Oregon
Tina Kotek, Governor

Department of Environmental Quality
Headquarters Office
700 NE Multnomah Street, Suite 600
Portland, OR 97232
(503) 229-5263
TTY 711

December 29, 2025

Hindpreet Singh
Garibaldi Bay, Inc.
14135 SE Mill Plain Blvd
Vancouver, WA 98684

RE: UST Compliance Inspection
Warrenton Mini Mart Texaco
DEQ UST #7102

Hindpreet Singh:

The Oregon Department of Environmental Quality (DEQ) is conducting underground storage tank (UST) inspections throughout Oregon. The purpose of this letter is to inform you that your facility, located at 58 E Harbor Drive, in Warrenton, has been selected for inspection. A thorough inspection of your facility will be conducted to determine compliance with state and federal UST requirements. **The date you receive this letter is the date that the inspection starts.** If you have work or testing done at this facility after receiving this letter you must have the previous set of records available for evaluation in addition to the most recent records.

If I do not hear from you, the inspection for this facility is scheduled for February 20, 2026, starting at approximately 9:30 am. Please note that the inspection will require uninterrupted participation and attendance by you or a knowledgeable assistant. For the inspection you need to provide access to tank sumps, under dispenser areas, cathodic protection rectifiers, and leak monitoring equipment. DEQ will not touch the equipment; if you are unable to assist with equipment access, please have your UST Service Provider there. This inspection may also include review of Stage I Vapor Recovery.

To complete this inspection, you will need to have compliance testing records available on-site on the day of the inspection or sent to me prior to the inspection at diana.foss@deq.oregon.gov.

At a minimum the following records are required to complete this inspection:

- Leak detector testing results for the past three years
- Annual line tightness tests (3) and/or monthly interstitial monitoring records (12)
- Monthly tank leak detection records (12 months)
- Class A, B, and C training documentation
- Financial responsibility mechanism
- Annual tank gauge / release detection equipment certification (3)
- Spill prevention tests
- Overfill Prevention Equipment tests
- Monthly walkthroughs (12)
- Cathodic protection testing (if applicable)
- Tank lining records (if applicable)

As stated previously, DEQ will not touch any equipment and if you are unable to assist with equipment access, please have your UST Service Provider there to remove manway or sump lids. DEQ will need to observe what equipment is in the tank top sumps and under the dispensers. If ball floats are the primary overfill protection device, these will need to be verified during the inspection, please be able to locate and remove the ball floats.

If violations are found at the time of the inspection without prior notification, DEQ is required to initiate enforcement action. For UST violations, enforcement usually begins with a field citation option, which is much like paying a traffic ticket and making corrections.

Some enforcement situations including repeat violations will go through a longer and more formal process including civil penalties.

Thank you for your cooperation. I can be reached at 503-869-0770 or diana.foss@deq.oregon.gov to answer any questions you may have and assist you in the preparation for your inspection.

Sincerely,

Diana Foss

Diana Foss
Senior Policy Analyst
UST Compliance Program

Oregon Department of Environmental Quality - Underground Storage Tank Program
Technical Compliance Inspection - UST Inspection Report

Inspector: FOSS Date: 2/20/26 Time: _____ Facility: 7102

I. Site Information

Facility Name: Warrenton Mini Mart	Permittee: Hindpreet Singh	Contact	
Site Address: 58 E Harbor Dr	Organization: Garibaldi Bay Inc	Phone	
City: Warrenton	Phone: 360-450-7143		

II. Tank Information

DEQ Permit #	HEJG	HEJH	83449_L	83449_K	
Estimated Gallons	10k	10k	12k	8k	
Substance	gas				
Tank Material	CP steel		comp		
Tank Install Date	? 1984	? 1984	2025	2025	
Pipe Material			flex	flex	
Pipe Type	pressure				
Pipe Install Date	?	?	2025	2025	
Overfill Device	alarm				

Notes and Comments from the UST database: ☐ *Check file before conducting inspection*

Impressed current CP

ATG in alarm

If tanks are manifolded, which tanks:

III. Operating Certificate Compliance ☐ Yes ☒ No

☒ Current ☐ Accurate NO ☒ Posted for delivery drive to observe only 2 tanks

IV. Operator Training Compliance ☐ Yes ☐ No

Class A/B Operator ☒ Yes ☐ No Name: Hindpreet Singh Date: 12/29/12

Class C Operator ☒ Yes ☒ No ☐ Cardlock

V. Financial Responsibility Compliance ☐ Yes ☒ No

Type of coverage: Insurance Begin Date: 8/30/25 End Date: 8/30/26

Coverage amount correct: yes Number of tanks covered: not signed

Financial responsibility could also be in the form of self insurance, bonds, local government, trust fund, and or guarantee

VI. Walkthrough Requirements Compliance ☐ Yes ☒ No

Spill prevention and release detection equipment checked monthly? ☐ Yes ☐ No

Tank top sumps checked annually? ☐ Yes ☐ No

alarms not responded to

VII. Release Detection — Compliance ☐ Yes ☐ No

a) Annual Release Detection Operability Testing (Sometimes referred to as Tank Gauge Certification)

8/20/25 2 new tank

Date of last testing: _____ Last three tests available? ☐ Yes ☑ No

b) Piping Release Detection *(Check all that apply)*

☐ *Pressurized Piping*

☐ Mechanical Leak Detector (MLLD) ☐ Electronic Leak Detector (ELLD) – *check for swiftcheck requirement*

Date of last testing: _____ Last three tests available? ☐ Yes ☐ No

Number of lines tested: _____ Number of LD tested: _____

Leak detector manufacturer make and model: _____

Tank gauge manufacturer make and model: _____

MLLD on turbine manifold? ☐ Yes ☐ No

MLLD product appropriate? (Example, diesel Red Jacket FX series on diesel system?) ☐ Yes ☐ No

If ELLD and no line testing: Annual 0.1 gph results from tank gauge? ☐ Yes ☐ No

☐ *Interstitial Monitoring*

[Monthly records must include, date system was checked, observations made, initials of person checking. Electronic records must include power status (on or off), alarm indication status (yes or no) and sensor malfunction notes (yes or no).]

Date of last sump testing: _____ Last two tests available? ☐ Yes ☑ No

Date of last sensor testing: _____ Last three tests available? ☐ Yes ☑ No

Float sensors installed correctly? ☐ Yes ☐ No

Interstitial space opened to sump? ☐ Yes ☐ No

Presence of water in sumps? ☐ Yes ☐ No

☐ *Safe Suction*

Check valve directly below suction pump? ☐ Yes ☐ No

c) Monthly Tank Release Detection (*Check all that apply*)

☐ Tank Gauge ☐ CSLD ☐ SCALD ☐ Static

Are correct tank sizes programmed at tank gauge? ☐ Yes ☐ No

Tank diameter/length seem appropriate? ☐ Yes ☐ No

Are tanks manifolded? ☐ Yes ☐ No

If so, tank gauge testing setup for manifolded tanks? ☐ Yes ☐ No

If Veeder Root tank gauge leak detection
- ☐ CSLD set at 99%
- ☐ Thermal coefficient set correctly? (Gasoline 0.00070; Diesel 0.00045)

If Incon/Franklin tank gauge leak detection
- ☐ If SCALD is Vol Qual set to 14% (or 99% confidence)
- ☐ Is API gravity set correctly? (Regular 63.5; Plus 62.8; Super 51.3; Diesel 32.8)

For all tank gauges doing static tests (Static tests require tank to be 50% full for a valid test)

☐ Interstitial Monitoring [Monthly records must include, date system was checked, observations made, initials of person checking. Electronic records must include power status (on or off), alarm indication status (yes or no) and sensor malfunction notes (yes or no).]

☐ SIR Ensure pass or fail results within 30-day period. Inconclusive result means release detection requirement not met

Tank release detection records available during inspection none

T1: ☐ Jan	☐ Feb	☐ Mar	☐ Apr	☐ May	☐ Jun	☐ Jul	☐ Aug	☐ Sep	☐ Oct	☐ Nov	☐ Dec
T2: ☐ Jan	☐ Feb	☐ Mar	☐ Apr	☐ May	☐ Jun	☐ Jul	☐ Aug	☐ Sep	☐ Oct	☐ Nov	☐ Dec
T3: ☐ Jan	☐ Feb	☐ Mar	☐ Apr	☐ May	☐ Jun	☐ Jul	☐ Aug	☐ Sep	☐ Oct	☐ Nov	☐ Dec
T4: ☐ Jan	☐ Feb	☐ Mar	☐ Apr	☐ May	☐ Jun	☐ Jul	☐ Aug	☐ Sep	☐ Oct	☐ Nov	☐ Dec
T5: ☐ Jan	☐ Feb	☐ Mar	☐ Apr	☐ May	☐ Jun	☐ Jul	☐ Aug	☐ Sep	☐ Oct	☐ Nov	☐ Dec

Inspector: FOSS Date: 2/20/24 Time: _____ Facility: 7102

VIII. Spill Prevention — Compliance ☐ Yes ☑ No

Date(s) of testing: 7/30/25 2 new tanks _____ Number of spill buckets tested? _____

Did spill bucket pass most recent testing? ☐ Yes ☐ No If no, was spill bucket replaced/repaired? ☐ Yes ☐ No

During inspection, visual damage to spill bucket? ☐ Yes ☐ No

clear + diesel tested 1/24/20

☐ Hydrostatic testing (test takes one hour to complete)

☐ Vacuum test (test takes 1 minute, ending vacuum must be 26 inches water column or greater)

IX. Overfill Prevention — Compliance ☐ Yes ☑ No

Date(s) of testing: 7/30/25 2 new tanks _____

Overfill device pass most recent testing? ☐ Yes ☐ No If no, overfill device replaced? ☐ Yes ☐ No

Overfill method that was tested: ☐ Alarm ☐ Flapper ☐ Ball Float

Overfill Alarm

Alarm sounds when tank is 90% full	☑ Yes	☐ No
Driver can see or hear alarm at point of transfer?	☑ Yes	☐ No
Sound alarm from tank gauge during inspection?	☑ Yes	☐ No

clear + diesel 1/24/20

Flapper Valve

Testing verified the valve automatically restricts flow at 95%	☐ Yes	☐ No
Visual observation of flapper on day of inspection?	☐ Yes	☐ No

Ball Float

Testing verified the ball float automatically restricts flow at 90%	☐ Yes	☐ No
Visual observation of ball float during inspection?	☐ Yes	☐ No

X. Corrosion Protection — Compliance ☐ Yes ☑ No

☐ Cathodic ☐ Galvanic ☒ Impressed Current

Steel tank with cathodic?	☑ Yes	☐ No
Steel pipes with cathodic?	☐ Yes	☐ No
Steel flex-lines with cathodic?	☐ Yes	☐ No
Date of cathodic test: _____		
Last two tests available?	☐ Yes	☐ No
Did last test pass?	☐ Yes	☐ No
If not:		
Was failed test reported to DEQ?	☐ Yes	☐ No
Was system repaired?	☐ Yes	☐ No
Date of repair? _____		
Cathodic retested within 6 mos. of repair?	☐ Yes	☐ No
Date of retesting? _____		

no tests

If impressed current system:		
Rectifier Operational?	☑ Yes	☐ No
Rectifier log maintained?	☐ Yes	☐ No
Rectifier been operating continuously	☑ Yes	☐ No

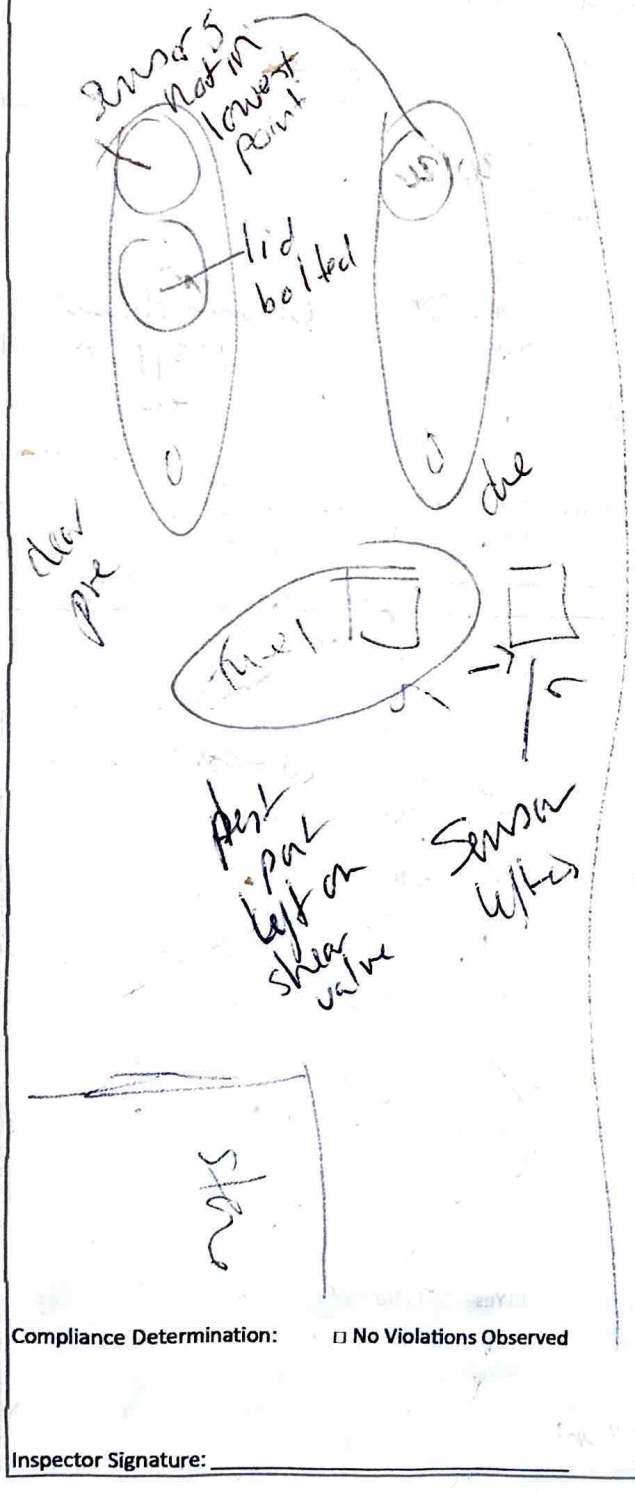
☐ Tank Lining

Date of lest test? _____		
Pressure test conducted after tank lining inspection?	☐ Yes	☐ No

J.S1996@Yahoo.com

XI. General notes from inspection

Representative onsite: _____ email: _____



Compliance Determination: ☐ No Violations Observed ☐ Observed violations resulting in enforcement

Inspector Signature: _____ Date: _____

alarm history cleared

Submitted By: diana.foss_deq

Submitted Time: February 20, 2026 11:08 AM

Creation Time: February 23, 2026 10:36 AM

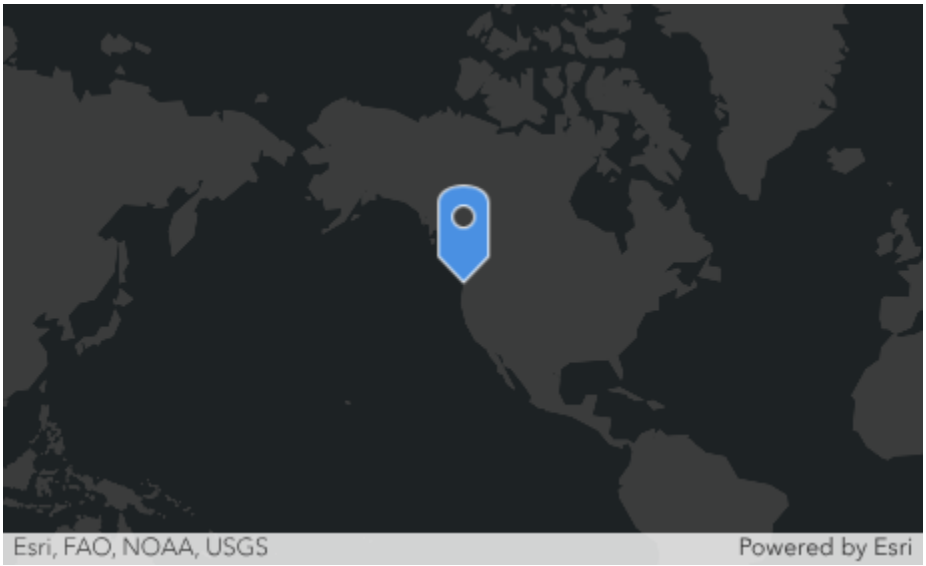
Date
February 20, 2026

Time
09:20

UST Facility ID
7,102

Inspector
Foss

Type of Inspection
Full Compliance

Location


Photograph

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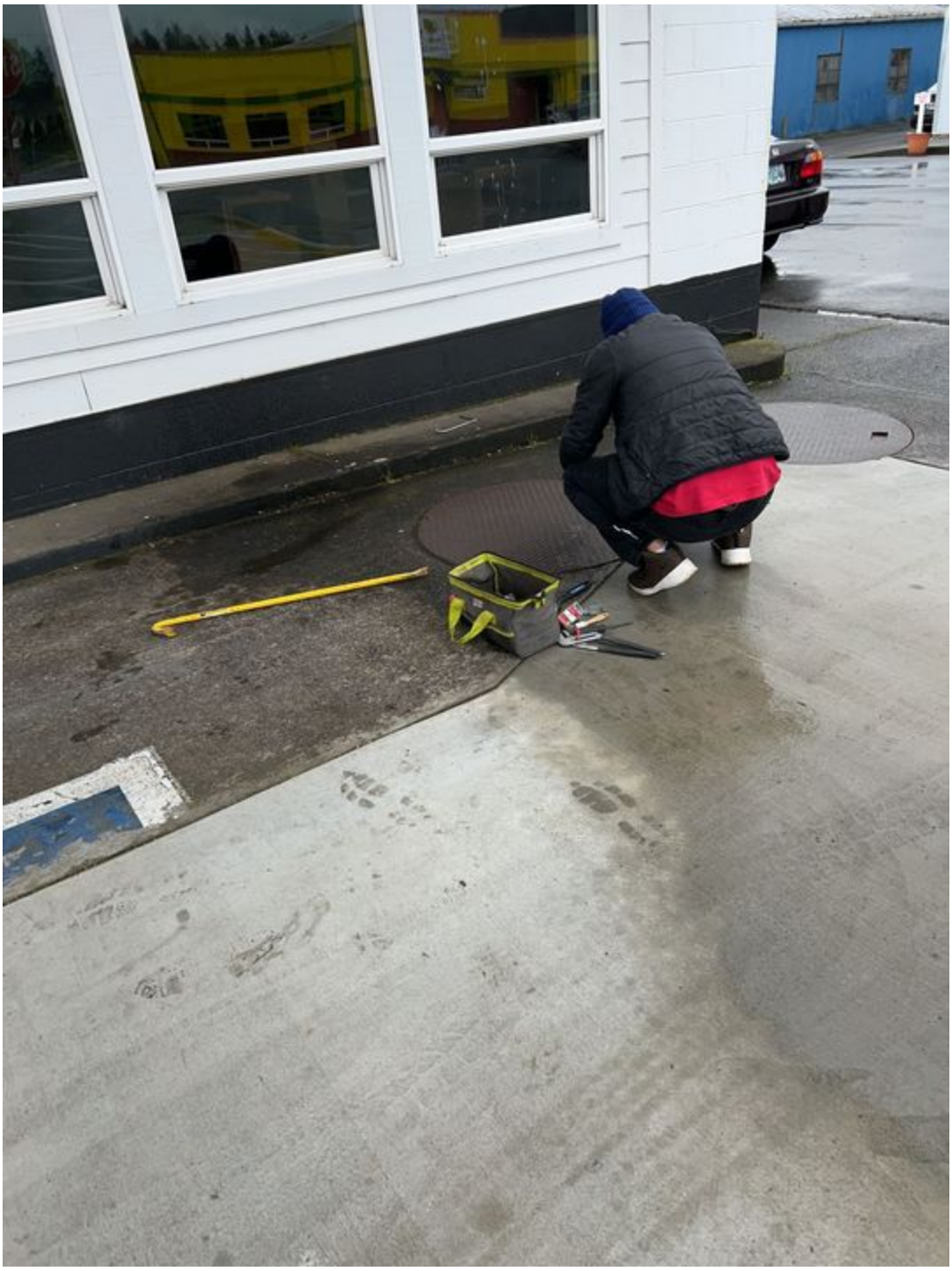

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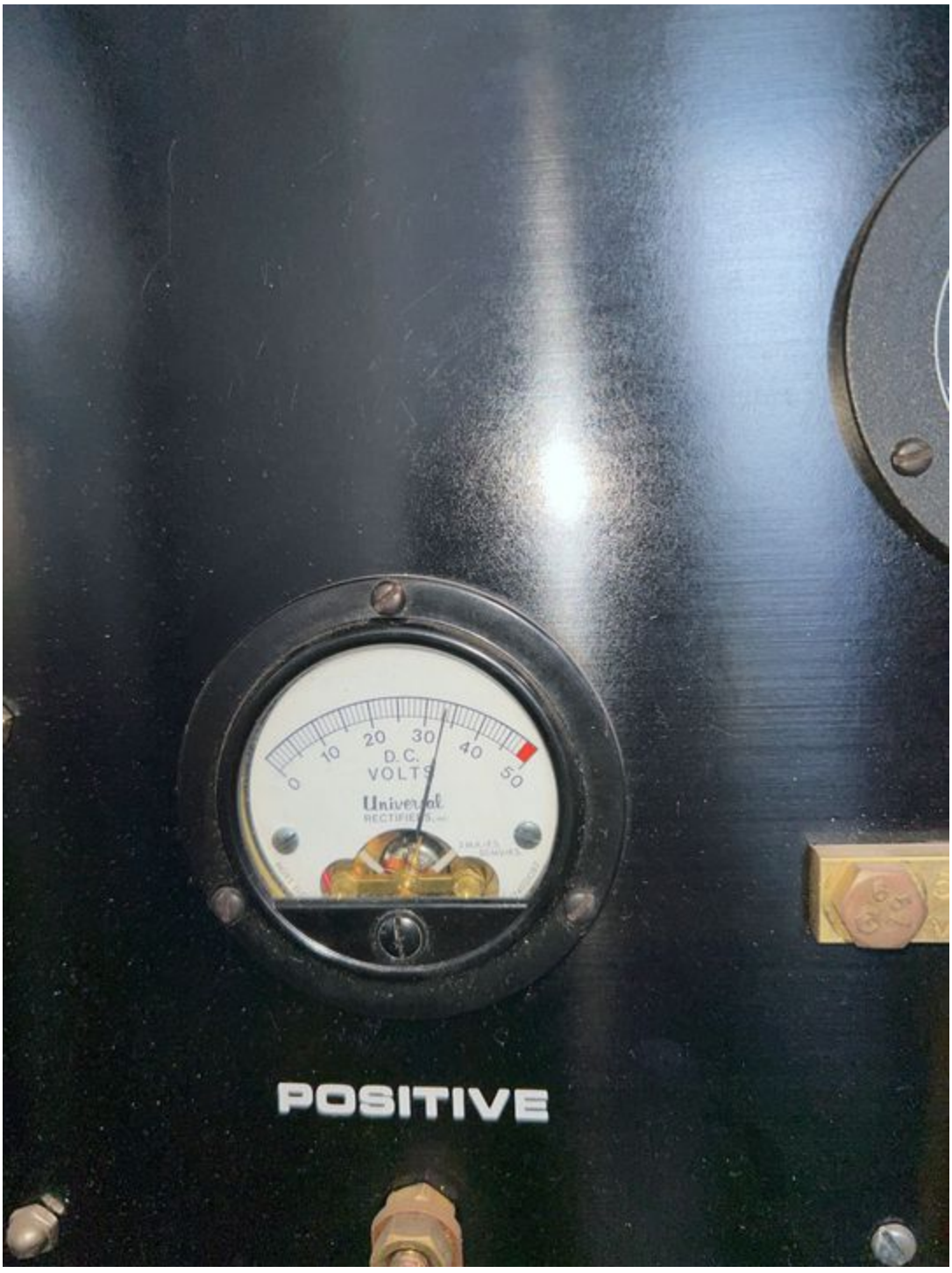

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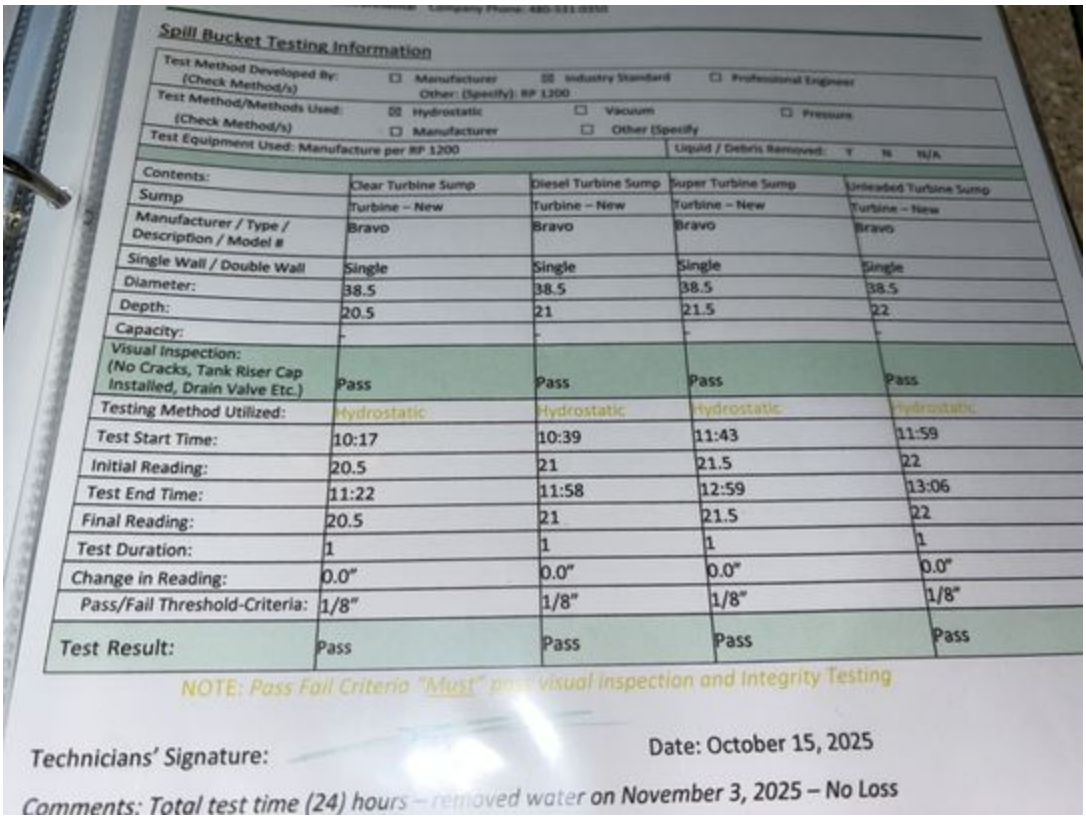

Spill Bucket Testing Information

Test Method Developed By: (Check Method/s)	☐ Manufacturer	☒ Industry Standard	☐ Professional Engineer	
	Other: (Specify): RP 1200			
Test Method/Methods Used: (Check Method/s)	☒ Hydrostatic	☐ Vacuum	☐ Pressure	
	☐ Manufacturer	☐ Other (Specify		
Test Equipment Used: Manufacture per RP 1200		Liquid / Debris Removed: Y N N/A		
Contents:	Clear Turbine Sump	Diesel Turbine Sump	Super Turbine Sump	Unleaded Turbine Sump
Sump	Turbine – New	Turbine – New	Turbine – New	Turbine – New
Manufacturer / Type / Description / Model #	Bravo	Bravo	Bravo	Bravo
Single Wall / Double Wall	Single	Single	Single	Single
Diameter:	38.5	38.5	38.5	38.5
Depth:	20.5	21	21.5	22
Capacity:	-	-	-	-
Visual Inspection: (No Cracks, Tank Riser Cap Installed, Drain Valve Etc.)	Pass	Pass	Pass	Pass
Testing Method Utilized:	Hydrostatic	Hydrostatic	Hydrostatic	Hydrostatic
Test Start Time:	10:17	10:39	11:43	11:59
Initial Reading:	20.5	21	21.5	22
Test End Time:	11:22	11:58	12:59	13:06
Final Reading:	20.5	21	21.5	22
Test Duration:	1	1	1	1
Change in Reading:	0.0"	0.0"	0.0"	0.0"
Pass/Fail Threshold-Criteria:	1/8"	1/8"	1/8"	1/8"
Test Result:	Pass	Pass	Pass	Pass

NOTE: Pass Fail Criteria "Must" pass visual inspection and Integrity Testing

Technicians' Signature:

Date: October 15, 2025

Comments: Total test time (24) hours – removed water on November 3, 2025 – No Loss

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Tanks Program
DEQ
State of Oregon

State of Oregon Department of Environmental Quality

UST Monthly Walkthrough Inspection Checklist

Facility Name	Facility Address	Facility
Shell	58E Harbor Dr Warrenton, OR, 97146	

Year: 2026	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug
Is tank monitor/automatic tank gauge (ATG) (Veeder Root, Incon, etc.) powered on and in proper operating mode?	✓	✓						
Have you responded to any leak detection alarm appropriately? Provide comments on the back page if there have been any alarms.	N/A	N/A						
Is the tank monitor / ATG providing a passing printout for 0.2 gph or are you keeping liquid status sensor printouts? Keep at least one per month.	✓	✓						
Are spill buckets free of damage for each tank? (No cracks, bulges or holes, no water or debris, etc.)	✓	✓						
Are fill pipes free of obstructions ch tank?	✓	✓						
Is the fill cap secure on the fill pipe or each tank?	✓	✓						
dispenser containments (UDC) free of damage, water,	✓	✓						

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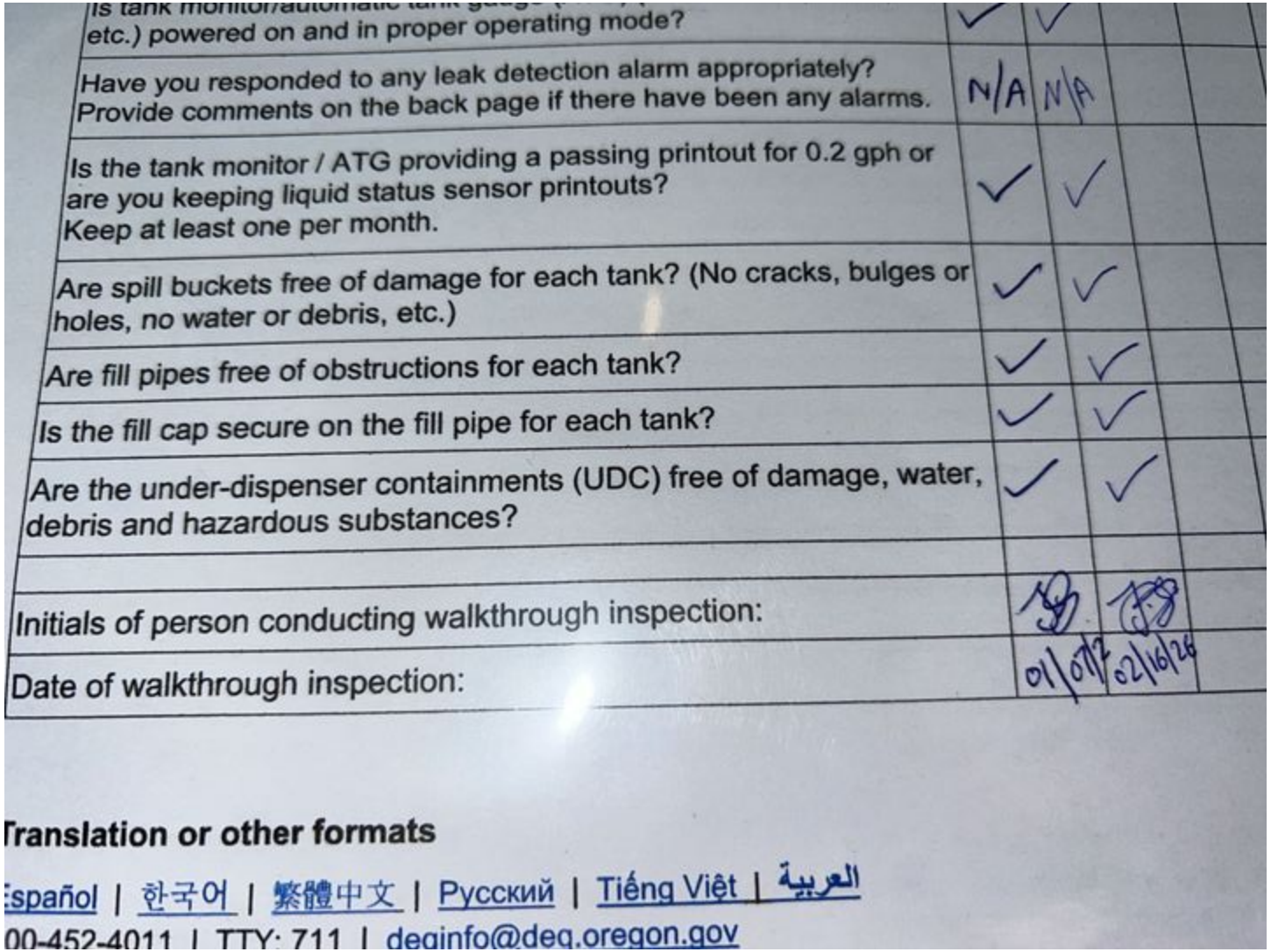

etc.) powered on and in proper operating mode?	✓	✓		
Have you responded to any leak detection alarm appropriately? Provide comments on the back page if there have been any alarms.	N/A	N/A		
Is the tank monitor / ATG providing a passing printout for 0.2 gph or are you keeping liquid status sensor printouts? Keep at least one per month.	✓	✓		
Are spill buckets free of damage for each tank? (No cracks, bulges or holes, no water or debris, etc.)	✓	✓		
Are fill pipes free of obstructions for each tank?	✓	✓		
Is the fill cap secure on the fill pipe for each tank?	✓	✓		
Are the under-dispenser containments (UDC) free of damage, water, debris and hazardous substances?	✓	✓		
Initials of person conducting walkthrough inspection:				
Date of walkthrough inspection:	01/07/2	02/16/26		

Translation or other formats

Español | 한국어 | 繁體中文 | Русский | Tiếng Việt | العربية

00-452-4011 | TTY: 711 | deqinfo@deq.oregon.gov

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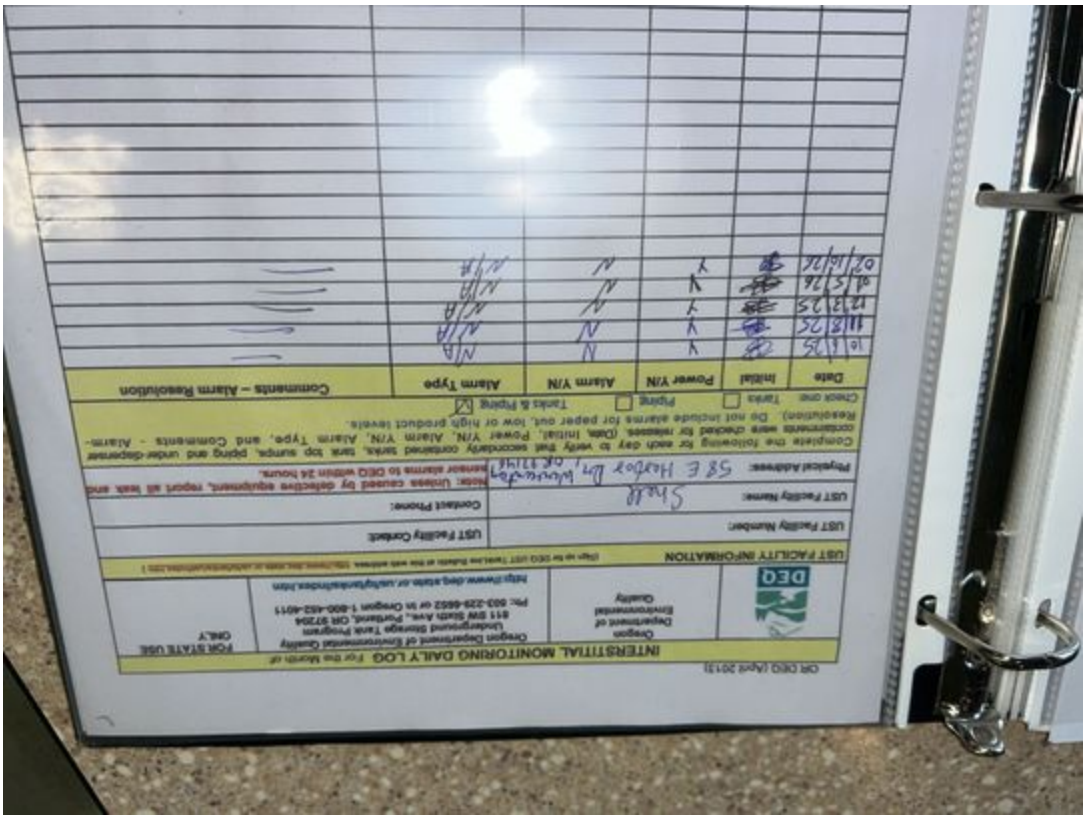
Level 3 - Restricted



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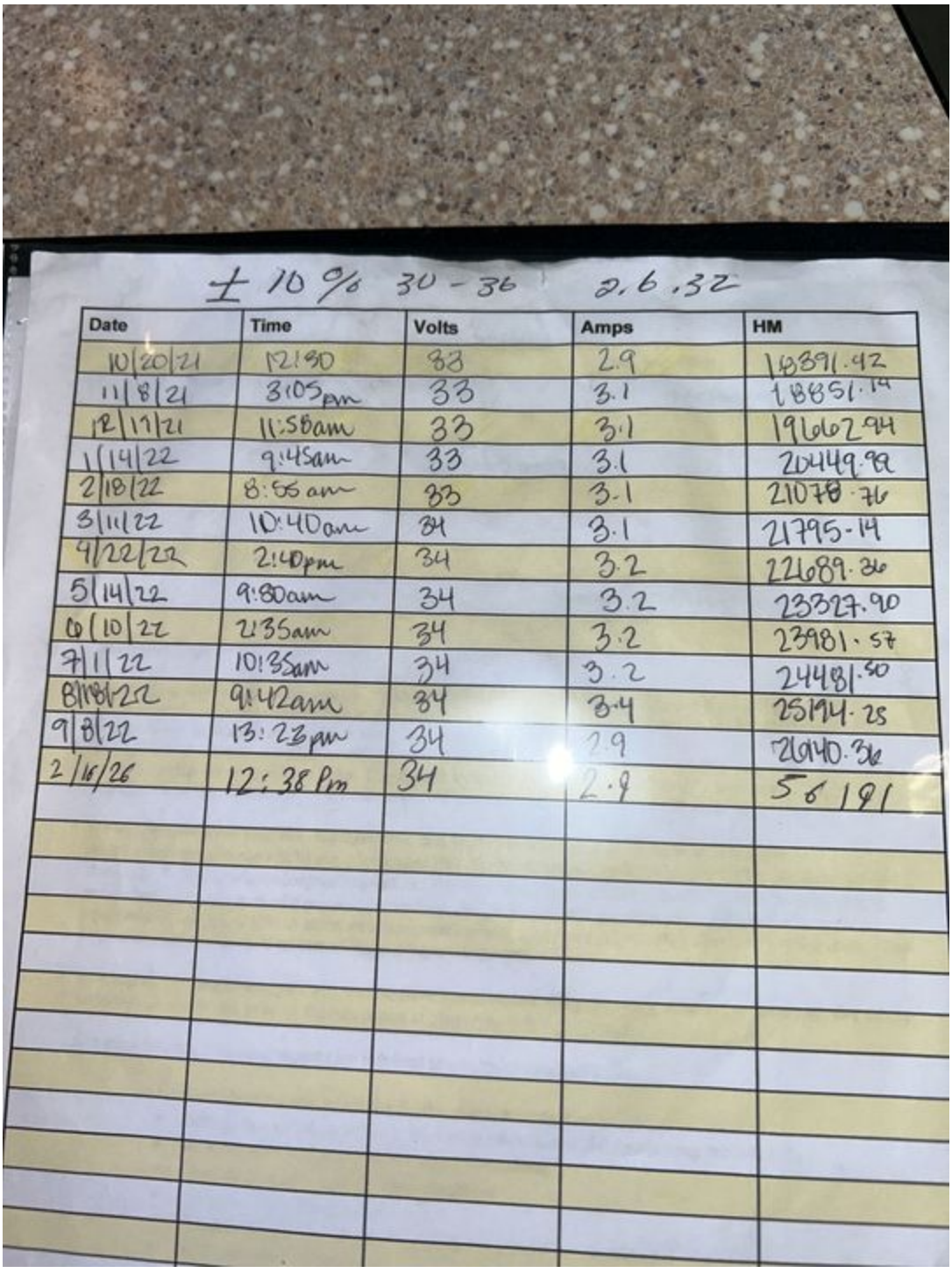

± 10% 30 - 36 2.6 .32

Date	Time	Volts	Amps	HM
10/20/21	12:30	33	2.9	18391.42
11/8/21	3:05pm	33	3.1	18851.14
12/17/21	11:58am	33	3.1	19662.94
1/14/22	9:45am	33	3.1	20449.99
2/18/22	8:55 am	33	3.1	21078.76
3/11/22	10:40am	34	3.1	21795.14
4/22/22	2:40pm	34	3.2	22689.36
5/14/22	9:30am	34	3.2	23327.90
6/10/22	2:35am	34	3.2	23981.57
7/1/22	10:35am	34	3.2	24481.50
8/18/22	9:42am	34	3.4	25194.25
9/8/22	13:23pm	34	2.9	26140.36
2/16/26	12:38 Pm	34	2.9	56191

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Oregon
Tina Kotek, Governor

Department of Environmental Quality

700 NE Multnomah Street, Suite 600
Portland, OR 97232
(503) 229-5263
FAX (503) 229-6945
TTY 711

February 23, 2026

Hindpreet Singh
Garibaldi Bay Inc.
14135 SE Mill Plain Blvd
Vancouver, Washington 98684

RE: Pre-enforcement Notice
WARRENTON MINI MART TEXACO
DEQ UST Facility ID No. 7102
2026-PEN-10109

Attention Hindpreet Singh:

The Oregon Department of Environmental Quality (DEQ) believes WARRENTON MINI MART TEXACO has violated Oregon's environmental regulations at the underground storage tank (UST) facility 7102 located at 58 E Harbor Dr, Warrenton, Oregon 97146.

On 02/20/2026, the Department of Environmental Quality (DEQ) conducted an inspection at the above facility. Based upon this investigation, the Department has concluded that Garibaldi Bay Inc. is responsible for the following violations of Oregon environmental law:

Violations

Violation Description	Rule Reference	Corrective Action #
(A4b) Failure to provide documentation of compliance with financial responsibility upon request	340-150-0163 (k)	1
(A5a) Failure to have a trained UST System Operator for an UST facility or to provide emergency response information.	340-150-0200 (1)	2
(A9) Failure to provide facility operating certificate number and tank identification number to a distributor when arranging a delivery.	340-150-0150 (2)	3
(A15) Failure to conduct monthly periodic operation and maintenance walkthrough inspection by 10/01/20 and each month thereafter.	340-150-0315(1)(a)(A)	4
(A16) Failure to conduct annual periodic operation and maintenance walkthrough inspection.	340-150-0315(a)(B)	5
(C1e) Failure to test spill prevention equipment and/or equipment used for interstitial monitoring of piping at least once every 3 years.	340-150-0310(8)(b)	6
(C2c) Failure to inspect overfill equipment at least once every 3 years.	340-150-0310(9)	7
(D2) Failure to continuously protect from corrosion any part of an UST system that routinely contains a regulated substance. (i.e., inoperable due to power off or interrupted such that protection is not continuously provided).	340-150-0325(1)	8
(D6) Failure to inspect impressed current corrosion protection system every 60 days.	340-150-0325(3)	9
(D5a) Failure to conduct the most recent 3-year corrosion protection test.	340-150-0325(2)(b)	10
(G2) Failure to operate or maintain a method or combination of methods for release detection such that the method can detect a release from any portion of the UST system.	340-150-0400(1)(c)	11

Violation Description	Rule Reference	Corrective Action #
(G5) Failure to install, operate, maintain or calibrate RD equipment per manufacturer's instructions, including service checks for operability or running condition (i.e. device has been incorrectly installed, is defective, damaged, or may have been tampered with.)	340-150-0400(1)(c)	12
(H2.9) Failure to perform an annual test of operation of line leak detector or annual test has not been conducted in accordance with manufacturer standards.	340-150-0410(2)(c)	13
(J8.5a) Failure to use interstitial monitoring equipment to monitor UST or suction piping for a release at least every 30 days and/or failure to record results on a monthly basis.	340-150-0465(3)	14
(J8.5b) Failure to use interstitial monitoring equipment to monitor pressurized piping for a release daily and/or failure to record results on a daily basis for each month.	340-150-0465(4)	15
(L1) Failure to report a suspected release.	340-150-0163(1)(f)	16
(L2) Failure to investigate or confirm a suspected release.	340-150-0163(1)(f)	17

You must take the following actions by the date indicated:

Corrective Actions

#	Corrective Action Description	Due Date
1	Submit certificate of insurance signed by the underwriter	03/23/2026
2	Provide training to staff on site	03/23/2026
3	Post correct version of operating certificate with all tanks listed.	03/23/2026
4	Perform walkthrough inspections that actually include UDCs and state of ATG alarm. Record responses to alarms. Submit March walkthrough.	03/23/2026
5	Submit passing annual walkthrough inspection for clear premium and diesel tanks	03/23/2026
6	Submit passing spill bucket tests for clear premium and diesel tanks	03/23/2026
7	Submit passing overfill tests for clear premium and diesel tanks	03/23/2026
8	Submit passing cathodic protection test for clear premium and diesel tanks	03/23/2026
9	No further corrective action	
10	Submit passing cathodic protection test for clear premium and diesel tanks	02/23/2026
11	Submit photos of all tank top sumps and UDCs showing that sumps are clean and dry, and that sensors are position correctly at the lowest part of the sump, standing straight, flush with the sump floor	02/23/2026
12	Submit passing release detection operability test that include all sensors and probes	02/23/2026
13	Submit passing leak detector tests for clear premium and diesel tanks	02/23/2026
14	Submit monthly tank release detection records for all tanks. Continue in the future.	02/23/2026
15	Submit passing piping release detection records for all tanks. Continue into the future	02/23/2026
16	No further corrective action	
17	Investigate presence of fuel in tank top sumps and UDCs. Submit results of investigation and photographs showing that sumps are clean and dry.	03/23/2026

This matter is being referred to the Department's Office of Compliance and Enforcement for formal enforcement action, which may include assessment of civil penalties and/or issuance of a Department order. Your timely and responsive action on these items will be taken into consideration in any civil penalty assessment issued by the Department.

If you believe any of the facts in this Pre-Enforcement Notice are in error, you may provide written information to me at the address shown at the top of this letter. The Department will consider new information you submit in determining the appropriate enforcement actions that will be taken for this violation. Please feel free to contact the UST Duty Officer at ust.dutyofficer@deq.oregon.gov or at (503) 229 - 5034 if you have any questions about compliance with DEQ's UST regulations.

Sincerely,

Diana Foss

Diana Foss
Senior Policy Analyst
Underground Storage Tanks
Compliance Program