

LEASE TENANT QUESTIONNAIRE

The purpose of this questionnaire is to gather historical and current information so the BNSF Real Estate Department can understand the lessee's operations, monitor the use of the railroad's property, and best serve its customers and other business partners. The questionnaire should be completed by the previous and/or current lessee/entity (as available) occupying BNSF property/track. If a new lease is requested, JLL should complete the information based on prior property use. If the lessee is new and the property is undeveloped, then a completed questionnaire is not required.

The Questionnaire should be completed by someone with knowledge of the current and historical operations on BNSF property. Please enter below the name and title of the person completing the questionnaire.

Lessee Name: City of Grand Rapids Lease Location One NW Third Street Grand Rapids, MN 55744
 Name of Lease Contact: Tom Pagel Title: City Administrator
 Email/Phone: tpagel@grandrapidsmn.gov Project ID: _____
 Is Lessee a BNSF Shipper at this location? No Another Location? No
 Form Completed By: Will Richter Title: Zoning Administrator

PREVIOUS PROPERTY USE

1. What were the previous property uses? Choose from the following categories that BEST describe the activities that have occurred on this lease site. Check all activities that apply with an "X" in the space to the left of each activity.

- Agriculture
- Manufacturing
- Wood Product Manufacturing / Storage
- Petroleum & Coal Products
- Chemical Manufacturing / Storage / Blending
- Metal Recycling
- Transportation Equipment Storage / Repair
- Storage or Transloading of Whole Grains and Legumes (potential use of chemical fumigants)
- Storage or Transloading of Bulk Meals and Flours (processed grains and legumes)
- Crude Oil, Gasoline, Diesel, Lube/Grease, Solvents & Mixtures, Monomers, Vegetable or Mineral Oils, Chemically Based Liquids (Asphalt, Paint, Resins, etc.) Hazardous Wastes, Ethanol, Condensates.
- Acids (Hydrochloric, Sulfuric, Nitric, etc.) and Caustics/Bases (Fly Ash)
- Herbicides, Insecticides (Liquid/Granular/Powder) Fertilizers, Urea, Agricultural Chemicals (Liquid/Granular/Powder)
- LPG, LNG, Argon, Carbon Dioxide, Nitrogen, etc.
- Granular and Powdered Products (including salt, sand, cement, bentonite, plastic pellets, etc.)
- Hazardous Materials and Wastes (as defined by state or federal law)
- Operations Related to Ore and Metal Processing, Slag, Metal Scrapping and Recycling Activities
- Chemically Based Material Treatment Operations
- Equipment Maintenance, Washing (or similar operations)
- Other Products: _____

- Other Activities: Visitor center / Chamber of Commerce Office

CURRENT PROPERTY USE

2. What is the property use? Choose from the following categories that BEST describe the activities that are occurring on this lease site. Check all activities that apply with an "X" in the space to the left of each activity.

- Agriculture
- Manufacturing
- Wood Product Manufacturing / Storage
- Petroleum & Coal Products
- Chemical Manufacturing / Storage / Blending
- Metal Recycling
- Transportation Equipment Storage / Repair
- Storage or Transloading of Whole Grains and Legumes (potential use of chemical fumigants)
- Storage or Transloading of Bulk Meals and Flours (processed grains and legumes)
- Crude Oil, Gasoline, Diesel, Lube/Grease, Solvents & Mixtures, Monomers, Vegetable or Mineral Oils, Chemically Based Liquids (Asphalt, Paint, Resins, etc.) Hazardous Wastes, Ethanol, Condensates.
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- Operations Related to Ore and Metal Processing, Slag, Metal Scrapping and Recycling Activities
- Chemically Based Material Treatment Operations
- Equipment Maintenance, Washing (or similar operations)
- Other Products: _____

- Other Activities: Visitor center / Chamber of Commerce Office

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STRUCTURES AND FACILITIES

3. Describe all BUILDING, OFFICE, WAREHOUSE & STRUCTURES that exist on the BNSF leased property. Those on private property are not needed at this step.

TYPE: B-Building; O-Office; W-Warehouse; S-Structure

NUMBER OF BUILDINGS: 1-10; More than 10

OWNER: T-Tenant; R-Railroad; O-Other; U-Unknown

Building/Structure	Number of Buildings		
	Type	Offices, Etc.	Owner
	<u>O</u>	<u>1</u>	<u>Depot Commons</u>
Building/Structure	_____	_____	_____
Building/Structure	_____	_____	_____
Building/Structure	_____	_____	_____
Building/Structure	_____	_____	_____

4. Describe all STORAGE TANKS that exist on the BNSF leased property. Tanks on private property are not needed at this step.

TYPE: D-Diesel; G-Gasoline; F-Fuel Oil; K-Kerosene; P-Propane; O-Other

NUMBER OF TANKS: 1, 2, 3 etc.

OWNER: T-Tenant; R-Railroad; O-Other; U-Unknown

	Type	Number of Tanks	Owner
Aboveground Tank	_____	_____	_____
Aboveground Tank	_____	_____	_____
Aboveground Tank	_____	_____	_____
Underground Tank	_____	_____	_____
Underground Tank	_____	_____	_____

5. Describe OTHER FACILITIES that exist on the BNSF leased property. Facilities on private property are not needed at this step.

EXIST: Y-Yes; N-No

OWNER: T-Tenant; R-Railroad; O-Other; U-Unknown

	Exist?	Owner
Water Wells	_____	_____
Transformers	_____	_____
Storm Sewer	_____	_____
Sanitary Sewer	_____	_____
Industrial Sewer	_____	_____
Unloading Dock	_____	_____
Fuel Dispenser	_____	_____
Underground Piping	_____	_____
Pits & Sumps	_____	_____
Evaporation Ponds	_____	_____
Warehouse	_____	_____
Cesspools & Septic Tanks	_____	_____
Storage Silos & Bins	_____	_____
Hydraulic Equipment	_____	_____
Monitoring Wells	_____	_____
Oil/Water Separator	_____	_____
Other (please specify)	<u>Parking lot</u>	_____

MATERIALS & STORAGE

6. What type of MATERIALS are used or stored on the BNSF leased property? Materials on private property are not needed at this step.

- | | |
|---|---|
| <input type="checkbox"/> Diesel | <input type="checkbox"/> Pesticides & Herbicides |
| <input type="checkbox"/> Gasoline | <input type="checkbox"/> Sand & Gravel |
| <input type="checkbox"/> Fuel Oil | <input type="checkbox"/> Ready Mix Concrete & Gravel |
| <input type="checkbox"/> Kerosene | <input type="checkbox"/> Wood Preservatives |
| <input type="checkbox"/> Anhydrous Ammonia | <input type="checkbox"/> Wood, Lumber timber |
| <input type="checkbox"/> Acid | <input type="checkbox"/> Impoundments |
| <input type="checkbox"/> Chlorine Gas | <input type="checkbox"/> Ponds |
| <input type="checkbox"/> Coal | <input type="checkbox"/> Hydraulic Oil |
| <input type="checkbox"/> Cyanide Gas | <input type="checkbox"/> Waste Oil |
| <input type="checkbox"/> Grain | <input type="checkbox"/> Office Trash |
| <input type="checkbox"/> Lime | <input type="checkbox"/> Wood Waste |
| <input type="checkbox"/> Scrap Metal | <input type="checkbox"/> Sanitary Waste |
| <input type="checkbox"/> Batteries | <input type="checkbox"/> Industrial Wastewater |
| <input type="checkbox"/> Slag | <input type="checkbox"/> Petroleum Contaminated Soil |
| <input type="checkbox"/> PCB | <input type="checkbox"/> Paint |
| <input type="checkbox"/> Solvents | <input type="checkbox"/> Lube Oil |
| <input type="checkbox"/> Transformers | <input type="checkbox"/> Drums |
| <input type="checkbox"/> Tanks | <input type="checkbox"/> Fertilizers other than Anhydrous Ammonia |
| <input type="checkbox"/> Other (please specify) _____ | |

COMMENTS

7. Please provide any additional environmental information for the property, if known.
