Subject Property: 9822 LA PORTE FWY, HOUSTON, TX 77017

Order ID: ER-SAMPLE-77002 | **Precision:** Verified Rooftop / Parcel Center | **Buffer Radius:** 1.00 Miles | **Generated:** 2026-11-06 13:59 UTC
Connected Geography Chain: Parcel Pin (29.70625, -95.25108) → Tract 48201320500 → ZIP 77017 → Harris County, Texas

1. COMPOSITE PROPERTY SCREENING GRADE	LOCAL MARKET VALUE & UNDERWRITING SIGNALS
Grade D — Elevated Environmental Risk (Hazard Index: **65/100**) At least one physical high-priority EPA enforcement site or cluster of active environmental violations operates within the primary screening buffer. • **National Standing:** Higher environmental activity than 78% of U.S. ZIP codes (Active Commercial / Urban District) • **Active Compliance Rate: 92.3%** clean across 52 EPA records • **FEMA Flood Zone:** Zone AE / VE Corridor (High County Flood Hazard) (Elevated Floodplain Exposure (Verify Parcel BFE)) • **Soil Shrink-Swell:** LOW (2.3% LEP) • **County Radon Zone:** EPA Zone 3 — Low Potential (< 2.0 pCi/L)	**Area Median Home Value Benchmark: $143,900** **Supported Local Value Band: $129,500 – $158,300 (±10% Supported Band)** • **Home Price Appreciation: +51.1%** (5-Yr) | **+102.0%** (10-Yr) • **2-Bedroom Fair Market Rent: $1,250/mo** • **IRS Opportunity Zone:** NOT IN OPPORTUNITY ZONE • **5-Mile Fire / ISO Protection:** 1.55 mi (Standard Protected Tier (Est. ISO Class 4–6 Proximity)) • **Nearby Schools (3 Mi):** 39 Public/Charter | 3 Private

Total EPA Sites (1.0 mi)	**52** (7 ≤0.25 mi; 0 Corp. HQ)	**Physical High-Risk Sites**	**4** (1 ≤0.25 mi)
Active Compliance Violations	**4** (2 ≤0.25 mi)	**Hazardous Waste & Fuel/Solvent**	**19** Waste / **5** Fuel & Solvent (2 ≤0.35 mi)
5-Year Local Penalties	**$12,618,382** local (10 actions)	**18-Point Hazard Checklist**	**5 Flagged** (IN/WITHIN) | **10 Clear** | **3 Advisory**

OVERALL DUE-DILIGENCE VERDICT: [FURTHER ACTION RECOMMENDED] — FURTHER REVIEW RECOMMENDED — High-Priority Regulated Sites or Active Violations Nearby
One or more physical high-risk EPA enforcement sites, toxic chemical emitters, or active compliance dockets operate in close proximity. Follow the Next-Steps Action Plan below.

Priority	Recommended Next Step / Inspection	Typical Cost	Turnaround	Why Triggered & Practical Guidance
HIGH PRIORITY	**1. Review Active EPA ECHO Dockets & Upgradient Sites**	$0 (Included in Report)	5–10 Minutes	Click the 'EPA Docket' links in the table below for any HIGH-risk site within 0.25 miles, especially sites marked 'Upgradient (Higher Elev.)', to verify whether any groundwater or soil cleanup order crosses the street.
RECOMMENDED	**2. Indoor Radon & Vapor Intrusion Screening**	$15 – $35 (DIY Kit) or $125 – $200 (Inspector)	48 Hours	Place a short-term charcoal or digital continuous radon detector in the lowest livable floor, and ask your home inspector to check basement/slab pipe penetrations for vapor sealing.
RECOMMENDED	**3. Tap Water / Well Lab Test (Lead, VOCs & PFAS)**	$0 (Utility CCR) or $95 – $220 (Certified Lab)	3–5 Business Days	Request the local water utility's annual Consumer Confidence Report (CCR). For pre-1986 plumbing or private wells, run a certified lab tap sample or install an NSF/ANSI 53 or 58 filter.
INSPECTION STEP	**4. Foundation Grading, Gutter Drainage & WDI/Termite Check**	$75 – $150 (WDI Inspection)	Same Day at Inspection	Verify 5% positive soil slope away from the foundation perimeter to prevent expansive clay slab movement, and obtain a Wood-Destroying Insect (WDI / Termite) clearance letter.

How Grade D (65/100 Physical Hazard Index) Is Calculated: Proximity-weighted ASTM scoring model (adjoining 0.25-mile sites carry 11x the weight of sites beyond 0.60 miles; corporate HQ suites are excluded from physical contamination scoring).

Scoring Component	Count in Buffer	Proximity Weight	Index Points
High-Risk Physical Sites ≤ 0.25 mi	1	22 pts each	**+22.0 pts**
High-Risk Physical Sites 0.25–0.60 mi	2	9 pts each	**+18.0 pts**

Scoring Component	Count in Buffer	Proximity Weight	Index Points
High-Risk Physical Sites > 0.60 mi	1	2 pts each (cap 12)	**+2.0 pts**
Active Violations ≤ 0.25 mi	2	3 pts each (cap 15)	**+6.0 pts**
TRI Toxic Chemical Emitters in Buffer	3	4 pts each (cap 20)	**+12.0 pts**
Fuel Tanks / Solvents ≤ 0.35 mi	2	1.5 pts each (cap 9)	**+3.0 pts**

SECTION 2 • STATUTORY & HAZARD AUDIT • 3-STATE DETERMINATION CHECKLIST

18-Point Natural Disasters, Wildlife, Termite & Infrastructure Hazard Checklist (5 Flagged IN/WITHIN | 10 Clear NOT IN | 3 Advisory)

Every determination is classified as IN / WITHIN (Flagged), NOT IN (Clear), or NOT MAPPED / ADVISORY with site-specific inspector guidance.

Hazard / Disclosure Category	Determination	Site-Specific Finding & Metric	Authority / Map	Buyer / Inspector Guidance
A. Natural Disasters, Seismic & Severe Weather Hazards				
FEMA Special Flood Hazard Area (100-Yr / 500-Yr Floodplain)	**IN / WITHIN**	Zone AE / VE Corridor (High County Flood Hazard) (Elevated Floodplain Exposure (Verify Parcel BFE)) • Regional Flood Severity 9/10	FEMA NFHL & NRI	Request FEMA Elevation Certificate & NFIP quote if in Zone A/AE/V
Dam Failure Inundation & Downstream Levee Zone	**NOT MAPPED / ADVISORY**	Detailed inundation polygons restricted federally; verify local USACE National Inventory of Dams (NID) downstream evacuation maps	USACE NID Advisory	Review county emergency management dam inundation maps if near a major reservoir
Wildfire & Wildland-Urban Interface (WUI) Severity Zone	**NOT IN**	Wildfire Severity 3/10 (Low Hazard)	FEMA NRI & USFS WUI	Standard urban fire protection zone
Active Earthquake Fault & Seismic Ground Shaking Zone	**NOT IN**	USGS Seismic Rating 2/10 (Low Seismic Hazard (Stable Coastal / Continental Zone))	USGS Seismic & Quaternary Faults	Standard structural framing
Seismic Liquefaction & Hillside Landslide Susceptibility	**NOT IN**	Low landslide/liquefaction rating (state parcel maps vary)	USGS & USDA Soil Profile	Inspect retaining walls, hillside drainage & foundation settlement
Hurricane Wind, Tornado, Severe Storm & Hail Corridor	**IN / WITHIN**	Wind & Storm Severity 9/10 (Very High Hazard) • 2 County Storm Declarations	FEMA NRI & OpenFEMA	Verify roof age, wind-storm hurricane clips & impact-hail insurance deductible
Coastal Tsunami & Storm Surge Inundation Zone	**NOT IN**	Inland / Non-Tsunami Basin	NOAA Tsunami & Coastal Screen	No tsunami action required
Expansive Clay Soil (Shrink-Swell) & Karst Sinkhole Terrain	**NOT IN**	Shrink-Swell: LOW (2.3% LEP) • Non-Karst Coastal / Alluvial Clay Formation	USDA NRCS SSURGO	Standard foundation drainage
B. Wildlife, Endangered Species, Termites & Land Use				
Endangered Species & Critical Habitat Screening (USFWS)	**NOT MAPPED / ADVISORY**	County contains federally listed species ranges; check USFWS IPaC before major land clearing or tree removal	USFWS ECOS / IPaC	Consult USFWS IPaC only if planning major undeveloped land clearing or creek grading
Protected Wetlands & Surface Watershed Buffers (≤3.0 Mi)	**IN / WITHIN**	224 Clean Water Act 303(d) Impaired Water Record(s) & 304 Surface Outfall Permit(s) in Basin	EPA ATTAINS & USFWS NWI	Verify Clean Water Act §404 wetland setbacks before filling low-lying drainage areas
Right-to-Farm, Livestock (CAFO) & Agricultural Odor Buffer	**NOT IN**	0 EPA-Permitted CAFO / Livestock Facilities in Radius	EPA NPDES CAFO & USDA	No permitted CAFO feedlots in buffer

Hazard / Disclosure Category	Determination	Site-Specific Finding & Metric	Authority / Map	Buyer / Inspector Guidance
Termite & Wood-Destroying Insect (WDI) Infestation Belt	**IN / WITHIN**	Zone 1 — Very Heavy Probability (Subterranean & Formosan Termite Belt)	IRC Fig. R301.2(6) / USFS	Order a licensed Wood-Destroying Organism (WDO / Termite) inspection prior to closing
C. Infrastructure, Energy, Aviation Noise & Environmental Health				
Former Military Ordnance & Defense Sites (DoD / FUDS ≤2.0 Mi)	**NOT IN**	0 DoD / Military Ordnance Facilities Identified in Buffer	U.S. DoD FUDS & EPA FRS	Clear of registered DoD ordnance sites
FAA Airport / Heliport Landing Facility & Noise Zone (≤2.0 Mi)	**NOT IN**	0 Major Aviation / Airport Facilities in Immediate Buffer	FAA / EPA Aviation Registry	Outside immediate airport buffer
Oil & Gas Wells, Methane Gas & Transmission Pipelines	**IN / WITHIN**	1 Oil/Gas/Pipeline/Methane Record(s) in Buffer • See DOT NPMS Pipeline Notice	DOT PHMSA NPMS & EPA FRS	Inspect preliminary title report for pipeline easements & check DOT NPMS map viewer
Surface or Underground Mining & Quarry Operations (≤1.5 Mi)	**NOT IN**	0 Active Mining or Quarry Operations in Buffer	MSHA / EPA Mining Registry	Clear of registered mining operations
Electric Power Generation, Substations & Utility Corridors	**NOT IN**	0 Major Power Generation Plants in Immediate Buffer	U.S. EIA / EPA FRS	Standard residential utility distribution
Indoor Environmental Health (Radon, Lead, Asbestos & Meth Notice)	**NOT MAPPED / ADVISORY**	EPA Zone 3 — Low Potential (< 2.0 pCi/L) • Includes Pre-1978 Lead, Asbestos, Mold & DEA Meth Lab Notices	EPA / HUD / DEA Advisories	Perform $25 48-hr indoor radon test & request Lead-Based Paint disclosure if built pre-1978

Executive Interpretation — Top 3 Findings That Actually Matter:

• **[IMMEDIATE PROXIMITY] 1 Physical High-Risk EPA Site(s) Within 0.25 Miles:** Closest priority record(s): INV PROPYLENE, LLC. (0.00 mi). Review active compliance dockets and verify groundwater flow direction if purchasing commercial or unslabbed property.

• **[LOCAL VAPOR & EMISSIONS] 2 Nearby Fuel/Solvent Site(s) (≤0.35 mi) & 3 TRI Emitter(s) in Buffer:** Routine commercial gas stations, dry cleaners, and permitted generators are common in urban corridors. Confirm whether the building has a slab-on-grade foundation or basement and check for any odor or staining during inspection.

Recommended 3-Step Due-Diligence Action Ladder:

• **Step 1 (Seller & Disclosures):** Request the Seller's Property Disclosure and confirm whether any underground fuel tanks (USTs), septic systems, or environmental easements exist on the parcel.

• **Step 2 (Physical Inspection):** Share Section 4 (Soil/Foundation) and the Buyer Verification Checklist with your home inspector; run a $25 48-hr indoor radon test and verify tap water filtration.

• **Step 3 (Commercial / High-Risk Only):** If purchasing a commercial parcel or property adjoining a High-Risk (≤0.125 mi) site, commission a formal ASTM E1527-21 Phase I ESA site walk.

SECTION 3 • BIOLOGICAL, PEST, AGRICULTURAL & INFRASTRUCTURE SCREENING

Wildlife & Endangered Species, Termite Probability Zone, Right-to-Farm & Infrastructure Advisories

Screens wood-destroying insect zones, endangered species habitats, agricultural Right-to-Farm buffers, transmission pipelines, aviation noise, military ordnance, mining/asbestos, and indoor environmental health.

Disclosure Category	Status / Mapped Count	Site-Specific Advisory & Recommended Action
1. Termite & Wood-Destroying Pest Zone	Zone 1 — Very Heavy Probability (Subterranean & Formosan Termite Belt)	**Species:** Subterranean (Reticulitermes), Formosan (Coptotermes) & Drywood Termites Located in IRC Zone 1 (Very Heavy). Obtain a licensed Wood-Destroying Insect (WDI) inspection prior to closing and maintain soil-to-wood clearance around the foundation.

Disclosure Category	Status / Mapped Count	Site-Specific Advisory & Recommended Action
2. Endangered Species & Critical Habitat	Screening Advisory (224 Watershed Habitat Records)	The Endangered Species Act (ESA) protects federally listed threatened and endangered animal and plant species and their designated Critical Habitats. Properties bordering creeks, bayous, coastal dunes, or undeveloped woodland may require USFWS IPaC consultation before tree clearing or grading.
3. Right-to-Farm & Livestock (CAFO)	0 Regulated Ag Sites in Buffer	0 permitted Concentrated Animal Feeding Operations (CAFO) detected within screening radius. Standard state Right-to-Farm protections apply in agricultural zones.
4. Regional Vector & Wildlife Ecology	Ecological Corridor Advisory	Regional vector & wildlife screening: Ensure crawlspace vents, attic soffits, and roof eaves are screened with 1/4-inch hardware cloth to prevent rodent, bat, and wildlife intrusion.
5. Gas & Liquid Pipelines (NPMS)	1 Pipeline / Terminal Records	Notice Regarding Gas and Hazardous Liquid Transmission Pipelines: General location maps of major underground natural gas and hazardous liquid pipelines are maintained by the U.S. Department of Transportation (DOT) via the National Pipeline Mapping System (NPMS) at https://www.npms.phmsa.dot.gov/. Buyers should verify utility easements on the preliminary title report.
6. FAA Airport Noise & Military (FUDS)	0 Aviation • 0 Defense/FUDS	0 major aviation or airport facilities registered in the immediate screening buffer; verify municipal flight path contours if near a regional airfield. 0 DoD / Former Military Ordnance (FUDS) facilities identified within the immediate environmental screening buffer.
7. Mining, Quarries & Asbestos (NOA)	0 Surface / Mineral Sites	0 mining/quarry record(s) in radius. Low regional prevalence of serpentine Naturally Occurring Asbestos (NOA) formations.
8. Lead Paint, Meth Lab & Indoor Mold	Residential Indoor Health Notice	Homes built prior to 1978 require mandatory federal Lead-Based Paint disclosure (40 CFR Part 745) and inspection for pre-1986 lead solder or service lines. Clandestine methamphetamine laboratory contamination requires certified local health department remediation prior to occupancy; maintain indoor relative humidity between 30%–50% to prevent mold growth.

SECTION 4 • SUBSURFACE GEOTECHNICAL & FOUNDATION SCREEN

Soil Series, Foundation Shrink-Swell (LOW — 2.3% LEP), Water Table & Pipe Corrosion

Evaluates expansive clay movement (Linear Extensibility Percent), seasonal high water table depth, hydrologic drainage group, buried pipe corrosion, and karst sinkhole geology.

Dominant Soil Map Unit	Clodine-Urban land complex, 0 to 1 percent slopes (Clodine Series)	**Soil Taxonomic Order**	Alfisols — Typic Epiaqualfs
Foundation Shrink-Swell Risk	**LOW (2.3% Linear Extensibility — Stable Low-Expansion Soil)**	**Linear Extensibility (LEP %)**	**2.3%** clay expansion potential
Seasonal High Water Table	Shallow (12 cm / 0.4 ft below grade) — Elevated Basement, Crawlspace & Septic Seepage Risk	**Drainage & Hydrologic Group**	Somewhat poorly drained (Group C/D)
Buried Pipe Corrosivity	Uncoated Steel: **High** | Concrete: **Low**	**Karst / Sinkhole Bedrock**	Non-Karst Coastal / Alluvial Clay Formation (Low Sinkhole Risk; Primary Factor is Clay Shrink-Swell)

Foundation & Structural Inspection Guidance: Low soil shrink-swell potential; minimal risk of expansive clay foundation movement.

SECTION 5 • DRINKING WATER, REGIONAL SURFACE WATERSHED & PFAS SCREEN

Public Tap Water Systems, Regional Surface Watershed & Lead / PFAS Screening (3-Mile Tier: ELEVATED)

Important Distinction: SDWIS records track public drinking water systems, whereas NPDES and Section 303(d) records track surface stormwater/wastewater discharge permits into regional creeks, bayous, or rivers within 3 miles and do not indicate contamination of treated municipal tap water.

Tap Water Systems (3 Mi)	**3** Drinking Water Records	**Surface Outfall Permits (3 Mi)**	**304** Surface Watershed Outfalls
303(d) Impaired Water Sites	**224** Surface Water Dischargers	**Watershed Violations & Fines**	**38** Violators ($18,798,569 local fines)
Regional Water Hardness	Hard to Very Hard (10.5+ gpg / 180+ mg/L CaCO3 — Scale Buildup & Water Softener Recommended)	**PFAS / Lead Rule Guidance**	EPA UCMR 5 (PFAS / PFOA / PFOS) & Lead/Copper Rule Advisory: Verify your municipal utility's annual Consumer Confidence Report (CCR) and consider NSF/ANSI 53 or 58 (activated carbon / reverse osmosis) point-of-use filtration for drinking water.

Mapped Drinking Water Utilities & Physical Surface Watershed Permits Within 3.0 Miles (25 Records):

Water Utility / Watershed Facility & ID	Street Address & Municipality	Water Program Classification	3-Yr Compliance Status	5-Yr Penalties
CITY OF GALENA PARK ID #110013262539	304 STEWART ST, GALENA PARK, TX 77547	Safe Drinking Water System (SDWIS)	**Violation Identified** (9 qtrs NC)	$0
CITY OF SOUTH HOUSTON ID #110000915500	201 GEORGIA STREET, SOUTH HOUSTON, TX 77587	Safe Drinking Water System (SDWIS)	**Violation Identified** (6 qtrs NC)	$0
GOODYEAR HOUSTON CHEMICAL PLANT-GOODYEAR TIRE & RUBB ID #110049721627	2000 GOODYEAR DR, HOUSTON, TX 77017	Safe Drinking Water System (SDWIS)	**Inactive**	$0
PASADENA TERMINAL ID #110000504892	916 NORTH WITTER DRIVE, PASADENA, TX 77506	303(d) Surface Watershed Discharger	**Significant Violation** (12 qtrs NC)	$483,925
GARNER ENVIRONMENTAL SERVICES ID #110005083541	314 ALLEN GENOA RD, HOUSTON, TX 77017	Clean Water Act (NPDES) Outfall Permit	**Violation** (12 qtrs NC)	$136,985
KINDER MORGAN (KM) TERMINAL - GALENA PARK REFINING ID #110037844376	906 CLINTON DR, GALENA PARK, TX 77547	303(d) Surface Watershed Discharger	**Violation** (12 qtrs NC)	$0
U.S. OIL RECOVERY ID #110015665528	400 N RICHEY ST, PASADENA, TX 77506	303(d) Surface Watershed Discharger	**Significant Violation** (12 qtrs NC)	$0
ADVANCED CONTAINMENT SYSTEMS ID #110070369794	2501 MARTINVILLE DR, HOUSTON, TX 77017	303(d) Surface Watershed Discharger	**Violation** (12 qtrs NC)	$0
SOUTHWEST SHIPYARD - BRADY ISLAND/BRADY WEST ID #110000462240	8502 CYPRESS STREET, HOUSTON, TX 77012	303(d) Surface Watershed Discharger	**Significant Violation** (12 qtrs NC)	$0
MCC RECYCLING ID #110038312821	200 RICHEY ST, PASADENA, TX 77506	303(d) Surface Watershed Discharger	**Significant Violation** (12 qtrs NC)	$0
TEXAS PETROCHEMICALS ID #110000461134	8600 PARK PLACE BOULEVARD, HOUSTON, TX 77017	303(d) Surface Watershed Discharger	**Resolved / Historical Non-Compliance** (11 qtrs NC)	$12,251,425
KMCC SPLITTER FACILITY ID #110069234661	407 CLINTON DRIVE, GALENA PARK, TX 77547	303(d) Surface Watershed Discharger	**Resolved / Historical Non-Compliance** (11 qtrs NC)	$213,625
HOUSTON PLANT ID #110000460910	101 CONCRETE ST, HOUSTON, TX 77001	303(d) Surface Watershed Discharger	**Resolved / Historical Non-Compliance** (11 qtrs NC)	$0
PASADENA REFINING SYSTEM, INC. ID #110000462703	111 RED BLUFF ROAD, PASADENA, TX 77506	303(d) Surface Watershed Discharger	**Resolved / Historical Non-Compliance** (9 qtrs NC)	$2,149,419

Water Utility / Watershed Facility & ID	Street Address & Municipality	Water Program Classification	3-Yr Compliance Status	5-Yr Penalties
ECO SERVICES OPERATIONS HOUSTON ID #110000460901	8615 MANCHESTER ST, HOUSTON, TX 77012	303(d) Surface Watershed Discharger	**Resolved / Historical Non-Compliance** (9 qtrs NC)	$191,085
INV PROPYLENE, LLC. ID #110000461107	9822 LA PORTE FREEWAY, HOUSTON, TX 77017	303(d) Surface Watershed Discharger	**Violation Identified** (8 qtrs NC)	$98,700
HOUSTON REFINING LP ID #110058113704	12000 LAWNDALE, HOUSTON, TX 77017	303(d) Surface Watershed Discharger	**Violation** (7 qtrs NC)	$2,545,600
VOPAK TERMINAL GALENA PARK INC. ID #110000895568	1500 CLINTON DR, GALENA PARK, TX 77547	303(d) Surface Watershed Discharger	**Violation Identified** (7 qtrs NC)	$51,638
O'NEAL STEEL INC ID #110005055313	9500 CLINTON DR, HOUSTON, TX 77029	303(d) Surface Watershed Discharger	**Resolved / Historical Non-Compliance** (7 qtrs NC)	$0
HOUSTON CHEMICAL PLANT ID #110000462231	2000 GOODYEAR DRIVE, HOUSTON, TX 77017	303(d) Surface Watershed Discharger	**Violation Identified** (6 qtrs NC)	$131,272
PORT TERMINAL FACILITY ID #110009747514	9317 E AVE S, HOUSTON, TX 77012	303(d) Surface Watershed Discharger	**Violation Identified** (6 qtrs NC)	$0
US GYPSUM - GALENA PARK PLANT ID #110001867588	1201 MAYO SHELL ROAD, GALENA PARK, TX 77547	303(d) Surface Watershed Discharger	**Violation Identified** (5 qtrs NC)	$27,433
TEXAS PORT RECYCLING METAL RECYCLING FACILITY ID #110033623461	8945 MANCHESTER ST, HOUSTON, TX 77012	303(d) Surface Watershed Discharger	**Resolved / Historical Non-Compliance** (5 qtrs NC)	$1,250
TEXMARK CHEMICALS, INC. ID #110000463490	900 CLINTON DRIVE, GALENA PARK, TX 77547	Clean Water Act (NPDES) Outfall Permit	**Violation Identified** (4 qtrs NC)	$9,300
NEW VINCE BAYOU WWTF ID #110009772424	DEAD END OF N MAIN ST N SIDE, PASADENA, TX 77501	303(d) Surface Watershed Discharger	**Violation Identified** (4 qtrs NC)	$0

SECTION 6 • FLOODPLAIN, RADON, 18-PERIL CLIMATE MODELING & FEDERAL DISASTER HISTORY

Flood Hazard Zone, County Radon Potential, 18-Peril Severity Matrix & Historical FEMA Declarations

Scale: 1/10 = Lowest Hazard • 10/10 = Highest Hazard. Includes complete 18-peril natural hazard matrix and full historical county disaster declaration log.

Flood Hazard Zone	**Zone AE / VE Corridor (High County Flood Hazard)** — Elevated Floodplain Exposure (Verify Parcel BFE) FEMA National Risk Index rates Harris County, TX as 'Very High' for flood hazard (NRI Flood Percentile: 100.0/100).	**County Radon Potential**	**EPA Zone 3 — Low Potential (< 2.0 pCi/L)** Counties in EPA Radon Zone 3 have a predicted average indoor radon level below 2.0 pCi/L, indicating lower regional geologic radon risk.
Core Peril Ratings (1–10)	Flood: **9/10** (Very High Hazard) | Wildfire: **3/10** (Low Hazard)	**Thermal, Wind & Seismic**	Heat: **9/10** | Wind: **9/10** | Seismic: **2/10**

Complete 18-Peril Natural Hazard & Severe Weather Profile (1 = Lowest Risk, 10 = Highest Risk):

Natural Hazard Peril	Score	Risk Tier & Note	Natural Hazard Peril	Score	Risk Tier & Note
Riverine & Inland Flooding	**9/10**	High (FEMA Zone AE / VE Corridor (High County Flood Hazard))	**Landslide & Slope Instability**	**2/10**	Low (USGS Slope Susceptibility)
Coastal Flooding & Storm Surge	**7/10**	Elevated Coastal (Tidal/Surge Basin)	**Heat Wave & Urban Heat Island**	**9/10**	Very High Hazard (NOAA Thermal Belt)

Natural Hazard Peril	Score	Risk Tier & Note	Natural Hazard Peril	Score	Risk Tier & Note
Hurricane & Tropical Cyclone	**9/10**	Hurricane Belt (Atlantic/Gulf Track)	**Drought & Water Stress**	**7/10**	Elevated Regional (U.S. Drought Monitor)
Tornado Activity	**9/10**	Elevated Convective (EF0–EF5 Track Screen)	**Cold Wave & Extreme Freeze**	**3/10**	Seasonal Freeze (Pipe Insulation Screen)
Hailstorms	**7/10**	High Hail Alley (Roof Impact Rating)	**Winter Weather & Snow Load**	**2/10**	Low (Roof Snow Load Zone)
Lightning Strikes	**7/10**	Elevated (Cloud-to-Ground Density)	**Ice Storm & Power Line Glaze**	**6/10**	Moderate Ice Belt (Freezing Rain Corridor)
Strong Wind / Derecho	**9/10**	Very High Hazard (ASCE 7 Wind Load)	**Tsunami Runup**	**1/10**	Not Applicable (NOAA Runup Screen)
Wildfire & Ember Exposure	**3/10**	Low Hazard (USFS WUI Screen)	**Volcanic Activity & Ashfall**	**1/10**	Not Applicable (USGS Volcano Hazards)
Earthquake Ground Shaking	**2/10**	Low Seismic Hazard (USGS PGA Model)	**Avalanche**	**1/10**	Not Applicable (High-Elevation Slopes)

Historical Federal Disaster Declarations (Harris County, TX — 4 Total Declarations, 2 Flood / Hurricane / Severe Storm Events):

Disaster ID	Declaration Date	Hazard Type	Official Federal Incident Title	Designated Area
DR-4798-TX	2024-07-09	**Hurricane**	Hurricane Beryl	Harris (County)
DR-4781-TX	2024-05-17	**Flood**	Severe Storms, Straight-Line Winds, Tornadoes, And Flooding	Harris (County)
DR-4586-TX	2021-02-19	**Severe Ice Storm**	Severe Winter Storms	Harris (County)
EM-3554-TX	2021-02-14	**Severe Ice Storm**	Severe Winter Storm	Harris (County)

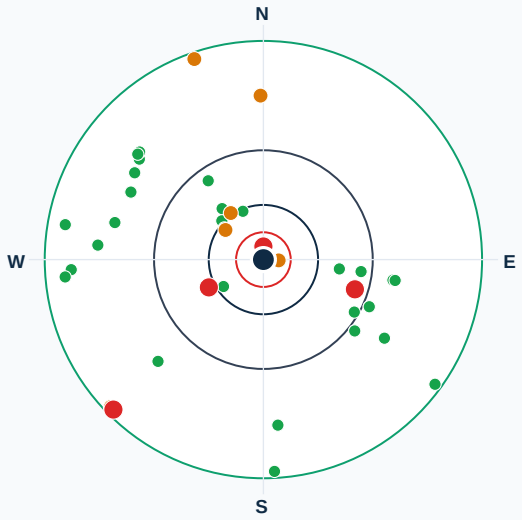
SECTION 7 • SPATIAL BUFFER MATRIX, DISTANCE RINGS & VERIFICATION GUIDE

ASTM E1527-21 Database Search-Distance Matrix, Concentric Buffer Map & Buyer Checklist (1.00 Mi)

Breaks down regulated facilities across standard 1/8-mile (660 ft), 1/4-mile, 1/2-mile, and 1.0+ mile ASTM buffer rings.

Regulatory Database / Program Registry	Standard Radius	≤ 1/8 Mi	1/8–1/4 Mi	1/4–1/2 Mi	> 1/2 Mi	Total	Status
NPL / Superfund, CERCLA & Brownfield Remediation	1.00 Mi	0	0	1	0	**1**	**IDENTIFIED**
RCRA Hazardous Waste Generators & CORRACTS	0.50 – 1.00 Mi	1	0	5	13	**19**	**FLAGGED**
Toxics Release Inventory (TRI) Chemical Emitters	1.00 Mi	1	0	1	1	**3**	**FLAGGED**
Registered Fuel Tanks (UST/AST) & Dry Cleaning Solvents	0.25 – 0.50 Mi	1	0	1	3	**5**	**FLAGGED**
Clean Water Act (NPDES) & 303(d) Impaired Water Permits	0.50 – 1.00 Mi	2	3	5	27	**37**	**FLAGGED**
Safe Drinking Water Information System (SDWIS)	1.00 Mi	0	0	1	0	**1**	**IDENTIFIED**
Clean Air Act (ICIS-Air) Stationary Emissions Permits	1.00 Mi	1	0	1	3	**5**	**FLAGGED**
Supplemental Infrastructure (Military, Aviation, Oil/Gas, Mining, Energy)	1.00 – 2.00 Mi	0	0	1	0	**1**	**IDENTIFIED**

Search Ring Buffer	Standard Due-Diligence Scope	Total Sites	Physical High Risk	Active Violations
0.00 – 0.125 Mi (≤ 660 ft)	Adjoining Parcels & Immediate Vapor Intrusion Buffer	3	**1**	1
0.125 – 0.25 Mi (660 – 1,320 ft)	ASTM Registered UST & Local Hazardous Waste Generator Buffer	4	**0**	1
0.25 – 0.50 Mi (1,320 – 2,640 ft)	ASTM LUST, Brownfields & State Equivalent CERCLIS Buffer	9	**2**	2
0.50 – 1.0 Mi	ASTM Federal NPL / Superfund & Regional TRI Air/Water Buffer	36	**1**	0



ASTM E1527-21 SPATIAL BUFFER & FACILITY SEVERITY PLOT

Center Pin: (29.70625, -95.25108) • Outer Buffer: 1.00 Miles

- Subject Property Pin: 9822 LA PORTE FWY, HOUSTON, TX 77017
- High-Risk Physical Sites (Score 64–98): 4 mapped (1 within 0.25 mi)
- Moderate / Regulated Handlers (Score 30–63): 7 mapped (0 Corp. HQ)
- Low-Risk / Clean Routine Permits (Score 6–29): 41 mapped (92.3% clean)

BUFFER RING SUMMARY (DISTANCE DECAY ANALYSIS)

- 0.00 – 0.125 Mi (≤ 660 ft): 3 sites (1 High-Risk, 1 Active V
- 0.125 – 0.25 Mi (660 – 1,320 ft): 4 sites (0 High-Risk, 1 Ac
- 0.25 – 0.50 Mi (1,320 – 2,640 ft): 9 sites (2 High-Risk, 2 A

Actionable Buyer & Home Inspector Verification Checklist:

• **[HIGH PRIORITY] 1 Physical High-Risk / 2 Active Violation Site(s) Within 0.25 Miles:** Ask the seller or listing agent for any prior environmental disclosure reports, groundwater monitoring notices, or municipal easements. Review the EPA ECHO docket links in the table below for active cleanup orders.

• **[VAPOR & SOIL CHECK] 2 Fuel Tank (UST) or Dry Cleaning Solvent Site(s) Within 0.35 Miles:** Chlorinated solvents (PCE/TCE) and petroleum hydrocarbons can migrate through soil gas into nearby basements or crawlspaces. If purchasing a commercial parcel or home with a basement within 500 feet, consider an indoor air / soil-gas vapor screen.

• **[AIR & WATER QUALITY] 3 Toxics Release Inventory (TRI) Industrial Emitter(s) in 1.0-Mile Buffer:** Verify whether the property relies on a private domestic well or municipal water utility. If on a private well, request a certified laboratory water test for VOCs, heavy metals, and PFAS prior to closing.

• **[INSPECTION STEP] On-Site Visual & Indoor Radon Verification:** During the physical home or building inspection, check for vent pipes, fill caps, stained soil, or neighboring industrial exhaust, and perform a 48-hour continuous indoor radon test.

SECTION 8 • PUBLIC ENVIRONMENTAL COMPLIANCE & ENFORCEMENT LEDGER

Complete EPA-Regulated Facilities Dossier Within 1.00 Miles (All 52 Priority Records of 52 Total Mapped Sites)

Part 8A provides the master proximity and compliance summary table for all mapped priority facilities; Part 8B provides individual facility regulatory, inspection, gradient, and enforcement dossiers; Part 8C lists isolated off-site corporate headquarters / administrative records.

Part 8A — Master Summary Table of All 52 Priority EPA-Regulated Facilities:

# / Facility Name & EPA ID	Street Address & ZIP	Dist / Bearing / Grad	Risk Tier	Compliance & All Programs	5-Yr Penalties & Scope
#1. INV PROPYLENE, LLC. EPA ID #110000461107	9822 LA PORTE FREEWAY HOUSTON, TX 77017	**0.00 mi ON-SITE** (0 ft) *On-Site / Adjoining Level*	**HIGH** (79/100)	**Violation Identified** *RCRA Hazardous Waste • TRI Toxic Chemical Releases • Clean Air Act • Clean Water NPDES • Impaired Water Discharge • EPA Greenhouse Gas (GHG) Reporter*	**$98,700** (8 qtrs NC | 5 actions)
#2. GARNER ENVIRONMENTAL SERVICES EPA ID #110005083541	314 ALLEN GENOA RD HOUSTON, TX 77017	**0.44 mi E** (2,325 ft) *Downgradient*	**HIGH** (81/100)	**Violation** *Remediation / Waste / Brownfield • RCRA Hazardous Waste • Clean Water NPDES*	**$136,985** (12 qtrs NC | 1 actions)
#3. HOUSTON CHEMICAL PLANT EPA ID #110000462231	2000 GOODYEAR DRIVE HOUSTON, TX 77017	**0.28 mi SW** (1,475 ft) *Cross-Gradient*	**HIGH** (77/100)	**Violation Identified** *RCRA Hazardous Waste • TRI Toxic Chemical Releases • Clean Air Act • Clean Water NPDES • Impaired Water Discharge*	**$131,272** (6 qtrs NC | 4 actions)
#4. TEXAS PETROCHEMICALS EPA ID #110000461134	8600 PARK PLACE BOULEVARD HOUSTON, TX 77017	**0.99 mi SW** (5,236 ft) *Downgradient*	**HIGH** (74/100)	**Resolved / Historical Non-Compliance** *RCRA Hazardous Waste • TRI Toxic Chemical Releases • Clean Air Act • Clean Water NPDES • Impaired Water Discharge • EPA Greenhouse Gas (GHG) Reporter*	**$12,251,425** (11 qtrs NC | 5 actions)
#5. IRONMAN METALS EPA ID #110070376335	1919 GOODYEAR DR HOUSTON, TX 77017	**0.22 mi NW** (1,164 ft) *Upgradient*	**MODERATE** (30/100)	**Violation Identified** *Clean Water NPDES*	**$0** (1 qtrs NC | 0 actions)
#6. ARCO POLYMERS INC EPA ID #110010743197	9822 LAPORTE FREEWAY HOUSTON, TX 77017	**0.07 mi E** (392 ft) *Cross-Gradient*	**MODERATE** (30/100)	**No Violation Identified** *Fuel / Underground Tank (UST/LUST Sector)*	**$0** (0 qtrs NC | 0 actions)
#7. SIMS BAYOU TERMINAL EPA ID #110010921814	9847 LAWNDALE, 25OOFT HOUSTON, TX 77017	**0.26 mi NW** (1,349 ft) *Upgradient*	**MODERATE** (30/100)	**Resolved / Historical Non-Compliance** *Fuel / Underground Tank (UST/LUST Sector) • Clean Water NPDES • Impaired Water Discharge*	**$0** (2 qtrs NC | 0 actions)
#8. 2017 TURNAROUND PROJECT EPA ID #110070368195	9822 LA PORTE FWY HOUSTON, TX 77017	**0.07 mi E** (392 ft) *Cross-Gradient*	**LOW** (17/100)	**No Violation Identified** *Clean Water NPDES • Impaired Water Discharge*	**$0** (0 qtrs NC | 0 actions)
#9. MANCHESTER TERMINAL EPA ID #110017386407	10000 MANCHESTER STREET HOUSTON, TX 77012	**0.75 mi N** (3,937 ft) *Upgradient*	**MODERATE** (32/100)	**No Violation Identified** *Fuel / Underground Tank (UST/LUST Sector) • RCRA Hazardous Waste • Clean Water NPDES • Impaired Water Discharge*	**$0** (0 qtrs NC | 0 actions)
#10. GSM- MANCHESTER TERMINAL EPA ID #110072248367	10000 MANCHESTER ST STE C HOUSTON, TX 77012	**0.75 mi N** (3,937 ft) *Upgradient*	**MODERATE** (30/100)	**No Violation Identified** *Fuel / Underground Tank (UST/LUST Sector) • Clean Water NPDES • Impaired Water Discharge*	**$0** (0 qtrs NC | 0 actions)

# / Facility Name & EPA ID	Street Address & ZIP	Dist / Bearing / Grad	Risk Tier	Compliance & All Programs	5-Yr Penalties & Scope
#11. TPC GROUP DOCKS EPA ID #110070373869	9901 LAWNDALE ST HOUSTON, TX 77017	**0.24 mi NW** (1,267 ft) *Upgradient*	**LOW** (17/100)	**No Violation Identified** *Clean Water NPDES • Impaired Water Discharge*	**$0** (0 qtrs NC | 0 actions)
#12. OCCIDENTAL CHEMICAL AGRICULTURAL PRODUCT EPA ID #110005048279	9802 LAWNDALE ST HOUSTON, TX 77012	**0.30 mi NW** (1,582 ft) *Upgradient*	**LOW** (16/100)	**No Violation Identified** *RCRA Hazardous Waste*	**$0** (0 qtrs NC | 0 actions)
#13. PETROMAX OIL EPA ID #110005129002	10010 LA PORTE FWY HOUSTON, TX 77017	**0.35 mi E** (1,862 ft) *Downgradient*	**LOW** (16/100)	**No Violation Identified** *RCRA Hazardous Waste*	**$0** (0 qtrs NC | 0 actions)
#14. SIMS BAYOU NORTH WWTP EPA ID #110001872215	9500 LAWNDALE AVE HOUSTON, TX 77017	**0.71 mi NW** (3,748 ft) *Upgradient*	**LOW** (24/100)	**No Violation Identified** *RCRA Hazardous Waste • Clean Water NPDES • Impaired Water Discharge*	**$0** (0 qtrs NC | 0 actions)
#15. ECHO DISTRIBUTION SYSTEMS PIPELINE PROJECT EPA ID #110064634999	LAWNDALE STREET HOUSTON, TX 77012	**0.44 mi NW** (2,312 ft) *Upgradient*	**LOW** (17/100)	**No Violation Identified** *Oil, Gas, Methane or Pipeline Facility • Clean Water NPDES • Impaired Water Discharge*	**$0** (0 qtrs NC | 0 actions)
#16. NEW ADMINISTRATION BUILDING VALERO HOUSTON REFINERY EPA ID #110071348631	750 96TH ST HOUSTON, TX 77012	**0.98 mi N** (5,189 ft) *Upgradient*	**MODERATE** (30/100)	**No Violation Identified** *Fuel / Underground Tank (UST/LUST Sector) • Clean Water NPDES • Impaired Water Discharge*	**$0** (0 qtrs NC | 0 actions)
#17. BAYER HOUSTON PLANT EPA ID #110000461116	8701 PARK PL. BLVD. HOUSTON, TX 77017	**0.99 mi SW** (5,223 ft) *Downgradient*	**MODERATE** (30/100)	**Resolved / Historical Non-Compliance** *RCRA Hazardous Waste • Clean Air Act • Clean Water NPDES • Impaired Water Discharge*	**$0** (2 qtrs NC | 0 actions)
#18. SHERWIN-WILLIAMS 4381 EPA ID #110005180017	10132 BUXTON HOUSTON, TX 77017	**0.45 mi E** (2,370 ft) *Downgradient*	**LOW** (17/100)	**No Violation Identified** *RCRA Hazardous Waste*	**$0** (0 qtrs NC | 0 actions)
#19. BIG CHIEF ENVIRONMENTAL SERVIC EPA ID #110039183790	GOODYEAR DR AND ST HWY 225 HOUSTON, TX 00000	**0.22 mi SW** (1,179 ft) *Cross-Gradient*	**LOW** (11/100)	**No Violation Identified** *Clean Water NPDES*	**$0** (0 qtrs NC | 0 actions)
#20. ALLENDALE MACHINE EPA ID #110033443986	10014 LUCORE ST HOUSTON, TX 77017	**0.48 mi SE** (2,547 ft) *Downgradient*	**LOW** (17/100)	**No Violation Identified** *Clean Water NPDES • Impaired Water Discharge*	**$0** (0 qtrs NC | 0 actions)
#21. GMG TECH STEELMAN EPA ID #110070377591	9919 STEELMAN ST STE A HOUSTON, TX 77017	**0.53 mi SE** (2,786 ft) *Downgradient*	**LOW** (17/100)	**No Violation Identified** *Clean Water NPDES • Impaired Water Discharge*	**$0** (0 qtrs NC | 0 actions)
#22. GOODYEAR HOUSTON CHEMICAL PLANT-GOODYEAR TIRE & RUBB EPA ID #110049721627	2000 GOODYEAR DR HOUSTON, TX 77017	**0.26 mi NW** (1,391 ft) *Upgradient*	**LOW** (10/100)	**Inactive** *Safe Drinking Water*	**$0** (0 qtrs NC | 0 actions)
#23. IMO CENTRAL MARC DIVISION EPA ID #110005146305	9919 STEELMAN ST HOUSTON, TX 77017	**0.53 mi SE** (2,786 ft) *Downgradient*	**LOW** (16/100)	**No Violation Identified** *RCRA Hazardous Waste*	**$0** (0 qtrs NC | 0 actions)

# / Facility Name & EPA ID	Street Address & ZIP	Dist / Bearing / Grad	Risk Tier	Compliance & All Programs	5-Yr Penalties & Scope
#24. PLAZMET INC EPA ID #110002133414	1919 GOODYEAR DR. HOUSTON, TX 77017	**0.23 mi NW** (1,202 ft) *Upgradient*	**LOW** (8/100)	**No Violation Identified** *EPA FRS Regulated Facility*	**$0** (0 qtrs NC | 0 actions)
#25. HOUSTON GEOPHYSICAL PRODUCTS INC EPA ID #110005040044	507 ALLEN GENOA RD HOUSTON, TX 77017	**0.53 mi SE** (2,781 ft) *Downgradient*	**LOW** (15/100)	**No Violation Identified** *RCRA Hazardous Waste*	**$0** (0 qtrs NC | 0 actions)
#26. PEPSI BOTTLING GROUP EPA ID #110000461125	9300 LA PORTE FREEWAY HOUSTON, TX 77017	**0.92 mi W** (4,858 ft) *Upgradient*	**LOW** (24/100)	**No Violation Identified** *RCRA Hazardous Waste • Clean Water NPDES • Impaired Water Discharge*	**$0** (0 qtrs NC | 0 actions)
#27. INDUSTRIAL WASTE SOLUTIONS EPA ID #110064672885	10234 10234 LUCORE ST HOUSTON, TX 77017	**0.60 mi E** (3,187 ft) *Downgradient*	**LOW** (16/100)	**No Violation Identified** *RCRA Hazardous Waste*	**$0** (0 qtrs NC | 0 actions)
#28. BAYOU CITY WASTE SYSTEMS EPA ID #110005165212	10234 LUCORE ST STE A HOUSTON, TX 77017	**0.61 mi E** (3,199 ft) *Downgradient*	**LOW** (16/100)	**No Violation Identified** *RCRA Hazardous Waste*	**$0** (0 qtrs NC | 0 actions)
#29. USALCO HOUSTON PLANT EPA ID #110071347219	8701 PARK PLACE BLVD HOUSTON, TX 77017	**0.67 mi SW** (3,532 ft) *Cross-Gradient*	**LOW** (17/100)	**No Violation Identified** *Clean Water NPDES • Impaired Water Discharge*	**$0** (0 qtrs NC | 0 actions)
#30. QUALITY CARRIERS EPA ID #110072149416	1700 CENTRAL ST HOUSTON, TX 77017	**0.68 mi NW** (3,604 ft) *Upgradient*	**LOW** (17/100)	**No Violation Identified** *Clean Water NPDES • Impaired Water Discharge*	**$0** (0 qtrs NC | 0 actions)
#31. SCHNEIDER NATIONAL CARRIERS EPA ID #110070358856	1700 CENTRAL ST HOUSTON, TX 77017	**0.68 mi NW** (3,604 ft) *Upgradient*	**LOW** (17/100)	**No Violation Identified** *Clean Water NPDES • Impaired Water Discharge*	**$0** (0 qtrs NC | 0 actions)
#32. HURRICANE IKE 2008 PASADENA COMMAND BRANCH ALPHA EPA ID #110037445725	GOBER RD AND ALLEN GENOA RD HO HOUSTON, TX 77017	**0.66 mi SE** (3,466 ft) *Downgradient*	**LOW** (16/100)	**No Violation Identified** *RCRA Hazardous Waste*	**$0** (0 qtrs NC | 0 actions)
#33. HOU CSJ 0502-01-220 EPA ID #110070195559	SH 225 FROM IH 610 TO SH 146 PASADENA DEER PARK LA PORTE, TX 77536	**0.70 mi W** (3,702 ft) *Upgradient*	**LOW** (17/100)	**No Violation Identified** *Clean Water NPDES • Impaired Water Discharge*	**$0** (0 qtrs NC | 0 actions)
#34. TXDOT CSJ 0502-01-220 EPA ID #110070376901	SH 225 FROM IH 610 TO SH 146 HOU PASADENA DEER PARK LA PORT, TX 77017	**0.70 mi W** (3,702 ft) *Upgradient*	**LOW** (17/100)	**No Violation Identified** *Clean Water NPDES • Impaired Water Discharge*	**$0** (0 qtrs NC | 0 actions)
#35. SIMS BAYOU NORTH WASTEWATER TREATMENT FACILITY EPA ID #110070359231	9500 LAWNDALE ST HOUSTON, TX 77017	**0.71 mi NW** (3,748 ft) *Upgradient*	**LOW** (17/100)	**No Violation Identified** *Clean Water NPDES • Impaired Water Discharge*	**$0** (0 qtrs NC | 0 actions)
#36. SOUTHEAST SERVICE CENTER EPA ID #110070368659	1502 CENTRAL ST HOUSTON, TX 77012	**0.75 mi NW** (3,954 ft) *Upgradient*	**LOW** (17/100)	**No Violation Identified** *Clean Water NPDES • Impaired Water Discharge*	**$0** (0 qtrs NC | 0 actions)
#37. MERICHEM JOHN T FILES TECHNICAL CENTER EPA ID #110005030019	1503 CENTRAL ST HOUSTON, TX 77012	**0.73 mi NW** (3,870 ft) *Upgradient*	**LOW** (16/100)	**No Violation Identified** *RCRA Hazardous Waste*	**$0** (0 qtrs NC | 0 actions)

# / Facility Name & EPA ID	Street Address & ZIP	Dist / Bearing / Grad	Risk Tier	Compliance & All Programs	5-Yr Penalties & Scope
#38. APOLLO MARITIME INTERNATIONAL EPA ID #110070376098	507 ALLEN GENOA RD HOUSTON, TX 77017	**0.53 mi SE** (2,781 ft) *Downgradient*	**LOW** (11/100)	**No Violation Identified** *Clean Water NPDES*	**$0** (0 qtrs NC | 0 actions)
#39. SOUTHEAST SERVICE CTR EPA ID #110070169184	1506 CENTRAL ST HOUSTON, TX 77012	**0.75 mi NW** (3,981 ft) *Upgradient*	**LOW** (16/100)	**No Violation Identified** *Clean Water NPDES • Impaired Water Discharge*	**$0** (0 qtrs NC | 0 actions)
#40. QUALAWASH HOLDINGS EPA ID #110000896549	1710 CENTRAL STREET HOUSTON, TX 77017	**0.76 mi W** (4,005 ft) *Upgradient*	**LOW** (16/100)	**No Violation Identified** *RCRA Hazardous Waste*	**$0** (0 qtrs NC | 0 actions)
#41. SOLID WASTE LAWNDALE EPA ID #110005110138	1502 CENTRAL DR HOUSTON, TX 77012	**0.75 mi NW** (3,954 ft) *Upgradient*	**LOW** (15/100)	**No Violation Identified** *RCRA Hazardous Waste*	**$0** (0 qtrs NC | 0 actions)
#42. PEPSICO EPA ID #110070284945	6100 NE LOOP 410 SAN ANTONIO, TX 78218	**0.88 mi W** (4,656 ft) *Upgradient*	**LOW** (17/100)	**No Violation Identified** *Clean Water NPDES • Impaired Water Discharge*	**$0** (0 qtrs NC | 0 actions)
#43. CROSBY LYNCHBURG PH 3 EPA ID #110071094973	FROM THE INTERSECTION OF N. LAKE HOUSTON PKWY AND HOUSTON, TX 77044	**0.76 mi S** (4,008 ft) *Downgradient*	**LOW** (13/100)	**No Violation Identified** *Clean Water NPDES*	**$0** (0 qtrs NC | 0 actions)
#44. PEPSI HOUSTON VARIOUS IMPROVEMENTS EPA ID #110071068860	9300 LA PORTE FWY HOUSTON, TX 77017	**0.91 mi W** (4,782 ft) *Upgradient*	**LOW** (16/100)	**No Violation Identified** *Clean Water NPDES • Impaired Water Discharge*	**$0** (0 qtrs NC | 0 actions)
#45. ALTIVIA CHEMICALS HOUSTON CHEMICAL COMPLEX EPA ID #110070367013	8701 PARK PLACE BLVD HOUSTON, TX 77017	**0.99 mi SW** (5,223 ft) *Downgradient*	**LOW** (18/100)	**No Violation Identified** *Clean Water NPDES • Impaired Water Discharge*	**$0** (0 qtrs NC | 0 actions)
#46. CR 59 WIDENING FROM CR 48 TO KIRBY DRIVE EPA ID #110071337206	THE SITE IS LOCATED ALONG CR 59 MAGNOLIA PKWY FROM PEARLAND, TX 77584	**0.76 mi S** (4,008 ft) *Downgradient*	**LOW** (12/100)	**No Violation Identified** *Clean Water NPDES*	**$0** (0 qtrs NC | 0 actions)
#47. PRESTON AVENUE RECONSTRUCTION FROM SH 225 TO FLEMING DRIVE EPA ID #110071502702	PRESTON AVENUE RECONSTRUCTION FROM SH 225 TO FLEMI PASADENA, TX 77503	**0.76 mi S** (4,008 ft) *Downgradient*	**LOW** (12/100)	**No Violation Identified** *Clean Water NPDES*	**$0** (0 qtrs NC | 0 actions)
#48. HOU CSJ 0912-73-223 FM 1765 FROM AMBURN RD TO VAUTHIER ST F EPA ID #110071363466	FM 1765 FROM AMBURN RD TO VAUTHIER ST, FM 517 FROM DICKINSON, TX 77539	**0.76 mi S** (4,008 ft) *Downgradient*	**LOW** (12/100)	**No Violation Identified** *Clean Water NPDES*	**$0** (0 qtrs NC | 0 actions)
#49. BRIAR MEADOW AREA DRAINAGE AND PAVING IMPROVEMENTS EPA ID #110070740479	THE SITE IS LOCATED IN BRIAR MEADOW NEIGHBORHOOD, HOUSTON, TX 77063	**0.76 mi S** (4,008 ft) *Downgradient*	**LOW** (12/100)	**No Violation Identified** *Clean Water NPDES*	**$0** (0 qtrs NC | 0 actions)
#50. WOODSHIRE AREA DRAINAGE AND PAVING IMPROVMENTS EPA ID #110070824730	THE SITE IS LOCATED IN THE WOODSHIRE SUBDIVISION, HOUSTON, TX 77025	**0.76 mi S** (4,008 ft) *Downgradient*	**LOW** (11/100)	**No Violation Identified** *Clean Water NPDES*	**$0** (0 qtrs NC | 0 actions)

# / Facility Name & EPA ID	Street Address & ZIP	Dist / Bearing / Grad	Risk Tier	Compliance & All Programs	5-Yr Penalties & Scope
#51. TEXAS BRINE PASADENA BRINE TANK EPA ID #110070358699	BRINE TANK IS LOCATED ON PORT OF HOUSTON AUTHORITY HOUSTON, TX 77504	**0.98 mi SE** (5,196 ft) *Downgradient*	**LOW** (12/100)	**No Violation Identified** *Clean Water NPDES*	**$0** (0 qtrs NC | 0 actions)
#52. CECIL M. HOPPER CONTRACTOR, INC. EPA ID #110001994771	ACD 23018 HOUSTON, TX 77017	**0.99 mi S** (5,210 ft) *Downgradient*	**LOW** (12/100)	**No Violation Identified** *Clean Air Act*	**$0** (0 qtrs NC | 0 actions)

SECTION 8B • INDIVIDUAL FACILITY REGULATORY, COMPLIANCE & ENFORCEMENT DOSSIERS (RECORDS #1 – #52)

Detailed Per-Facility Environmental Audit Profiles (52 Mapped Records)

Each dossier card below documents the facility's exact coordinates, radial distance in miles and feet, compass bearing, estimated topographic/hydrogeologic gradient relative to the subject property, composite risk score, active regulatory statutes, 3-year compliance history, quarters in non-compliance (out of 12 quarters), inspection count, formal enforcement actions, and 5-year monetary penalties.

RECORD #1 OF 52: INV PROPYLENE, LLC. (EPA FRS ID #110000461107)	RISK SCORE: 79/100 (HIGH)
Physical Street Address: 9822 LA PORTE FREEWAY, HOUSTON, TX 77017 (HARRIS County [FIPS 48201]) **Parcel Coordinates:** (29.70625, -95.25108) | **Entity Type:** Physical Regulated Facility / Site Location **Industry & Handler Codes:** NAICS 32511 325110 325199 486910 | SIC 2869 | RCRA #TXD096035274 | TRI Releases: 106924.0 lbs | Major Discharger	**Radial Distance: 0.00 mi** (0 ft) **ON-SITE** (0°) **Hydrogeologic Gradient:** On-Site / Adjoining Level **ASTM Buffer Ring:** Ring 1 (≤ 0.125 Mi / Adjoining Buffer)
Regulated Environmental Programs: RCRA Hazardous Waste • TRI Toxic Chemical Releases • Clean Air Act • Clean Water NPDES • Impaired Water Discharge • EPA Greenhouse Gas (GHG) Reporter **3-Year Compliance Determination: Violation Identified** | **SNC Status:** No Active SNC Flag **Federal Docket Reference:** https://echo.epa.gov/detailed-facility-report?fid=110000461107	**Quarters Non-Compliant (3-Yr): 8 of 12 quarters** **Inspections (5-Yr):** 7 (Last: 12/10/2025) **Formal Enforcement Actions:** 5 (Last: 05/14/2025) | **5-Yr Penalties: $98,700** (Local Facility (5-Yr))
Buyer & Inspector Underwriting Note: High-Priority Enforcement / Release Site: Review the EPA compliance docket above; if within 0.25 miles and upgradient, verify whether any groundwater monitoring or institutional controls extend toward the subject parcel.	

RECORD #2 OF 52: GARNER ENVIRONMENTAL SERVICES (EPA FRS ID #110005083541)	RISK SCORE: 81/100 (HIGH)
Physical Street Address: 314 ALLEN GENOA RD, HOUSTON, TX 77017 (HARRIS County [FIPS 48201]) **Parcel Coordinates:** (29.70430, -95.24409) | **Entity Type:** Physical Regulated Facility / Site Location **Industry & Handler Codes:** NAICS 562910 | SIC 3449 | RCRA #TXD981055163	**Radial Distance: 0.44 mi** (2,325 ft) **E** (108°) **Hydrogeologic Gradient:** Downgradient (Lower Elev.) **ASTM Buffer Ring:** Ring 3 (0.25 – 0.50 Mi / Corrective Action Buffer)
Regulated Environmental Programs: Remediation / Waste / Brownfield • RCRA Hazardous Waste • Clean Water NPDES **3-Year Compliance Determination: Violation** | **SNC Status:** No Active SNC Flag **Federal Docket Reference:** https://echo.epa.gov/detailed-facility-report?fid=110005083541	**Quarters Non-Compliant (3-Yr): 12 of 12 quarters** **Inspections (5-Yr):** 1 (Last: 12/05/2023) **Formal Enforcement Actions:** 1 (Last: 04/13/2026) | **5-Yr Penalties: $136,985** (Local Facility (5-Yr))
Buyer & Inspector Underwriting Note: High-Priority Enforcement / Release Site: Review the EPA compliance docket above; if within 0.25 miles and upgradient, verify whether any groundwater monitoring or institutional controls extend toward the subject parcel.	

RECORD #3 OF 52: HOUSTON CHEMICAL PLANT (EPA FRS ID #110000462231)	RISK SCORE: 77/100 (HIGH)
Physical Street Address: 2000 GOODYEAR DRIVE, HOUSTON, TX 77017 (HARRIS County [FIPS 48201]) **Parcel Coordinates:** (29.70439, -95.25521) | **Entity Type:** Physical Regulated Facility / Site Location **Industry & Handler Codes:** NAICS 325212 | SIC 2822 | RCRA #TXD008077562 | TRI Releases: 173830.0 lbs | Major Discharger	**Radial Distance: 0.28 mi** (1,475 ft) **SW** (243°) **Hydrogeologic Gradient:** Cross-Gradient (Similar Elev.) **ASTM Buffer Ring:** Ring 3 (0.25 – 0.50 Mi / Corrective Action Buffer)
Regulated Environmental Programs: RCRA Hazardous Waste • TRI Toxic Chemical Releases • Clean Air Act • Clean Water NPDES • Impaired Water Discharge **3-Year Compliance Determination: Violation Identified** | **SNC Status:** No Active SNC Flag **Federal Docket Reference:** https://echo.epa.gov/detailed-facility-report?fid=110000462231	**Quarters Non-Compliant (3-Yr): 6 of 12 quarters** **Inspections (5-Yr):** 4 (Last: 10/07/2025) **Formal Enforcement Actions:** 4 (Last: 05/15/2023) | **5-Yr Penalties: $131,272** (Local Facility (5-Yr))
Buyer & Inspector Underwriting Note: High-Priority Enforcement / Release Site: Review the EPA compliance docket above; if within 0.25 miles and upgradient, verify whether any groundwater monitoring or institutional controls extend toward the subject parcel.	

RECORD #4 OF 52: TEXAS PETROCHEMICALS (EPA FRS ID #110000461134)	RISK SCORE: 74/100 (HIGH)
Physical Street Address: 8600 PARK PLACE BOULEVARD, HOUSTON, TX 77017 (HARRIS County [FIPS 48201]) **Parcel Coordinates:** (29.69611, -95.26278) | **Entity Type:** Physical Regulated Facility / Site Location **Industry & Handler Codes:** NAICS 32511 325110 325199 | SIC 2869 3691 | RCRA #TXD008072134 | TRI Releases: 246612.0 lbs | Major Discharger	**Radial Distance: 0.99 mi** (5,236 ft) **SW** (225°) **Hydrogeologic Gradient:** Downgradient (Lower Elev.) **ASTM Buffer Ring:** Ring 4 (0.50 – 1.00 Mi / Regional Buffer)
Regulated Environmental Programs: RCRA Hazardous Waste • TRI Toxic Chemical Releases • Clean Air Act • Clean Water NPDES • Impaired Water Discharge • EPA Greenhouse Gas (GHG) Reporter **3-Year Compliance Determination: Resolved / Historical Non-Compliance** | **SNC Status:** No Active SNC Flag **Federal Docket Reference:** https://echo.epa.gov/detailed-facility-report?fid=110000461134	**Quarters Non-Compliant (3-Yr): 11 of 12 quarters** **Inspections (5-Yr):** 2 (Last: 02/14/2024) **Formal Enforcement Actions:** 5 (Last: 08/04/2026) | **5-Yr Penalties: $12,251,425** (Resolved / Historical (5-Yr))
Buyer & Inspector Underwriting Note: High-Priority Enforcement / Release Site: Review the EPA compliance docket above; if within 0.25 miles and upgradient, verify whether any groundwater monitoring or institutional controls extend toward the subject parcel.	

RECORD #5 OF 52: IRONMAN METALS (EPA FRS ID #110070376335)	RISK SCORE: 30/100 (MODERATE)
Physical Street Address: 1919 GOODYEAR DR, HOUSTON, TX 77017 (HARRIS COUNTY County [FIPS 48201]) **Parcel Coordinates:** (29.70823, -95.25396) | **Entity Type:** Physical Regulated Facility / Site Location **Industry & Handler Codes:** SIC 5093	**Radial Distance: 0.22 mi** (1,164 ft) **NW** (308°) **Hydrogeologic Gradient:** Upgradient (Higher Elev.) **ASTM Buffer Ring:** Ring 2 (0.125 – 0.25 Mi / Local UST & Vapor Buffer)
Regulated Environmental Programs: Clean Water NPDES **3-Year Compliance Determination: Violation Identified** | **SNC Status:** No Active SNC Flag **Federal Docket Reference:** https://echo.epa.gov/detailed-facility-report?fid=110070376335	**Quarters Non-Compliant (3-Yr): 1 of 12 quarters** **Inspections (5-Yr):** 1 (Last: 08/17/2026) **Formal Enforcement Actions:** 0 | **5-Yr Penalties: $0** (Local Facility (5-Yr))
Buyer & Inspector Underwriting Note: Regulated Commercial / Historical Compliance Site: Standard urban/commercial handler; no active adjoining-parcel remediation order indicated. Perform routine visual & indoor radon/vapor screening.	

RECORD #6 OF 52: ARCO POLYMERS INC (EPA FRS ID #110010743197)	RISK SCORE: 30/100 (MODERATE)
Physical Street Address: 9822 LAPORTE FREEWAY, HOUSTON, TX 77017 (HARRIS County [FIPS 48201]) **Parcel Coordinates:** (29.70620, -95.24984) | **Entity Type:** Physical Regulated Facility / Site Location **Industry & Handler Codes:** Standard FRS Registration	**Radial Distance: 0.07 mi** (392 ft) **E** (93°) **Hydrogeologic Gradient:** Cross-Gradient (Similar Elev.) **ASTM Buffer Ring:** Ring 1 (≤ 0.125 Mi / Adjoining Buffer)
Regulated Environmental Programs: Fuel / Underground Tank (UST/LUST Sector) **3-Year Compliance Determination: No Violation Identified** | **SNC Status:** No Active SNC Flag **Federal Docket Reference:** https://echo.epa.gov/detailed-facility-report?fid=110010743197	**Quarters Non-Compliant (3-Yr): 0 of 12 quarters** **Inspections (5-Yr):** 0 (Last: N/A) **Formal Enforcement Actions:** 0 (Last: 06/06/1977) | **5-Yr Penalties: $0** (Local Facility (5-Yr))
Buyer & Inspector Underwriting Note: Regulated Commercial / Historical Compliance Site: Standard urban/commercial handler; no active adjoining-parcel remediation order indicated. Perform routine visual & indoor radon/vapor screening.	

RECORD #7 OF 52: SIMS BAYOU TERMINAL (EPA FRS ID #110010921814)	RISK SCORE: 30/100 (MODERATE)
Physical Street Address: 9847 LAWNDALE, 25OOFT, HOUSTON, TX 77017 (HARRIS County [FIPS 48201]) **Parcel Coordinates:** (29.70929, -95.25351) | **Entity Type:** Physical Regulated Facility / Site Location **Industry & Handler Codes:** SIC 5052	**Radial Distance: 0.26 mi** (1,349 ft) **NW** (325°) **Hydrogeologic Gradient:** Upgradient (Higher Elev.) **ASTM Buffer Ring:** Ring 3 (0.25 – 0.50 Mi / Corrective Action Buffer)
Regulated Environmental Programs: Fuel / Underground Tank (UST/LUST Sector) • Clean Water NPDES • Impaired Water Discharge **3-Year Compliance Determination: Resolved / Historical Non-Compliance** | **SNC Status:** No Active SNC Flag **Federal Docket Reference:** https://echo.epa.gov/detailed-facility-report?fid=110010921814	**Quarters Non-Compliant (3-Yr): 2 of 12 quarters** **Inspections (5-Yr):** 0 (Last: 05/06/2014) **Formal Enforcement Actions:** 0 (Last: 11/08/2016) | **5-Yr Penalties: $0** (Local Facility (5-Yr))
Buyer & Inspector Underwriting Note: Regulated Commercial / Historical Compliance Site: Standard urban/commercial handler; no active adjoining-parcel remediation order indicated. Perform routine visual & indoor radon/vapor screening.	

RECORD #8 OF 52: 2017 TURNAROUND PROJECT (EPA FRS ID #110070368195)	RISK SCORE: 17/100 (LOW)
Physical Street Address: 9822 LA PORTE FWY, HOUSTON, TX 77017 (HARRIS COUNTY County [FIPS 48201]) **Parcel Coordinates:** (29.70620, -95.24984) | **Entity Type:** Physical Regulated Facility / Site Location **Industry & Handler Codes:** SIC 1629 2869	**Radial Distance: 0.07 mi** (392 ft) **E** (93°) **Hydrogeologic Gradient:** Cross-Gradient (Similar Elev.) **ASTM Buffer Ring:** Ring 1 (≤ 0.125 Mi / Adjoining Buffer)
Regulated Environmental Programs: Clean Water NPDES • Impaired Water Discharge **3-Year Compliance Determination: No Violation Identified** | **SNC Status:** No Active SNC Flag **Federal Docket Reference:** https://echo.epa.gov/detailed-facility-report?fid=110070368195	**Quarters Non-Compliant (3-Yr): 0 of 12 quarters** **Inspections (5-Yr):** 0 (Last: N/A) **Formal Enforcement Actions:** 0 | **5-Yr Penalties: $0** (Local Facility (5-Yr))
Buyer & Inspector Underwriting Note: Routine Permitted Operation (Clean Active Compliance): Facility maintains clean current compliance status with zero active enforcement flags or significant non-compliance quarters.	

RECORD #9 OF 52: MANCHESTER TERMINAL (EPA FRS ID #110017386407)	RISK SCORE: 32/100 (MODERATE)
Physical Street Address: 10000 MANCHESTER STREET, HOUSTON, TX 77012 (HARRIS County [FIPS 48201]) **Parcel Coordinates:** (29.71704, -95.25119) | **Entity Type:** Physical Regulated Facility / Site Location **Industry & Handler Codes:** NAICS 4883 | SIC 4491 | RCRA #TXR000078139	**Radial Distance: 0.75 mi** (3,937 ft) **N** (359°) **Hydrogeologic Gradient:** Upgradient (Higher Elev.) **ASTM Buffer Ring:** Ring 4 (0.50 – 1.00 Mi / Regional Buffer)
Regulated Environmental Programs: Fuel / Underground Tank (UST/LUST Sector) • RCRA Hazardous Waste • Clean Water NPDES • Impaired Water Discharge **3-Year Compliance Determination: No Violation Identified** | **SNC Status:** No Active SNC Flag **Federal Docket Reference:** https://echo.epa.gov/detailed-facility-report?fid=110017386407	**Quarters Non-Compliant (3-Yr): 0 of 12 quarters** **Inspections (5-Yr):** 1 (Last: 11/13/2023) **Formal Enforcement Actions:** 0 | **5-Yr Penalties: $0** (Local Facility (5-Yr))
Buyer & Inspector Underwriting Note: Regulated Commercial / Historical Compliance Site: Standard urban/commercial handler; no active adjoining-parcel remediation order indicated. Perform routine visual & indoor radon/vapor screening.	

RECORD #10 OF 52: GSM- MANCHESTER TERMINAL (EPA FRS ID #110072248367)	RISK SCORE: 30/100 (MODERATE)
Physical Street Address: 10000 MANCHESTER ST STE C, HOUSTON, TX 77012 (HARRIS County [FIPS 48201]) **Parcel Coordinates:** (29.71704, -95.25119) | **Entity Type:** Physical Regulated Facility / Site Location **Industry & Handler Codes:** NAICS 488320 | SIC 4491	**Radial Distance: 0.75 mi** (3,937 ft) **N** (359°) **Hydrogeologic Gradient:** Upgradient (Higher Elev.) **ASTM Buffer Ring:** Ring 4 (0.50 – 1.00 Mi / Regional Buffer)
Regulated Environmental Programs: Fuel / Underground Tank (UST/LUST Sector) • Clean Water NPDES • Impaired Water Discharge **3-Year Compliance Determination: No Violation Identified** | **SNC Status:** No Active SNC Flag **Federal Docket Reference:** https://echo.epa.gov/detailed-facility-report?fid=110072248367	**Quarters Non-Compliant (3-Yr): 0 of 12 quarters** **Inspections (5-Yr):** 0 (Last: N/A) **Formal Enforcement Actions:** 0 | **5-Yr Penalties: $0** (Local Facility (5-Yr))
Buyer & Inspector Underwriting Note: Regulated Commercial / Historical Compliance Site: Standard urban/commercial handler; no active adjoining-parcel remediation order indicated. Perform routine visual & indoor radon/vapor screening.	

RECORD #11 OF 52: TPC GROUP DOCKS (EPA FRS ID #110070373869)	RISK SCORE: 17/100 (LOW)
Physical Street Address: 9901 LAWNDALE ST, HOUSTON, TX 77017 (HARRIS COUNTY County [FIPS 48201]) **Parcel Coordinates:** (29.70944, -95.25266) | **Entity Type:** Physical Regulated Facility / Site Location **Industry & Handler Codes:** SIC 2869	**Radial Distance: 0.24 mi** (1,267 ft) **NW** (337°) **Hydrogeologic Gradient:** Upgradient (Higher Elev.) **ASTM Buffer Ring:** Ring 2 (0.125 – 0.25 Mi / Local UST & Vapor Buffer)
Regulated Environmental Programs: Clean Water NPDES • Impaired Water Discharge **3-Year Compliance Determination: No Violation Identified** | **SNC Status:** No Active SNC Flag **Federal Docket Reference:** https://echo.epa.gov/detailed-facility-report?fid=110070373869	**Quarters Non-Compliant (3-Yr): 0 of 12 quarters** **Inspections (5-Yr):** 0 (Last: N/A) **Formal Enforcement Actions:** 0 | **5-Yr Penalties: $0** (Local Facility (5-Yr))
Buyer & Inspector Underwriting Note: Routine Permitted Operation (Clean Active Compliance): Facility maintains clean current compliance status with zero active enforcement flags or significant non-compliance quarters.	

RECORD #12 OF 52: OCCIDENTAL CHEMICAL AGRICULTURAL PRODUCT (EPA FRS ID #110005048279)	RISK SCORE: 16/100 (LOW)
Physical Street Address: 9802 LAWNDALE ST, HOUSTON, TX 77012 (HARRIS County [FIPS 48201]) **Parcel Coordinates:** (29.70963, -95.25420) | **Entity Type:** Physical Regulated Facility / Site Location **Industry & Handler Codes:** RCRA #TXD043747393	**Radial Distance: 0.30 mi** (1,582 ft) **NW** (321°) **Hydrogeologic Gradient:** Upgradient (Higher Elev.) **ASTM Buffer Ring:** Ring 3 (0.25 – 0.50 Mi / Corrective Action Buffer)
Regulated Environmental Programs: RCRA Hazardous Waste **3-Year Compliance Determination: No Violation Identified** | **SNC Status:** No Active SNC Flag **Federal Docket Reference:** https://echo.epa.gov/detailed-facility-report?fid=110005048279	**Quarters Non-Compliant (3-Yr): 0 of 12 quarters** **Inspections (5-Yr):** 0 (Last: N/A) **Formal Enforcement Actions:** 0 | **5-Yr Penalties: $0** (Local Facility (5-Yr))
Buyer & Inspector Underwriting Note: Routine Permitted Operation (Clean Active Compliance): Facility maintains clean current compliance status with zero active enforcement flags or significant non-compliance quarters.	

RECORD #13 OF 52: PETROMAX OIL (EPA FRS ID #110005129002)	RISK SCORE: 16/100 (LOW)
Physical Street Address: 10010 LA PORTE FWY, HOUSTON, TX 77017 (HARRIS County [FIPS 48201]) **Parcel Coordinates:** (29.70559, -95.24525) | **Entity Type:** Physical Regulated Facility / Site Location **Industry & Handler Codes:** RCRA #TXD988027777	**Radial Distance: 0.35 mi** (1,862 ft) **E** (97°) **Hydrogeologic Gradient:** Downgradient (Lower Elev.) **ASTM Buffer Ring:** Ring 3 (0.25 – 0.50 Mi / Corrective Action Buffer)
Regulated Environmental Programs: RCRA Hazardous Waste **3-Year Compliance Determination: No Violation Identified** | **SNC Status:** No Active SNC Flag **Federal Docket Reference:** https://echo.epa.gov/detailed-facility-report?fid=110005129002	**Quarters Non-Compliant (3-Yr): 0 of 12 quarters** **Inspections (5-Yr):** 0 (Last: N/A) **Formal Enforcement Actions:** 0 | **5-Yr Penalties: $0** (Local Facility (5-Yr))
Buyer & Inspector Underwriting Note: Routine Permitted Operation (Clean Active Compliance): Facility maintains clean current compliance status with zero active enforcement flags or significant non-compliance quarters.	

RECORD #14 OF 52: SIMS BAYOU NORTH WWTP (EPA FRS ID #110001872215)	RISK SCORE: 24/100 (LOW)
Physical Street Address: 9500 LAWNDALE AVE, HOUSTON, TX 77017 (HARRIS County [FIPS 48201]) **Parcel Coordinates:** (29.71203, -95.26086) | **Entity Type:** Physical Regulated Facility / Site Location **Industry & Handler Codes:** NAICS 22132 | RCRA #TXR000010058	**Radial Distance: 0.71 mi** (3,748 ft) **NW** (304°) **Hydrogeologic Gradient:** Upgradient (Higher Elev.) **ASTM Buffer Ring:** Ring 4 (0.50 – 1.00 Mi / Regional Buffer)
Regulated Environmental Programs: RCRA Hazardous Waste • Clean Water NPDES • Impaired Water Discharge **3-Year Compliance Determination: No Violation Identified** | **SNC Status:** No Active SNC Flag **Federal Docket Reference:** https://echo.epa.gov/detailed-facility-report?fid=110001872215	**Quarters Non-Compliant (3-Yr): 0 of 12 quarters** **Inspections (5-Yr):** 0 (Last: N/A) **Formal Enforcement Actions:** 0 (Last: 06/22/1998) | **5-Yr Penalties: $0** (Local Facility (5-Yr))
Buyer & Inspector Underwriting Note: Routine Permitted Operation (Clean Active Compliance): Facility maintains clean current compliance status with zero active enforcement flags or significant non-compliance quarters.	

RECORD #15 OF 52: ECHO DISTRIBUTION SYSTEMS PIPELINE PROJECT (EPA FRS ID #110064634999)	RISK SCORE: 17/100 (LOW)
Physical Street Address: LAWNDALE STREET, HOUSTON, TX 77012 (HARRIS County [FIPS 48201]) **Parcel Coordinates:** (29.71142, -95.25531) | **Entity Type:** Physical Regulated Facility / Site Location **Industry & Handler Codes:** SIC 4612	**Radial Distance: 0.44 mi** (2,312 ft) **NW** (325°) **Hydrogeologic Gradient:** Upgradient (Higher Elev.) **ASTM Buffer Ring:** Ring 3 (0.25 – 0.50 Mi / Corrective Action Buffer)
Regulated Environmental Programs: Oil, Gas, Methane or Pipeline Facility • Clean Water NPDES • Impaired Water Discharge **3-Year Compliance Determination: No Violation Identified** | **SNC Status:** No Active SNC Flag **Federal Docket Reference:** https://echo.epa.gov/detailed-facility-report?fid=110064634999	**Quarters Non-Compliant (3-Yr): 0 of 12 quarters** **Inspections (5-Yr):** 0 (Last: N/A) **Formal Enforcement Actions:** 0 | **5-Yr Penalties: $0** (Local Facility (5-Yr))
Buyer & Inspector Underwriting Note: Routine Permitted Operation (Clean Active Compliance): Facility maintains clean current compliance status with zero active enforcement flags or significant non-compliance quarters.	

RECORD #16 OF 52: NEW ADMINISTRATION BUILDING VALERO HOUSTON REFINERY (EPA FRS ID #110071348631)	RISK SCORE: 30/100 (MODERATE)
Physical Street Address: 750 96TH ST, HOUSTON, TX 77012 (HARRIS County [FIPS 48201]) **Parcel Coordinates:** (29.71973, -95.25632) | **Entity Type:** Physical Regulated Facility / Site Location **Industry & Handler Codes:** NAICS 236220 | SIC 1542 1629 1795	**Radial Distance: 0.98 mi** (5,189 ft) **N** (341°) **Hydrogeologic Gradient:** Upgradient (Higher Elev.) **ASTM Buffer Ring:** Ring 4 (0.50 – 1.00 Mi / Regional Buffer)
Regulated Environmental Programs: Fuel / Underground Tank (UST/LUST Sector) • Clean Water NPDES • Impaired Water Discharge **3-Year Compliance Determination: No Violation Identified** | **SNC Status:** No Active SNC Flag **Federal Docket Reference:** https://echo.epa.gov/detailed-facility-report?fid=110071348631	**Quarters Non-Compliant (3-Yr): 0 of 12 quarters** **Inspections (5-Yr):** 0 (Last: N/A) **Formal Enforcement Actions:** 0 | **5-Yr Penalties: $0** (Local Facility (5-Yr))
Buyer & Inspector Underwriting Note: Regulated Commercial / Historical Compliance Site: Standard urban/commercial handler; no active adjoining-parcel remediation order indicated. Perform routine visual & indoor radon/vapor screening.	

RECORD #17 OF 52: BAYER HOUSTON PLANT (EPA FRS ID #110000461116)	RISK SCORE: 30/100 (MODERATE)
Physical Street Address: 8701 PARK PL. BLVD., HOUSTON, TX 77017 (HARRIS County [FIPS 48201]) **Parcel Coordinates:** (29.69628, -95.26291) | **Entity Type:** Physical Regulated Facility / Site Location **Industry & Handler Codes:** NAICS 325212 | SIC 2822 2865 2869 | RCRA #TXD084972777 | Major Discharger	**Radial Distance: 0.99 mi** (5,223 ft) **SW** (226°) **Hydrogeologic Gradient:** Downgradient (Lower Elev.) **ASTM Buffer Ring:** Ring 4 (0.50 – 1.00 Mi / Regional Buffer)
Regulated Environmental Programs: RCRA Hazardous Waste • Clean Air Act • Clean Water NPDES • Impaired Water Discharge **3-Year Compliance Determination: Resolved / Historical Non-Compliance** | **SNC Status:** No Active SNC Flag **Federal Docket Reference:** https://echo.epa.gov/detailed-facility-report?fid=110000461116	**Quarters Non-Compliant (3-Yr): 2 of 12 quarters** **Inspections (5-Yr):** 2 (Last: 11/20/2024) **Formal Enforcement Actions:** 0 (Last: 11/08/2016) | **5-Yr Penalties: $0** (Local Facility (5-Yr))
Buyer & Inspector Underwriting Note: Regulated Commercial / Historical Compliance Site: Standard urban/commercial handler; no active adjoining-parcel remediation order indicated. Perform routine visual & indoor radon/vapor screening.	

RECORD #18 OF 52: SHERWIN-WILLIAMS 4381 (EPA FRS ID #110005180017)	RISK SCORE: 17/100 (LOW)
Physical Street Address: 10132 BUXTON, HOUSTON, TX 77017 (HARRIS County [FIPS 48201]) **Parcel Coordinates:** (29.70543, -95.24366) | **Entity Type:** Physical Regulated Facility / Site Location **Industry & Handler Codes:** NAICS 444120 | RCRA #TXR000024646	**Radial Distance: 0.45 mi** (2,370 ft) **E** (97°) **Hydrogeologic Gradient:** Downgradient (Lower Elev.) **ASTM Buffer Ring:** Ring 3 (0.25 – 0.50 Mi / Corrective Action Buffer)
Regulated Environmental Programs: RCRA Hazardous Waste **3-Year Compliance Determination: No Violation Identified** | **SNC Status:** No Active SNC Flag **Federal Docket Reference:** https://echo.epa.gov/detailed-facility-report?fid=110005180017	**Quarters Non-Compliant (3-Yr): 0 of 12 quarters** **Inspections (5-Yr):** 0 (Last: N/A) **Formal Enforcement Actions:** 0 | **5-Yr Penalties: $0** (Local Facility (5-Yr))
Buyer & Inspector Underwriting Note: Routine Permitted Operation (Clean Active Compliance): Facility maintains clean current compliance status with zero active enforcement flags or significant non-compliance quarters.	

RECORD #19 OF 52: BIG CHIEF ENVIRONMENTAL SERVIC (EPA FRS ID #110039183790)	RISK SCORE: 11/100 (LOW)
Physical Street Address: GOODYEAR DR AND ST HWY 225, HOUSTON, TX 00000 (BRAZORIA County [FIPS 48201]) **Parcel Coordinates:** (29.70444, -95.25417) | **Entity Type:** Physical Regulated Facility / Site Location **Industry & Handler Codes:** SIC 4952	**Radial Distance: 0.22 mi** (1,179 ft) **SW** (236°) **Hydrogeologic Gradient:** Cross-Gradient (Similar Elev.) **ASTM Buffer Ring:** Ring 2 (0.125 – 0.25 Mi / Local UST & Vapor Buffer)
Regulated Environmental Programs: Clean Water NPDES **3-Year Compliance Determination: No Violation Identified** | **SNC Status:** No Active SNC Flag **Federal Docket Reference:** https://echo.epa.gov/detailed-facility-report?fid=110039183790	**Quarters Non-Compliant (3-Yr): 0 of 12 quarters** **Inspections (5-Yr):** 0 (Last: N/A) **Formal Enforcement Actions:** 0 | **5-Yr Penalties: $0** (Local Facility (5-Yr))
Buyer & Inspector Underwriting Note: Routine Permitted Operation (Clean Active Compliance): Facility maintains clean current compliance status with zero active enforcement flags or significant non-compliance quarters.	

RECORD #20 OF 52: ALLENDALE MACHINE (EPA FRS ID #110033443986)	RISK SCORE: 17/100 (LOW)
Physical Street Address: 10014 LUCORE ST, HOUSTON, TX 77017 (HARRIS County [FIPS 48201]) **Parcel Coordinates:** (29.70275, -95.24412) | **Entity Type:** Physical Regulated Facility / Site Location **Industry & Handler Codes:** SIC 3499	**Radial Distance: 0.48 mi** (2,547 ft) **SE** (120°) **Hydrogeologic Gradient:** Downgradient (Lower Elev.) **ASTM Buffer Ring:** Ring 3 (0.25 – 0.50 Mi / Corrective Action Buffer)
Regulated Environmental Programs: Clean Water NPDES • Impaired Water Discharge **3-Year Compliance Determination: No Violation Identified** | **SNC Status:** No Active SNC Flag **Federal Docket Reference:** https://echo.epa.gov/detailed-facility-report?fid=110033443986	**Quarters Non-Compliant (3-Yr): 0 of 12 quarters** **Inspections (5-Yr):** 0 (Last: N/A) **Formal Enforcement Actions:** 0 | **5-Yr Penalties: $0** (Local Facility (5-Yr))
Buyer & Inspector Underwriting Note: Routine Permitted Operation (Clean Active Compliance): Facility maintains clean current compliance status with zero active enforcement flags or significant non-compliance quarters.	

RECORD #21 OF 52: GMG TECH STEELMAN (EPA FRS ID #110070377591)	RISK SCORE: 17/100 (LOW)
Physical Street Address: 9919 STEELMAN ST STE A, HOUSTON, TX 77017 (HARRIS COUNTY County [FIPS 48201]) **Parcel Coordinates:** (29.70151, -95.24418) | **Entity Type:** Physical Regulated Facility / Site Location **Industry & Handler Codes:** SIC 3499	**Radial Distance: 0.53 mi** (2,786 ft) **SE** (128°) **Hydrogeologic Gradient:** Downgradient (Lower Elev.) **ASTM Buffer Ring:** Ring 4 (0.50 – 1.00 Mi / Regional Buffer)
Regulated Environmental Programs: Clean Water NPDES • Impaired Water Discharge **3-Year Compliance Determination: No Violation Identified** | **SNC Status:** No Active SNC Flag **Federal Docket Reference:** https://echo.epa.gov/detailed-facility-report?fid=110070377591	**Quarters Non-Compliant (3-Yr): 0 of 12 quarters** **Inspections (5-Yr):** 0 (Last: N/A) **Formal Enforcement Actions:** 0 | **5-Yr Penalties: $0** (Local Facility (5-Yr))
Buyer & Inspector Underwriting Note: Routine Permitted Operation (Clean Active Compliance): Facility maintains clean current compliance status with zero active enforcement flags or significant non-compliance quarters.	

RECORD #22 OF 52: GOODYEAR HOUSTON CHEMICAL PLANT-GOODYEAR TIRE & RUBB (EPA FRS ID #110049721627)	RISK SCORE: 10/100 (LOW)
Physical Street Address: 2000 GOODYEAR DR, HOUSTON, TX 77017 (HARRIS County [FIPS 48201]) **Parcel Coordinates:** (29.70883, -95.25431) | **Entity Type:** Physical Regulated Facility / Site Location **Industry & Handler Codes:** Standard FRS Registration	**Radial Distance: 0.26 mi** (1,391 ft) **NW** (313°) **Hydrogeologic Gradient:** Upgradient (Higher Elev.) **ASTM Buffer Ring:** Ring 3 (0.25 – 0.50 Mi / Corrective Action Buffer)
Regulated Environmental Programs: Safe Drinking Water **3-Year Compliance Determination: Inactive** | **SNC Status:** No Active SNC Flag **Federal Docket Reference:** https://echo.epa.gov/detailed-facility-report?fid=110049721627	**Quarters Non-Compliant (3-Yr): 0 of 12 quarters** **Inspections (5-Yr):** 0 (Last: N/A) **Formal Enforcement Actions:** 0 | **5-Yr Penalties: $0** (Local Facility (5-Yr))
Buyer & Inspector Underwriting Note: Routine Permitted Operation (Clean Active Compliance): Facility maintains clean current compliance status with zero active enforcement flags or significant non-compliance quarters.	

RECORD #23 OF 52: IMO CENTRAL MARC DIVISION (EPA FRS ID #110005146305)	RISK SCORE: 16/100 (LOW)
Physical Street Address: 9919 STEELMAN ST, HOUSTON, TX 77017 (HARRIS County [FIPS 48201]) **Parcel Coordinates:** (29.70151, -95.24418) | **Entity Type:** Physical Regulated Facility / Site Location **Industry & Handler Codes:** NAICS 48411 | RCRA #TXD988061149	**Radial Distance: 0.53 mi** (2,786 ft) **SE** (128°) **Hydrogeologic Gradient:** Downgradient (Lower Elev.) **ASTM Buffer Ring:** Ring 4 (0.50 – 1.00 Mi / Regional Buffer)
Regulated Environmental Programs: RCRA Hazardous Waste **3-Year Compliance Determination: No Violation Identified** | **SNC Status:** No Active SNC Flag **Federal Docket Reference:** https://echo.epa.gov/detailed-facility-report?fid=110005146305	**Quarters Non-Compliant (3-Yr): 0 of 12 quarters** **Inspections (5-Yr):** 0 (Last: N/A) **Formal Enforcement Actions:** 0 | **5-Yr Penalties: $0** (Local Facility (5-Yr))
Buyer & Inspector Underwriting Note: Routine Permitted Operation (Clean Active Compliance): Facility maintains clean current compliance status with zero active enforcement flags or significant non-compliance quarters.	

RECORD #24 OF 52: PLAZMET INC (EPA FRS ID #110002133414)	RISK SCORE: 8/100 (LOW)
Physical Street Address: 1919 GOODYEAR DR., HOUSTON, TX 77017 (HARRIS County [FIPS 48201]) **Parcel Coordinates:** (29.70833, -95.25402) | **Entity Type:** Physical Regulated Facility / Site Location **Industry & Handler Codes:** NAICS 331314 | SIC 3341	**Radial Distance: 0.23 mi** (1,202 ft) **NW** (309°) **Hydrogeologic Gradient:** Upgradient (Higher Elev.) **ASTM Buffer Ring:** Ring 2 (0.125 – 0.25 Mi / Local UST & Vapor Buffer)
Regulated Environmental Programs: EPA FRS Regulated Facility **3-Year Compliance Determination: No Violation Identified** | **SNC Status:** No Active SNC Flag **Federal Docket Reference:** https://echo.epa.gov/detailed-facility-report?fid=110002133414	**Quarters Non-Compliant (3-Yr): 0 of 12 quarters** **Inspections (5-Yr):** 0 (Last: N/A) **Formal Enforcement Actions:** 0 | **5-Yr Penalties: $0** (Local Facility (5-Yr))
Buyer & Inspector Underwriting Note: Routine Permitted Operation (Clean Active Compliance): Facility maintains clean current compliance status with zero active enforcement flags or significant non-compliance quarters.	

RECORD #25 OF 52: HOUSTON GEOPHYSICAL PRODUCTS INC (EPA FRS ID #110005040044)	RISK SCORE: 15/100 (LOW)
Physical Street Address: 507 ALLEN GENOA RD, HOUSTON, TX 77017 (HARRIS County [FIPS 48201]) **Parcel Coordinates:** (29.70309, -95.24309) | **Entity Type:** Physical Regulated Facility / Site Location **Industry & Handler Codes:** NAICS 331112 | RCRA #TXD012507505	**Radial Distance: 0.53 mi** (2,781 ft) **SE** (114°) **Hydrogeologic Gradient:** Downgradient (Lower Elev.) **ASTM Buffer Ring:** Ring 4 (0.50 – 1.00 Mi / Regional Buffer)
Regulated Environmental Programs: RCRA Hazardous Waste **3-Year Compliance Determination: No Violation Identified** | **SNC Status:** No Active SNC Flag **Federal Docket Reference:** https://echo.epa.gov/detailed-facility-report?fid=110005040044	**Quarters Non-Compliant (3-Yr): 0 of 12 quarters** **Inspections (5-Yr):** 0 (Last: N/A) **Formal Enforcement Actions:** 0 | **5-Yr Penalties: $0** (Local Facility (5-Yr))
Buyer & Inspector Underwriting Note: Routine Permitted Operation (Clean Active Compliance): Facility maintains clean current compliance status with zero active enforcement flags or significant non-compliance quarters.	

RECORD #26 OF 52: PEPSI BOTTLING GROUP (EPA FRS ID #110000461125)	RISK SCORE: 24/100 (LOW)
Physical Street Address: 9300 LA PORTE FREEWAY, HOUSTON, TX 77017 (HARRIS County [FIPS 48201]) **Parcel Coordinates:** (29.70850, -95.26619) | **Entity Type:** Physical Regulated Facility / Site Location **Industry & Handler Codes:** NAICS 312111 | SIC 2086 5149 | RCRA #TXD093566214	**Radial Distance: 0.92 mi** (4,858 ft) **W** (280°) **Hydrogeologic Gradient:** Upgradient (Higher Elev.) **ASTM Buffer Ring:** Ring 4 (0.50 – 1.00 Mi / Regional Buffer)
Regulated Environmental Programs: RCRA Hazardous Waste • Clean Water NPDES • Impaired Water Discharge **3-Year Compliance Determination: No Violation Identified** | **SNC Status:** No Active SNC Flag **Federal Docket Reference:** https://echo.epa.gov/detailed-facility-report?fid=110000461125	**Quarters Non-Compliant (3-Yr): 0 of 12 quarters** **Inspections (5-Yr):** 1 (Last: 08/11/2022) **Formal Enforcement Actions:** 0 | **5-Yr Penalties: $0** (Local Facility (5-Yr))
Buyer & Inspector Underwriting Note: Routine Permitted Operation (Clean Active Compliance): Facility maintains clean current compliance status with zero active enforcement flags or significant non-compliance quarters.	

RECORD #27 OF 52: INDUSTRIAL WASTE SOLUTIONS (EPA FRS ID #110064672885)	RISK SCORE: 16/100 (LOW)
Physical Street Address: 10234 10234 LUCORE ST, HOUSTON, TX 77017 (HARRIS County [FIPS 48201]) **Parcel Coordinates:** (29.70482, -95.24116) | **Entity Type:** Physical Regulated Facility / Site Location **Industry & Handler Codes:** NAICS 484110 | RCRA #TXR000083231	**Radial Distance: 0.60 mi** (3,187 ft) **E** (99°) **Hydrogeologic Gradient:** Downgradient (Lower Elev.) **ASTM Buffer Ring:** Ring 4 (0.50 – 1.00 Mi / Regional Buffer)
Regulated Environmental Programs: RCRA Hazardous Waste **3-Year Compliance Determination: No Violation Identified** | **SNC Status:** No Active SNC Flag **Federal Docket Reference:** https://echo.epa.gov/detailed-facility-report?fid=110064672885	**Quarters Non-Compliant (3-Yr): 0 of 12 quarters** **Inspections (5-Yr):** 0 (Last: N/A) **Formal Enforcement Actions:** 0 | **5-Yr Penalties: $0** (Local Facility (5-Yr))
Buyer & Inspector Underwriting Note: Routine Permitted Operation (Clean Active Compliance): Facility maintains clean current compliance status with zero active enforcement flags or significant non-compliance quarters.	

RECORD #28 OF 52: BAYOU CITY WASTE SYSTEMS (EPA FRS ID #110005165212)	RISK SCORE: 16/100 (LOW)
Physical Street Address: 10234 LUCORE ST STE A, HOUSTON, TX 77017 (HARRIS County [FIPS 48201]) **Parcel Coordinates:** (29.70491, -95.24110) | **Entity Type:** Physical Regulated Facility / Site Location **Industry & Handler Codes:** NAICS 48422 488999 | RCRA #TXP490352580 TXR000003921 TXR000043539	**Radial Distance: 0.61 mi** (3,199 ft) **E** (99°) **Hydrogeologic Gradient:** Downgradient (Lower Elev.) **ASTM Buffer Ring:** Ring 4 (0.50 – 1.00 Mi / Regional Buffer)
Regulated Environmental Programs: RCRA Hazardous Waste **3-Year Compliance Determination: No Violation Identified** | **SNC Status:** No Active SNC Flag **Federal Docket Reference:** https://echo.epa.gov/detailed-facility-report?fid=110005165212	**Quarters Non-Compliant (3-Yr): 0 of 12 quarters** **Inspections (5-Yr):** 0 (Last: N/A) **Formal Enforcement Actions:** 0 | **5-Yr Penalties: $0** (Local Facility (5-Yr))
Buyer & Inspector Underwriting Note: Routine Permitted Operation (Clean Active Compliance): Facility maintains clean current compliance status with zero active enforcement flags or significant non-compliance quarters.	

RECORD #29 OF 52: USALCO HOUSTON PLANT (EPA FRS ID #110071347219)	RISK SCORE: 17/100 (LOW)
Physical Street Address: 8701 PARK PLACE BLVD, HOUSTON, TX 77017 (HARRIS COUNTY County [FIPS 48201]) **Parcel Coordinates:** (29.69954, -95.25912) | **Entity Type:** Physical Regulated Facility / Site Location **Industry & Handler Codes:** SIC 2819	**Radial Distance: 0.67 mi** (3,532 ft) **SW** (226°) **Hydrogeologic Gradient:** Cross-Gradient (Similar Elev.) **ASTM Buffer Ring:** Ring 4 (0.50 – 1.00 Mi / Regional Buffer)
Regulated Environmental Programs: Clean Water NPDES • Impaired Water Discharge **3-Year Compliance Determination: No Violation Identified** | **SNC Status:** No Active SNC Flag **Federal Docket Reference:** https://echo.epa.gov/detailed-facility-report?fid=110071347219	**Quarters Non-Compliant (3-Yr): 0 of 12 quarters** **Inspections (5-Yr):** 0 (Last: N/A) **Formal Enforcement Actions:** 0 | **5-Yr Penalties: $0** (Local Facility (5-Yr))
Buyer & Inspector Underwriting Note: Routine Permitted Operation (Clean Active Compliance): Facility maintains clean current compliance status with zero active enforcement flags or significant non-compliance quarters.	

RECORD #30 OF 52: QUALITY CARRIERS (EPA FRS ID #110072149416)	RISK SCORE: 17/100 (LOW)
Physical Street Address: 1700 CENTRAL ST, HOUSTON, TX 77017 (HARRIS County [FIPS 48201]) **Parcel Coordinates:** (29.71067, -95.26125) | **Entity Type:** Physical Regulated Facility / Site Location **Industry & Handler Codes:** SIC 4213 4231	**Radial Distance: 0.68 mi** (3,604 ft) **NW** (297°) **Hydrogeologic Gradient:** Upgradient (Higher Elev.) **ASTM Buffer Ring:** Ring 4 (0.50 – 1.00 Mi / Regional Buffer)
Regulated Environmental Programs: Clean Water NPDES • Impaired Water Discharge **3-Year Compliance Determination: No Violation Identified** | **SNC Status:** No Active SNC Flag **Federal Docket Reference:** https://echo.epa.gov/detailed-facility-report?fid=110072149416	**Quarters Non-Compliant (3-Yr): 0 of 12 quarters** **Inspections (5-Yr):** 0 (Last: N/A) **Formal Enforcement Actions:** 0 | **5-Yr Penalties: $0** (Local Facility (5-Yr))
Buyer & Inspector Underwriting Note: Routine Permitted Operation (Clean Active Compliance): Facility maintains clean current compliance status with zero active enforcement flags or significant non-compliance quarters.	

RECORD #31 OF 52: SCHNEIDER NATIONAL CARRIERS (EPA FRS ID #110070358856)	RISK SCORE: 17/100 (LOW)
Physical Street Address: 1700 CENTRAL ST, HOUSTON, TX 77017 (HARRIS COUNTY County [FIPS 48201]) **Parcel Coordinates:** (29.71067, -95.26125) | **Entity Type:** Physical Regulated Facility / Site Location **Industry & Handler Codes:** SIC 4213	**Radial Distance: 0.68 mi** (3,604 ft) **NW** (297°) **Hydrogeologic Gradient:** Upgradient (Higher Elev.) **ASTM Buffer Ring:** Ring 4 (0.50 – 1.00 Mi / Regional Buffer)
Regulated Environmental Programs: Clean Water NPDES • Impaired Water Discharge **3-Year Compliance Determination: No Violation Identified** | **SNC Status:** No Active SNC Flag **Federal Docket Reference:** https://echo.epa.gov/detailed-facility-report?fid=110070358856	**Quarters Non-Compliant (3-Yr): 0 of 12 quarters** **Inspections (5-Yr):** 0 (Last: N/A) **Formal Enforcement Actions:** 0 | **5-Yr Penalties: $0** (Local Facility (5-Yr))
Buyer & Inspector Underwriting Note: Routine Permitted Operation (Clean Active Compliance): Facility maintains clean current compliance status with zero active enforcement flags or significant non-compliance quarters.	

RECORD #32 OF 52: HURRICANE IKE 2008 PASADENA COMMAND BRANCH ALPHA (EPA FRS ID #110037445725)	RISK SCORE: 16/100 (LOW)
Physical Street Address: GOBER RD AND ALLEN GENOA RD HO, HOUSTON, TX 77017 (HARRIS County [FIPS 48201]) **Parcel Coordinates:** (29.70112, -95.24187) | **Entity Type:** Physical Regulated Facility / Site Location **Industry & Handler Codes:** NAICS 562119 | RCRA #TXR000079337	**Radial Distance: 0.66 mi** (3,466 ft) **SE** (123°) **Hydrogeologic Gradient:** Downgradient (Lower Elev.) **ASTM Buffer Ring:** Ring 4 (0.50 – 1.00 Mi / Regional Buffer)
Regulated Environmental Programs: RCRA Hazardous Waste **3-Year Compliance Determination: No Violation Identified** | **SNC Status:** No Active SNC Flag **Federal Docket Reference:** https://echo.epa.gov/detailed-facility-report?fid=110037445725	**Quarters Non-Compliant (3-Yr): 0 of 12 quarters** **Inspections (5-Yr):** 0 (Last: N/A) **Formal Enforcement Actions:** 0 | **5-Yr Penalties: $0** (Local Facility (5-Yr))
Buyer & Inspector Underwriting Note: Routine Permitted Operation (Clean Active Compliance): Facility maintains clean current compliance status with zero active enforcement flags or significant non-compliance quarters.	

RECORD #33 OF 52: HOU CSJ 0502-01-220 (EPA FRS ID #110070195559)	RISK SCORE: 17/100 (LOW)
Physical Street Address: SH 225 FROM IH 610 TO SH 146, PASADENA DEER PARK LA PORTE, TX 77536 (HARRIS County [FIPS 48201]) **Parcel Coordinates:** (29.70867, -95.26243) | **Entity Type:** Physical Regulated Facility / Site Location **Industry & Handler Codes:** SIC 1611	**Radial Distance: 0.70 mi** (3,702 ft) **W** (284°) **Hydrogeologic Gradient:** Upgradient (Higher Elev.) **ASTM Buffer Ring:** Ring 4 (0.50 – 1.00 Mi / Regional Buffer)
Regulated Environmental Programs: Clean Water NPDES • Impaired Water Discharge **3-Year Compliance Determination: No Violation Identified** | **SNC Status:** No Active SNC Flag **Federal Docket Reference:** https://echo.epa.gov/detailed-facility-report?fid=110070195559	**Quarters Non-Compliant (3-Yr): 0 of 12 quarters** **Inspections (5-Yr):** 0 (Last: N/A) **Formal Enforcement Actions:** 0 | **5-Yr Penalties: $0** (Local Facility (5-Yr))
Buyer & Inspector Underwriting Note: Routine Permitted Operation (Clean Active Compliance): Facility maintains clean current compliance status with zero active enforcement flags or significant non-compliance quarters.	

RECORD #34 OF 52: TXDOT CSJ 0502-01-220 (EPA FRS ID #110070376901)	RISK SCORE: 17/100 (LOW)
Physical Street Address: SH 225 FROM IH 610 TO SH 146, HOU PASADENA DEER PARK LA PORT, TX 77017 (HARRIS COUNTY County [FIPS 48201]) **Parcel Coordinates:** (29.70867, -95.26243) | **Entity Type:** Physical Regulated Facility / Site Location **Industry & Handler Codes:** SIC 1611	**Radial Distance: 0.70 mi** (3,702 ft) **W** (284°) **Hydrogeologic Gradient:** Upgradient (Higher Elev.) **ASTM Buffer Ring:** Ring 4 (0.50 – 1.00 Mi / Regional Buffer)
Regulated Environmental Programs: Clean Water NPDES • Impaired Water Discharge **3-Year Compliance Determination: No Violation Identified** | **SNC Status:** No Active SNC Flag **Federal Docket Reference:** https://echo.epa.gov/detailed-facility-report?fid=110070376901	**Quarters Non-Compliant (3-Yr): 0 of 12 quarters** **Inspections (5-Yr):** 0 (Last: N/A) **Formal Enforcement Actions:** 0 | **5-Yr Penalties: $0** (Local Facility (5-Yr))
Buyer & Inspector Underwriting Note: Routine Permitted Operation (Clean Active Compliance): Facility maintains clean current compliance status with zero active enforcement flags or significant non-compliance quarters.	

RECORD #35 OF 52: SIMS BAYOU NORTH WASTEWATER TREATMENT FACILITY (EPA FRS ID #110070359231)	RISK SCORE: 17/100 (LOW)
Physical Street Address: 9500 LAWNDALE ST, HOUSTON, TX 77017 (HARRIS COUNTY County [FIPS 48201]) **Parcel Coordinates:** (29.71203, -95.26086) | **Entity Type:** Physical Regulated Facility / Site Location **Industry & Handler Codes:** SIC 4952	**Radial Distance: 0.71 mi** (3,748 ft) **NW** (304°) **Hydrogeologic Gradient:** Upgradient (Higher Elev.) **ASTM Buffer Ring:** Ring 4 (0.50 – 1.00 Mi / Regional Buffer)
Regulated Environmental Programs: Clean Water NPDES • Impaired Water Discharge **3-Year Compliance Determination: No Violation Identified** | **SNC Status:** No Active SNC Flag **Federal Docket Reference:** https://echo.epa.gov/detailed-facility-report?fid=110070359231	**Quarters Non-Compliant (3-Yr): 0 of 12 quarters** **Inspections (5-Yr):** 0 (Last: N/A) **Formal Enforcement Actions:** 0 | **5-Yr Penalties: $0** (Local Facility (5-Yr))
Buyer & Inspector Underwriting Note: Routine Permitted Operation (Clean Active Compliance): Facility maintains clean current compliance status with zero active enforcement flags or significant non-compliance quarters.	

RECORD #36 OF 52: SOUTHEAST SERVICE CENTER (EPA FRS ID #110070368659)	RISK SCORE: 17/100 (LOW)
Physical Street Address: 1502 CENTRAL ST, HOUSTON, TX 77012 (HARRIS COUNTY County [FIPS 48201]) **Parcel Coordinates:** (29.71328, -95.26058) | **Entity Type:** Physical Regulated Facility / Site Location **Industry & Handler Codes:** SIC 4212	**Radial Distance: 0.75 mi** (3,954 ft) **NW** (310°) **Hydrogeologic Gradient:** Upgradient (Higher Elev.) **ASTM Buffer Ring:** Ring 4 (0.50 – 1.00 Mi / Regional Buffer)
Regulated Environmental Programs: Clean Water NPDES • Impaired Water Discharge **3-Year Compliance Determination: No Violation Identified** | **SNC Status:** No Active SNC Flag **Federal Docket Reference:** https://echo.epa.gov/detailed-facility-report?fid=110070368659	**Quarters Non-Compliant (3-Yr): 0 of 12 quarters** **Inspections (5-Yr):** 0 (Last: N/A) **Formal Enforcement Actions:** 0 | **5-Yr Penalties: $0** (Local Facility (5-Yr))
Buyer & Inspector Underwriting Note: Routine Permitted Operation (Clean Active Compliance): Facility maintains clean current compliance status with zero active enforcement flags or significant non-compliance quarters.	

RECORD #37 OF 52: MERICHEM JOHN T FILES TECHNICAL CENTER (EPA FRS ID #110005030019)	RISK SCORE: 16/100 (LOW)
Physical Street Address: 1503 CENTRAL ST, HOUSTON, TX 77012 (HARRIS County [FIPS 48201]) **Parcel Coordinates:** (29.71286, -95.26063) | **Entity Type:** Physical Regulated Facility / Site Location **Industry & Handler Codes:** NAICS 54171 | RCRA #TXD000807883	**Radial Distance: 0.73 mi** (3,870 ft) **NW** (309°) **Hydrogeologic Gradient:** Upgradient (Higher Elev.) **ASTM Buffer Ring:** Ring 4 (0.50 – 1.00 Mi / Regional Buffer)
Regulated Environmental Programs: RCRA Hazardous Waste **3-Year Compliance Determination: No Violation Identified** | **SNC Status:** No Active SNC Flag **Federal Docket Reference:** https://echo.epa.gov/detailed-facility-report?fid=110005030019	**Quarters Non-Compliant (3-Yr): 0 of 12 quarters** **Inspections (5-Yr):** 1 (Last: 08/08/2022) **Formal Enforcement Actions:** 0 | **5-Yr Penalties: $0** (Local Facility (5-Yr))
Buyer & Inspector Underwriting Note: Routine Permitted Operation (Clean Active Compliance): Facility maintains clean current compliance status with zero active enforcement flags or significant non-compliance quarters.	

RECORD #38 OF 52: APOLLO MARITIME INTERNATIONAL (EPA FRS ID #110070376098)	RISK SCORE: 11/100 (LOW)
Physical Street Address: 507 ALLEN GENOA RD, HOUSTON, TX 77017 (HARRIS COUNTY County [FIPS 48201]) **Parcel Coordinates:** (29.70309, -95.24309) | **Entity Type:** Physical Regulated Facility / Site Location **Industry & Handler Codes:** SIC 3052 3494	**Radial Distance: 0.53 mi** (2,781 ft) **SE** (114°) **Hydrogeologic Gradient:** Downgradient (Lower Elev.) **ASTM Buffer Ring:** Ring 4 (0.50 – 1.00 Mi / Regional Buffer)
Regulated Environmental Programs: Clean Water NPDES **3-Year Compliance Determination: No Violation Identified** | **SNC Status:** No Active SNC Flag **Federal Docket Reference:** https://echo.epa.gov/detailed-facility-report?fid=110070376098	**Quarters Non-Compliant (3-Yr): 0 of 12 quarters** **Inspections (5-Yr):** 0 (Last: N/A) **Formal Enforcement Actions:** 0 | **5-Yr Penalties: $0** (Local Facility (5-Yr))
Buyer & Inspector Underwriting Note: Routine Permitted Operation (Clean Active Compliance): Facility maintains clean current compliance status with zero active enforcement flags or significant non-compliance quarters.	

RECORD #39 OF 52: SOUTHEAST SERVICE CTR (EPA FRS ID #110070169184)	RISK SCORE: 16/100 (LOW)
Physical Street Address: 1506 CENTRAL ST, HOUSTON, TX 77012 (HARRIS County [FIPS 48201]) **Parcel Coordinates:** (29.71342, -95.26055) | **Entity Type:** Physical Regulated Facility / Site Location **Industry & Handler Codes:** SIC 4231	**Radial Distance: 0.75 mi** (3,981 ft) **NW** (311°) **Hydrogeologic Gradient:** Upgradient (Higher Elev.) **ASTM Buffer Ring:** Ring 4 (0.50 – 1.00 Mi / Regional Buffer)
Regulated Environmental Programs: Clean Water NPDES • Impaired Water Discharge **3-Year Compliance Determination: No Violation Identified** | **SNC Status:** No Active SNC Flag **Federal Docket Reference:** https://echo.epa.gov/detailed-facility-report?fid=110070169184	**Quarters Non-Compliant (3-Yr): 0 of 12 quarters** **Inspections (5-Yr):** 0 (Last: N/A) **Formal Enforcement Actions:** 0 | **5-Yr Penalties: $0** (Local Facility (5-Yr))
Buyer & Inspector Underwriting Note: Routine Permitted Operation (Clean Active Compliance): Facility maintains clean current compliance status with zero active enforcement flags or significant non-compliance quarters.	

RECORD #40 OF 52: QUALAWASH HOLDINGS (EPA FRS ID #110000896549)	RISK SCORE: 16/100 (LOW)
Physical Street Address: 1710 CENTRAL STREET, HOUSTON, TX 77017 (HARRIS County [FIPS 48201]) **Parcel Coordinates:** (29.70723, -95.26367) | **Entity Type:** Physical Regulated Facility / Site Location **Industry & Handler Codes:** NAICS 488490 | RCRA #TXD988085247	**Radial Distance: 0.76 mi** (4,005 ft) **W** (275°) **Hydrogeologic Gradient:** Upgradient (Higher Elev.) **ASTM Buffer Ring:** Ring 4 (0.50 – 1.00 Mi / Regional Buffer)
Regulated Environmental Programs: RCRA Hazardous Waste **3-Year Compliance Determination: No Violation Identified** | **SNC Status:** No Active SNC Flag **Federal Docket Reference:** https://echo.epa.gov/detailed-facility-report?fid=110000896549	**Quarters Non-Compliant (3-Yr): 0 of 12 quarters** **Inspections (5-Yr):** 0 (Last: N/A) **Formal Enforcement Actions:** 0 | **5-Yr Penalties: $0** (Local Facility (5-Yr))
Buyer & Inspector Underwriting Note: Routine Permitted Operation (Clean Active Compliance): Facility maintains clean current compliance status with zero active enforcement flags or significant non-compliance quarters.	

RECORD #41 OF 52: SOLID WASTE LAWNDALE (EPA FRS ID #110005110138)	RISK SCORE: 15/100 (LOW)
Physical Street Address: 1502 CENTRAL DR, HOUSTON, TX 77012 (HARRIS County [FIPS 48201]) **Parcel Coordinates:** (29.71328, -95.26058) | **Entity Type:** Physical Regulated Facility / Site Location **Industry & Handler Codes:** NAICS 92119 | RCRA #TXD982561169	**Radial Distance: 0.75 mi** (3,954 ft) **NW** (310°) **Hydrogeologic Gradient:** Upgradient (Higher Elev.) **ASTM Buffer Ring:** Ring 4 (0.50 – 1.00 Mi / Regional Buffer)
Regulated Environmental Programs: RCRA Hazardous Waste **3-Year Compliance Determination: No Violation Identified** | **SNC Status:** No Active SNC Flag **Federal Docket Reference:** https://echo.epa.gov/detailed-facility-report?fid=110005110138	**Quarters Non-Compliant (3-Yr): 0 of 12 quarters** **Inspections (5-Yr):** 0 (Last: 02/20/2003) **Formal Enforcement Actions:** 0 | **5-Yr Penalties: $0** (Local Facility (5-Yr))
Buyer & Inspector Underwriting Note: Routine Permitted Operation (Clean Active Compliance): Facility maintains clean current compliance status with zero active enforcement flags or significant non-compliance quarters.	

RECORD #42 OF 52: PEPSICO (EPA FRS ID #110070284945)	RISK SCORE: 17/100 (LOW)
Physical Street Address: 6100 NE LOOP 410, SAN ANTONIO, TX 78218 (BEXAR COUNTY County [FIPS 48029]) **Parcel Coordinates:** (29.70559, -95.26576) | **Entity Type:** Physical Regulated Facility / Site Location **Industry & Handler Codes:** SIC 2086 4212	**Radial Distance: 0.88 mi** (4,656 ft) **W** (267°) **Hydrogeologic Gradient:** Upgradient (Higher Elev.) **ASTM Buffer Ring:** Ring 4 (0.50 – 1.00 Mi / Regional Buffer)
Regulated Environmental Programs: Clean Water NPDES • Impaired Water Discharge **3-Year Compliance Determination: No Violation Identified** | **SNC Status:** No Active SNC Flag **Federal Docket Reference:** https://echo.epa.gov/detailed-facility-report?fid=110070284945	**Quarters Non-Compliant (3-Yr): 0 of 12 quarters** **Inspections (5-Yr):** 0 (Last: N/A) **Formal Enforcement Actions:** 0 | **5-Yr Penalties: $0** (Local Facility (5-Yr))
Buyer & Inspector Underwriting Note: Routine Permitted Operation (Clean Active Compliance): Facility maintains clean current compliance status with zero active enforcement flags or significant non-compliance quarters.	

RECORD #43 OF 52: CROSBY LYNCHBURG PH 3 (EPA FRS ID #110071094973)	RISK SCORE: 13/100 (LOW)
Physical Street Address: FROM THE INTERSECTION OF N. LAKE HOUSTON PKWY AND, HOUSTON, TX 77044 (HARRIS COUNTY County [FIPS 48201]) **Parcel Coordinates:** (29.69530, -95.25000) | **Entity Type:** Physical Regulated Facility / Site Location **Industry & Handler Codes:** SIC 1623 1794	**Radial Distance: 0.76 mi** (4,008 ft) **S** (175°) **Hydrogeologic Gradient:** Downgradient (Lower Elev.) **ASTM Buffer Ring:** Ring 4 (0.50 – 1.00 Mi / Regional Buffer)
Regulated Environmental Programs: Clean Water NPDES **3-Year Compliance Determination: No Violation Identified** | **SNC Status:** No Active SNC Flag **Federal Docket Reference:** https://echo.epa.gov/detailed-facility-report?fid=110071094973	**Quarters Non-Compliant (3-Yr): 0 of 12 quarters** **Inspections (5-Yr):** 0 (Last: N/A) **Formal Enforcement Actions:** 0 | **5-Yr Penalties: $0** (Local Facility (5-Yr))
Buyer & Inspector Underwriting Note: Routine Permitted Operation (Clean Active Compliance): Facility maintains clean current compliance status with zero active enforcement flags or significant non-compliance quarters.	

RECORD #44 OF 52: PEPSI HOUSTON VARIOUS IMPROVEMENTS (EPA FRS ID #110071068860)	RISK SCORE: 16/100 (LOW)
Physical Street Address: 9300 LA PORTE FWY, HOUSTON, TX 77017 (HARRIS COUNTY County [FIPS 48201]) **Parcel Coordinates:** (29.70506, -95.26611) | **Entity Type:** Physical Regulated Facility / Site Location **Industry & Handler Codes:** SIC 1629	**Radial Distance: 0.91 mi** (4,782 ft) **W** (265°) **Hydrogeologic Gradient:** Upgradient (Higher Elev.) **ASTM Buffer Ring:** Ring 4 (0.50 – 1.00 Mi / Regional Buffer)
Regulated Environmental Programs: Clean Water NPDES • Impaired Water Discharge **3-Year Compliance Determination: No Violation Identified** | **SNC Status:** No Active SNC Flag **Federal Docket Reference:** https://echo.epa.gov/detailed-facility-report?fid=110071068860	**Quarters Non-Compliant (3-Yr): 0 of 12 quarters** **Inspections (5-Yr):** 0 (Last: N/A) **Formal Enforcement Actions:** 0 | **5-Yr Penalties: $0** (Local Facility (5-Yr))
Buyer & Inspector Underwriting Note: Routine Permitted Operation (Clean Active Compliance): Facility maintains clean current compliance status with zero active enforcement flags or significant non-compliance quarters.	

RECORD #45 OF 52: ALTIVIA CHEMICALS HOUSTON CHEMICAL COMPLEX (EPA FRS ID #110070367013)	RISK SCORE: 18/100 (LOW)
Physical Street Address: 8701 PARK PLACE BLVD, HOUSTON, TX 77017 (HARRIS COUNTY County [FIPS 48201]) **Parcel Coordinates:** (29.69628, -95.26291) | **Entity Type:** Physical Regulated Facility / Site Location **Industry & Handler Codes:** SIC 2819	**Radial Distance: 0.99 mi** (5,223 ft) **SW** (226°) **Hydrogeologic Gradient:** Downgradient (Lower Elev.) **ASTM Buffer Ring:** Ring 4 (0.50 – 1.00 Mi / Regional Buffer)
Regulated Environmental Programs: Clean Water NPDES • Impaired Water Discharge **3-Year Compliance Determination: No Violation Identified** | **SNC Status:** No Active SNC Flag **Federal Docket Reference:** https://echo.epa.gov/detailed-facility-report?fid=110070367013	**Quarters Non-Compliant (3-Yr): 0 of 12 quarters** **Inspections (5-Yr):** 0 (Last: N/A) **Formal Enforcement Actions:** 0 | **5-Yr Penalties: $0** (Local Facility (5-Yr))
Buyer & Inspector Underwriting Note: Routine Permitted Operation (Clean Active Compliance): Facility maintains clean current compliance status with zero active enforcement flags or significant non-compliance quarters.	

RECORD #46 OF 52: CR 59 WIDENING FROM CR 48 TO KIRBY DRIVE (EPA FRS ID #110071337206)	RISK SCORE: 12/100 (LOW)
Physical Street Address: THE SITE IS LOCATED ALONG CR 59 MAGNOLIA PKWY FROM, PEARLAND, TX 77584 (BRAZORIA COUNTY County [FIPS 48039]) **Parcel Coordinates:** (29.69530, -95.25000) | **Entity Type:** Physical Regulated Facility / Site Location **Industry & Handler Codes:** SIC 1611 1623	**Radial Distance: 0.76 mi** (4,008 ft) **S** (175°) **Hydrogeologic Gradient:** Downgradient (Lower Elev.) **ASTM Buffer Ring:** Ring 4 (0.50 – 1.00 Mi / Regional Buffer)
Regulated Environmental Programs: Clean Water NPDES **3-Year Compliance Determination: No Violation Identified** | **SNC Status:** No Active SNC Flag **Federal Docket Reference:** https://echo.epa.gov/detailed-facility-report?fid=110071337206	**Quarters Non-Compliant (3-Yr): 0 of 12 quarters** **Inspections (5-Yr):** 0 (Last: N/A) **Formal Enforcement Actions:** 0 | **5-Yr Penalties: $0** (Local Facility (5-Yr))
Buyer & Inspector Underwriting Note: Routine Permitted Operation (Clean Active Compliance): Facility maintains clean current compliance status with zero active enforcement flags or significant non-compliance quarters.	

RECORD #47 OF 52: PRESTON AVENUE RECONSTRUCTION FROM SH 225 TO FLEMING DRIVE (EPA FRS ID #110071502702)	RISK SCORE: 12/100 (LOW)
Physical Street Address: PRESTON AVENUE RECONSTRUCTION FROM SH 225 TO FLEMI, PASADENA, TX 77503 (HARRIS County [FIPS 48201]) **Parcel Coordinates:** (29.69530, -95.25000) | **Entity Type:** Physical Regulated Facility / Site Location **Industry & Handler Codes:** SIC 1611 1623	**Radial Distance: 0.76 mi** (4,008 ft) **S** (175°) **Hydrogeologic Gradient:** Downgradient (Lower Elev.) **ASTM Buffer Ring:** Ring 4 (0.50 – 1.00 Mi / Regional Buffer)
Regulated Environmental Programs: Clean Water NPDES **3-Year Compliance Determination: No Violation Identified** | **SNC Status:** No Active SNC Flag **Federal Docket Reference:** https://echo.epa.gov/detailed-facility-report?fid=110071502702	**Quarters Non-Compliant (3-Yr): 0 of 12 quarters** **Inspections (5-Yr):** 0 (Last: N/A) **Formal Enforcement Actions:** 0 | **5-Yr Penalties: $0** (Local Facility (5-Yr))
Buyer & Inspector Underwriting Note: Routine Permitted Operation (Clean Active Compliance): Facility maintains clean current compliance status with zero active enforcement flags or significant non-compliance quarters.	

RECORD #48 OF 52: HOU CSJ 0912-73-223 FM 1765 FROM AMBURN RD TO VAUTHIER ST F (EPA FRS ID #110071363466)	RISK SCORE: 12/100 (LOW)
Physical Street Address: FM 1765 FROM AMBURN RD TO VAUTHIER ST, FM 517 FROM, DICKINSON, TX 77539 (GALVESTON COUNTY County [FIPS 48167]) **Parcel Coordinates:** (29.69530, -95.25000) | **Entity Type:** Physical Regulated Facility / Site Location **Industry & Handler Codes:** SIC 1611 1771	**Radial Distance: 0.76 mi** (4,008 ft) **S** (175°) **Hydrogeologic Gradient:** Downgradient (Lower Elev.) **ASTM Buffer Ring:** Ring 4 (0.50 – 1.00 Mi / Regional Buffer)
Regulated Environmental Programs: Clean Water NPDES **3-Year Compliance Determination: No Violation Identified** | **SNC Status:** No Active SNC Flag **Federal Docket Reference:** https://echo.epa.gov/detailed-facility-report?fid=110071363466	**Quarters Non-Compliant (3-Yr): 0 of 12 quarters** **Inspections (5-Yr):** 0 (Last: N/A) **Formal Enforcement Actions:** 0 | **5-Yr Penalties: $0** (Local Facility (5-Yr))
Buyer & Inspector Underwriting Note: Routine Permitted Operation (Clean Active Compliance): Facility maintains clean current compliance status with zero active enforcement flags or significant non-compliance quarters.	

RECORD #49 OF 52: BRIAR MEADOW AREA DRAINAGE AND PAVING IMPROVEMENTS (EPA FRS ID #110070740479)	RISK SCORE: 12/100 (LOW)
Physical Street Address: THE SITE IS LOCATED IN BRIAR MEADOW NEIGHBORHOOD,, HOUSTON, TX 77063 (HARRIS COUNTY County [FIPS 48201]) **Parcel Coordinates:** (29.69530, -95.25000) | **Entity Type:** Physical Regulated Facility / Site Location **Industry & Handler Codes:** SIC 1611 1623	**Radial Distance: 0.76 mi** (4,008 ft) **S** (175°) **Hydrogeologic Gradient:** Downgradient (Lower Elev.) **ASTM Buffer Ring:** Ring 4 (0.50 – 1.00 Mi / Regional Buffer)
Regulated Environmental Programs: Clean Water NPDES **3-Year Compliance Determination: No Violation Identified** | **SNC Status:** No Active SNC Flag **Federal Docket Reference:** https://echo.epa.gov/detailed-facility-report?fid=110070740479	**Quarters Non-Compliant (3-Yr): 0 of 12 quarters** **Inspections (5-Yr):** 0 (Last: N/A) **Formal Enforcement Actions:** 0 | **5-Yr Penalties: $0** (Local Facility (5-Yr))
Buyer & Inspector Underwriting Note: Routine Permitted Operation (Clean Active Compliance): Facility maintains clean current compliance status with zero active enforcement flags or significant non-compliance quarters.	

RECORD #50 OF 52: WOODSHIRE AREA DRAINAGE AND PAVING IMPROVMENTS (EPA FRS ID #110070824730)	RISK SCORE: 11/100 (LOW)
Physical Street Address: THE SITE IS LOCATED IN THE WOODSHIRE SUBDIVISION,, HOUSTON, TX 77025 (HARRIS COUNTY County [FIPS 48201]) **Parcel Coordinates:** (29.69530, -95.25000) | **Entity Type:** Physical Regulated Facility / Site Location **Industry & Handler Codes:** SIC 1611 1623	**Radial Distance: 0.76 mi** (4,008 ft) **S** (175°) **Hydrogeologic Gradient:** Downgradient (Lower Elev.) **ASTM Buffer Ring:** Ring 4 (0.50 – 1.00 Mi / Regional Buffer)
Regulated Environmental Programs: Clean Water NPDES **3-Year Compliance Determination: No Violation Identified** | **SNC Status:** No Active SNC Flag **Federal Docket Reference:** https://echo.epa.gov/detailed-facility-report?fid=110070824730	**Quarters Non-Compliant (3-Yr): 0 of 12 quarters** **Inspections (5-Yr):** 0 (Last: N/A) **Formal Enforcement Actions:** 0 | **5-Yr Penalties: $0** (Local Facility (5-Yr))
Buyer & Inspector Underwriting Note: Routine Permitted Operation (Clean Active Compliance): Facility maintains clean current compliance status with zero active enforcement flags or significant non-compliance quarters.	

RECORD #51 OF 52: TEXAS BRINE PASADENA BRINE TANK (EPA FRS ID #110070358699)	RISK SCORE: 12/100 (LOW)
Physical Street Address: BRINE TANK IS LOCATED ON PORT OF HOUSTON AUTHORITY, HOUSTON, TX 77504 (HARRIS COUNTY County [FIPS 48201]) **Parcel Coordinates:** (29.69787, -95.23782) | **Entity Type:** Physical Regulated Facility / Site Location **Industry & Handler Codes:** SIC 1479	**Radial Distance: 0.98 mi** (5,196 ft) **SE** (126°) **Hydrogeologic Gradient:** Downgradient (Lower Elev.) **ASTM Buffer Ring:** Ring 4 (0.50 – 1.00 Mi / Regional Buffer)
Regulated Environmental Programs: Clean Water NPDES **3-Year Compliance Determination: No Violation Identified** | **SNC Status:** No Active SNC Flag **Federal Docket Reference:** https://echo.epa.gov/detailed-facility-report?fid=110070358699	**Quarters Non-Compliant (3-Yr): 0 of 12 quarters** **Inspections (5-Yr):** 0 (Last: N/A) **Formal Enforcement Actions:** 0 | **5-Yr Penalties: $0** (Local Facility (5-Yr))
Buyer & Inspector Underwriting Note: Routine Permitted Operation (Clean Active Compliance): Facility maintains clean current compliance status with zero active enforcement flags or significant non-compliance quarters.	

RECORD #52 OF 52: CECIL M. HOPPER CONTRACTOR, INC. (EPA FRS ID #110001994771)	RISK SCORE: 12/100 (LOW)
Physical Street Address: ACD 23018, HOUSTON, TX 77017 (PORTABLE SOURCE County [FIPS 48201]) **Parcel Coordinates:** (29.69198, -95.25023) | **Entity Type:** Physical Regulated Facility / Site Location **Industry & Handler Codes:** SIC 4953	**Radial Distance: 0.99 mi** (5,210 ft) **S** (177°) **Hydrogeologic Gradient:** Downgradient (Lower Elev.) **ASTM Buffer Ring:** Ring 4 (0.50 – 1.00 Mi / Regional Buffer)
Regulated Environmental Programs: Clean Air Act **3-Year Compliance Determination: No Violation Identified** | **SNC Status:** No Active SNC Flag **Federal Docket Reference:** https://echo.epa.gov/detailed-facility-report?fid=110001994771	**Quarters Non-Compliant (3-Yr): 0 of 12 quarters** **Inspections (5-Yr):** 0 (Last: N/A) **Formal Enforcement Actions:** 0 | **5-Yr Penalties: $0** (Local Facility (5-Yr))
Buyer & Inspector Underwriting Note: Routine Permitted Operation (Clean Active Compliance): Facility maintains clean current compliance status with zero active enforcement flags or significant non-compliance quarters.	

SECTION 9 • SOCIOECONOMIC & HOUSING PROFILE • TRACT, ZIP & COUNTY BENCHMARK

Surrounding-Area Housing, Income, Education & Demographic Benchmark

Exact Tract: Census Tract 3205 (48201320500) | ZIP: 77017 | County: Harris County, Texas | Vintage: 2024

Area statistics, not parcel data: These figures describe the surrounding Census tract, postal ZIP code, and county (Title 13 U.S.C. prohibits parcel-level disclosure). They do not state the value, rent, mortgage status, or age of the subject building itself.

Median Home Value: **$143,900** *Tract level - DP04_0089E*	**Median Gross Rent:** **$1,735 / mo** *Tract level - DP04_0134E*	**Owner Cost (With Mortgage):** **$1,393 / mo** *Tract level - DP04_0101E*	**Median Household Income:** **$71,406 / yr** *Tract level - DP03_0062E*
Per Capita Income: **$25,044 / yr** *Tract level - DP03_0088E*	**Bachelor's Degree or Higher:** **3.1%** *Tract level - DP02_0068PE*	**Work From Home:** **1.3%** *Tract level - DP03_0024PE*	**Median Age:** **35.9 yrs** *Tract level - DP05_0018E*

Demographic / Housing Metric	Census Tract 3205	ZIP 77017	Harris County, Texas
Housing, Valuation & Mortgage			
Median Property Value (Owner-Occupied Units)	**$143,900**	$158,300	$276,600
Median Monthly Owner Costs - With a Mortgage	**$1,393 / month**	$1,437 / month	$2,155 / month
Median Monthly Owner Costs - Free & Clear (No Mortgage)	**$536 / month**	$531 / month	$744 / month

Demographic / Housing Metric	Census Tract 3205	ZIP 77017	Harris County, Texas
Owner Mortgage vs. Free-and-Clear Share	**35.8% Mortgage / 64.2% Free & Clear**	37.1% Mortgage / 62.9% Free & Clear	57.0% Mortgage / 43.0% Free & Clear
Median Monthly Gross Rent (Renter-Occupied)	**$1,735 / month**	$1,066 / month	$1,401 / month
Total Housing Units & Vacancy Rate	**1,283 units (1.0% vacant)**	11,362 units (8.8% vacant)	1,917,790 units (8.4% vacant)
Homeowner vs. Rental Vacancy Rate	**0.0% Owner / 0.0% Rental**	0.3% Owner / 6.3% Rental	1.2% Owner / 9.3% Rental
Owner-Occupied vs. Renter-Occupied Tenure	**85.5% Owner / 14.5% Renter**	51.0% Owner / 49.0% Renter	54.7% Owner / 45.3% Renter
Structure Type (Single-Family vs. 20+ Unit Buildings)	**100.0% Single-Family Detached / 0.0% in 20+ Unit Buildings**	59.3% Single-Family Detached / 13.4% in 20+ Unit Buildings	56.5% Single-Family Detached / 18.5% in 20+ Unit Buildings
Year Structure Built (Post-2000 vs. Pre-1940)	**4.2% Built 2000 or later / 3.4% Built 1939 or earlier**	13.6% Built 2000 or later / 5.3% Built 1939 or earlier	36.5% Built 2000 or later / 2.5% Built 1939 or earlier
Income, Jobs & Commute			
Median Household Income (per year)	**$71,406**	$51,079	$74,983
Mean (Average) Household Income (per year)	**$80,328**	$65,444	$111,429
Per Capita Income (per person)	**$25,044**	$23,018	$41,006
Labor Force Participation & Unemployment Rate	**61.7% in Labor Force / 2.8% Unemployment**	60.8% in Labor Force / 8.5% Unemployment	67.4% in Labor Force / 6.7% Unemployment
Management, Business, Science & Arts Occupations	**11.7% of employed residents**	16.9% of employed residents	39.4% of employed residents
Mean Commute Time & Work-From-Home Share	**27.7 min commute / 1.3% work from home**	26.6 min commute / 7.3% work from home	29.0 min commute / 12.9% work from home
Social, Education & Broadband			
Educational Attainment (Bachelor's+ / High School+)	**3.1% Bachelor's+ / 59.2% High School+**	11.0% Bachelor's+ / 60.1% High School+	34.2% Bachelor's+ / 82.5% High School+
Total Households & Average Household Size	**1,270 households (3.22 avg size)**	10,362 households (2.86 avg size)	1,757,164 households (2.73 avg size)
Broadband Internet & Computer Adoption	**89.8% Broadband / 93.5% Computer**	86.5% Broadband / 91.4% Computer	92.1% Broadband / 96.7% Computer
Population & Age			
Total Resident Population & Median Age	**4,097 residents (median age 35.9)**	29,640 residents (median age 33.5)	4,838,303 residents (median age 34.6)
Age Bracket Breakdown (Under 18 vs. 65+)	**21.8% Under 18 / 11.1% Age 65+**	24.9% Under 18 / 11.4% Age 65+	25.9% Under 18 / 11.7% Age 65+

SECTION 10 • VALUATION & RENTAL YIELD ENGINE • MULTI-HORIZON APPRECIATION & HUD BENCHMARKS

Historical Home Price Appreciation, 0–4 BR Fair Market Rents, Gross Rental Yield & Opportunity Zone

Local Median Value Benchmark: $143,900 | Supported Value Band: $129,500 – $158,300 (±10% Supported Band) | 1-Yr: +9.7% | 5-Yr: +51.1% | 10-Yr: +102.0%

IRS Qualified Opportunity Zone Status (26 U.S.C. § 1400Z-2): NOT IN OPPORTUNITY ZONE — Census Tract 48201320500 is not among the 8,764 U.S. Treasury / IRS Designated Qualified Opportunity Zones.

Multi-Horizon Residential Repeat-Sales Appreciation Trajectory (1-Yr to 20-Yr):

Geographic Tier	Index (Yr)	1-Yr Change	5-Yr Appreciation	10-Yr Appreciation	20-Yr Appreciation
ZIP Code 77017	430.6 (2025)	+9.7%	**+51.1%**	**+102.0%**	+150.9%
Harris County, Texas	774.1 (2025)	+0.6%	**+30.7%**	**+53.8%**	+135.2%
State (TX)	531.3 (2026)	+1.0%	**+21.4%**	**+81.5%**	+147.7%

Small Area Fair Market Rents by Bedroom Count & Estimated Gross Yield (ZIP 77017):

Unit Size / Bedroom Tier	Monthly Fair Market Rent	Annualized Rent	Est. Gross Rent-to-Value Yield*
Studio / Efficiency	**$1,020 / mo**	$12,240 / yr	**8.51%**
1-Bedroom Unit	**$1,050 / mo**	$12,600 / yr	**8.76%**
2-Bedroom Unit	**$1,250 / mo**	$15,000 / yr	**10.42%**
3-Bedroom Home	**$1,680 / mo**	$20,160 / yr	**14.01%**
4-Bedroom Home	**$2,100 / mo**	$25,200 / yr	**17.51%**

SECTION 11 • EMERGENCY RESPONSE & HOMEOWNER INSURANCE FIRE PROTECTION

Fire Station Proximity (5-Mile ISO Threshold), Hospitals & Law Enforcement (Standard Protected Tier (Est. ISO Class 4–6 Proximity))

Nearest registered fire/EMS station is 1.55 mi away — within the standard 5.0-mile insurance protection boundary. Verify nearest hydrant distance (<1,000 ft) for lowest fire premium.

Nearest Fire / EMS Station	**1.55 mi** (17 stations ≤5.0 mi)	**Nearest Hospital / Medical**	**3.98 mi** (28 hospitals ≤10.0 mi)	**Nearest Law Enforcement**	**1.86 mi** (10 stations ≤5.0 mi)

Service Type	Facility Name	Street Address & Municipality	Radial Distance & Bearing
FIRE / EMS	**Houston Fire Department Station 29**	4831 Galveston Road, Houston, TX 77017	**1.55 mi S** (8,159 ft)
FIRE / EMS	**Houston Fire Department Station 23**	8005 Lawndale Street, Houston, TX 77012	**1.82 mi W** (9,612 ft)
FIRE / EMS	**Galena Park Fire Department Station 1 Headquarters**	1713 2nd Street, Galena Park, TX 77547	**2.06 mi N** (10,901 ft)
FIRE / EMS	**Houston Fire Department Station 22**	7825 Harrisburg Boulevard, Houston, TX 77012	**2.62 mi NW** (13,856 ft)
FIRE / EMS	**Houston Fire Department Station 42**	8675 Clinton Drive, Houston, TX 77029	**2.90 mi NW** (15,301 ft)
FIRE / EMS	**South Houston Volunteer Fire Department Station 1**	506 Georgia Avenue, South Houston, TX 77587	**2.91 mi S** (15,346 ft)
FIRE / EMS	**Pasadena Volunteer Fire Department Station 2**	529 Pasadena Boulevard, Pasadena, TX 77506	**3.03 mi E** (15,974 ft)
FIRE / EMS	**Pasadena Volunteer Fire Department Station 4**	101 Queens Road, Pasadena, TX 77502	**3.24 mi SE** (17,128 ft)
FIRE / EMS	**South Houston Volunteer Fire Department Station 2**	901 Avenue D, South Houston, TX 77587	**3.46 mi SE** (18,285 ft)
FIRE / EMS	**Houston Fire Department Station 26**	7111 Dixie Drive, Houston, TX 77087	**3.66 mi SW** (19,304 ft)
FIRE / EMS	**Houston Fire Department Station 36**	7720 Airport Boulevard, Houston, TX 77061	**3.82 mi SW** (20,171 ft)
FIRE / EMS	**Port of Houston Authority Fire Department Station 1**	Clinton Drive, Houston, TX 77020	**3.86 mi NW** (20,407 ft)
HOSPITAL	**Pine Valley Specialty Hospital**	6160 South Loop East, Houston, TX 77087	**3.98 mi W** (21,041 ft)
HOSPITAL	**Bayshore Medical Center**	4000 Spencer Highway, Pasadena, TX 77504	**5.12 mi SE** (27,055 ft)
HOSPITAL	**Advanced Diagnostics Hospital East Houston**	12950 East Freeway, Houston, TX 77015	**5.40 mi NE** (28,498 ft)

Service Type	Facility Name	Street Address & Municipality	Radial Distance & Bearing
HOSPITAL	Surgery Specialty Hospitals of America Southeast Houston Campus	4301 Vista Road, Pasadena, TX 77504	**5.48 mi SE** (28,920 ft)
HOSPITAL	Oceans Behavioral Hospital Pasadena	4001 Preston Avenue, Suite 150, Pasadena, TX 77505	**6.19 mi SE** (32,690 ft)
HOSPITAL	Quentin Mease Community Hospital	3601 North MacGregor Way, Houston, TX 77004	**6.54 mi W** (34,505 ft)
HOSPITAL	Riverside General Hospital	3204 Ennis Street, Houston, TX 77004	**6.80 mi W** (35,919 ft)
HOSPITAL	CHI Saint Luke's Health - Patients Medical Center	4600 East Sam Houston Parkway South, Pasadena, TX 77505	**6.97 mi SE** (36,814 ft)
HOSPITAL	UTHealth Harris County Psychiatric Center	2800 South MacGregor Way, Houston, TX 77021	**7.41 mi W** (39,119 ft)
HOSPITAL	Saint Joseph Medical Center	1401 Saint Joseph Parkway, Houston, TX 77002	**7.44 mi W** (39,302 ft)
LAW ENF.	Galena Park Police Department	2207 Clinton Drive, Galena Park, TX 77547	**1.86 mi N** (9,846 ft)
LAW ENF.	Port of Houston Authority Police Department	111 East Loop North, Houston, TX 77029	**2.08 mi NW** (10,958 ft)
LAW ENF.	South Houston Police Department	1101 Dallas Street, South Houston, TX 77587	**2.98 mi S** (15,760 ft)
LAW ENF.	Houston Police Department - Eastside Division	7525 Sherman Street, Houston, TX 77012	**3.04 mi NW** (16,064 ft)
LAW ENF.	Pasadena Police Department	1201 Davis Street, Pasadena, TX 77506	**3.50 mi E** (18,483 ft)
LAW ENF.	Houston Police Department - Hobby Airport Division	7800 Airport Boulevard, Houston, TX 77061	**3.79 mi SW** (20,026 ft)
LAW ENF.	Pasadena Independent School District Police Department	1515 Cherrybrook Lane, Pasadena, TX 77502	**4.06 mi SE** (21,444 ft)
LAW ENF.	Galena Park Police Department Substation	12455 Industrial Road, Houston, TX 77015	**4.20 mi NE** (22,181 ft)
LAW ENF.	Jacinto City Police Department	10429 Market Street Road, Houston, TX 77029	**4.29 mi N** (22,650 ft)
LAW ENF.	Houston Police Department	12001 East Freeway, Houston, TX 77029	**4.85 mi N** (25,604 ft)

SECTION 12 • EDUCATION DIRECTORY • PUBLIC, CHARTER, PRIVATE K–12 & UNIVERSITIES

Nearby Public, Charter & Private K–12 Schools + Universities (39 Public/Charter & 3 Private ≤3 Mi | 30 Colleges ≤15 Mi)

Attendance Zone Notice: Schools are listed by straight-line proximity. Proximity does not guarantee enrollment eligibility—verify attendance zone boundaries directly with the local school district.

Category	School / Institution & Street Address	Grades & Level	Enrollment & S/T Ratio	Distance
PUBLIC	**RUCKER EL** • NCES #482364002573 5201 VINETT ST, HOUSTON, TX 77017 (11-City: Large)	Grades PK–05K–12 Campus	434 students • 14.0:1 S/T	**0.99 mi SE**
PUBLIC	**CHAVEZ H S** • NCES #482364008815 8501 HOWARD, HOUSTON, TX 77017 (11-City: Large)	Grades 09–12K–12 Campus	1,857 students • 15.9:1 S/T	**1.35 mi S**
CHARTER	**YES PREP EAST END EL** • NCES #480020922854 8329 LAWNDALE ST, HOUSTON, TX 77012 (11-City: Large)	Grades PK–04K–12 Campus	607 students • 16.3:1 S/T	**1.58 mi NW**
PUBLIC	**MILBY H S** • NCES #482364002536 1601 BROADWAY, HOUSTON, TX 77012 (11-City: Large)	Grades 09–12K–12 Campus	2,126 students • 18.9:1 S/T	**1.61 mi W**
CHARTER	**YES PREP - EAST END** • NCES #480020911415 8401 LAWNDALE ST, HOUSTON, TX 77012 (11-City: Large)	Grades 06–12K–12 Campus	1,014 students • 15.8:1 S/T	**1.62 mi NW**

Category	School / Institution & Street Address	Grades & Level	Enrollment & S/T Ratio	Distance
PUBLIC	**DEADY MIDDLE** • NCES #482364002435 2500 BROADWAY ST, HOUSTON, TX 77012 (11-City: Large)	Grades 06–08K–12 Campus	413 students • 11.2:1 S/T	**1.67 mi W**
PUBLIC	**PATTERSON EL** • NCES #482364002550 5302 ALLENDALE RD, HOUSTON, TX 77017 (11-City: Large)	Grades PK–05K–12 Campus	811 students • 16.9:1 S/T	**1.73 mi S**
CHARTER	**EARLY COLLEGE STEM ACADEMY** • NCES #480002212626 2950 BROADWAY ST, HOUSTON, TX 77017 (11-City: Large)	Grades 06–08K–12 Campus	275 students • 14.2:1 S/T	**1.73 mi W**
CHARTER	**PSTEM ACADEMY** • NCES #480002212583 2950 BROADWAY ST, HOUSTON, TX 77017 (11-City: Large)	Grades PK–05K–12 Campus	482 students • 19.2:1 S/T	**1.73 mi W**
CHARTER	**EARLY COLLEGE T-STEM ACADEMY** • NCES #480002207905 2950 BROADWAY ST, HOUSTON, TX 77017 (11-City: Large)	Grades 09–12K–12 Campus	303 students • 14.2:1 S/T	**1.73 mi W**
PUBLIC	**PARK PLACE EL** • NCES #482364002548 8235 PARK PL BLVD, HOUSTON, TX 77017 (11-City: Large)	Grades PK–05K–12 Campus	686 students • 16.0:1 S/T	**1.76 mi SW**
PUBLIC	**HARRIS J R EL** • NCES #482364002478 801 BROADWAY ST, HOUSTON, TX 77012 (11-City: Large)	Grades PK–05K–12 Campus	288 students • 13.7:1 S/T	**1.80 mi NW**
PUBLIC	**RICHEY EL** • NCES #483432003845 610 S RICHEY ST, PASADENA, TX 77506 (12-City: Mid-size)	Grades PK–04K–12 Campus	505 students • 12.6:1 S/T	**1.82 mi E**
PUBLIC	**WILLIAMS EL** • NCES #483432003856 1522 SCARBOROUGH LN, PASADENA, TX 77502 (12-City: Mid-size)	Grades PK–04K–12 Campus	455 students • 11.4:1 S/T	**1.84 mi SE**
PUBLIC	**SANCHEZ EL** • NCES #482364006119 2700 BERKLEY ST, HOUSTON, TX 77012 (11-City: Large)	Grades PK–05K–12 Campus	378 students • 14.5:1 S/T	**2.04 mi W**
PUBLIC	**ACADEMIC BEHAVIOR SCHOOL EAST** • NCES #480026110705 7703 S LOOP E, HOUSTON, TX 77012 (11-City: Large)	K–12 Campus	Private Registry	**2.06 mi W**
PUBLIC	**DAVILA EL** • NCES #482364006864 7610 DAHLIA ST, HOUSTON, TX 77012 (11-City: Large)	Grades PK–05K–12 Campus	398 students • 13.8:1 S/T	**2.10 mi W**
PUBLIC	**GALENA PARK EL** • NCES #482025001982 401 N MAIN, GALENA PARK, TX 77547 (21-Suburb: Large)	Grades PK–05K–12 Campus	588 students • 14.0:1 S/T	**2.12 mi N**
PUBLIC	**BONNER EL** • NCES #482364002403 8100 ELROD ST, HOUSTON, TX 77017 (11-City: Large)	Grades PK–05K–12 Campus	561 students • 14.4:1 S/T	**2.13 mi S**
PUBLIC	**GALENA PARK MIDDLE** • NCES #482025001984 400 KEENE, GALENA PARK, TX 77547 (21-Suburb: Large)	Grades 06–08K–12 Campus	896 students • 14.6:1 S/T	**2.18 mi N**
PUBLIC	**CRESPO EL** • NCES #482364001348 7500 OFFICE CITY DR, HOUSTON, TX 77012 (11-City: Large)	Grades PK–05K–12 Campus	526 students • 16.4:1 S/T	**2.29 mi W**

Category	School / Institution & Street Address	Grades & Level	Enrollment & S/T Ratio	Distance
PUBLIC	**SOUTHMAYD EL** • NCES #482364002591 1800 CORAL ST, HOUSTON, TX 77012 (11-City: Large)	Grades PK–05K–12 Campus	321 students • 12.3:1 S/T	**2.29 mi W**
PUBLIC	**PASADENA H S** • NCES #483432003839 206 S SHAVER, PASADENA, TX 77506 (12-City: Mid-size)	Grades 09–12K–12 Campus	2,217 students • 15.6:1 S/T	**2.29 mi E**
CHARTER	**HOUSTON GATEWAY ACADEMY INC ELITE COLLEGE PREP** • NCES #480011812767 7310 BOWIE, HOUSTON, TX 77012 (11-City: Large)	Grades PK–08K–12 Campus	583 students • 21.5:1 S/T	**2.30 mi W**
PUBLIC	**MORALES EL** • NCES #483432001447 305 W HARRIS AVE, PASADENA, TX 77506 (12-City: Mid-size)	Grades PK–04K–12 Campus	379 students • 11.5:1 S/T	**2.30 mi E**
PRIVATE	**ST CHRISTOPHER CATHOLIC SCHOOL** • NCES #01325185 8134 PARK PL BLVD, HOUSTON, TX 77017 (11)	K–12 Campus	Private Registry	**1.97 mi SW**
PRIVATE	**ST AUGUSTINE CATHOLIC SCHOOL** • NCES #01325163 5500 LAUREL CREEK WAY, HOUSTON, TX 77017 (11)	K–12 Campus	Private Registry	**2.08 mi SE**
PRIVATE	**OUR LADY OF FATIMA CATHOLIC SCHOOL-GP** • NCES #01325447 1702 9TH ST, GALENA PARK, TX 77547 (21)	K–12 Campus	Private Registry	**2.37 mi N**
PRIVATE	**CRISTO REY JESUIT COLLEGE PREP SCHOOL OF HOUSTON** • NCES #01325312 6700 MOUNT CARMEL ST, HOUSTON, TX 77087 (11)	K–12 Campus	Private Registry	**4.55 mi SW**
COLLEGE	**Interactive College of Technology** • NCES #440776 213 W Southmore St Suite 101, Pasadena, TX 77502 (12)	Grades Higher EdHigher Education	Postsecondary	**2.49 mi SE**
COLLEGE	**Elite Welding Academy** • NCES #495776 7119 Village Way, Houston, TX 77087 (11)	Grades Higher EdHigher Education	Postsecondary	**2.88 mi W**
COLLEGE	**Aviation Institute of Maintenance-Houston** • NCES #227748 7651 Airport Blvd., Houston, TX 77061 (11)	Grades Higher EdHigher Education	Postsecondary	**3.80 mi SW**
COLLEGE	**Houston Training School-Main Campus** • NCES #380067 10314 I-10 East Fwy, Houston, TX 77029 (21)	Grades Higher EdHigher Education	Postsecondary	**4.62 mi N**
COLLEGE	**Lincoln College of Technology-Houston** • NCES #501619 2000 South Lockwood Drive, Houston, TX 77023 (11)	Grades Higher EdHigher Education	Postsecondary	**5.29 mi W**
COLLEGE	**University of Houston** • NCES #225511 4302 University Drive, Room 212, Houston, TX 77204 (11)	Grades Higher EdHigher Education	Postsecondary	**5.63 mi W**
COLLEGE	**University of Houston-System Administration** • NCES #229407 212 Ezekiel Cullen Building, Houston, TX 77204 (11)	Grades Higher EdHigher Education	Postsecondary	**5.63 mi W**
COLLEGE	**Texas Southern University** • NCES #229063 3100 Cleburne St, Houston, TX 77004 (11)	Grades Higher EdHigher Education	Postsecondary	**6.68 mi W**
COLLEGE	**Texas Chiropractic College Foundation Inc** • NCES #228866 5912 Spencer Hwy, Pasadena, TX 77505 (12)	Grades Higher EdHigher Education	Postsecondary	**6.73 mi SE**

Category	School / Institution & Street Address	Grades & Level	Enrollment & S/T Ratio	Distance
COLLEGE	**Epic Barber College** • NCES #500421 13018 Woodforest Boulevard Ste J, Houston, TX 77015 (21)	Grades Higher EdHigher Education	Postsecondary	**6.91 mi NE**
COLLEGE	**South Texas College of Law Houston** • NCES #228194 1303 San Jacinto Street, Houston, TX 77002 (11)	Grades Higher EdHigher Education	Postsecondary	**7.54 mi NW**
COLLEGE	**University of Houston-Downtown** • NCES #225432 1 Main Street, Houston, TX 77002 (11)	Grades Higher EdHigher Education	Postsecondary	**7.70 mi NW**
COLLEGE	**Houston City College** • NCES #225423 3100 Main Street, Houston, TX 77002 (11)	Grades Higher EdHigher Education	Postsecondary	**7.97 mi W**
COLLEGE	**San Jacinto College-North Campus** • NCES #22797901 5800 Uvalde Rd, Houston, TX 77049 (21)	Grades Higher EdHigher Education	Postsecondary	**8.33 mi NE**
COLLEGE	**Baylor College of Medicine** • NCES #223223 One Baylor Plaza, Houston, TX 77030 (11)	Grades Higher EdHigher Education	Postsecondary	**8.69 mi W**

SECTION 13 • WALKABILITY, COMMUTER TRANSIT, AVIATION NOISE & PUBLIC SAFETY

Walkability Index, Passenger Rail/Transit Terminals, FAA Airfields & County Safety (ELEVATED FLIGHT CORRIDOR (4.48 mi from William P. Hobby Airport))

Evaluates pedestrian street connectivity, transit stop proximity, 45-minute regional employment access, nearby passenger rail/airfields, and county public safety benchmarks.

Walkability Index	**10.9 / 20.0** (Above Average Walkable (Mixed-Use / Connected Streets))	**Intersection Density**	**94.1 / sq mi** (Peak BG: 11.2/20)
Nearest Transit Stop	**0.45 mi** (2 terminals ≤5 mi)	**Jobs Accessible (≤45 Min)**	Auto: **287,019** | Transit: **23,879**

Nearby Passenger Rail, Transit Terminals & Registered Airfields:

Type	Station / Airfield Name	Modes / Classification	Distance & Bearing
RAIL / TRANSIT	**ALTIC HOWARD HUGHES (Houston)**	Light Rail / Streetcar	**4.79 mi NW**
RAIL / TRANSIT	**PALM CENTER TRANSIT CTR (Houston)**	Light Rail / Streetcar	**4.90 mi W**
RAIL / TRANSIT	**MACGREGOR PARK MLK (Houston)**	Light Rail / Streetcar	**5.10 mi W**
RAIL / TRANSIT	**LOCKWOOD EASTWOOD (Houston)**	Light Rail / Streetcar	**5.34 mi NW**
RAIL / TRANSIT	**UH SOUTH UNIVERSITY OAKS (Houston)**	Light Rail / Streetcar	**5.44 mi W**
RAIL / TRANSIT	**UH Student Garage/METROrail (Houston)**	Light Rail / Streetcar	**5.44 mi W**
RAIL / TRANSIT	**ROBERTSON STADIUM UH TSU (Houston)**	Light Rail / Streetcar	**6.09 mi W**
RAIL / TRANSIT	**COFFEE PLANT 2ND WARD (Houston)**	Light Rail / Streetcar	**6.11 mi NW**
RAIL / TRANSIT	**Harrisburg & Sampson (Houston)**	Light Rail / Streetcar	**6.11 mi NW**
RAIL / TRANSIT	**ELGIN THIRD WARD (Houston)**	Light Rail / Streetcar	**6.13 mi W**
RAIL / TRANSIT	**LEELAND THIRD WARD (Houston)**	Light Rail / Streetcar	**6.15 mi W**
RAIL / TRANSIT	**EADO STADIUM STN (Houston)**	Light Rail / Streetcar	**6.88 mi NW**
AIRFIELD (24TE)	**Police Helicopter Patrol Heliport**	FAA Registered Heliport • Elev 63 ft	**4.22 mi S**
AIRFIELD (XS38)	**3321 Westside Heliport**	FAA Registered Heliport • Elev 36 ft	**4.30 mi SE**
AIRFIELD (HOU)	**William P. Hobby Airport**	Large Commercial Hub Airport • Elev 46 ft	**4.48 mi S**
AIRFIELD (5TX3)	**Centerpoint Energy South Houston Heliport**	FAA Registered Heliport • Elev 40 ft	**5.02 mi SE**

Type	Station / Airfield Name	Modes / Classification	Distance & Bearing
AIRFIELD (US-4792)	**Bayshore Medical Center Heliport**	FAA Registered Heliport • Elev 37 ft	**5.11 mi SE**
AIRFIELD (82TA)	**Gellhorn Pad Heliport**	FAA Registered Heliport • Elev 40 ft	**5.26 mi N**
AIRFIELD (9TX0)	**Houston Police Department Southeast Heliport**	FAA Registered Heliport • Elev 40 ft	**5.28 mi SW**
AIRFIELD (2TX9)	**Ethyl Corp Heliport**	FAA Registered Heliport • Elev 9 ft	**5.39 mi NE**
AIRFIELD (3TS8)	**Dailey Inc Heliport**	FAA Registered Heliport • Elev 25 ft	**5.96 mi N**
AIRFIELD (TS93)	**Cathexis Heliport**	FAA Registered Heliport • Elev 29 ft	**6.04 mi NW**
AIRFIELD (TE28)	**Shell Deer Park Refinery Heliport**	FAA Registered Heliport • Elev 29 ft	**6.45 mi E**
AIRFIELD (US-4790)	**CHI Saint Lukes Health Patients Medical Center Heliport**	FAA Registered Heliport • Elev 31 ft	**6.93 mi SE**

County Public Safety & Mortality Benchmark (Harris County, TX — Elevated County Rate vs. U.S. Baseline):

Public Safety Indicator	County Rate	State Rate	U.S. National Baseline
FBI Reported Violent Crime Offenses (per 100,000 residents)	**730.4 per 100k**	420.4 per 100k	386.5 per 100k
Homicide Mortality Rate (per 100,000 residents)	**10.4 per 100k**	6.5 per 100k	6.5 per 100k
Firearm Fatality Rate (per 100,000 residents)	**16.1 per 100k**	14.0 per 100k	13.4 per 100k
All Injury Mortality Rate (per 100,000 residents)	**69.3 per 100k**	66.2 per 100k	83.6 per 100k

SECTION 14 • CONSUMER DUE-DILIGENCE GUIDES & RECORD CURRENCY TRACKER

Homebuyer Environmental Guides, Data Layer Coverage & Refresh Schedule Appendix

Reference guide for residential escrow disclosures, indoor environmental testing, and dataset refresh cycles.

Consumer & Escrow Guide Title	Issuing Authority	Practical Buyer & Inspector Guidance
Protect Your Family From Lead in Your Home (Official EPA / HUD / CPSC Pamphlet)	U.S. EPA / HUD	Mandatory federal lead-based paint & plumbing disclosure guide for residential housing built prior to 1978.
A Citizen's Guide to Radon: The Guide to Protecting Yourself and Your Family From Radon	U.S. EPA Indoor Environments Division	Official EPA short-term & long-term indoor radon testing protocol and mitigation threshold guide (EPA Zone 3 — Low Potential (< 2.0 pCi/L)).
A Brief Guide to Mold, Moisture, and Your Home	U.S. EPA Office of Air and Radiation	Practical inspection and remediation guide for indoor moisture, crawlspace humidity, and household mold prevention.
National Pipeline Mapping System (NPMS) Public Map Viewer & Pipeline Safety Guide	U.S. DOT Pipeline & Hazardous Materials Safety Administration (PHMSA)	Official U.S. DOT PHMSA county pipeline viewer for high-pressure natural gas and hazardous liquid transmission lines.
USFWS IPaC (Information for Planning and Consultation) — Endangered Species & Wetlands	U.S. Fish & Wildlife Service (USFWS)	Verify federally listed threatened/endangered species ranges, critical habitats, and National Wetlands Inventory (NWI) maps.

Intelligence Layer / Registry Scope	Origin & Verification Domain	Geographic Coverage	Refresh Cycle
Environmental Facility Registry & Enforcement Dockets	Federal & State Environmental Protection Agencies	3,230,651 U.S. Regulated Facilities	**Weekly Snapshot**
Hazardous Waste Generators, Treatment & Corrective Action	Federal & State Hazardous Waste Divisions	0.25 to 2.0 Mile ASTM Search Buffer	**Monthly Snapshot**
Toxic Chemical Releases & Remediation Sites	Federal Remediation & Chemical Inventory Programs	1.0 to 2.0 Mile ASTM Search Buffer	**Quarterly / Annual**
Public Drinking Water Systems & Surface Watershed Permits	Federal & State Water Quality Divisions	3.0 Mile Watershed Basin	**Quarterly Snapshot**

Intelligence Layer / Registry Scope	Origin & Verification Domain	Geographic Coverage	Refresh Cycle
Flood Hazard Layers & 25-Year Disaster Declarations	Federal Flood & Emergency Management	Parcel Coordinate & County History	**Continuous / Daily**
18-Peril Natural Hazard Modeling & Seismic Peak Ground Acceleration	National Hazard & Geological Survey Models	County & Census Tract Resolution	**Annual Baseline**
Subsurface Soil Engineering, Shrink-Swell & Pipe Corrosivity	National Geotechnical & Soil Conservation Surveys	3,000+ U.S. Soil Survey Areas	**Annual Baseline**
Geologic Radon Potential & Termite Infestation Probability Zones	Indoor Environmental & Building Code Standards	County & State Geologic Zone	**Statutory Baseline**
Neighborhood Demographics, 20-Yr Home Price Index, Fair Market Rents & Opportunity Zones	National Demographic, Housing Finance & Treasury Benchmarks	84,401 Tracts & 38,000+ ZIP Codes	**Quarterly / Annual**
Emergency Response Structures, Public/Private Schools, Walkability & Aviation	National Infrastructure, Education & Transportation Registries	205,000+ Emergency, School, Rail & Aviation Sites	**Annual Snapshot**

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