1703 Vargrave Street**

**Winston-Salem NC 27107**

Evo Project #: 042311

Phone: 336-725-5844

Contact: Tony Disher

I certify that the carrier has delivered the materials described above to this facility, and I hereby accept this material for treatment and/or disposal in a manner that has been authorized by the State of North Carolina.

Facility Signature: [Signature]

Date: 4/4/23

White/Facility

Canary/Invoice

Pink/Carrier