



BUREAU OF LAND AND WASTE MANAGEMENT HAZARDOUS WASTE MANAGEMENT PERMIT

SCD 003 339 702

Permit Effective Date: September 3, 2021
Last Modification Effective Date:
Permit Expiration Date: September 3, 2031

This Permit is hereby issued to:

Name: TL Charleston 2819 Industrial SPV LLC
Address: 9355 Wilshire Boulevard, Suite 350
Beverly Hills, CA 90210
Facility Contact: Blake Bowie
(949) 922-6287

This Permit is for postclosure care of one hazardous waste management unit consisting of Surface Impoundments No. 1 and No. 2 (SWMU 1) and identification and corrective action for all solid waste management units (SWMUs) located at 2819 Industrial Avenue, in Charleston County, South Carolina.

This Permit is issued pursuant to Section 44-56-10 et seq. and Regulation 61-79 of the 1976 South Carolina Code of Laws, as amended. The authority granted hereunder is subject to the requirements of the aforementioned laws and regulations and the attached conditions.

Stacey French, P.E., Director
Division of Waste Management
Bureau of Land and Waste Management

TABLE OF PERMIT MODIFICATIONS
SCD 003 339 702

| Effective Date | Class, Location and Description of Change |
|--------------------------|---|
| | <p>Class 3, Permit Condition I.D.7 amended definition of "Department":</p> <p>For purposes of this permit means the Department of Health and Environmental Control <u>Department of Environmental Services</u>, including personnel thereof authorized to act on behalf of the Department.</p> |
| | <p>Class 3, Appendix A-3 SWMUs and AOCs Requiring No Further Action at this Time, amended to remove SWMU 1</p> |
| | <p>Class 3, Appendix A-6 SWMUs and AOCs Requiring a Corrective Measures Study, amended to remove SWMU 5</p> |
| | <p>Class 3, Appendix A-7 SWMUs and AOCs in Corrective Action with Land Use Controls (LUCs), edited wording of "Description of Corrective Action" for SWMU 1, air sparging corrective action for groundwater completed <u>Groundwater cleanup standards met</u></p> |
| | <p>Class 3, Appendix A-7 SWMUs and AOCs in Corrective Action with Land Use Controls (LUCs), amended to add SWMU 5</p> |
| <p>November 23, 2023</p> | <p>Class 1, Cover page, change of Owner/Operator</p> |

hazardous constituents at the facility, regardless of the time at which waste was placed in the unit, as required under R.61-79.264.100(b) and 264.101. Corrective action may address releases to air, soils, surface water sediment, groundwater, or subsurface gas.

I.D.6 Corrective Action Management Unit (CAMU)

For purposes of this Permit, includes any area within a facility that is designated by the Department under R.61-79.264 Subpart S for the purpose of implementing corrective action requirements under 264.101 and RCRA Section 3008(h). A CAMU shall only be used for the management of remediation wastes pursuant to implementing such corrective action requirements at the facility.

I.D.7 Department

For purposes of this permit means the Department of Environmental Services, including personnel thereof authorized to act on behalf of the Department.

I.D.8 Extent of Contamination

For the purposes of this Permit is defined as the horizontal and vertical area in which the concentrations of hazardous constituents in the environmental media being investigated are above the naturally occurring concentration of that constituent in areas not affected by the facility.

I.D.9 Facility

For purposes of this Permit includes all contiguous property and structures, other appurtenances, and improvements on the property, used for treating, storing, or disposing of hazardous waste. A facility may consist of several treatment, storage, or disposal operation units (e.g. one or more landfills, surface impoundments, waste piles, or some combination of these). For the purpose of implementing corrective action under R.61-79.264.100 and R.61-79.264.101, a facility includes all contiguous property under the control of the owner or operator seeking a permit under Subtitle C of RCRA.

I.D.10 Hazardous Constituent

For purposes of this Permit are those substances listed in Appendix VIII of R.61-79.261 and Appendix IX of R.61-79.264.

I.D.11 Hazardous Waste Management Unit (HWMU)

For purposes of this Permit is a contiguous area of land on or in which hazardous waste is managed, or the largest area in which there is significant likelihood of mixing hazardous waste constituents in the same area. Examples of hazardous waste management units include surface impoundments, waste piles, land

APPENDIX A - SOLID WASTE MANAGEMENT UNIT AND AREA OF CONCERN SUMMARY

| Appendix A-1 | |
|---|--------------------------------------|
| List of All Solid Waste Management Units (SWMUs), Areas of Concern (AOCs), and Regulated Units | |
| SWMU or AOC number | SWMU or AOC Name |
| SWMU #1 | Surface Impoundments No. 1 and No. 2 |
| SWMU #2 | Zone A |
| SWMU #3 | Zone B |
| SWMU #4 | AST Tank Farm |
| SWMU #5 | Furnace Area |

| Appendix A-2 | |
|---|--------------------------------------|
| Units Regulated Under R.61-79.264 (RCRA-regulated units) | |
| SWMU or AOC number | SWMU or AOC Name |
| SWMU #1 | Surface Impoundments No. 1 and No. 2 |

| Appendix A-3 | |
|--|-------------------------|
| SWMUs and AOCs Requiring No Further Action at this Time | |
| SWMU or AOC number | SWMU or AOC Name |
| SWMU #2 | Zone A |
| SWMU #3 | Zone B |

| Appendix A-4 | |
|---|-------------------------|
| SWMUs and AOCs Requiring Confirmatory Sampling | |
| SWMU or AOC number | SWMU or AOC Name |
| | None at this time |

| Appendix A-5 | |
|---|-------------------------|
| SWMUs and AOCs Requiring a RCRA Facility Investigation (RFI) | |
| SWMU or AOC number | SWMU or AOC Name |
| | None at this time |

| Appendix A-6 | |
|---|-------------------------|
| SWMUs and AOCs Requiring a Corrective Measures Study | |
| SWMU or AOC number | SWMU or AOC Name |
| | None at this time |

| Appendix A-7 | | | | |
|--|--------------------------------------|---|--|--|
| SWMUs and AOCs in Corrective Action with Land Use Controls (LUCs) | | | | |
| SWMU or AOC Number | SWMU or AOC Name | Description of Corrective Action | Description of LUC | Document Selecting Corrective Action and LUC |
| SWMU #1 | Surface Impoundments No. 1 and No. 2 | Groundwater cleanup standards met | Facility security and inspection, notice to deed of property | Section 6.0, Postclosure Plan, in permit application |
| SWMU #4 | AST Tank Farm | Asphalt Cap | Cap inspection, facility security and inspection, notice to deed of property | Section 6.0, Postclosure Plan, in permit application |

| | | | | |
|---------|--------------|-------------------------------------|--|------------|
| SWMU #5 | Furnace Area | Monitored Natural Attenuation | Facility security and inspection, notice to deed of property | CMS Report |
|---------|--------------|-------------------------------------|--|------------|

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