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November 22, 2016

Mr. Bajinder Singh
Multani Brothers PA Realty, LLC
P.O. Box 326
Gloucester City, NJ 08030-1544

Re: Storage Tank Program
Facility ID No. 46-20382
Incident No. 49899
Blue Bell Sunoco
889 DeKalb Pike
Whitpain Township
Montgomery County

Dear Mr. Singh:

The Department of Environmental Protection (DEP) received notification of a reportable release of a regulated substance at the above-named facility that was confirmed on November 19, 2016. This release is a violation of Section 1310 of the Pennsylvania Storage Tank and Spill Prevention Act.

This letter is to advise you that you have certain responsibilities regarding this release under the Corrective Action Process (CAP) regulations in 25 PA Code Chapter 245, Subchapter D. You should carefully review these regulations to determine the specific requirements applicable to the release at your facility. The CAP regulations and several helpful fact sheets are available on DEP's website at www.dep.pa.gov, keyword "Tank Cleanup." This information can help you address the release quickly and effectively.

Upon confirmation of a release, the CAP regulations require that you immediately implement any necessary interim remedial actions as described in Section 245.306 including: removing regulated substances from leaking tank systems; mitigating fire, explosion and safety hazards; preventing further migration of released substances; and identifying and sampling affected or potentially affected water supplies. Appropriate and timely interim remedial actions can resolve environmental impacts caused by the release or limit their severity, thus making site cleanup easier and less expensive.

A site characterization must also be performed upon confirmation of a release in accordance with Section 245.309 of the CAP regulations. A Site Characterization Report (SCR) detailing the findings of the site characterization must be submitted to this office within 180 days of reporting the release as mandated in Section 245.310. We recommend that you engage the services of an experienced environmental consulting firm, with a Licensed Professional Geologist on staff, to conduct the site characterization and prepare the SCR. Completion of a comprehensive site characterization and submission of a detailed SCR are critical in determining whether additional steps are needed to address the release at your facility.

The SCR for this release is due on or before May 18, 2017. Please note that due dates in this letter do not constitute an extension of compliance dates already established for previously reported contamination.

Your SCR must address all the elements of Section 245.310 and be submitted by the deadline listed above. Requests for an extension of the deadline for SCR submittal will only be considered based on valid technical reasons. Requests for an extension must be made in writing to this office at least 30 days before the SCR due date. Your written request must specify the technical reason(s) for the extension and include a new proposed submission date. No extension of the SCR due date will be permitted without written approval from DEP.

Financial assistance for corrective action may be available from the Underground Storage Tank Indemnification Fund (USTIF). You should immediately contact USTIF by calling 717.787.0763 or 800.595.9887 (in PA only) or by email to ra-ustif@pa.gov. Failure to notify USTIF within 60 days after knowledge of a potential claim will result in denial of coverage. You may wish to investigate other potential sources of financial assistance. We recommend that you contact the Pennsylvania Department of Community and Economic Development at 866.466.3972 or visit their website at www.newpa.com.

Please forward all documents, reports and written requests to Ms. Susan Kennedy, ECB Corrective Action Section, at the address listed on this letter. If you have any questions, please contact Ms. Lauren Mapleton by email at lmableton@pa.gov or by telephone at 484.250.5783

Sincerely,



Kathy J. Nagle
Chief, Storage Tank Section
Environmental Cleanup and Brownfields

cc: Montgomery County Health Department
Whitpain Township
Mr. Richard Burgan, USTIF
Ms. Lauren Mapleton
Re 30 JB



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16-163

June 23, 2017

NOTICE OF VIOLATION

Mr. Bajinder Singh
Multani Brothers PA Realty, LLC
P.O. Box 326
Gloucester City, NJ 08030

RECEIVED

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**ICF International
PAUSTIF**

Re: Storage Tank Program
Facility ID No. 46-20382
Blue Bell Sunoco
Incident No. 49899
889 DeKalb Pike
Whitpain Township
Montgomery County

Dear Mr. Singh:

We wish to remind you of your responsibilities, as owner/operator of the above referenced facility, following the release from your storage tank system, which was confirmed on November 19, 2016.

In accordance with 25 Pa. Code Sections 245.309 and 245.310, you were to submit a site characterization report (SCR) to the Department of Environmental Protection (DEP) within 180 days from November 19, 2016. Your SCR was due on May 18, 2017. To date, we have not received your report.

Your failure to submit the required SCR on or before the date identified above is a violation of 25 Pa. Code Section 310(a). Because your report is overdue, we are requesting that it be submitted as soon as possible.

Continued noncompliance with the corrective action regulations may result in penalty assessments and/or suspension or revocation of your operating permit. The timeliness of your response and your cooperation will be a consideration in any legal action by DEP.

This Notice of Violation (NOV) is neither an order nor any other final action of DEP. It neither imposes nor waives any enforcement action available to DEP under any of its statutes. If DEP determines that an enforcement action is appropriate, you will be notified of the action.

We will appreciate your cooperation in this matter. If you have any questions regarding technical aspects or SCR submittal requirements, please contact the assigned project officer for this case, Ms. Lauren Mapleton at 484.250.5783. If you have questions concerning this NOV, or if you believe you have been sent this letter in error, please feel free to contact me at 484.250.5702.

Sincerely,



Jesse T. Jones
Compliance Specialist
Environmental Cleanup and Brownfields

cc: Montgomery County Health Department
Whitpain Township
Mr. Burgan, USTIF
~~Mr. Youndt, ICP~~
Ms. Mapleton
Re