

**LINOWES** |  
**AND BLOCHER LLP**  
ATTORNEYS AT LAW

December 4, 2018

**William M. Hoffman, Jr.**  
[whoffman@linowes-law.com](mailto:whoffman@linowes-law.com)  
301.961.5212  
08017-B

**VIA FEDEX**

Chief, State Assessment and  
Remediation Division  
Land Management Administration  
Maryland Department of the Environment  
1800 Washington Boulevard  
Baltimore, MD 21230

Re: Former Washington Suburban Sanitary Commission (WSSC) Compro Facility

Dear Sir/Madam:

The above described property was transferred to Global LifeSci Development Corporation on or about November 30, 2018. Enclosed is a written certification by the transferee, pursuant to the Transfer of Ownership portion of the No Further Requirements Determination recorded in Liber 51504 at folio 121 among the Land Records of Montgomery County, Maryland, a copy of which is also enclosed.

Very truly yours,

**LINOWES AND BLOCHER LLP**

  
William M. Hoffman, Jr.

Enclosure

**NO FURTHER REQUIREMENTS DETERMINATION TRANSFER AFFIDAVIT**

**(To be completed by transferee)**

I, John Gudelsky, am over eighteen years of age and competent to testify to the matters set forth in this Affidavit on behalf of Global LifeSci Development Corporation, as its President.

**Reason for Affidavit:**

I am providing this Affidavit to the Maryland Department of Environment in order to satisfy the requirements of the Maryland Voluntary Cleanup Program (VCP), specifically Section 7-506(h) of the Maryland Environmental Article, governing the transferability of No Further Requirements Determinations under that program. I intend to have transferred to Global LifeSci Development Corporation a No Further Requirements Determination for the following property, now part of the Maryland VCP: Former Washington Suburban Sanitary Commission Compro Property located at 2201 Industrial Parkway, Silver Spring, MD 20904.

**Certification of Position Regarding Environmental Contamination:**

I hereby affirm, under penalty of perjury, that Global LifeSci Development Corporation, the proposed transferee of the No Further Requirements Determination, has not caused or contributed to a release, discharge or threatened release of any contamination at the above referenced property. To date, Global LifeSci Development Corporation's involvement with the above-referenced property has been limited to the following: contract purchaser, no use of the subject property.

**Acknowledgment:**

I acknowledge that any fraud or material misrepresentation in this Affidavit shall void the transfer of the No Further Requirements Determination pursuant to Section 7-506(h) of the Maryland Environmental Article. I also acknowledge that this affidavit is made subject to the applicable civil and criminal laws of Maryland including Section 7-267 of the Environment Article of the Annotated Code of Maryland that provides for criminal penalties for false statements in required documents. The Maryland VCP application is a document required under Title 7 of the Environment Article of the Annotated Code of Maryland.

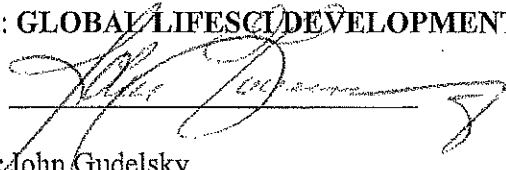
I acknowledge that nothing in this affidavit shall be construed to supersede, amend, modify or waive the exercise of any statutory right or remedy under state law with respect to any misrepresentation made.

**I DO DECLARE AND AFFIRM UNDER PENALTY OF LAW, THAT TO THE BEST OF MY KNOWLEDGE AND BELIEF, THE CONTENTS OF THIS AFFIDAVIT ARE TRUE AND CORRECT.**

**[SIGNATURE PAGE FOLLOWS]**

Legal Name of Applicant: **GLOBAL LIFESCI DEVELOPMENT CORPORATION**

Signature of Affiant: \_\_\_\_\_



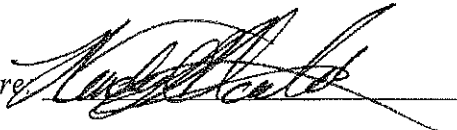
Affiant's Name and Title: John Gudelsky  
President

Date of Signature: \_\_\_\_\_

Nov. 29<sup>th</sup>, 2018

Sworn and subscribed before me this 29 day of November, 2018.

Notary's Signature: \_\_\_\_\_



My Commission Expires: \_\_\_\_\_

**WENDY J. ALCALDE**  
**NOTARY PUBLIC**  
Montgomery County, Maryland  
My Commission Expires April 20, 2021

51504 120

2016 JAN 20 PM 2:29

FILED  
CLERK OF COURT  
CLERK'S OFFICE  
MONTGOMERY CO. MD.

IN THE RECORDS OF THE CIRCUIT COURT  
FOR MONTGOMERY COUNTY, STATE OF MARYLAND.

AMONG OTHER PROCEEDINGS

IS THE FOLLOWING, TO WIT:

IMP FD SURE 0.00  
RECORDING FEE 0.00  
TOTAL 0.00  
Res#H000 Rcr#999999  
BHM NVE Blk#1765  
Jan 20, 2016 02:29 PM

NO FEE - MONTG. CO. MD.

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of the property.

This No Further Requirements Determination does not:

1. Subject to the provisions of Section 7-505 of the Environment Article, Annotated Code of Maryland, prevent the Department from taking action against any person to prevent or abate an imminent or substantial endangerment to the public health or the environment at the above property;
2. Remain in effect if the No Further Requirements Determination is obtained through fraud or material misrepresentation;
3. Affect the authority of the Department to take any action against a responsible person concerning undiscovered contamination; or
4. Affect the authority of the Department to require additional cleanup for future activities at the site that result in contamination by hazardous substances or oil.

#### LAND USES

**Tier 1 (Residential):** Planned use of the property that allows exposure and access by all populations including infant, children, elderly, and infirmed populations.

- **A (Unrestricted):** No land use controls are imposed on the property. Tier 1A properties typically include single and multi-family dwellings.
- **B (Restricted):** One or more land use controls are imposed as a condition of residential use of the property. Tier 1B properties typically include hospitals and health care facilities, education facilities, day care facilities, playgrounds and other recreational areas.

**Tier 2 (Commercial):** Planned use of the property that allows exposure and access by the general public, workers, and other expected users, including customers, patrons, or visitors. Commercial purposes allow access to the property and duration consistent with a typical business day. Tier 2 properties typically include shopping centers, retail businesses, vehicle service stations, medical offices, hotels, office space, religious institutions and restaurants.

- **A (Unrestricted):** No land use controls are imposed on the property for commercial use.
- **B (Restricted):** One or more land use controls are imposed as a condition of commercial use of the property.

**Tier 3 (Industrial):** Planned use of the property by workers over the age of 18, adult workers and construction workers, and other potential expected users. Industrial purposes allow access to the property at a frequency and duration consistent with a typical business day. Tier 3 properties

MONTGOMERY COUNTY CIRCUIT COURT (Land Records) BHM-51504, p. 0124, MSA-CE63-51461, Date available 02/07/2016. Printed 10/26/2016.

resources. These controls may include:

- **Engineering controls:** remedial actions directed toward containing or controlling the migration of contaminants through the environment. These include, but are not limited to, stormwater conveyance systems, slurry walls, liner systems, caps, leachate collection systems, pump and treat systems, and groundwater recovery systems.
- **Institutional controls:** legal or administrative tools designed to prevent or reduce human exposure to remaining contamination and to prevent activities that may result in increased exposure to or spread of such contamination.

If this No Further Requirements Determination is conditioned on the permissible use of the property for certain purposes, it shall become void if it is not recorded in the land records of the local jurisdiction within 30 days following receipt of the No Further Requirements Determination.

This No Further Requirements Determination is not conditioned on the use of the property for certain purposes.

This No Further Requirements Determination is conditioned on the use of the property as indicated below:

- Restricted Residential (Tier 1B) purposes;
- Restricted Commercial (Tier 2B) purposes;
- Restricted Industrial (Tier 3B) purposes; or
- Restricted Public Recreational Areas (Tier 4B) purposes.

**LAND USE REQUIREMENTS**

The restricted residential, restricted commercial, restricted industrial or restricted public recreational area use of the property requires the property owner to maintain compliance at all times with the following requirements:

**Groundwater Use**

There shall be no use of the groundwater beneath this property for any purpose.

**DEPARTMENT NOTIFICATION**

All notifications to the Department required herein shall be in writing and addressed to the attention of the Chief, State Assessment and Remediation Division, Land Management Administration, Maryland Department of the Environment, currently located at 1800 Washington Boulevard, Baltimore, Maryland 21230.

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51504 126

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ANY OTHER USE OF THE PROPERTY OR FAILURE TO MAINTAIN COMPLIANCE WITH THE LAND USE REQUIREMENTS SPECIFIED HEREIN SHALL RESULT IN THIS DETERMINATION BEING VOIDED FOR THE CURRENT HOLDER OF THE DETERMINATION AND FOR ANY OTHER PERSON WITH OWNERSHIP OR CONTROL OF THIS PROPERTY. THIS PROVISION SHALL NOT APPLY TO A PRIOR HOLDER OF THE DETERMINATION WHO HAS TRANSFERRED THE PROPERTY AND RETAINS NO INTEREST IN THE PROPERTY.

*[Handwritten Signature]*

Horacio Tablada, Director  
Land Management Administration

*12/8/14*

Date

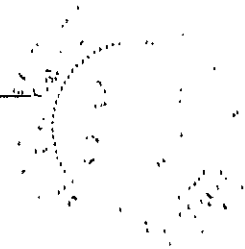
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STATE OF MARYLAND, County OF Baltimore, TO WIT:

I HEREBY CERTIFY, that on this 8<sup>th</sup> day of December, 2014 before me, the undersigned Notary Public of said State, personally appeared Horacio Tablada, who acknowledged himself to be the Director, Land Management Administration, Maryland Department of the Environment, known to me to be the person whose name is subscribed to the within instrument, and acknowledged that he executed the same for the purposes therein contained as the duly authorized Director of said Administration by signing his name as Director of said Administration.

WITNESS my hand and Notarial Seal.

*[Handwritten Signature]*  
Notary Public



My Commission Expires: July 27, 2018

STATE OF MARYLAND

COUNTY OF MONTGOMERY, to wit:

I HEREBY CERTIFY that the foregoing is a full, true and correct copy of a  
Agreement

Recorded December 22, 2014 at 3:30 PM

In Liber 49601, Folio. 329, Int. B.H.M, Case #  
of the Land Records of Montgomery County, Maryland.

IN TESTIMONY WHEREOF, I hereunto subscribe my name  
and affix the Seal of the Circuit Court for MONTGOMERY  
COUNTY, MARYLAND, this 20th day of January, 2016.



Barbara H. Meiklejohn  
Clerk of the Circuit Court for Montgomery County