

APPLICATION FORM

14-WBOA-001

**BOARD OF ADJUSTMENT
AND
ZONING APPEALS ACTION
BOONE COUNTY PLANNING COMMISSION**

FIVE (5) SCALED COPIES AND ONE (1) 11X17 REDUCTION OF SUBMITTED DRAWINGS ARE REQUIRED

See Boone County Zoning Regulations

SECTION A (To be completed by applicant)

(Check One)

1. Boone Florence x Walton Union

(Check One)

2. x Conditional Use Permit Variance Appeal
 Change in Non-Conforming Use

3. Applicant's Name Best Sanitizers, Inc. TAKENAKA Corporation *c/o NAOKI HIROSE*
Applicant's Address 555 W. Pierce Road, Suite 190

Itasca Illinois 60143
City State Zip

Phone Number 630-250-3400 Fax No. 630-250-3433 E-Mail nhirose@takenakausa.com

4. Description of Request: Building expansion with mainly storage space with some Manufacturing.

5. Name of Development North Walton Commerce Park

6. Location of Development 154 Mullen Drive, Walton, KY

7. Acreage Under Review 8.7 Acres

8. Lot Number and Name of Subdivision (if part of a subdivision)
Lot #9, #10, #11 of North Walton Commerce Park

9. Owner of Property Best Sanitizers, Inc.
Address of Property Owner 154 Mullen Drive

10. Walton KY 41094
City State Zip

Phone Number 859-485-2293 Fax No. 859-485-3572 E-Mail edhay@bestsanitizers.com

11. Proposed Use(s) on Site Additional space for production and storage of sanitizing products.

12. Total Square Footage of Existing and/or Proposed Buildings 117,730 SF

13. Current Zoning on Property I-1

14. Deed Book 902 / 946 / 977 Page No. 194 / 978 / 611 Group No. 2080

15. Is the site subject to a zone change? No
If yes, give date of approval

16. Have you submitted a Site Plan with this request? Yes

17. Have you submitted a list of adjoining property owners with this request? Yes

18. I, or we, understand and agree that this application and drawing(s) are being filed in accordance with the Boone County Zoning Regulations.

ORIGINAL Property Owner's Signature: Mohammed Kay
(Faxed, Photocopied or Scanned Signatures will **NOT** be Accepted)

ORIGINAL Applicant's Signature: Naoki Hirose
(Faxed, Photocopied or Scanned Signatures will **NOT** be Accepted)

**BOARD OF ADJUSTMENT AND
ZONING APPEALS ACTION
APPLICATION
PAGE 2**

SECTION B (To be completed by the Boone County Planning Commission Staff)

1. Date Received 6/16/14 Fee Received \$1,082⁰⁰ Receipt # 68999
2. Is application complete? Yes No
3. Staff Reviewer _____
4. Scheduled Board Action Date _____
5. Board Action:
7/24/14 Approved
 Approved with Conditions (See #6)
 Denial (See #7)
6. Conditions of Approval: SEE 7/24/14 Meeting
MINUTES + CLK
7. Reasons for Denial: _____

**Boone County Planning Commission
Boone County Administration Building
2950 Washington Street, Room 317
P.O. Box 958
Burlington, Kentucky 41005
(859) 334-2196 - Phone
(859) 334-2264 - Fax
plancom@boonecountky.org - E-mail
www.boonecountky.org - Web Page**

NOTE: See Boone County Planning Commission Fee Schedule for Board of Adjustment Fees.

Site Plan Review is not granted by the appropriate Board of Adjustment.

An application consists of all fees paid in full, submitted drawings and a completed application form.

STAFF REPORT

APPLICANT: Takenaka Corporation for Best Sanitizers, Inc.
LOCATION: 154 Mullen Drive, Walton, Kentucky
Lots 8, 9, 10, and 11 of North Walton Commerce Park
ZONING: Industrial One (I-1)
DATE: July 24, 2014

PROPOSAL

The applicant is requesting a Conditional Use Permit to allow the following improvements at the Best Sanitizers facility located 154 Mullen Drive:

Phase I - Construct a 66,000 square foot, 28' tall addition on the southeast side of the building. The attached plans and letter provide the following breakdown of the addition:

- 51,400 square feet - Warehousing of non-flammable products
- 7,200 square feet - Warehousing of flammable products
- 7,400 square feet will be used as production room (mixing and filling).

The plans also show that 63 additional parking spaces are being proposed and an additional access will be provided on Mullen Drive. The additional access point will allow trucks to go around the building without going through the employee parking lot.

Phase II - Construct a 61,000 square foot building addition with 43 additional parking stalls. The addition would be used primarily for warehousing and there is no timetable for construction.

PERTINENT SITE HISTORY

On March 12, 2001, the City of Walton approved an Ordinance which rezoned an approximate 115 acre site from Agricultural Estate (A-2) and Rural Suburban (RS) to Industrial One (I-1) to allow light industrial uses. There were no conditions which limited any of the principally permitted or conditional uses.

On July 28, 2005, the Walton Board of Adjustment approved a Conditional Use Permit allowing the storage and use of chemicals in a hand and surface sanitizing bottling operation located on lots 8 and 9 of North Walton Commerce Park. The Board of Adjustment imposed two conditions on the approval. One condition limited the building to approximately 40,000 square feet in area and the second limited the facility to one filling/mixing room.

On November 19, 2007, the Walton Board of Adjustment approved a Conditional Use Permit allowing the following improvements on lots 8 and 9 of North Walton Commerce Park.

1. Construction of an approximate 30,000 square foot addition on the northwest facade of the building. The proposed addition raised the gross floor area of the building from 20,000 square feet to approximately 50,000.
2. Allow additional chemicals to be used and stored on site. The new chemicals were proposed so Best Sanitizers could manufacture new disinfectants and detergents.

3. Increase the number of mixing rooms permitted in the building. The approval allowed Best Sanitizers to expand the size of their current mixing room and add separate mixing rooms for their Acecide and soap products lines.
4. Construction of a second curb cut on Mullen Drive and allow additional on-site parking.

The Board imposed a condition requiring the facility to comply with all governmental regulations.

APPLICABLE REGULATIONS

Section 220 of the Boone County Zoning Regulations states that one duty of the Board of Adjustment is to grant conditional uses permits as specified by the zoning order.

Section 1133 of the Boone County Zoning Regulations permits a business which "store chemicals" as a Conditional Use within the Industrial One (I-1) district.

Section 3007 of the Boone County Zoning Regulations states that property involving a conditional use and/or variance shall be subject to the Boone County Planning Commission Site Plan review and approval if required by an individual zoning district.

Section 3221 of the Boone County Zoning Regulations states that a business is permitted three curb cuts on a public road when they have 1,000' of road frontage (provided all access points are in compliance with the applicable sections of the regulations).

Section 3325 of the Boone County Zoning Regulations provides the following parking requirements for warehouse and distribution uses: 1 parking space per 250 square feet of office area, 1 space per employee on the largest shift; 1 space per company vehicle.

Buffer Yard Table #1 and Section 3645 of the Boone County Zoning Regulations states that the required buffer yard between a developing Industrial One (I-1) property and adjoining Agricultural Estate (A-2) property is Buffer Yard D. Buffer Yard D can be reduced to forty (40) feet in width with a 6' tall berm, fence, or wall. Twenty (20) evergreen trees, eleven (11) large trees, and forty (40) large shrubs are required per 100 linear feet.

The Board should evaluate the applicant's request as it relates to the criteria necessary for granting a Conditional Use Permit as stated in Sections 262 & 1133 of the Boone County Zoning Regulations.

Findings listed in Section 262 (Findings for all Conditional Uses):

1. Will be harmonious with and in accordance with the general objectives, or with any specific objective of the County's Comprehensive Plan, a specific corridor plan and/or the zoning order;
2. Will be designed, constructed, operated, and maintained so as to be harmonious and appropriate in appearance with the existing or intended character of the general vicinity and shall not change the essential character of the same area;
3. Will not be hazardous to existing or future neighboring uses;

4. Will be served adequately by essential public facilities and services such as highways, streets, police and fire protection, drainage structures, refuse disposal, water and sewer, and schools; or that the persons or agencies responsible for the establishment of the proposed use shall be able to provide adequately such services;
5. Will not create excessive additional requirements at public cost for public facilities and services and will not be detrimental to the economic welfare of the community;
6. Will not involve uses, activities, process, materials, equipment and conditions of operation that will be detrimental to any persons, property, or the general welfare by reason of excessive production of traffic, noise, smoke, dust, fumes, glare, or odors;
7. Will have vehicular approaches to the property which shall be so designated as not to create an interference with traffic on surrounding public thoroughfares.

Section 1133 of the Boone County Zoning Regulations allows the "storage of chemicals" as Conditional Uses in the Industrial One (I-1) district provided that:

- A. the activity is provided primarily in support of and obtains its trade from the employees of the district; or
- B. the activity is of integral relation to the purpose of the district;
- C. the use, building or structure is subservient to and not of scale, nature, trade or other character which will compete, detract or conflict with the purpose and permitted uses of the district; and
- D. provided the arrangement of uses, buildings or structures is mutually compatible with the organization of permitted and accessory uses to be protected in the district.

RELATIONSHIP TO THE COMPREHENSIVE PLAN

The 2010 Boone County Comprehensive Plan's "2035 Future Land Use Plan" designates the site in question for "Industrial" uses. This designation is defined as "manufacturing, wholesale, warehousing, distribution, assembly, mining, and terminal uses."

The following Goals & Objectives from the 2010 Comprehensive Plan apply to the application:

- A. "Boone County businesses are developed in appropriate locations and are compatible with their surrounding areas" (Business Activity, Goal).
- B. "Effective site placement, architectural design and landscape design for industrial uses shall enable a favorable relationship with adjoining uses. Industrial nuisances such as smoke, dust, noise and odor shall be kept at a minimum, and site development and enforcement shall be carefully coordinated with necessary approvals of other regulatory agencies" (Business Activity, Industrial Objectives).
- C. "Provisions shall be made for proper control of industrial uses, which have processes or make products that could be hazardous to human life and property. (Examples of such products are explosives and flammable or corrosive chemicals). New and existing industrial uses shall comply with federal and state air and water pollution regulations" (Business Activity, Industrial Objectives).

SURROUNDING LAND USES & ZONING

- Northeast: 37.5 Acre Agricultural Tract (A-2/RS)
- Northwest: Balance Dynamic Motorcycle Training (I-1)
- Southeast: 74 Acre Farm (A-2)
- Southwest: Mullen Drive and Undeveloped Lots in North Walton Commerce Park (I-1)

SITE CHARACTERISTICS

The 10.7 acre site is located in North Walton Commerce Park and has 805 feet of road frontage on Mullen Drive. Boone County GIS shows that the topography of the site falls from 920 feet above sea level along the northwest property line to 890 feet above sea level along the southern property line.

A 51,730 square foot Best Sanitizers office/manufacturing/warehouse facility with 59 parking spaces currently exists on lots 8 and 9. The building is constructed predominately of metal siding. Access to the facility is provided from two curb cuts on Mullen Drive. Mature landscaping is located along the street frontage, northwest side, and rear of these lots.

Lots 10 and 11 of North Walton Commerce Park are currently undeveloped. Some mature deciduous tree lines exist along the rear property lines.

STAFF COMMENTS

1. Best Sanitizers submitted a letter which provides the following information (see attachments):
 - A. The 66,000 square foot addition will include a 7,200 square foot storage room (H-3) for water miscible flammable liquids. The liquids will be packaged in closed containers that range in size from 1 ounce to 50 gallon drums.
 - B. A description of the products being stored (product name, package size, quantities kept on site, and Material Safety Data Sheets).
 - C. The factory currently operates from 6:30 A.M. to 5:30 P.M. It will eventually operate 24 hours a day.
 - D. Air emissions are estimated to be less than 10 tons per year.
2. Staff has the following questions for the applicant:
 - A. Could additional production rooms or H-3 storage rooms be added to the facility if the Phase 2 addition is approved and constructed?
 - B. Will there be any odors associated with the mixing of the chemicals that are detectable outside the building?
 - C. What is the anticipated number of tractor trailer trips per day if the additions are approved and constructed?

- D. What are the proposed exterior building materials?
 - E. The existing parking lot is illuminated by lights that are mounted to the building. Will the parking lot additions be illuminated the same way?
3. The applicant has been informed that the following Waivers will need be approved by the Zoning Administrator if the Conditional Use Permit is approved:
- A. Reduction of the frontage requirement for three curb cuts from 1,000' to 805'.
 - B. Reduce the 40' or 80' landscaping buffers along the rear and side property lines.

The Zoning Administrator has indicated that he is generally agreeable with the Waivers. However, he would like to see the applicant provide as much buffer as possible along the these property lines as possible. The Phase 1 and 2 plans show that a driveway will be located 19' from the rear property line and 10' from the side property line.

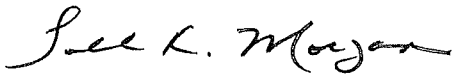
4. The Boone County Building Department has indicated that they have no preliminary concerns regarding the project. A more thorough review will be conducted by them or the State Building Department when the Building Permit application is submitted for review.
5. Deputy Chief Allan Roberts, with Walton Fire Protection District wrote an letter indicating they he has reviewed the proposed expansion plans and additional amounts of products that will be stored. His conclusion is that the proposal should move forward as long as it meets all building and fire codes (see attachments).
6. Staff would like to make the Board aware that Mullen Drive connects into North Walton Pointe Subdivision. The residential subdivision is 67.82 acres in area and is approved for 216 single-family dwelling units.
7. Staff recommends that the Board should analyze the following conditional use permit criteria before voting on the request:
- A. The use "will be harmonious with and in accordance with the general objectives, or with any specific objective of the County's Comprehensive Plan, a specific corridor plan and/or the zoning order".
 - B. The use "will not be hazardous to existing or future neighboring uses".
 - C. The use "will not involve uses, activities, process, materials, equipment and conditions of operation that will be detrimental to any persons, property, or the general welfare by reason of excessive production of traffic, noise, smoke, dust, fumes, glare, or odors".
8. Staff recommends the following conditions if the request is approved:
- A. The building additions shall be constructed with materials that match the rest of the building.
 - B. The number of parking stalls shall comply with the Boone County Zoning Regulations unless a Waiver is granted by the Zoning Administrator.

- C. The front parking lots (existing and proposed) shall be illuminated by light poles that are directed downwards and inwards toward the subject site.

Conclusion

KRS 100.237 and Section 220 of the Boone County Zoning Regulations gives the Walton Board of Adjustment and Zoning Appeals the authority to act on the request.

Respectfully submitted,



Todd K. Morgan, AICP
Senior Planner, Zoning Services

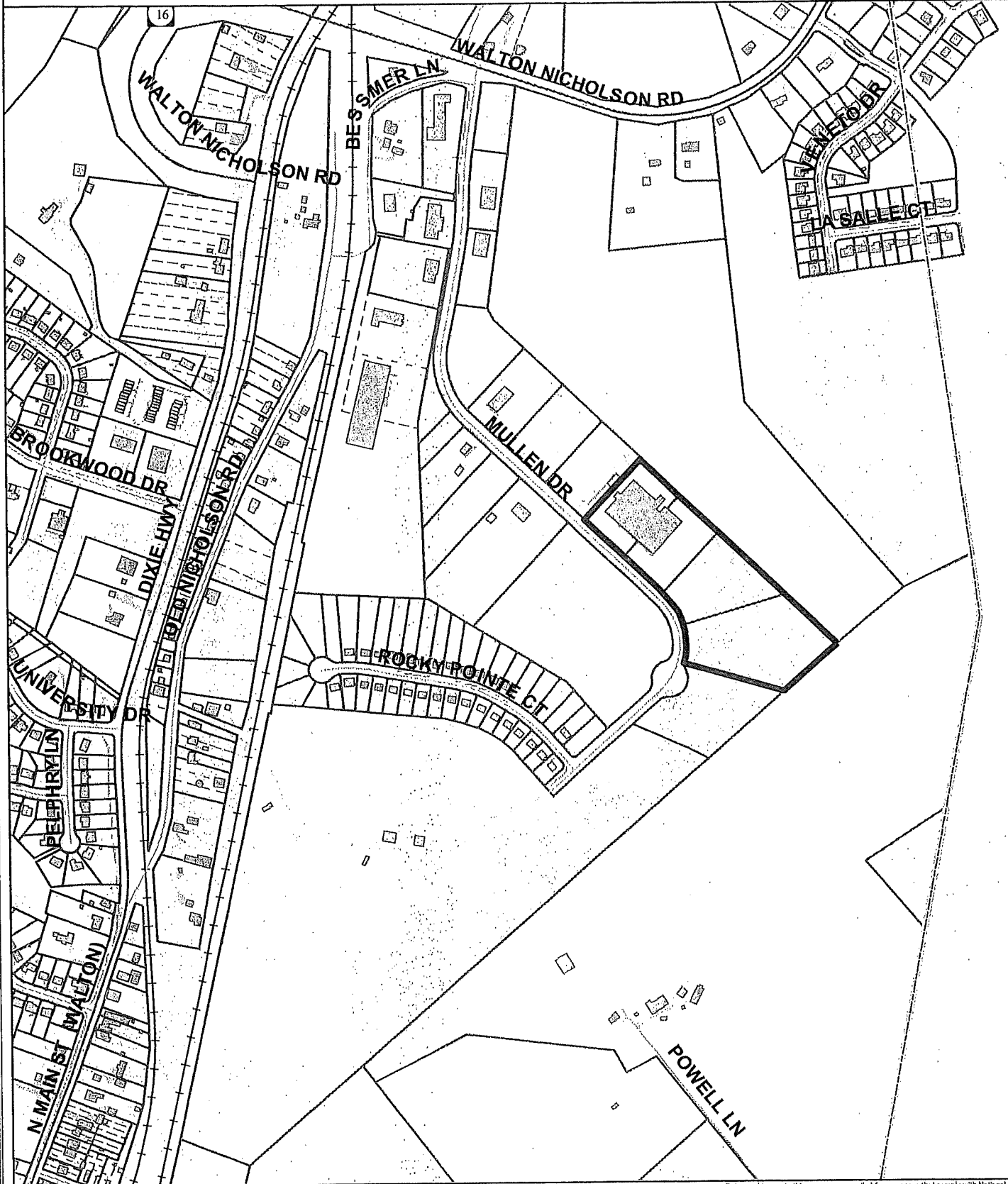
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Attachments

- *Site Vicinity Map
- *Letter & MSDS Sheets From Best Sanitizers
- *Preliminary Plans
- *2012 Aerial Map
- *Zoning Map
- *2035 Future Land Use Map
- *Topographical Map
- *3/3/06 North Walton Pointe Subdivision Preliminary Plat
- *Letter from Deputy Chief Allen Roberts
- *Application

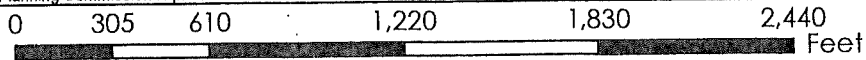
SITE VICINITY MAP

www.boonecountygis.com

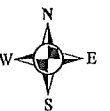


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1 inch = 600 feet



Boone County GIS - Putting Northern Kentucky on the Map



ph: 859.485.2293 | fx: 859.485.3572
154 Mullen Drive, Walton, KY 41094
www.bestsanitizers.com

June 6, 2014

Todd Morgan
Planner
Boone County Planning
Boone County, KY

RE: Factory Expansion Project

Dear Mr. Morgan,

Best Sanitizers is pleased to notify the Planning Commission of the proposed expansion of its factory located at 154 Mullen Drive, Walton, Kentucky and is requesting a Conditional Use Permit for the new expansion.

Expansion Summary:

Phase I

A 66,000 square foot facility is proposed that will be used primarily for storage and distribution of Best products plus manufacturing of soap type products. Included in the storage section of the warehouse is a proposed storage room (H-3) for water miscible flammable liquids packaged in close containers ranging in sizes from 1 oz. to 50 gallon drums.

The timeline to finish Phase I is projected to be completed by February 2015.

The following is a breakdown of the proposed expansion:

Warehousing	Non Flammable Products,	51,400 sqft
Warehousing (H-3)	Flammable Products	7,200 sqft
Soap Plant	Mixing and Filling	7,400 sqft
		Total: 66,000 sqft

Phase II

A 61,000 square foot future expansion is proposed that will primarily be used for additional warehousing. The timeline for this phase is yet to be determined.

Products To Be Stored



ph: 859.485.2293 | fx: 859.485.3572
154 Mullen Drive, Walton, KY 41094
www.bestsanitizers.com

1.

Description: Alcohol based Hand and Surface Sanitizers

Product Name: Alpet E3 Plus and SmartSan Hand Sanitizers, Alpet D2 Surface Sanitizer and various private label names.

Package Size: 2oz to 50 gallon drums

Quantities: Cumulative quantities of all sizes would be approximately 25,000 gallons

2.

Description: Hand Soaps and Cleaners

Product Name: Alpet E2, Alpet Q and various private label names

Package Size: 2oz to 50 gallon drums

Quantities: Cumulative quantities of all sizes would be approximately 5000 gallons

3.

Description: Empty Plastic Containers packaged in Fiberboard Boxes

Quantities: Approximately 500 pallets

4.

Description: Packaging materials

Quantities: Approximately 400 pallets

Soap Plant

The Soap plant will be used to mix and fill our non-flammable soap products.

Hours of Operation

Currently, the factory is operational from 6:30 am to 5:30 pm and as stated in the original filling, eventually will move to a 24 hours day.

Emissions

Air emissions are estimated to be less than the 10 tons/year.

We appreciate the support that we have received from the Walton and Boone County community and the cooperation that we have received from the Chief and staff of the Walton Fire District and are excited about proposed expansion. We look forward to continuing our positive relationship.



ph: 859.485.2293 | fx: 859.485.3572
154 Mullen Drive, Walton, KY 41094
www.bestsanitizers.com

Let me know if you require any additional information or clarification.

Sincerely,

A handwritten signature in cursive script that reads 'Mohammed Hay'.

Mohammed 'Ed' Hay
V.P. Operations
Best Sanitizers, Inc.
PH: 859-485-2293 ext 11
Fax 859-485-3572
Email: edhay@bestsanitizer.com

Attachments:

- MSDS Alpet E3 plus Alcohol Hand Sanitizer Solution
- MSDS Alpet D2 Alcohol Surface Sanitizer Solution
- MSDS SmartSan Hand Sanitizer Gel
- MSDs SoftenSure Antimicrobial Foam Soap
- MSDS SoftenSure Foam Soap Kiwi Mellon
- MSDS Luxury Foam Soap with Aloe
- MSDS SoftenSure Lotion Liquid Soap
- MSDS SoftenSure Antimicrobial Liquid Soap

MATERIAL SAFETY DATA SHEET

SECTION 1.

DISTRIBUTOR'S NAME:
ADDRESS:
REGULAR TELEPHONE:
TRADE NAME:

CHEMICAL PRODUCT & COMPANY IDENTIFICATION

Best Sanitizers Inc.
P.O. Box 1360 Penn Valley CA 95946
1-888-225-3267
Alpet E3 Plus and SmartSan Fragrance Free

EMERGENCY TELEPHONE: CHEMTREC (800) 424-9300

SECTION 2.

MATERIAL COMPONENT:
Ethanol (Ethyl Alcohol)

COMPOSITION/INFORMATION ON INGREDIENTS

MATERIAL COMPONENT	CAS #	%	HAZARD DATA
Ethanol (Ethyl Alcohol)	64-17-5	66 -76 %	TLV 1000ppm
Isopropyl Alcohol	67-63-0	<5-9%	TLV 400 ppm

SECTION 3.

EMERGENCY OVERVIEW DESCRIPTION:

HAZARDS INFORMATION

A clear alcohol based hand sanitizer with a strong alcohol odor.
NOTE: WARNINGS BELOW ARE FOR EXPOSURE TO LARGE QUANTITIES OF THE PRODUCT. NORMAL USAGE SHOULD NOT CREATE HAZARDOUS CONDITIONS.

POTENTIAL HEALTH EFFECTS

ETHYL ALCOHOL: Acute Oral LD₅₀ = 7,060mg/kg (Rat)
Acute Dermal LD₅₀ = 20,000 mg/kg (Rabbit)
Inhalation LC50 = 31,623 ppm/4 hr. (Rat)

ROUTES OF EXPOSURE:

INHALATION: None expected under foreseeable conditions. Exposure to high levels of Ethanol can cause irritation to nose & throat and narcotic effects as listed under Ingestion.

SKIN CONTACT: None anticipated under foreseeable use conditions. May cause open cuts to burn or sting.

SKIN ABSORPTION: See skin contact. Excessive contact time not anticipated with normal use.

EYE CONTACT: Vapors may irritate the eyes.

INGESTION: May cause nausea and vomiting. Ingestion of large amounts can cause drowsiness, unconsciousness, cramps and even death

EFFECTS OF OVEREXPOSURE:

ACUTE OVEREXPOSURE: Irritation of skin, eyes and mucous membranes. (See also skin ingestion.)

CHRONIC OVEREXPOSURE: Persons with existing skin problems should consult a physician before consistent use of this product.

SECTION 4.

EMERGENCY & FIRST AID PROCEDURES

EYES: Immediately flush eyes with large amounts of water for at least 15 minutes. Hold eyelids apart while flushing. Get medical attention immediately.

SKIN: For accidental exposure to large quantities, not normal usage. Immediately flush with water. Wash with soap and water.

INHALATION: For accidental exposure to large quantities, not normal usage. Move person to fresh air. If breathing stops, give artificial respiration, get medical attention immediately.

INGESTION: Never give anything by mouth to an unconscious person. Give 250 ml (8oz) of water do not induce vomiting. If vomiting occurs spontaneously, keep airway clear. Get medical attention immediately.

OBJECT IS TO SEEK MEDICAL ATTENTION IMMEDIATELY

SECTION 5.

FIRE FIGHTING MEASURES

FLASH POINT (Pensky-Martin closed cup): 70 °F (21 °C)

FLAMMABLE LIMITS IN AIR, % BY VOLUME: Ethanol LOWER: 3.3 HIGHER: 19.0

EXTINGUISHING MEDIA: Use carbon dioxide (CO₂), dry chemicals, water fog or foam where this product is stored.

SPEC. FIRE FIGHT PROCEDURES: Caution: Flammable. Do not enter confined fire space without full bunker gear (helmet with face shield, bunker coats, gloves and rubber boots, including a positive pressure NIOSH breathing apparatus). Cool fire exposed containers with water spray.

UNUSUAL FIRE & EXPOSURE HAZARD: Containers exposed to heat from fires should be cooled with water spray to prevent pressure build up which could rupture container, containers exposed to direct flame should be cooled with large quantities of water.

SECTION 6.

ACCIDENTAL RELEASE MEASURES

STEPS TO BE TAKEN IF MATERIAL IS RELEASED OR SPILLED:

Stop spill. Contain spill. Absorb on inert material such as sand, clay, etc. Shovel into approved containers, close, label and send to approved hazardous chemical dump. Neutralize remaining traces. Flush area with water.

NEUTRALIZING CHEMICALS: NA

WASTE DISPOSAL METHOD:

The materials resulting from clean-up operations may be hazardous wastes and therefore subject to specific regulations. Package, store, transport and dispose of all clean-up materials in accordance with all applicable federal, state and local health and EPA regulations.

SECTION 7.

HANDLING & STORAGE REQUIREMENTS

STORE IN A COOL, DRY PLACE, KEEP AWAY FROM HEAT. KEEP AWAY FROM HYPOCHLORITE AND STRONG OXIDIZERS.

Keep liquid and vapor away from heat, sparks and flame. Surfaces that are sufficiently hot may ignite even liquid products in the absence of sparks or flame. Extinguish pilot lights, cigarettes and turn off other sources of ignition prior to use and until all vapors is gone. Vapors may accumulate and travel to ignition sources distant from the handling site; flash-fire can result. Keep containers closed when not in use. Use with adequate ventilation.

ALPET E3 Plus and SmartSan Fragrance Free

Containers, even those that have been emptied, can contain explosive vapors. Do not cut, drill, grind, weld or perform similar operations on or near containers.

Static electricity may accumulate and create a fire hazard. Ground fixed equipment. Bond and ground transfer containers and equipment.

SECTION 8. EXPOSURE CONTROLS/PERSONAL PROTECTION

VENTILATION REQUIREMENTS: Use exhaust ventilation to keep airborne concentrations below exposure limits. Special ventilation not usually required. (Ethanol: TLV 1000ppm)

PERSONAL PROTECTIVE EQUIPMENT: SHOULD ONLY BE NEEDED IF HANDLING LARGE QUANTITIES NOT FOR NORMAL USAGE

Respiratory: Avoid breathing mists or vapors. Use of NIOSH/MSHA approved respirator protection is required when TLV values for airborne materials are met or exceeded. Respiratory protection must be in compliance with 29 CFR 1910.134 & other applicable regulation.

Eye: OSHA approved chemical splash goggles. NEVER WEAR CONTACT LENSES. Eye protection must conform to ANSI Z87.1 - 1989.

Gloves: Always wear permeation resistant gloves (neoprene, butyl & other rubbers). Consult with glove manufacturer for most resistant glove to material handled.

Other clothing equipment: Impervious protective clothing such as rain suits and rubber boots. An emergency eye wash and shower should be in the chemical storage area plus in any area where chemicals are mixed.

SECTION 9. PHYSICAL & CHEMICAL PROPERTIES

BOILING POINT:	NA	MELTING POINT:	NA
FREEZING POINT:	NA	SPECIFIC GRAVITY (H₂O=1):	0.9
VAPOR PRESSURE:	20 mmHg at 30 - 35°C	VAPOR DENSITY (AIR=1)	NA
SOLUBILITY IN H₂O:	Soluble	% VOLATILE BY VOLUME:	NA
EVAPORATION RATE:	NA	APPEARANCE & ODOR:	Clear solution with a strong alcohol odor

pH: NA

SECTION 10. STABILITY & REACTIVITY

CONDITIONS CONTRIBUTING TO INSTABILITY: Under normal conditions this product is stable.

INCOMPATIBILITY: Do not mix with strong oxidizing agents. Keep away from ignition sources.

HAZARDOUS DECOMPOSITION PRODUCTS: Oxides of carbon.

CONDITIONS CONTRIBUTING TO HAZ. POLYMERIZATION: None

SECTION 11. TOXICOLOGICAL INFORMATION

Consult Section 3. If more detailed information is required, write to the address listed in Section 1, Attention: Technical Department.

SECTION 12. ECOLOGICAL INFORMATION

This product does not contain phosphates.

SECTION 13. DISPOSAL CONSIDERATION

The materials resulting from clean-up operations may be hazardous wastes and therefore subject to specific regulations. Package, store, transport and dispose of all clean-up materials in accordance with all applicable federal, state and local health & EPA regulations.

SECTION 14. TRANSPORT INFORMATION

Regulatory Information	UN number	Proper shipping Name	Class	Packing Group	Other Information
DOT Classification	UN1170	Ethanol	3	II	ORM-D for packages under 1 liters

SECTION 15. REGULATORY INFORMATION

HCS Classification Flammable liquid, Irritating material

U. S. Federal Regulations: SARA 302/304/311/312 Extremely Hazardous Substances: No products found

SARA 302/304 Emergency Planning and Notification: No products found

TSCA 8(b) inventory: All materials listed or exempt

California Prop 65: Ethanol in Alcoholic Beverages (Developmental)

SECTION 16. OTHER INFORMATION

HIMS Rating Health	2	NFPA Rating Health	2
Flammability	3	Fire	3
Physical Hazards	0	Instability	0

Does not apply to exposure hazards other than during a fire:

All information, recommendations and suggestions appearing herein concerning our product are based upon tests and data believed to be reliable, however, it is the user's responsibility to determine the safety, toxicity and suitability for his own use of the product described herein. Since the actual use by others is beyond our control, no guarantee expressed or implied, is made by Best Sanitizers, Inc., as to the effect of such use, the results to be obtained, or the safety and toxicity of the product nor does Best Sanitizers, Inc. assume liability arising out of use by others, of the product referred to herein. Nor is the information herein to be construed as absolutely complete since additional information may be necessary or desirable when particular or exceptional conditions exist because of applicable laws or government regulations.

PREPARED BY: Technical Services

DATE: 24 January 2014

MATERIAL SAFETY DATA SHEET

SECTION 1.

CHEMICAL PRODUCT & COMPANY IDENTIFICATION

DISTRIBUTOR'S NAME: Best Sanitizers, Inc.
 ADDRESS: 154 Mullen Drive Walton, KY 41094
 REGULAR TELEPHONE: 888-225-3267
 TRADE NAME: ALPET D2

EMERGENCY TELEPHONE: CHEMTREC (800) 424-9300
 SYNONYMS: Sanitizer- Disinfectant

SECTION 2.

COMPOSITION/INFORMATION ON INGREDIENTS

MATERIAL/COMPONENT:	CAS #	%	HAZARD DATA
Isopropanol (Isopropyl Alcohol)	67-63-0	55 -75 %	TLV 1000ppm

SECTION 3.

HAZARDS INFORMATION

EMERGENCY OVERVIEW DESCRIPTION: A clear alcohol based sanitizer with a strong alcohol odor.
 NOTE: WARNINGS BELOW ARE FOR EXPOSURE TO LARGE QUANTITIES OF THE PRODUCT.
 NORMAL USAGE SHOULD NOT CREATE HAZARDOUS CONDITIONS.

POTENTIAL HEALTH EFFECTS

ISOPROPYL ALCOHOL: Acute Oral LD₅₀ = >5000mg/kg (Rat)
 Acute Dermal LD₅₀ => 2000 mg/kg (Rabbit)
 Inhalation LC50 = 5000 ppm/1 hr. (Rat)

ROUTES OF EXPOSURE:

INHALATION: None expected under foreseeable conditions. Exposure to high levels of Isopropanol I can cause irritation to nose & throat and narcotic effects as listed under Ingestion.

SKIN CONTACT: None anticipated under foreseeable use conditions. May cause open cuts to burn or sting.

SKIN ABSORPTION: See skin contact. Excessive contact time not anticipated with normal use.

EYE CONTACT: Vapors may irritate the eyes.

INGESTION: May cause nausea and vomiting. Ingestion of large amounts can cause drowsiness, unconsciousness, cramps and even death

EFFECTS OF OVEREXPOSURE:

ACUTE OVEREXPOSURE: Irritation of skin, eyes and mucous membranes. (See also skin ingestion.)

CHRONIC OVEREXPOSURE: Persons with existing skin problems should consult a physician before consistent use of this product.

SECTION 4.

EMERGENCY & FIRST AID PROCEDURES

EYES: Immediately flush eyes with large amounts of water for at least 15 minutes. Hold eyelids apart while flushing. Get medical attention immediately.

SKIN: For accidental exposure to large quantities, not normal usage. Immediately flush with water. Wash with soap and water.

INHALATION: For accidental exposure to large quantities, not normal usage. Move person to fresh air. If breathing stops, give artificial respiration, get medical attention immediately.

INGESTION: Never give anything by mouth to an unconscious person. Give 250 ml (8oz) of water do not induce vomiting. If vomiting occurs spontaneously, keep airway clear. Get medical attention immediately.

OBJECT IS TO SEEK MEDICAL ATTENTION IMMEDIATELY

SECTION 5.

FIRE FIGHTING MEASURES

FLASH POINT (Pensky-Martin closed cup): 70.68 °F (21.49°C)

FLAMMABLE LIMITS IN AIR, % BY VOLUME: Isopropanol LOWER: 2.0 HIGHER: 12.7

EXTINGUISHING MEDIA: Use carbon dioxide (CO₂), dry chemicals, water fog or foam where this product is stored.

SPEC. FIRE FIGHT PROCEDURES: Caution: Flammable. Do not enter confined fire space without full bunker gear (helmet with face shield, bunker coats, gloves and rubber boots, including a positive pressure NIOSH breathing apparatus). Cool fire exposed containers with water spray.

UNUSUAL FIRE & EXPOSURE HAZARD: Containers exposed to heat from fires should be cooled with water spray to prevent pressure build up which could rupture container, containers exposed to direct flame should be cooled with large quantities of water.

SECTION 6.

ACCIDENTAL RELEASE MEASURES

STEPS TO BE TAKEN IF MATERIAL IS RELEASED OR SPILLED:

Stop spill. Contain spill. Absorb on inert material such as sand, clay, etc. Shovel into approved containers, close, label and send to approved hazardous chemical dump. Neutralize remaining traces. Flush area with water.

NEUTRALIZING CHEMICALS: NA

WASTE DISPOSAL METHOD:

The materials resulting from clean-up operations may be hazardous wastes and therefore subject to specific regulations. Package, store, transport and dispose of all clean-up materials in accordance with all applicable federal, state and local health and EPA regulations.

SECTION 7.

HANDLING & STORAGE REQUIREMENTS

STORE IN A COOL, DRY PLACE, KEEP AWAY FROM HEAT. KEEP AWAY FROM HYPOCHLORITE AND STRONG OXIDIZERS.

Keep liquid and vapor away from heat, sparks and flame. Surfaces that are sufficiently hot may ignite even liquid products in the absence of sparks or flame. Extinguish pilot lights, cigarettes and turns off other sources of ignition prior to use and until all vapors are gone. Vapors may accumulate and travel to ignition sources distant from the handling site; flash-fire can result. Keep containers closed when not in use. Use with adequate ventilation.

Containers, even those that have been emptied, can contain explosive vapors. Do not cut, drill, grind, weld or perform similar operations on or near containers.

Static electricity may accumulate and create a fire hazard. Ground fixed equipment. Bond and ground transfer containers and equipment.

SECTION 8. EXPOSURE CONTROLS/PERSONAL PROTECTION

VENTILATION REQUIREMENTS: Use exhaust ventilation to keep airborne concentrations below exposure limits. Special ventilation not usually required. (Ethanol: TLY 1000ppm)

PERSONAL PROTECTIVE EQUIPMENT: SHOULD ONLY BE NEEDED IF HANDLING LARGE QUANTITIES NOT FOR NORMAL USAGE

Respiratory: Avoid breathing mists or vapors. Use of NIOSH/MSHA approved respirator protection is required when TLY values for airborne materials are met or exceeded. Respiratory protection must be in compliance with 29 CFR 1910.134 & other applicable regulation.

Eye: OSHA approved chemical splash goggles. NEVER WEAR CONTACT LENSES. Eye protection must conform to ANSI Z87.1 - 1989.

Gloves: Always wear permeation resistant gloves (neoprene, butyl & other rubbers). Consult with glove manufacturer for most resistant glove to material handled.

Other clothing equipment: Impervious protective clothing such as rain suits and rubber boots. An emergency eye wash and shower should be in the chemical storage area plus in any area where chemicals are mixed.

SECTION 9. PHYSICAL & CHEMICAL PROPERTIES

BOILING POINT:	180°F	MELTING POINT:	NA
FREEZING POINT:	NA	SPECIFIC GRAVITY (H₂O=1):	0.89
VAPOR PRESSURE:	30 mmHg at 20°C	VAPOR DENSITY (AIR=1)	NA
SOLUBILITY IN H₂O, % BY WT:	Soluble	% VOLATILE BY VOLUME:	< 60%
EVAPORATION RATE:	NA	APPEARANCE & ODOR:	Clear solution with a strong alcohol odor
pH:	NA		

SECTION 10. STABILITY & REACTIVITY

CONDITIONS CONTRIBUTING TO INSTABILITY: Under normal conditions this product is stable.

INCOMPATIBILITY: Do not mix with strong oxidizing agents. Keep away from ignition sources.

HAZARDOUS DECOMPOSITION PRODUCTS: Oxides of carbon.

CONDITIONS CONTRIBUTING TO HAZ. POLYMERIZATION: None

SECTION 11. TOXICOLOGICAL INFORMATION

Consult Section 3. If more detailed information is required, write to the address listed in Section 1, Attention: Technical Department.

SECTION 12. ECOLOGICAL INFORMATION

This product does not contain phosphates.

SECTION 13. DISPOSAL CONSIDERATION

The materials resulting from clean-up operations may be hazardous wastes and therefore subject to specific regulations. Package, store, transport and dispose of all clean-up materials in accordance with all applicable federal, state and local health & EPA regulations.

SECTION 14. TRANSPORT INFORMATION

Regulatory Information	UN number	Proper shipping Name	Class	Packing Group	Other Information
DOT Classification	UN 1219	ISOPROPANOL	3	II	ORM-D for packages under 1 liters Exempt DOT-SP 9275 for packages under 1 gallon

SECTION 15. REGULATORY INFORMATION

HCS Classification: Flammable liquid, Irritating material

U. S. Federal Regulations: SARA 302/304/311/312 Extremely Hazardous Substances: No products found
SARA 302/304 Emergency Planning and Notification: No products found

TSCA 8(b) inventory: All materials listed or exempt

California Prop 65: Not Listed

SECTION 16. OTHER INFORMATION

HMIS Rating Health	2	NFPA Rating	Health	2
Flammability	3		Fire	3
Physical Hazards	0		Instability	0

Does not apply to exposure hazards other than during a fire:

All information, recommendations and suggestions appearing herein concerning our product are based upon tests and data believed to be reliable; however, it is the user's responsibility to determine the safety, toxicity and suitability for his own use of the product described herein. Since the actual use by others is beyond our control, no guarantee expressed or implied, is made by Best Sanitizers, Inc., as to the effect of such use, the results to be obtained, or the safety and toxicity of the product nor does Best Sanitizers, Inc. assume liability arising out of use by others, of the product referred to herein. Nor is the information herein to be construed as absolutely complete since additional information may be necessary or desirable when particular or exceptional conditions exist because of applicable laws or government regulations.

PREPARED BY: Technical Services

DATE: 24 January 2014

MATERIAL SAFETY DATA SHEET

SECTION 1.

CHEMICAL PRODUCT & COMPANY IDENTIFICATION

DISTRIBUTOR'S NAME: Best Sanitizers, Inc.
 ADDRESS: 154 Mullen Drive
 Walton, KY 41094
 REGULAR TELEPHONE: 888-225-3267
 TRADE NAME: ALPET Q E2 Foaming Hand Soap

EMERGENCY TELEPHONE: CHEMTREC (800) 424-9300
 SYNONYMS: Foaming Hand Soap

SECTION 2.

COMPOSITION/INFORMATION ON INGREDIENTS

MATERIAL/COMPONENT:	CAS #	%	HAZARD DATA
Non Hazardous			
Glycerin	56-81-5	<10	OSHA PEL 15mg/m ³ , ACGIH-TLV 10mg/m ³

SECTION 3.

HAZARDS INFORMATION

EMERGENCY OVERVIEW DESCRIPTION: A clear hand soap with a mild odor.
 NOTE: WARNINGS BELOW ARE FOR EXPOSURE TO LARGE QUANTITIES OF THE PRODUCT.
 NORMAL USAGE SHOULD NOT CREATE HAZARDOUS CONDITIONS.

ROUTES OF EXPOSURE:

INHALATION: None expected under foreseeable conditions.
 SKIN CONTACT: None anticipated under foreseeable use conditions. Prolonged or repeated skin contact with this product may cause irritation in sensitive individuals.
 SKIN ABSORPTION: See skin contact. Excessive contact time not anticipated with normal use.
 EYE CONTACT: May cause eye irritation.
 INGESTION: May cause nausea and vomiting. Ingestion of large amounts can cause drowsiness, unconsciousness, cramps and even death.

EFFECTS OF OVEREXPOSURE:

ACUTE OVEREXPOSURE: Irritation of skin, eyes and mucous membranes. (See also skin contact & ingestion.)
 CHRONIC OVEREXPOSURE: Persons with existing skin problems should consult a physician before consistent use of this product.

SECTION 4.

EMERGENCY & FIRST AID PROCEDURES

EYES: Immediately flush eyes with large amounts of water for at least 15 minutes. Hold eyelids apart while flushing. Get medical attention if irritation persists.
 SKIN: For accidental exposure to large quantities, not normal usage. Immediately flush with water.
 INHALATION: For accidental exposure to large quantities, not normal usage. Move person to fresh air. If breathing stops, give artificial respiration, get medical attention immediately.
 INGESTION: If swallowed seek medical attention or call poison control. Never give anything by mouth to an unconscious person.

SECTION 5.

FIRE FIGHTING MEASURES

EXTINGUISHING MEDIA: Use carbon dioxide (CO₂), dry chemicals, water fog or foam where this product is stored.
 SPEC. FIRE FIGHT PROCEDURES: Caution: Do not enter confined fire space without full bunker gear (helmet with face shield, bunker coats, gloves and rubber boots, including a positive pressure NIOSH breathing apparatus). Cool fire exposed containers with water spray.
 UNUSUAL FIRE & EXPOSURE HAZARD: Containers exposed to heat from fires should be cooled with water spray to prevent pressure build up which could rupture container, containers exposed to direct flame should be cooled with large quantities of water.

SECTION 6.

ACCIDENTAL RELEASE MEASURES

STEPS TO BE TAKEN IF MATERIAL IS RELEASED OR SPILLED: Stop spill. Contain spill. Absorb on inert material such as sand, clay, etc. Shovel into approved containers, close, label and send to approved hazardous chemical dump. Neutralize remaining traces. Flush area with water.
 NEUTRALIZING CHEMICALS: NA
 WASTE DISPOSAL METHOD: The materials resulting from clean-up operations may be hazardous wastes and therefore subject to specific regulations. Package, store, transport and dispose of all clean-up materials in accordance with all applicable federal, state and local health and EPA regulations.

SECTION 7.

HANDLING & STORAGE REQUIREMENTS

STORE IN A COOL, DRY PLACE, KEEP AWAY FROM HEAT. KEEP AWAY FROM HYPOCHLORITE AND STRONG OXIDIZERS.
 Keep liquid and vapor away from heat, sparks and flame. Surfaces that are sufficiently hot may ignite even liquid products in the absence of sparks or flame. Extinguish pilot lights, cigarettes and turn off other sources of ignition prior to use and until all vapors are gone. Vapors may accumulate and travel to ignition sources distant from the handling site; flash-fire can result. Keep containers closed when not in use. Use with adequate ventilation.

ALPET Q E2 Sanitizing Foam Soap

Containers, even those that have been emptied, can contain explosive vapors. Do not cut, drill, grind, weld or perform similar operations on or near containers.

Static electricity may accumulate and create a fire hazard. Ground fixed equipment. Bond and ground transfer containers and equipment.

SECTION 8. EXPOSURE CONTROLS/PERSONAL PROTECTION

VENTILATION REQUIREMENTS: Use exhaust ventilation to keep airborne concentrations below exposure limits. Special ventilation not usually required. (Glycerin: OSHA PEL 15mg/m³, ACGIH-TLV 10mg/m³)

PERSONAL PROTECTIVE EQUIPMENT: SHOULD ONLY BE NEEDED IF HANDLING LARGE QUANTITIES NOT FOR NORMAL USAGE.

Respiratory: Avoid breathing mists or vapors. Use of NIOSH/MSHA approved respirator protection is required when TLV values for airborne materials are met or exceeded. Respiratory protection must be in compliance with 29 CFR 1910.134 & other applicable regulation.

Eye: OSHA approved chemical splash goggles. NEVER WEAR CONTACT LENSES. Eye protection must conform to ANSI Z87.1 - 1989.

Gloves: Always wear permeation resistant gloves (neoprene, butyl & other rubbers). Consult with glove manufacturer for most resistant glove to material handled.

Other clothing equipment: Impervious protective clothing such as rain suits and rubber boots. An emergency eye wash and shower should be in the chemical storage area plus in any area where chemicals are mixed.

SECTION 9. PHYSICAL & CHEMICAL PROPERTIES

BOILING POINT:	~212°F	MELTING POINT:	NA
FREEZING POINT:	NA	SPECIFIC GRAVITY (H₂O=1):	1.0
VAPOR PRESSURE:	NA	VAPOR DENSITY (AIR=1)	NA
SOLUBILITY IN H₂O, % BY WT:	Soluble	% VOLATILE BY VOLUME:	<90
EVAPORATION RATE:	NA	APPEARANCE & ODOR:	Clear solution with a mild odor
pH:	5.5-7.0		

SECTION 10. STABILITY & REACTIVITY

CONDITIONS CONTRIBUTING TO INSTABILITY: Under normal conditions this product is stable.

INCOMPATIBILITY: Do not mix with strong oxidizing agents. Keep away from ignition sources.

HAZARDOUS DECOMPOSITION PRODUCTS: Oxides of carbon.

CONDITIONS CONTRIBUTING TO HAZ. POLYMERIZATION: None

SECTION 11. TOXICOLOGICAL INFORMATION

Consult Section 3. If more detailed information is required, write to the address listed in Section 1, Attention: Technical Department.

SECTION 12. ECOLOGICAL INFORMATION

This product does not contain phosphates.

SECTION 13. DISPOSAL CONSIDERATION

The materials resulting from clean-up operations may be hazardous wastes and therefore subject to specific regulations. Package, store, transport and dispose of all clean-up materials in accordance with all applicable federal, state and local health & EPA regulations.

SECTION 14. TRANSPORT INFORMATION

Non Hazardous

SECTION 15. REGULATORY INFORMATION

HCS Classification NA

U. S. Federal Regulations: SARA 302/304/311/312 Extremely Hazardous Substances: No products found
SARA 302/304 Emergency Planning and Notification: No products found

TSCA 8(b) inventory: All materials listed or exempt

SECTION 16. OTHER INFORMATION

HMIS Rating: Health 1, Flammability 0, Physical Hazards 0

All information, recommendations and suggestions appearing herein concerning our product are based upon tests and data believed to be reliable, however, it is the user's responsibility to determine the safety, toxicity and suitability for his own use of the product described herein. Since the actual use by others is beyond our control, no guarantee expressed or implied, is made by Best Sanitizers, Inc. as to the effect of such use, the results to be obtained, or the safety and toxicity of the product nor does Best Sanitizers, Inc. assume liability arising out of use by others, of the product referred to herein. Nor is the information herein to be construed as absolutely complete since additional information may be necessary or desirable when particular or exceptional conditions exist because of applicable laws or government regulations.

PREPARED BY: Duncan C. Badertscher

DATE: 29 March 2012

MATERIAL SAFETY DATA SHEET

SECTION 1. CHEMICAL PRODUCT & COMPANY IDENTIFICATION
 DISTRIBUTOR'S NAME: Best Sanitizers, Inc.
 ADDRESS: 154 Mullen Drive
 Walton, KY 41094
 REGULAR TELEPHONE: 888-225-3267
 TRADE NAME: Smart-San Hand Sanitizer Gel 40B
 EMERGENCY TELEPHONE: CHEMTREC (800) 424-9300

SECTION 2. COMPOSITION/INFORMATION ON INGREDIENTS

MATERIAL/COMPONENT:	CAS #	%	HAZARD DATA
Ethanol (Ethyl Alcohol)	64-17-5	55-75 %	TLV 1000ppm
Triethanolamine	102-71-6	<0.2%	TLV 5
Tertiary Butyl Alcohol	75-65-0	<0.1%	TLV 100 ppm

SECTION 3. HAZARDS INFORMATION
 EMERGENCY OVERVIEW DESCRIPTION: A clear alcohol based hand sanitizer with a strong alcohol odor.
 NOTE: WARNINGS BELOW ARE FOR EXPOSURE TO LARGE QUANTITIES OF THE PRODUCT. NORMAL USAGE SHOULD NOT CREATE HAZARDOUS CONDITIONS.

POTENTIAL HEALTH EFFECTS

ETHYL ALCOHOL: Acute Oral LD₅₀ = 7,060mg/kg (Rat)
 Acute Dermal LD₅₀ = 20,000 mg/kg (Rabbit)
 Inhalation LC50 = 31,623 ppm/4 hr. (Rat)

ROUTES OF EXPOSURE:

INHALATION: None expected under foreseeable conditions. Exposure to high levels of Ethanol can cause irritation to nose & throat and narcotic effects as listed under Ingestion.
 SKIN CONTACT: None anticipated under foreseeable use conditions. May cause open cuts to burn or sting.
 SKIN ABSORPTION: See skin contact. Excessive contact time not anticipated with normal use.
 EYE CONTACT: Vapors may irritate the eyes.
 INGESTION: May cause nausea and vomiting. Ingestion of large amounts can cause drowsiness, unconsciousness, cramps and even death.

EFFECTS OF OVEREXPOSURE:

ACUTE OVEREXPOSURE: Irritation of skin, eyes and mucous membranes. (See also skin ingestion.)
 CHRONIC OVEREXPOSURE: Persons with existing skin problems should consult a physician before consistent use of this product.

SECTION 4. EMERGENCY & FIRST AID PROCEDURES

EYES: Immediately flush eyes with large amounts of water for at least 15 minutes. Hold eyelids apart while flushing. Get medical attention immediately.
 SKIN: For accidental exposure to large quantities, not normal usage. Immediately flush with water. Wash with soap and water.
 INHALATION: For accidental exposure to large quantities, not normal usage. Move person to fresh air. If breathing stops, give artificial respiration, get medical attention immediately.
 INGESTION: Never give anything by mouth to an unconscious person. Give 250 ml (8oz) of water do not induce vomiting. If vomiting occurs spontaneously, keep airway clear. Get medical attention immediately.

OBJECT IS TO SEEK MEDICAL ATTENTION IMMEDIATELY

SECTION 5. FIRE FIGHTING MEASURES

FLASH POINT (Pensky-Martin closed cup): 77 °F (25 °C)
 FLAMMABLE LIMITS IN AIR, % BY VOLUME: Ethanol LOWER: 3.3 HIGHER: 19.0
 EXTINGUISHING MEDIA: Use carbon dioxide (CO₂), dry chemicals, water fog or foam where this product is stored.
 SPEC. FIRE FIGHT PROCEDURES: Caution: Flammable. Do not enter confined fire space without full bunker gear (helmet with face shield, bunker coats, gloves and rubber boots, including a positive pressure NIOSH breathing apparatus). Cool fire exposed containers with water spray.
 UNUSUAL FIRE & EXPOSURE HAZARD: Containers exposed to heat from fires should be cooled with water spray to prevent pressure build up which could rupture container, containers exposed to direct flame should be cooled with large quantities of water.

SECTION 6. ACCIDENTAL RELEASE MEASURES

STEPS TO BE TAKEN IF MATERIAL IS RELEASED OR SPILLED:
 Stop spill. Contain spill. Absorb on inert material such as sand, clay, etc. Shovel into approved containers, close, label and send to approved hazardous chemical dump. Neutralize remaining traces. Flush area with water.
 NEUTRALIZING CHEMICALS: NA
 WASTE DISPOSAL METHOD:

The materials resulting from clean-up operations may be hazardous wastes and therefore subject to specific regulations. Package, store, transport and dispose of all clean-up materials in accordance with all applicable federal, state and local health and EPA regulations.

SECTION 7. HANDLING & STORAGE REQUIREMENTS

STORE IN A COOL, DRY PLACE, KEEP AWAY FROM HEAT. KEEP AWAY FROM HYPOCHLORITE AND STRONG OXIDIZERS.

Smart-San Hand Sanitizer Gel 40B

Keep liquid and vapor away from heat, sparks and flame. Surfaces that are sufficiently hot any ignite even liquid products in the absence of sparks or flame. Extinguish pilot lights, cigarettes and turn off other sources of ignition prior to use and until all vapors are gone. Vapors may accumulate and travel to ignition sources distant from the handling site; flash-fire can result. Keep containers closed when not in use. Use with adequate ventilation. Containers, even those that have been emptied, can contain explosive vapors. Do not cut, drill, grind, weld or perform similar operations on or near containers.

Static electricity may accumulate and create a fire hazard. Ground fixed equipment. Bond and ground transfer containers and equipment.

SECTION 8. EXPOSURE CONTROLS/PERSONAL PROTECTION

VENTILATION REQUIREMENTS: Use exhaust ventilation to keep airborne concentrations below exposure limits. Special ventilation not usually required. (Ethanol: TLV 1000ppm)

PERSONAL PROTECTIVE EQUIPMENT: SHOULD ONLY BE NEEDED IF HANDLING LARGE QUANTITIES NOT FOR NORMAL USAGE

Respiratory: Avoid breathing mists or vapors. Use of NIOSH/MSHA approved respirator protection is required when TLV values for airborne materials are met or exceeded. Respiratory protection must be in compliance with 29 CFR 1910.134 & other applicable regulation.

Eye: OSHA approved chemical splash goggles. NEVER WEAR CONTACT LENSES. Eye protection must conform to ANSI Z87.1 - 1989.

Gloves: Always wear permeation resistant gloves (neoprene, butyl & other rubbers). Consult with glove manufacturer for most resistant glove to material handled.

Other clothing equipment: Impervious protective clothing such as rain suits and rubber boots. An emergency eye wash and shower should be in the chemical storage area plus in any area where chemicals are mixed.

SECTION 9. PHYSICAL & CHEMICAL PROPERTIES

BOILING POINT:	NA	MELTING POINT:	NA
FREEZING POINT:	NA	SPECIFIC GRAVITY (H₂O=1):	0.89
VAPOR PRESSURE:	20 mmHg at 30 - 35°C	VAPOR DENSITY (AIR=1)	NA
SOLUBILITY IN H₂O:	Soluble	% VOLATILE BY VOLUME:	NA
EVAPORATION RATE:	NA	APPEARANCE & ODOR:	Clear gel with a strong alcohol odor
pH:	NA		

SECTION 10. STABILITY & REACTIVITY

CONDITIONS CONTRIBUTING TO INSTABILITY: Under normal conditions this product is stable.

INCOMPATIBILITY: Do not mix with strong oxidizing agents. Keep away from ignition sources.

HAZARDOUS DECOMPOSITION PRODUCTS: Oxides of carbon.

CONDITIONS CONTRIBUTING TO HAZ. POLYMERIZATION: None

SECTION 11. TOXICOLOGICAL INFORMATION

Consult Section 3. If more detailed information is required, write to the address listed in Section 1, Attention: Technical Department.

SECTION 12. ECOLOGICAL INFORMATION

This product does not contain phosphates.

SECTION 13. DISPOSAL CONSIDERATION

The materials resulting from clean-up operations may be hazardous wastes and therefore subject to specific regulations. Package, store, transport and dispose of all clean-up materials in accordance with all applicable federal, state and local health & EPA regulations.

SECTION 14. TRANSPORT INFORMATION

Regulatory Information	UN number	Proper shipping Name	Class	Packing Group	Other Information
DOT Classification	UN1170	Ethanol	3	III	ORM-D for packages under 1 liters Exempt DOT-SP 9275 for packages under 1 gallon

SECTION 15. REGULATORY INFORMATION

HCS Classification: Flammable liquid, Irritating material

U. S. Federal Regulations: SARA 302/304/311/312 Extremely Hazardous Substances: No products found
SARA 302/304 Emergency Planning and Notification: No products found

TSCA 8(b) inventory: All materials listed or exempt

California Prop 65: Ethanol in Alcoholic Beverages (Developmental)

SECTION 16. OTHER INFORMATION

HMIS Rating	Health	2	NFPA Rating	Health	1
	Flammability	3		Fire	3
	Physical Hazards	0		Reactivity	0

Does not apply to exposure hazards other than during a fire:

All information, recommendations and suggestions appearing herein concerning our product are based upon tests and data believed to be reliable, however, it is the user's responsibility to determine the safety, toxicity and suitability for his own use of the product described herein. Since the actual use by others is beyond our control, no guarantee expressed or implied, is made by Best Sanitizers, Inc., as to the effect of such use, the results to be obtained, or the safety and toxicity of the product nor does Best Sanitizers, Inc. assume liability arising out of use by others, of the product referred to herein. Nor is the information herein to be construed as absolutely complete since additional information may be necessary or desirable when particular or exceptional conditions exist because of applicable laws or government regulations.

PREPARED BY: Duncan C. Badertscher

DATE: 14 March 2012

MATERIAL SAFETY DATA SHEET

SECTION 1.

CHEMICAL PRODUCT & COMPANY IDENTIFICATION

DISTRIBUTOR'S NAME: Best Sanitizers, Inc.
 ADDRESS: 154 Mullen Drive
 Walton, KY 41094
 REGULAR TELEPHONE: 888-225-3267
 TRADE NAME: SoftenSure Antimicrobial Foam Soap

EMERGENCY TELEPHONE: CHEMTREC (800) 424-9300
 SYNONYMS: Foaming Hand Soap

SECTION 2.

COMPOSITION/INFORMATION ON INGREDIENTS

MATERIAL/COMPONENT:	CAS #	%	HAZARD DATA
4-Chloro-3, 5 xyleneol (Chloroxylenol)	88-04-0	<2	Not Listed

SECTION 3.

HAZARDS INFORMATION

EMERGENCY OVERVIEW DESCRIPTION: A clear green hand soap with a mild odor.
 NOTE: WARNINGS BELOW ARE FOR EXPOSURE TO LARGE QUANTITIES OF THE PRODUCT.
 NORMAL USAGE SHOULD NOT CREATE HAZARDOUS CONDITIONS.

ROUTES OF EXPOSURE:

INHALATION: None expected under foreseeable conditions.
 SKIN CONTACT: None anticipated under foreseeable use conditions. Prolonged or repeated skin contact with this product may cause irritation in sensitive individuals
 SKIN ABSORPTION: See skin contact. Excessive contact time not anticipated with normal use.
 EYE CONTACT: May cause eye irritation.
 INGESTION: May cause nausea and vomiting. Ingestion of large amounts can cause drowsiness, unconsciousness, cramps and even death

EFFECTS OF OVEREXPOSURE:

ACUTE OVEREXPOSURE: Irritation of skin, eyes and mucous membranes. (See also skin, ingestion.)
 CHRONIC OVEREXPOSURE: Persons with existing skin problems should consult a physician before consistent use of this product.

SECTION 4.

EMERGENCY & FIRST AID PROCEDURES

EYES: Immediately flush eyes with large amounts of water for at least 15 minutes. Hold eyelids apart while flushing. Get medical attention if irritation persists.
 SKIN: For accidental exposure to large quantities, not normal usage. Immediately flush with water. Wash with soap and water.
 INHALATION: For accidental exposure to large quantities, not normal usage. Move person to fresh air. If breathing stops, give artificial respiration, get medical attention immediately.
 INGESTION: If swallowed seek medical attention or call poison control. Never give anything by mouth to an unconscious person.

SECTION 5.

FIRE FIGHTING MEASURES

EXTINGUISHING MEDIA: Use carbon dioxide (CO₂), dry chemicals, water fog or foam where this product is stored.
 SPEC. FIRE FIGHT PROCEDURES: Caution: Do not enter confined fire space without full bunker gear (helmet with face shield, bunker coats, gloves and rubber boots, including a positive pressure NIOSH breathing apparatus). Cool fire exposed containers with water spray.
 UNUSUAL FIRE & EXPOSURE HAZARD: Containers exposed to heat from fires should be cooled with water spray to prevent pressure build up which could rupture container, containers exposed to direct flame should be cooled with large quantities of water.

SECTION 6.

ACCIDENTAL RELEASE MEASURES

STEPS TO BE TAKEN IF MATERIAL IS RELEASED OR SPILLED:

Stop spill. Contain spill. Absorb on inert material such as sand, clay, etc. Shovel into approved containers, close, label and send to approved hazardous chemical dump. Neutralize remaining traces. Flush area with water.

NEUTRALIZING CHEMICALS: NA

WASTE DISPOSAL METHOD:

The materials resulting from clean-up operations may be hazardous wastes and therefore subject to specific regulations. Package, store, transport and dispose of all clean-up materials in accordance with all applicable federal, state and local health and EPA regulations.

SECTION 7. HANDLING & STORAGE REQUIREMENTS

STORE IN A COOL, DRY PLACE, KEEP AWAY FROM HEAT. KEEP AWAY FROM HYPOCHLORITE AND STRONG OXIDIZERS. Keep liquid and vapor away from heat, sparks and flame. Surfaces that are sufficiently hot may ignite even liquid products in the absence of sparks or flame. Extinguish pilot lights, cigarettes and turn off other sources of ignition prior to use and until all vapors are gone. Vapors may accumulate and travel to ignition sources distant from the handling site; flash-fire can result. Keep containers closed when not in use. Use with adequate ventilation.

Containers, even those that have been emptied, can contain explosive vapors. Do not cut, drill, grind, weld or perform similar operations on or near containers.

Static electricity may accumulate and create a fire hazard. Ground fixed equipment. Bond and ground transfer containers and equipment.

SECTION 8. EXPOSURE CONTROLS/PERSONAL PROTECTION

VENTILATION REQUIREMENTS: Use exhaust ventilation to keep airborne concentrations below exposure limits. Special ventilation not usually required. (Glycerin: OSHA PEL 15mg/m³, ACGIH-TLV 10mg/m³)

PERSONAL PROTECTIVE EQUIPMENT: SHOULD ONLY BE NEEDED IF HANDLING LARGE QUANTITIES NOT FOR NORMAL USAGE.

Respiratory: Avoid breathing mists or vapors. Use of NIOSH/MSHA approved respirator protection is required when TLV values for airborne materials are met or exceeded. Respiratory protection must be in compliance with 29 CFR 1910.134 & other applicable regulation.

Eye: OSHA approved chemical splash goggles. NEVER WEAR CONTACT LENSES. Eye protection must conform to ANSI Z87.1 - 1989.

Gloves: Always wear permeation resistant gloves (neoprene, butyl & other rubbers). Consult with glove manufacturer for most resistant glove to material handled.

Other clothing equipment: Impervious protective clothing such as rain suits and rubber boots. An emergency eye wash and shower should be in the chemical storage area plus in any area where chemicals are mixed.

SECTION 9. PHYSICAL & CHEMICAL PROPERTIES

BOILING POINT:	~212°F	MELTING POINT:	NA
FREEZING POINT:	NA	SPECIFIC GRAVITY (H₂O=1):	1.0
VAPOR PRESSURE:	NA	VAPOR DENSITY (AIR=1):	NA
SOLUBILITY IN H₂O, % BY WT:	Soluble	% VOLATILE BY VOLUME:	<90
EVAPORATION RATE:	NA	APPEARANCE & ODOR:	Clear Green solution with a mild odor
pH:	9.0-11.0		

SECTION 10. STABILITY & REACTIVITY

CONDITIONS CONTRIBUTING TO INSTABILITY:	Under normal conditions this product is stable.
INCOMPATIBILITY:	Do not mix with strong oxidizing agents. Keep away from ignition sources.
HAZARDOUS DECOMPOSITION PRODUCTS:	Oxides of carbon.
CONDITIONS CONTRIBUTING TO HAZ. POLYMERIZATION:	None

SECTION 11. TOXICOLOGICAL INFORMATION

Consult Section 3. If more detailed information is required, write to the address listed in Section 1, Attention: Technical Department.

SECTION 12. ECOLOGICAL INFORMATION

This product does not contain phosphates.

SECTION 13. DISPOSAL CONSIDERATION

The materials resulting from clean-up operations may be hazardous wastes and therefore subject to specific regulations. Package, store, transport and dispose of all clean-up materials in accordance with all applicable federal, state and local health & EPA regulations.

SECTION 14. TRANSPORT INFORMATION

Non Hazardous

SECTION 15. REGULATORY INFORMATION

U. S. Federal Regulations: SARA 302/304/311/312 Extremely Hazardous Substances: No products found
SARA 302/304 Emergency Planning and Notification: No products found

TSCA 8(b) inventory: All materials listed or exempt

SECTION 16. OTHER INFORMATION

HIMS Rating Health 1, Flammability 0, Physical Hazards 0

All information, recommendations and suggestions appearing herein concerning our product are based upon tests and data believed to be reliable, however, it is the user's responsibility to determine the safety, toxicity and suitability for his own use of the product described herein. Since the actual use by others is beyond our control, no guarantee expressed or implied, is made by Best Sanitizers, Inc., as to the effect of such use, the results to be obtained, or the safety and toxicity of the product nor does Best Sanitizers, Inc. assume liability arising out of use by others, of the product referred to herein. Nor is the information herein to be construed as absolutely complete since additional information may be necessary or desirable when particular or exceptional conditions exist because of applicable laws or government regulations.

PREPARED BY: Duncan C. Badertscher

DATE: 13 March 2012

MATERIAL SAFETY DATA SHEET

SECTION 1.	CHEMICAL PRODUCT & COMPANY IDENTIFICATION	
DISTRIBUTOR'S NAME:	Best Sanitizers, Inc.	
ADDRESS:	154 Mullen Drive Walton, KY 41094	
REGULAR TELEPHONE:	888-225-3267	EMERGENCY TELEPHONE: CHEMTREC (800) 424-9300
TRADE NAME:	SoftenSure Foaming Soap	SYNONYMS: Foaming Hand Soap

SECTION 2.	COMPOSITION/INFORMATION ON INGREDIENTS		
MATERIAL/COMPONENT:	CAS #	%	HAZARD DATA
Non Hazardous			

SECTION 3.	HAZARDS INFORMATION	
EMERGENCY OVERVIEW DESCRIPTION:	A clear green hand soap with a mild fruity odor. <i>NOTE: WARNINGS BELOW ARE FOR EXPOSURE TO LARGE QUANTITIES OF THE PRODUCT. NORMAL USAGE SHOULD NOT CREATE HAZARDOUS CONDITIONS.</i>	
<u>ROUTES OF EXPOSURE:</u>		
INHALATION:	None expected under foreseeable conditions.	
SKIN CONTACT:	None anticipated under foreseeable use conditions. Prolonged or repeated skin contact with this product may cause irritation in sensitive individuals	
SKIN ABSORPTION:	See skin contact. Excessive contact time not anticipated with normal use.	
EYE CONTACT:	May cause eye irritation.	
INGESTION:	May cause nausea and vomiting. Ingestion of large amounts can cause drowsiness, unconsciousness, cramps and even death	
<u>EFFECTS OF OVEREXPOSURE:</u>		
ACUTE OVEREXPOSURE:	Irritation of skin, eyes and mucous membranes. (See also skin, ingestion.)	
CHRONIC OVEREXPOSURE:	Persons with existing skin problems should consult a physician before consistent use of this product.	

SECTION 4.	EMERGENCY & FIRST AID PROCEDURES	
EYES:	Immediately flush eyes with large amounts of water for at least 15 minutes. Hold eyelids apart while flushing. Get medical attention if irritation persists.	
SKIN:	For accidental exposure to large quantities, not normal usage. Immediately flush with water. Wash with soap and water.	
INHALATION:	For accidental exposure to large quantities, not normal usage. Move person to fresh air. If breathing stops, give artificial respiration, get medical attention immediately.	
INGESTION:	If swallowed seek medical attention or call poison control. Never give anything by mouth to an unconscious person.	

SECTION 5.	FIRE FIGHTING MEASURES	
EXTINGUISHING MEDIA:	Use carbon dioxide (CO ₂), dry chemicals, water fog or foam where this product is stored.	
SPEC. FIRE FIGHT PROCEDURES:	Caution: Do not enter confined fire space without full bunker gear (helmet with face shield, bunker coats, gloves and rubber boots, including a positive pressure NIOSH breathing apparatus). Cool fire exposed containers with water spray.	
UNUSUAL FIRE & EXPOSURE HAZARD:	Containers exposed to heat from fires should be cooled with water spray to prevent pressure build up which could rupture container, containers exposed to direct flame should be cooled with large quantities of water.	

SECTION 6.	ACCIDENTAL RELEASE MEASURES	
STEPS TO BE TAKEN IF MATERIAL IS RELEASED OR SPILLED:	Stop spill. Contain spill. Absorb on inert material such as sand, clay, etc. Shovel into approved containers, close, label and send to approved hazardous chemical dump. Neutralize remaining traces. Flush area with water.	
NEUTRALIZING CHEMICALS:	NA	
WASTE DISPOSAL METHOD:	The materials resulting from clean-up operations may be hazardous wastes and therefore subject to specific regulations. Package, store, transport and dispose of all clean-up materials in accordance with all applicable federal, state and local health and EPA regulations.	

SECTION 7. HANDLING & STORAGE REQUIREMENTS

STORE IN A COOL, DRY PLACE, KEEP AWAY FROM HEAT. KEEP AWAY FROM HYPOCHLORITE AND STRONG OXIDIZERS. Keep liquid and vapor away from heat, sparks and flame. Surfaces that are sufficiently hot may ignite even liquid products in the absence of sparks or flame. Extinguish pilot lights, cigarettes and turn off other sources of ignition prior to use and until all vapors are gone. Vapors may accumulate and travel to ignition sources distant from the handling site; flash-fire can result. Keep containers closed when not in use. Use with adequate ventilation.

Containers, even those that have been emptied, can contain explosive vapors. Do not cut, drill, grind, weld or perform similar operations on or near containers.

Static electricity may accumulate and create a fire hazard. Ground fixed equipment. Bond and ground transfer containers and equipment.

SECTION 8. EXPOSURE CONTROLS/PERSONAL PROTECTION

VENTILATION REQUIREMENTS: Use exhaust ventilation to keep airborne concentrations below exposure limits. Special ventilation not usually required. (Glycerin: OSHA PEL 15mg/m³, ACGIH-TLV 10mg/m³)

PERSONAL PROTECTIVE EQUIPMENT: SHOULD ONLY BE NEEDED IF HANDLING LARGE QUANTITIES NOT FOR NORMAL USAGE.

Respiratory: Avoid breathing mists or vapors. Use of NIOSH/MSHA approved respirator protection is required when TLV values for airborne materials are met or exceeded. Respiratory protection must be in compliance with 29 CFR 1910.134 & other applicable regulation.

Eye: OSHA approved chemical splash goggles. NEVER WEAR CONTACT LENSES. Eye protection must conform to ANSI Z87.1 - 1989.

Gloves: Always wear permeation resistant gloves (neoprene, butyl & other rubbers). Consult with glove manufacturer for most resistant glove to material handled.

Other clothing equipment: Impervious protective clothing such as rain suits and rubber boots. An emergency eye wash and shower should be in the chemical storage area plus in any area where chemicals are mixed.

SECTION 9. PHYSICAL & CHEMICAL PROPERTIES

BOILING POINT:	~212°F	MELTING POINT:	NA
FREEZING POINT:	NA	SPECIFIC GRAVITY (H₂O=1):	1.0
VAPOR PRESSURE:	NA	VAPOR DENSITY (AIR=1)	NA
SOLUBILITY IN H₂O, % BY WT:	Soluble	% VOLATILE BY VOLUME:	>90
EVAPORATION RATE:	NA	APPEARANCE & ODOR:	Clear Green solution fruity odor
pH:	5.0-7.0		

SECTION 10. STABILITY & REACTIVITY

CONDITIONS CONTRIBUTING TO INSTABILITY:	Under normal conditions this product is stable.
INCOMPATIBILITY:	Do not mix with strong oxidizing agents. Keep away from ignition sources.
HAZARDOUS DECOMPOSITION PRODUCTS:	Oxides of carbon.
CONDITIONS CONTRIBUTING TO HAZ. POLYMERIZATION:	None

SECTION 11. TOXICOLOGICAL INFORMATION

Consult Section 3. If more detailed information is required, write to the address listed in Section 1, Attention: Technical Department.

SECTION 12. ECOLOGICAL INFORMATION

This product does not contain phosphates.

SECTION 13. DISPOSAL CONSIDERATION

The materials resulting from clean-up operations may be hazardous wastes and therefore subject to specific regulations. Package, store, transport and dispose of all clean-up materials in accordance with all applicable federal, state and local health & EPA regulations.

SECTION 14. TRANSPORT INFORMATION

Non Hazardous

SECTION 15. REGULATORY INFORMATION

U. S. Federal Regulations:	SARA 302/304/311/312 Extremely Hazardous Substances: No products found SARA 302/304 Emergency Planning and Notification: No products found
TSCA 8(b) inventory:	All materials listed or exempt

SECTION 16. OTHER INFORMATION

HIMS Rating Health 1, Flammability 0, Physical Hazards 0
All information, recommendations and suggestions appearing herein concerning our product are based upon tests and data believed to be reliable, however, it is the user's responsibility to determine the safety, toxicity and suitability for his own use of the product described herein. Since the actual use by others is beyond our control, no guarantee expressed or implied, is made by Best Sanitizers, Inc., as to the effect of such use, the results to be obtained, or the safety and toxicity of the product nor does Best Sanitizers, Inc. assume liability arising out of use by others, of the product referred to herein. Nor is the information herein to be construed as absolutely complete since additional information may be necessary or desirable when particular or exceptional conditions exist because of applicable laws or government regulations.

MATERIAL SAFETY DATA SHEET

SECTION 1.

CHEMICAL PRODUCT & COMPANY IDENTIFICATION

DISTRIBUTOR'S NAME: Best Sanitizers, Inc.
 ADDRESS: 154 Mullen Drive
 Walton, KY 41094
 REGULAR TELEPHONE: 888-225-3267
 TRADE NAME: SoftenSure Fragrance Free Foaming Hand Soap with aloe

EMERGENCY TELEPHONE: CHEMTREC (800) 424-9300
 SYNONYMS: Foaming Hand Soap

SECTION 2.

COMPOSITION/INFORMATION ON INGREDIENTS

MATERIAL/COMPONENT:	CAS #	%	HAZARD DATA
<u>Hazardous</u> 2-Methyl-2,4-pentandiol	107-41-5	<3	ACGIH-Ceiling 25ppm

SECTION 3.

HAZARDS INFORMATION

EMERGENCY OVERVIEW DESCRIPTION: A Green hand soap with a mild odor.
 NOTE: WARNINGS BELOW ARE FOR EXPOSURE TO LARGE QUANTITIES OF THE PRODUCT.
 NORMAL USAGE SHOULD NOT CREATE HAZARDOUS CONDITIONS.

ROUTES OF EXPOSURE:

INHALATION: None expected under foreseeable conditions.
 SKIN CONTACT: None anticipated under foreseeable use conditions. Prolonged or repeated skin contact with this product may cause irritation in sensitive individuals
 SKIN ABSORPTION: See skin contact. Excessive contact time not anticipated with normal use.
 EYE CONTACT: May cause eye irritation.
 INGESTION: May cause nausea and vomiting. Ingestion of large amounts can cause drowsiness, unconsciousness, cramps and even death

EFFECTS OF OVEREXPOSURE:

ACUTE OVEREXPOSURE: Irritation of skin, eyes and mucous membranes. (See also skin, ingestion.)
 CHRONIC OVEREXPOSURE: Persons with existing skin problems should consult a physician before consistent use of this product.

SECTION 4.

EMERGENCY & FIRST AID PROCEDURES

EYES: Immediately flush eyes with large amounts of water for at least 15 minutes. Hold eyelids apart while flushing. Get medical attention if irritation persists.
 SKIN: For accidental exposure to large quantities, not normal usage. Immediately flush with water. Wash with soap and water.
 INHALATION: For accidental exposure to large quantities, not normal usage. Move person to fresh air. If breathing stops, give artificial respiration, get medical attention immediately.
 INGESTION: If swallowed seek medical attention or call poison control. Never give anything by mouth to an unconscious person.

SECTION 5.

FIRE FIGHTING MEASURES

EXTINGUISHING MEDIA: Use carbon dioxide (CO₂), dry chemicals, water fog or foam where this product is stored.
 SPEC. FIRE FIGHT PROCEDURES: Caution: Do not enter confined fire space without full bunker gear (helmet with face shield, bunker coats, gloves and rubber boots, including a positive pressure NIOSH breathing apparatus). Cool fire exposed containers with water spray.
 UNUSUAL FIRE & EXPOSURE HAZARD: Containers exposed to heat from fires should be cooled with water spray to prevent pressure build up which could rupture container, containers exposed to direct flame should be cooled with large quantities of water.

SECTION 6.

ACCIDENTAL RELEASE MEASURES

STEPS TO BE TAKEN IF MATERIAL IS RELEASED OR SPILLED:
 Stop spill. Contain spill. Absorb on inert material such as sand, clay, etc. Shovel into approved containers, close, label and send to approved hazardous chemical dump. Neutralize remaining traces. Flush area with water.

NEUTRALIZING CHEMICALS: NA

WASTE DISPOSAL METHOD:

The materials resulting from clean-up operations may be hazardous wastes and therefore subject to specific regulations. Package, store, transport and dispose of all clean-up materials in accordance with all applicable federal, state and local health and EPA regulations.

SECTION 7.

HANDLING & STORAGE REQUIREMENTS

STORE IN A COOL, DRY PLACE, KEEP AWAY FROM HEAT. KEEP AWAY FROM HYPOCHLORITE AND STRONG OXIDIZERS.

SoftenSure Luxury Foam Soap with Aloe

Keep liquid and vapor away from heat, sparks and flame. Surfaces that are sufficiently hot may ignite even liquid products in the absence of sparks or flame. Extinguish pilot lights, cigarettes and turn off other sources of ignition prior to use and until all vapors are gone. Vapors may accumulate and travel to ignition sources distant from the handling site; flash-fire can result. Keep containers closed when not in use. Use with adequate ventilation.

Containers, even those that have been emptied, can contain explosive vapors. Do not cut, drill, grind, weld or perform similar operations on or near containers.

Static electricity may accumulate and create a fire hazard. Ground fixed equipment. Bond and ground transfer containers and equipment.

SECTION 8. EXPOSURE CONTROLS/PERSONAL PROTECTION

VENTILATION REQUIREMENTS: Use exhaust ventilation to keep airborne concentrations below exposure limits. Special ventilation not usually required. (Hexylene Glycol ACGIH- Ceiling 25 ppm)

PERSONAL PROTECTIVE EQUIPMENT: SHOULD ONLY BE NEEDED IF HANDLING LARGE QUANTITIES NOT FOR NORMAL USAGE.

Respiratory: Avoid breathing mists or vapors. Use of NIOSH/MSHA approved respirator protection is required when TLV values for airborne materials are met or exceeded. Respiratory protection must be in compliance with 29 CFR 1910.134 & other applicable regulation.

Eye: OSHA approved chemical splash goggles. NEVER WEAR CONTACT LENSES. Eye protection must conform to ANSI Z87.1 - 1989.

Gloves: Always wear permeation resistant gloves (neoprene, butyl & other rubbers). Consult with glove manufacturer for most resistant glove to material handled.

Other clothing equipment: Impervious protective clothing such as rain suits and rubber boots. An emergency eye wash and shower should be in the chemical storage area plus in any area where chemicals are mixed.

SECTION 9. PHYSICAL & CHEMICAL PROPERTIES

BOILING POINT:	~212°F	MELTING POINT:	NA
FREEZING POINT:	NA	SPECIFIC GRAVITY (H₂O=1):	1.0
VAPOR PRESSURE:	NA	VAPOR DENSITY (AIR=1)	NA
SOLUBILITY IN H₂O, % BY WT:	Soluble	% VOLATILE BY VOLUME:	<90
EVAPORATION RATE:	NA	APPEARANCE & ODOR:	Green solution with a mild odor
pH:	6-8		

SECTION 10. STABILITY & REACTIVITY

CONDITIONS CONTRIBUTING TO INSTABILITY: Under normal conditions this product is stable.

INCOMPATIBILITY: Do not mix with strong oxidizing agents. Keep away from ignition sources.

HAZARDOUS DECOMPOSITION PRODUCTS: Oxides of carbon.

CONDITIONS CONTRIBUTING TO HAZ. POLYMERIZATION: None

SECTION 11. TOXICOLOGICAL INFORMATION

Consult Section 3. If more detailed information is required, write to the address listed in Section 1, Attention: Technical Department.

SECTION 12. ECOLOGICAL INFORMATION

This product does not contain phosphates.

SECTION 13. DISPOSAL CONSIDERATION

The materials resulting from clean-up operations may be hazardous wastes and therefore subject to specific regulations. Package, store, transport and dispose of all clean-up materials in accordance with all applicable federal, state and local health & EPA regulations.

SECTION 14. TRANSPORT INFORMATION

Non Hazardous

SECTION 15. REGULATORY INFORMATION

HCS Classification: Non Hazardous

U. S. Federal Regulations: SARA 302/304/311/312 Extremely Hazardous Substances: No products found
SARA 302/304 Emergency Planning and Notification: No products found

TSCA 8(b) inventory: All materials listed or exempt

SECTION 16. OTHER INFORMATION

HMIS Rating: Health 1, Flammability 0, Physical Hazards 0

All information, recommendations and suggestions appearing herein concerning our product are based upon tests and data believed to be reliable, however, it is the user's responsibility to determine the safety, toxicity and suitability for his own use of the product described herein. Since the actual use by others is beyond our control, no guarantee expressed or implied, is made by Best Sanitizers, Inc. as to the effect of such use, the results to be obtained, or the safety and toxicity of the product nor does Best Sanitizers, Inc. assume liability arising out of use by others, of the product referred to herein. Nor is the information herein to be construed as absolutely complete since additional information may be necessary or desirable when particular or exceptional conditions exist because of applicable laws or government regulations.

PREPARED BY: Duncan C. Badertscher

DATE: 26 March 2012

MATERIAL SAFETY DATA SHEET

SECTION 1.

CHEMICAL PRODUCT & COMPANY IDENTIFICATION

DISTRIBUTOR'S NAME: Best Sanitizers, Inc.
 ADDRESS: 154 Mullen Drive
 Walton, KY 41094
 REGULAR TELEPHONE: 888-225-3267
 TRADE NAME: Hand Soap
 EMERGENCY TELEPHONE: CHEMTREC (800) 424-9300
 SYNONYMS: Hand Soap

SECTION 2.

COMPOSITION/INFORMATION ON INGREDIENTS

MATERIAL/COMPONENT:	CAS #	%	HAZARD DATA
None			

SECTION 3.

HAZARDS INFORMATION

EMERGENCY OVERVIEW DESCRIPTION: A white hand soap with a floral odor.
NOTE: WARNINGS BELOW ARE FOR EXPOSURE TO LARGE QUANTITIES OF THE PRODUCT. NORMAL USAGE SHOULD NOT CREATE HAZARDOUS CONDITIONS.

ROUTES OF EXPOSURE:

INHALATION: None expected under foreseeable conditions.
 SKIN CONTACT: None anticipated under foreseeable use conditions. Prolonged or repeated skin contact with this product may cause irritation in sensitive individuals
 SKIN ABSORPTION: See skin contact. Excessive contact time not anticipated with normal use.
 EYE CONTACT: May cause eye irritation.
 INGESTION: May cause nausea and vomiting. Ingestion of large amounts can cause drowsiness, unconsciousness, cramps and even death

EFFECTS OF OVEREXPOSURE:

ACUTE OVEREXPOSURE: Irritation of skin, eyes and mucous membranes. (See also skin contact & ingestion.)
 CHRONIC OVEREXPOSURE: Persons with existing skin problems should consult a physician before consistent use of this product.

SECTION 4.

EMERGENCY & FIRST AID PROCEDURES

EYES: Immediately flush eyes with large amounts of water for at least 15 minutes. Hold eyelids apart while flushing. Get medical attention if irritation persists.
 SKIN: For accidental exposure to large quantities, not normal usage. Immediately flush with water. Wash with soap and water.
 INHALATION: For accidental exposure to large quantities, not normal usage. Move person to fresh air. If breathing stops, give artificial respiration, get medical attention immediately.
 INGESTION: If swallowed seek medical attention or call poison control. Never give anything by mouth to an unconscious person.

SECTION 5.

FIRE FIGHTING MEASURES

EXTINGUISHING MEDIA: Use carbon dioxide (CO₂), dry chemicals, water fog or foam where this product is stored.
 SPEC. FIRE FIGHT PROCEDURES: Caution: Do not enter confined fire space without full bunker gear (helmet with face shield, bunker coats, gloves and rubber boots, including a positive pressure NIOSH breathing apparatus). Cool fire exposed containers with water spray.
 UNUSUAL FIRE & EXPOSURE HAZARD: Containers exposed to heat from fires should be cooled with water spray to prevent pressure build up which could rupture container, containers exposed to direct flame should be cooled with large quantities of water.

SECTION 6.

ACCIDENTAL RELEASE MEASURES

STEPS TO BE TAKEN IF MATERIAL IS RELEASED OR SPILLED:
 Stop spill. Contain spill. Absorb on inert material such as sand, clay, etc. Shovel into approved containers, close, label and send to approved hazardous chemical dump. Neutralize remaining traces. Flush area with water.

NEUTRALIZING CHEMICALS: NA

WASTE DISPOSAL METHOD:

The materials resulting from clean-up operations may be hazardous wastes and therefore subject to specific regulations. Package, store, transport and dispose of all clean-up materials in accordance with all applicable federal, state and local health and EPA regulations.

SECTION 7. HANDLING & STORAGE REQUIREMENTS

STORE IN A COOL, DRY PLACE, KEEP AWAY FROM HEAT. KEEP AWAY FROM HYPOCHLORITE AND STRONG OXIDIZERS. Keep liquid and vapor away from heat, sparks and flame. Surfaces that are sufficiently hot may ignite even liquid products in the absence of sparks or flame. Extinguish pilot lights, cigarettes and turn off other sources of ignition prior to use and until all vapors are gone. Vapors may accumulate and travel to ignition sources distant from the handling site; flash-fire can result. Keep containers closed when not in use. Use with adequate ventilation.

Containers, even those that have been emptied, can contain explosive vapors. Do not cut, drill, grind, weld or perform similar operations on or near containers.

Static electricity may accumulate and create a fire hazard. Ground fixed equipment. Bond and ground transfer containers and equipment.

SECTION 8. EXPOSURE CONTROLS/PERSONAL PROTECTION

VENTILATION REQUIREMENTS: Use exhaust ventilation to keep airborne concentrations below exposure limits. Special ventilation not usually required.

PERSONAL PROTECTIVE EQUIPMENT: SHOULD ONLY BE NEEDED IF HANDLING LARGE QUANTITIES NOT FOR NORMAL USAGE.

Respiratory: Avoid breathing mists or vapors. Use of NIOSH/MSHA approved respirator protection is required when TLV values for airborne materials are met or exceeded. Respiratory protection must be in compliance with 29 CFR 1910.134 & other applicable regulation.

Eye: OSHA approved chemical splash goggles. NEVER WEAR CONTACT LENSES. Eye protection must conform to ANSI Z87.1 - 1989.

Gloves: Always wear permeation resistant gloves (neoprene, butyl & other rubbers). Consult with glove manufacturer for most resistant glove to material handled.

Other clothing equipment: Impervious protective clothing such as rain suits and rubber boots. An emergency eye wash and shower should be in the chemical storage area plus in any area where chemicals are mixed.

SECTION 9. PHYSICAL & CHEMICAL PROPERTIES

BOILING POINT:	~212°F	MELTING POINT:	NA
FREEZING POINT:	NA	SPECIFIC GRAVITY (H₂O=1):	1.02
VAPOR PRESSURE:	NA	VAPOR DENSITY (AIR=1)	NA
SOLUBILITY IN H₂O, % BY WT:	Soluble	% VOLATILE BY VOLUME:	<90
EVAPORATION RATE:	NA	APPEARANCE & ODOR:	White Liquid with a floral odor
pH:	5.0-7.0		

SECTION 10. STABILITY & REACTIVITY

CONDITIONS CONTRIBUTING TO INSTABILITY: Under normal conditions this product is stable.

INCOMPATIBILITY: Do not mix with strong oxidizing agents. Keep away from ignition sources.

HAZARDOUS DECOMPOSITION PRODUCTS: Oxides of carbon.

CONDITIONS CONTRIBUTING TO HAZ. POLYMERIZATION: None

SECTION 11. TOXICOLOGICAL INFORMATION

Consult Section 3. If more detailed information is required, write to the address listed in Section 1, Attention: Technical Department.

SECTION 12. ECOLOGICAL INFORMATION

This product does not contain phosphates.

SECTION 13. DISPOSAL CONSIDERATION

The materials resulting from clean-up operations may be hazardous wastes and therefore subject to specific regulations. Package, store, transport and dispose of all clean-up materials in accordance with all applicable federal, state and local health & EPA regulations.

SECTION 14. TRANSPORT INFORMATION

Non Hazardous

SECTION 15. REGULATORY INFORMATION

U. S. Federal Regulations: SARA 302/304/311/312 Extremely Hazardous Substances: No products found

SARA 302/304 Emergency Planning and Notification: No products found

TSCA 8(b) inventory: All materials listed or exempt

SECTION 16. OTHER INFORMATION

HMIS Rating Health 0, Flammability 0, Physical Hazards 0

All information, recommendations and suggestions appearing herein concerning our product are based upon tests and data believed to be reliable, however, it is the user's responsibility to determine the safety, toxicity and suitability for his own use of the product described herein. Since the actual use by others is beyond our control, no guarantee expressed or implied, is made by Best Sanitizers, Inc. as to the effect of such use, the results to be obtained, or the safety and toxicity of the product nor does Best Sanitizers, Inc. assume liability arising out of use by others, of the product referred to herein. Nor is the information herein to be construed as absolutely complete since additional information may be necessary or desirable when particular or exceptional conditions exist because of applicable laws or government regulations.

PREPARED BY: Duncan C. Badertscher

DATE: 26 March 2012

MATERIAL SAFETY DATA SHEET

SECTION 1. CHEMICAL PRODUCT & COMPANY IDENTIFICATION
 DISTRIBUTOR'S NAME: Best Sanitizers, Inc.
 ADDRESS: 154 Mullen Drive
 Walton, KY 41094
 REGULAR TELEPHONE: 888-225-3267
 TRADE NAME: Hand Soap
 EMERGENCY TELEPHONE: CHEMTREC (800) 424-9300
 SYNONYMS: Hand Soap

SECTION 2. COMPOSITION/INFORMATION ON INGREDIENTS

MATERIAL/COMPONENT:	CAS #	%	HAZARD DATA
4-Chloro-3, 5 xylenol (Chloroxylenol)	88-04-0	<2	Not Listed

SECTION 3. HAZARDS INFORMATION
 EMERGENCY OVERVIEW DESCRIPTION: A clear hand soap with a floral odor.
NOTE: WARNINGS BELOW ARE FOR EXPOSURE TO LARGE QUANTITIES OF THE PRODUCT. NORMAL USAGE SHOULD NOT CREATE HAZARDOUS CONDITIONS.

ROUTES OF EXPOSURE:
 INHALATION: None expected under foreseeable conditions.
 SKIN CONTACT: None anticipated under foreseeable use conditions. Prolonged or repeated skin contact with this product may cause irritation in sensitive individuals
 SKIN ABSORPTION: See skin contact. Excessive contact time not anticipated with normal use.
 EYE CONTACT: May cause eye irritation.
 INGESTION: May cause nausea and vomiting. Ingestion of large amounts can cause drowsiness, unconsciousness, cramps and even death

EFFECTS OF OVEREXPOSURE:
 ACUTE OVEREXPOSURE: Irritation of skin, eyes and mucous membranes. (See also skin contact & ingestion.)
 CHRONIC OVEREXPOSURE: Persons with existing skin problems should consult a physician before consistent use of this product.

SECTION 4. EMERGENCY & FIRST AID PROCEDURES

EYES: Immediately flush eyes with large amounts of water for at least 15 minutes. Hold eyelids apart while flushing. Get medical attention if irritation persists.
 SKIN: For accidental exposure to large quantities, not normal usage. Immediately flush with water. Wash with soap and water.
 INHALATION: For accidental exposure to large quantities, not normal usage. Move person to fresh air. If breathing stops, give artificial respiration, get medical attention immediately.
 INGESTION: If swallowed seek medical attention or call poison control. Never give anything by mouth to an unconscious person.

SECTION 5. FIRE FIGHTING MEASURES
 EXTINGUISHING MEDIA: Use carbon dioxide (CO₂), dry chemicals, water fog or foam where this product is stored.
 SPEC. FIRE FIGHT PROCEDURES: Caution: Do not enter confined fire space without full bunker gear (helmet with face shield, bunker coats, gloves and rubber boots, including a positive pressure NIOSH breathing apparatus). Cool fire exposed containers with water spray.
 UNUSUAL FIRE & EXPOSURE HAZARD: Containers exposed to heat from fires should be cooled with water spray to prevent pressure build up which could rupture container, containers exposed to direct flame should be cooled with large quantities of water.

SECTION 6. ACCIDENTAL RELEASE MEASURES
 STEPS TO BE TAKEN IF MATERIAL IS RELEASED OR SPILLED:
 Stop spill. Contain spill. Absorb on inert material such as sand, clay, etc. Shovel into approved containers, close, label and send to approved hazardous chemical dump. Neutralize remaining traces. Flush area with water.
 NEUTRALIZING CHEMICALS: NA

WASTE DISPOSAL METHOD:
 The materials resulting from clean-up operations may be hazardous wastes and therefore subject to specific regulations. Package, store, transport and dispose of all clean-up materials in accordance with all applicable federal, state and local health and EPA regulations.

SECTION 7. HANDLING & STORAGE REQUIREMENTS

STORE IN A COOL, DRY PLACE, KEEP AWAY FROM HEAT. KEEP AWAY FROM HYPOCHLORITE AND STRONG OXIDIZERS. Keep liquid and vapor away from heat, sparks and flame. Surfaces that are sufficiently hot may ignite even liquid products in the absence of sparks or flame. Extinguish pilot lights, cigarettes and turn off other sources of ignition prior to use and until all vapors are gone. Vapors may accumulate and travel to ignition sources distant from the handling site; flash-fire can result. Keep containers closed when not in use. Use with adequate ventilation.

Containers, even those that have been emptied, can contain explosive vapors. Do not cut, drill, grind, weld or perform similar operations on or near containers.

Static electricity may accumulate and create a fire hazard. Ground fixed equipment. Bond and ground transfer containers and equipment.

SECTION 8. EXPOSURE CONTROLS/PERSONAL PROTECTION

VENTILATION REQUIREMENTS: Use exhaust ventilation to keep airborne concentrations below exposure limits. Special ventilation not usually required.

PERSONAL PROTECTIVE EQUIPMENT: SHOULD ONLY BE NEEDED IF HANDLING LARGE QUANTITIES NOT FOR NORMAL USAGE.

Respiratory: Avoid breathing mists or vapors. Use of NIOSH/MSHA approved respirator protection is required when TLV values for airborne materials are met or exceeded. Respiratory protection must be in compliance with 29 CFR 1910.134 & other applicable regulation.

Eye: OSHA approved chemical splash goggles. NEVER WEAR CONTACT LENSES. Eye protection must conform to ANSI Z87.1 - 1989.

Gloves: Always wear permeation resistant gloves (neoprene, butyl & other rubbers). Consult with glove manufacturer for most resistant glove to material handled.

Other clothing equipment: Impervious protective clothing such as rain suits and rubber boots. An emergency eye wash and shower should be in the chemical storage area plus in any area where chemicals are mixed.

SECTION 9. PHYSICAL & CHEMICAL PROPERTIES

BOILING POINT:	~-212°F	MELTING POINT:	NA
FREEZING POINT:	NA	SPECIFIC GRAVITY (H₂O=1):	1.02
VAPOR PRESSURE:	NA	VAPOR DENSITY (AIR=1)	NA
SOLUBILITY IN H₂O, % BY WT:	Soluble	% VOLATILE BY VOLUME:	<90
EVAPORATION RATE:	NA	APPEARANCE & ODOR:	Clear solution with a floral odor
pH:	9.0-11.0		

SECTION 10. STABILITY & REACTIVITY

CONDITIONS CONTRIBUTING TO INSTABILITY: Under normal conditions this product is stable.

INCOMPATIBILITY: Do not mix with strong oxidizing agents. Keep away from ignition sources.

HAZARDOUS DECOMPOSITION PRODUCTS: Oxides of carbon.

CONDITIONS CONTRIBUTING TO HAZ. POLYMERIZATION: None

SECTION 11. TOXICOLOGICAL INFORMATION

Consult Section 3. If more detailed information is required, write to the address listed in Section 1, Attention: Technical Department.

SECTION 12. ECOLOGICAL INFORMATION

This product does not contain phosphates.

SECTION 13. DISPOSAL CONSIDERATION

The materials resulting from clean-up operations may be hazardous wastes and therefore subject to specific regulations. Package, store, transport and dispose of all clean-up materials in accordance with all applicable federal, state and local health & EPA regulations.

SECTION 14. TRANSPORT INFORMATION

Non Hazardous

SECTION 15. REGULATORY INFORMATION

U. S. Federal Regulations: SARA 302/304/311/312 Extremely Hazardous Substances: No products found

SARA 302/304 Emergency Planning and Notification: No products found

TSCA 8(b) inventory: All materials listed or exempt

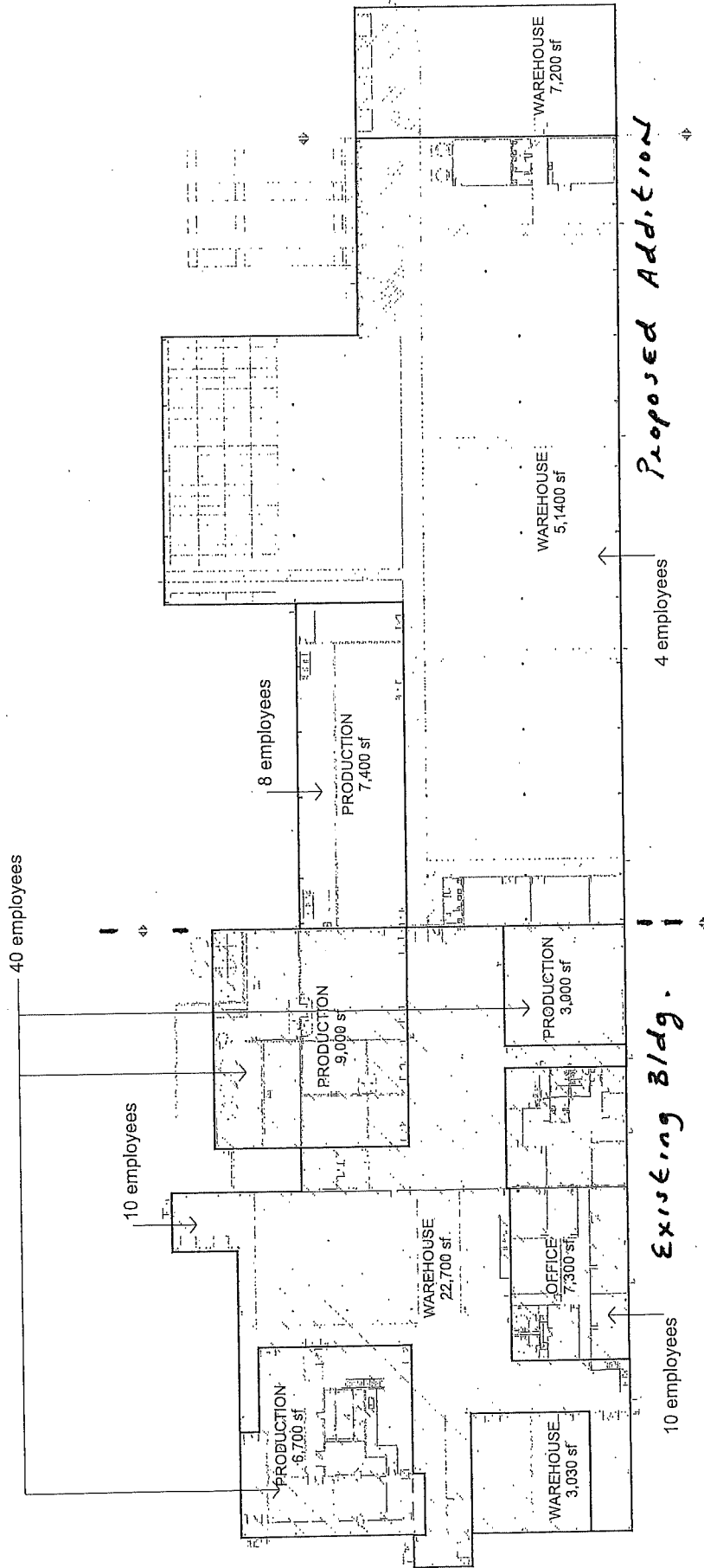
SECTION 16. OTHER INFORMATION

HMIS Rating Health 0, Flammability 0, Physical Hazards 0

All information, recommendations and suggestions appearing herein concerning our product are based upon tests and data believed to be reliable, however, it is the user's responsibility to determine the safety, toxicity and suitability for his own use of the product described herein. Since the actual use by others is beyond our control, no guarantee expressed or implied, is made by Best Sanitizers, Inc., as to the effect of such use, the results to be obtained, or the safety and toxicity of the product nor does Best Sanitizers, Inc. assume liability arising out of use by others, of the product referred to herein. Nor is the information herein to be construed as absolutely complete since additional information may be necessary or desirable when particular or exceptional conditions exist because of applicable laws or government regulations.

PREPARED BY: Duncan C. Badertscher

DATE: 26 March 2012



Building Use and Area

	Existing	Expansion	Sub-Total
Office	7,300	N/A	7,300
Production	12,000	7,400	19,400
Warehouse	32,430	58,600	91,030
Sub-Total	51,730	66,000	117,730

Required Parking per Employee Count

	Existing	Expansion	Total
Office	10	N/A	10
Production	40	8	48
Warehouse	10	4	14
Sub-Total	60	12	72

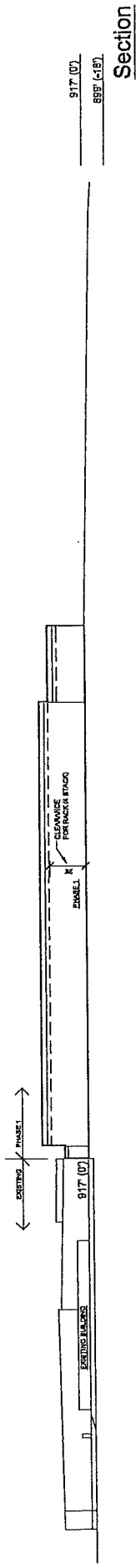
Best Sanitizers Expansion Project
 154 Mullen Drive, Walton, KY

TAKENAKA CORPORATION (USA)
 555 W. Pierce Rd., Suite 190
 Illinois, IL 60143

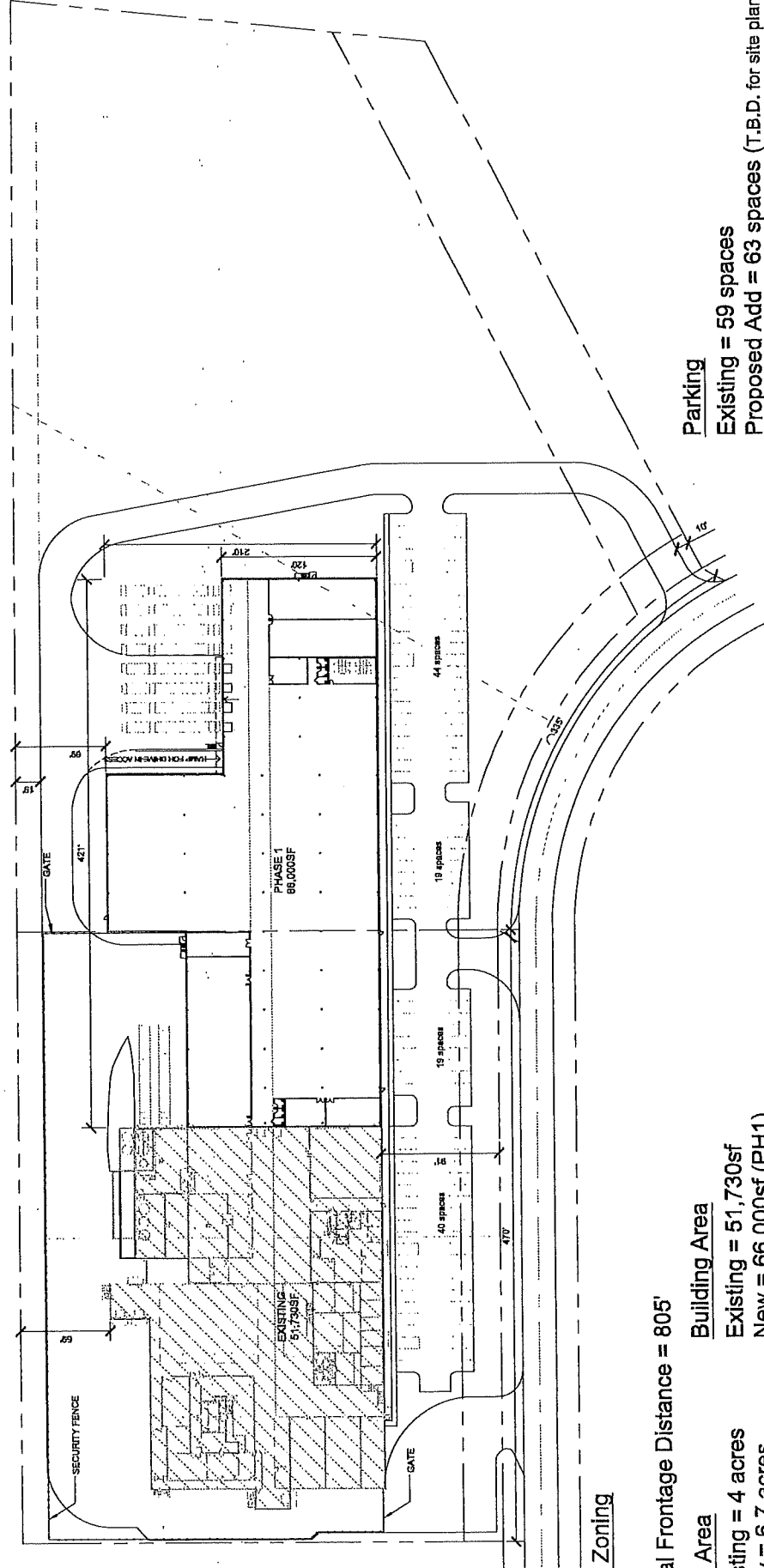
Building Use and Area
 PROJECT No. 1-500-01
 DRAWN BY
 CHECKED BY
 DATE 06/10/14

DRAWING TITLE
 EX1
 DRAWING No. EX1
 PROJECT No. 1-500-01
 DATE 06/10/14
 CHECKED BY
 DRAWN BY
 EX1
 PROJECT No. 1-500-01
 DATE 06/10/14

EX1
 TAKENAKA CORPORATION (USA)
 555 W. Pierce Rd., Suite 190
 Illinois, IL 60143



Section



Parking

Existing = 59 spaces
 Proposed Add = 63 spaces (T.B.D. for site plan approval)
 Total = 122 spaces

Site Zoning

I-1

Total Frontage Distance = 805'

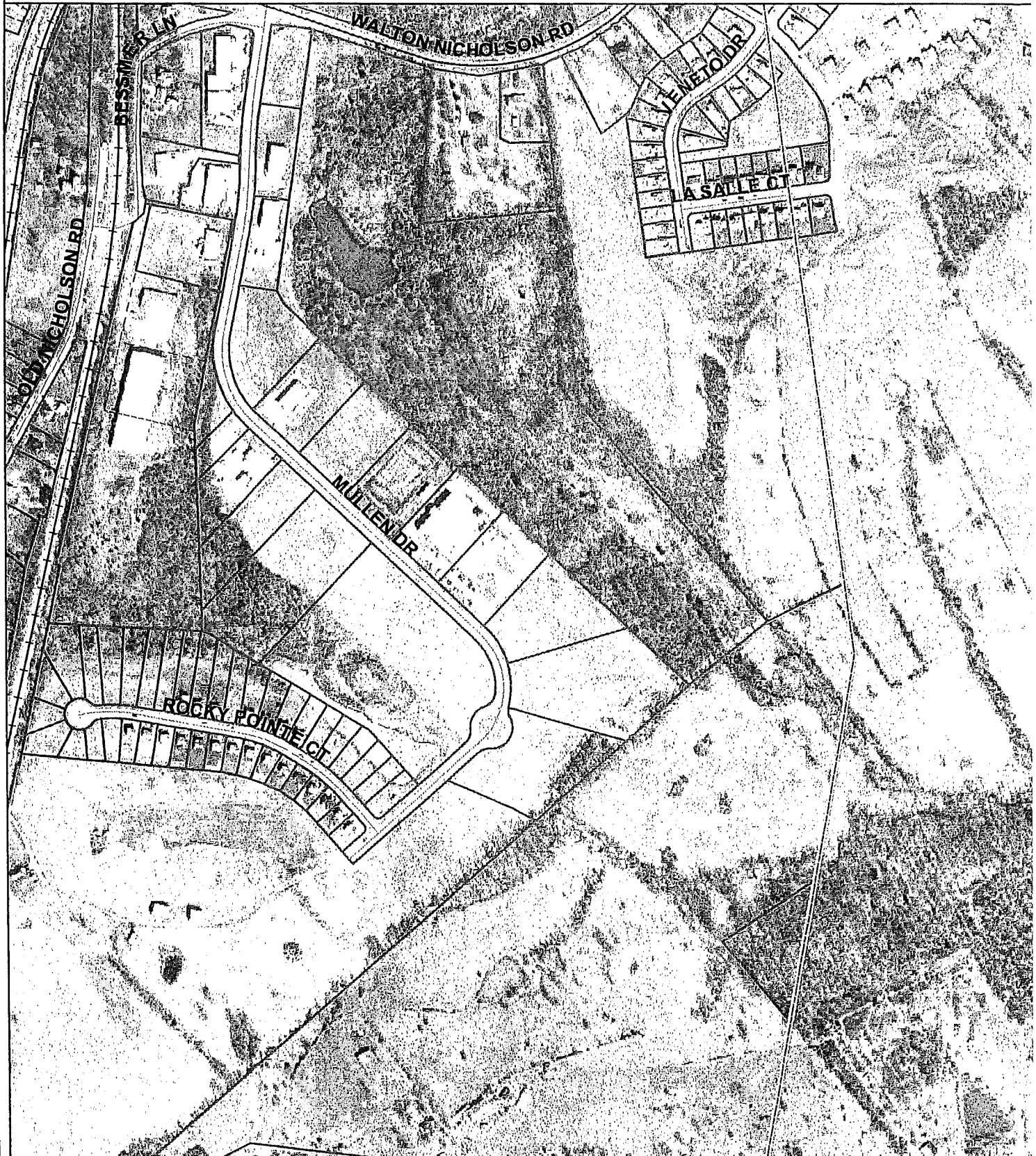
Site Area

Existing = 51,730sf
 New = 66,000sf (PH1)
 Total = 117,730sf

DRAWING TITLE Site Plan		DATE 8-12-14	SCALE 1"=80'-0"	PROJECT NO.	ISSUES	DESIGNER T. HANSEN	CHECKED BY NH	DESIGNER NH	DATE 8-12-14	DRAWING NO. EX2
TAKENAKA CORPORATION (USA) 555 W. Pierce Rd, Suite 190 Joliet, IL 60143										
Best Sanitizers Expansion Project 154 Mullen Drive, Walton, KY										

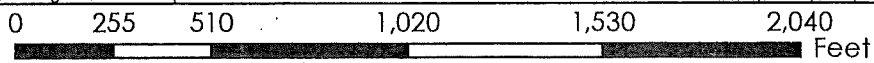
2012 AERIAL MAP

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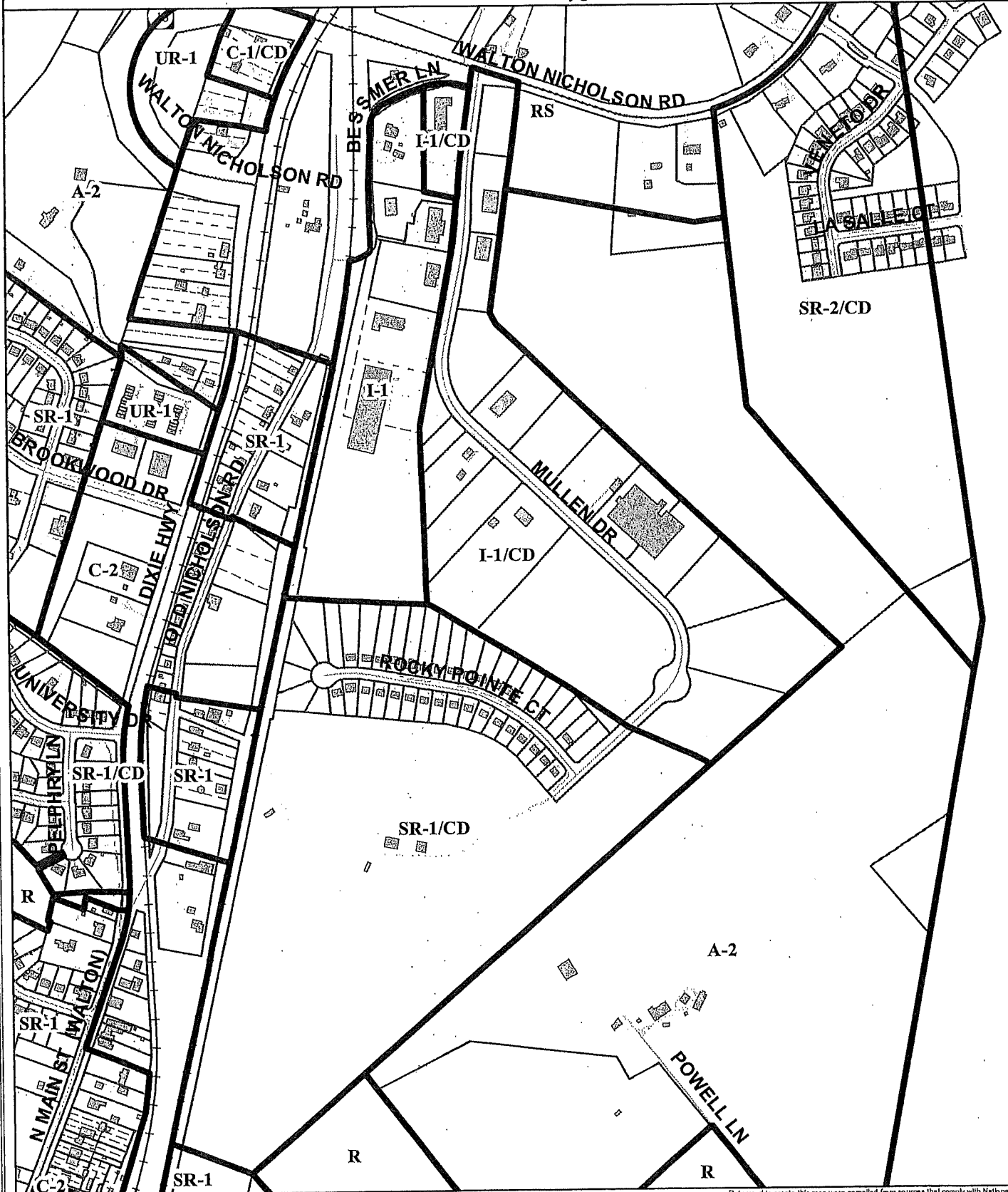
Boone County GIS - Putting Northern Kentucky on the Map

Map Created: 07/01/2013

Boone County GIS
AriMap Document: BooneMap (16).mxd

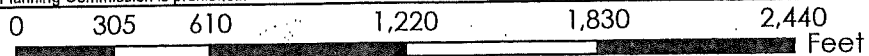
ZONING MAP

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1 inch = 600 feet

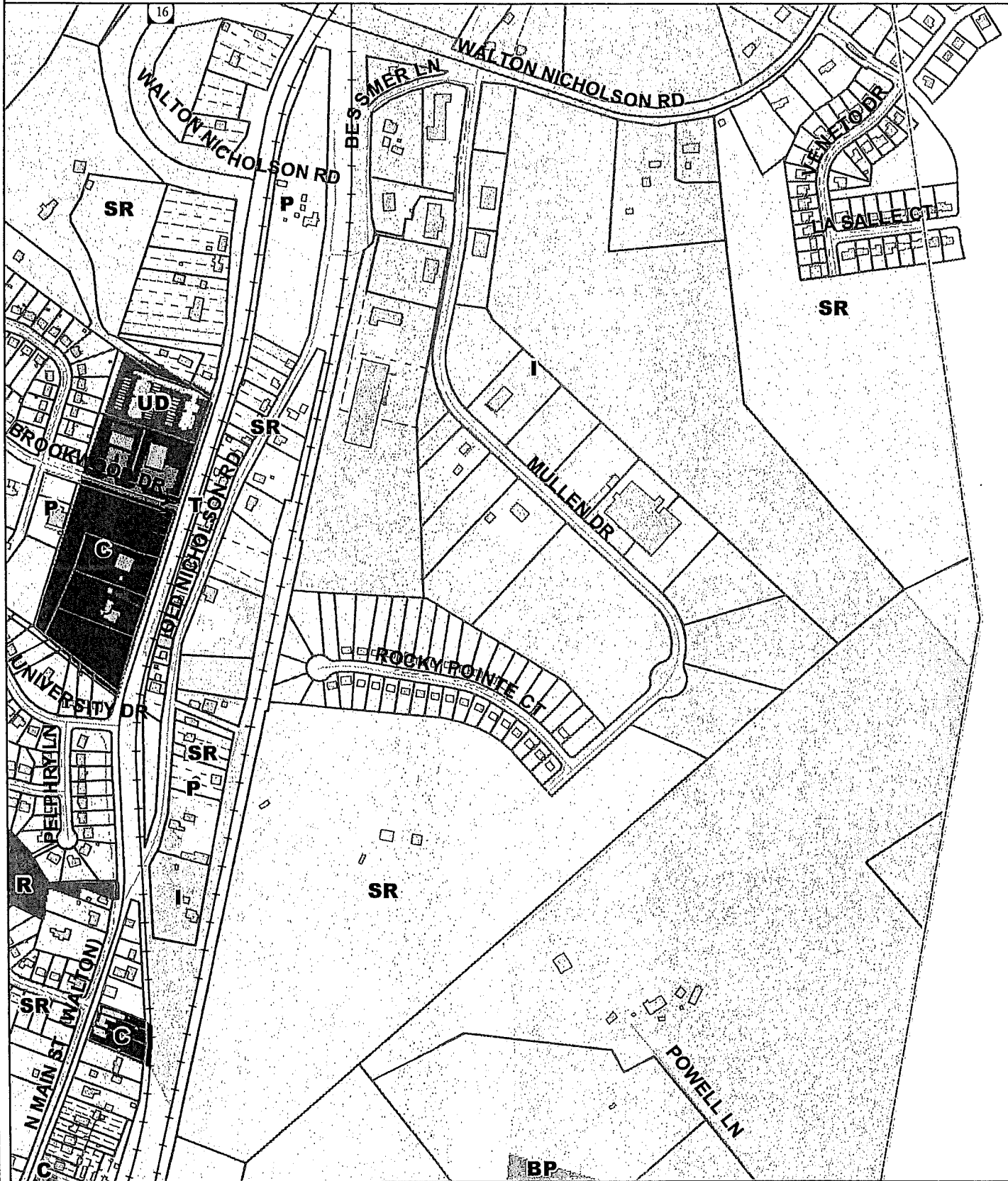


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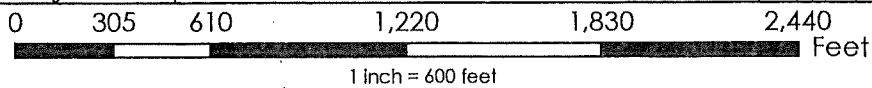
2035 FUTURE LAND USE MAP

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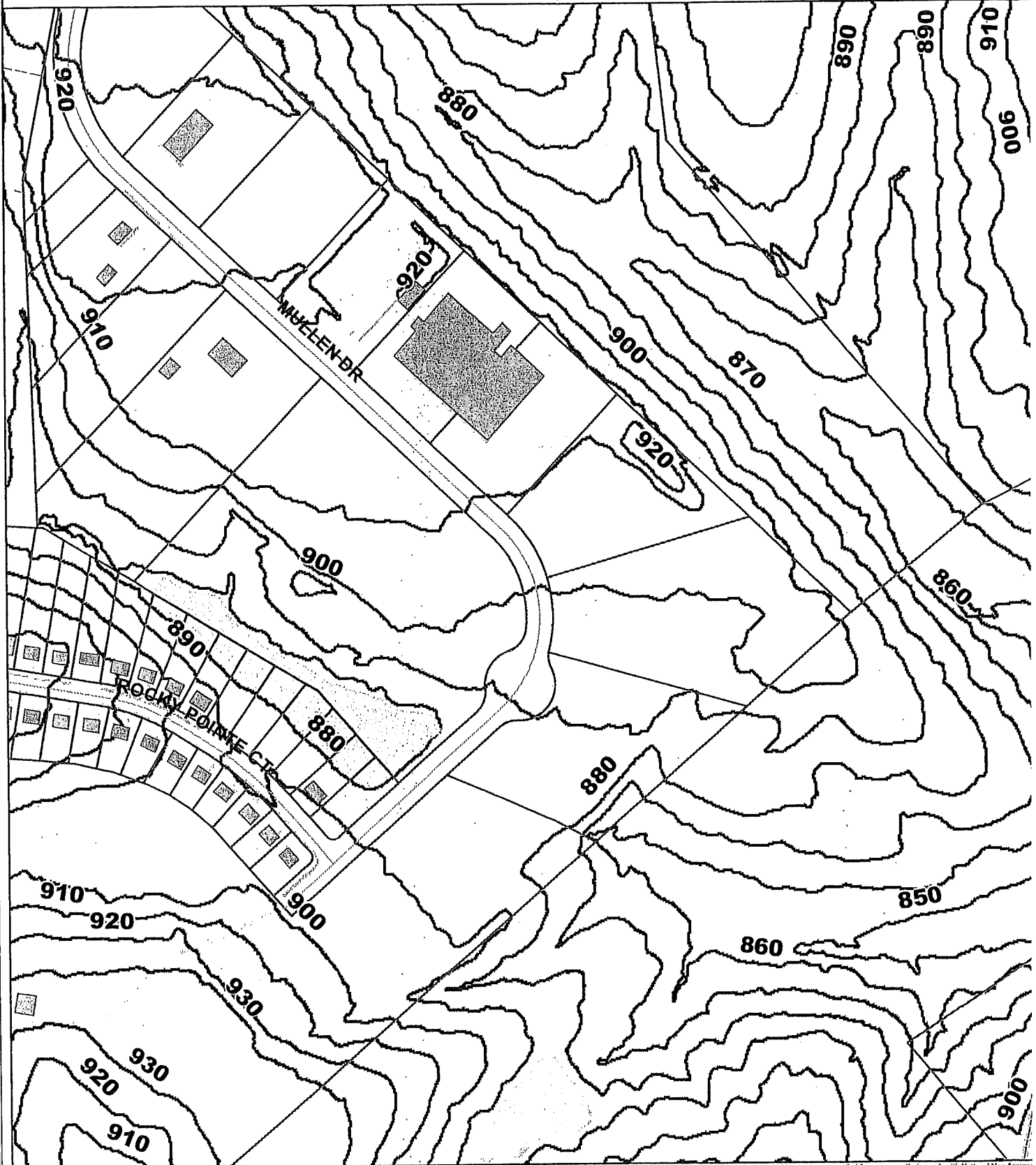


Boone County GIS - Putting Northern Kentucky on the Map



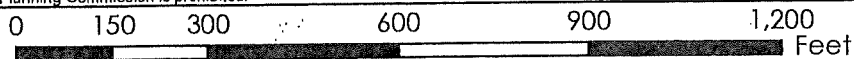
TOPOGRAPHICAL MAP

www.boonecountygis.com

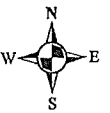


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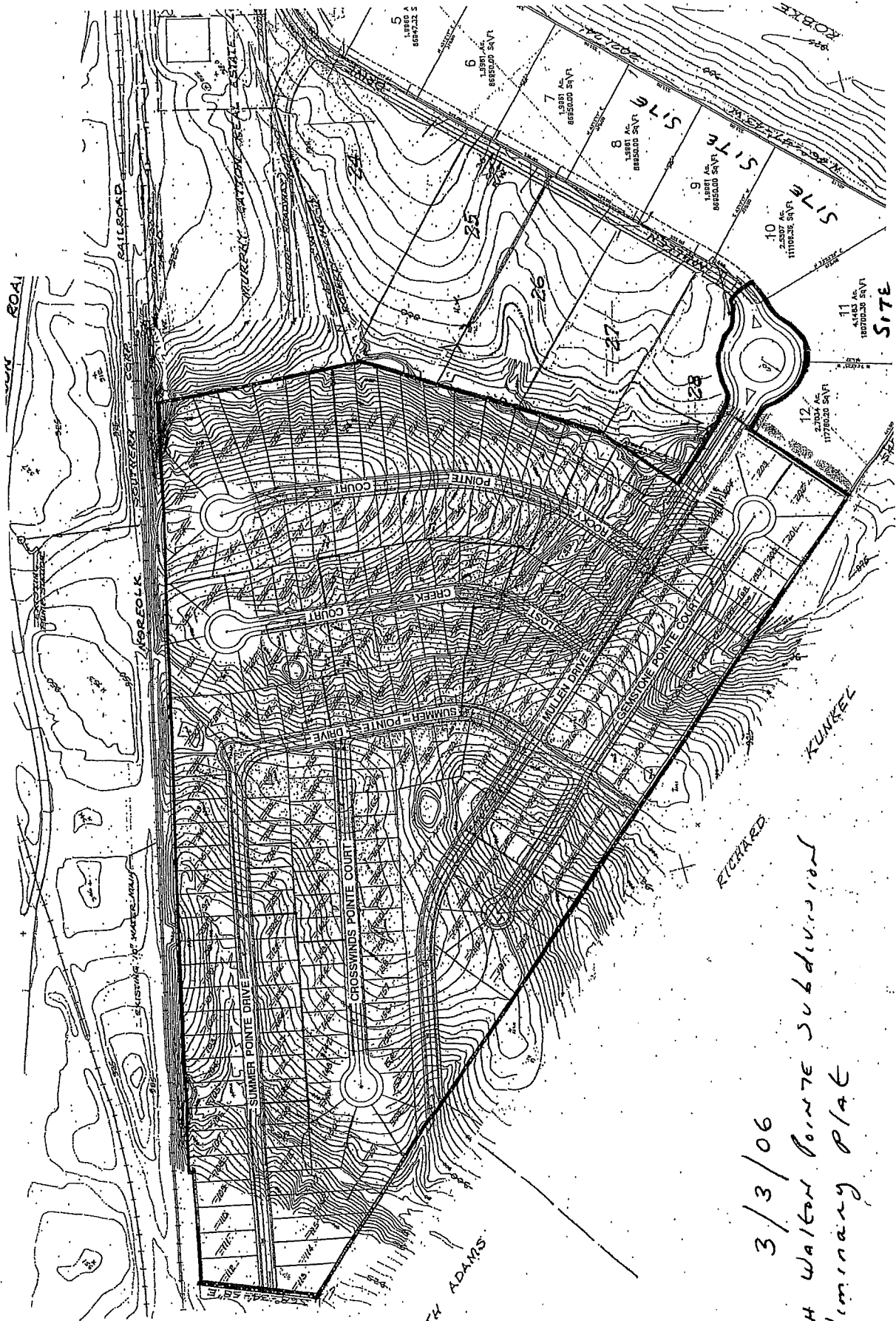
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1 inch = 300 feet



Boone County GIS - Putting Northern Kentucky on the Map



3/3/06

NORTH WALTON POINTE SUBDIVISION
 Preliminary Plat



WALTON FIRE PROTECTION DISTRICT

Deputy Chief Allen Roberts
12600 Towne Center Drive P.O. Box 007 Walton, Kentucky 41094
Phone: (859) 485-7439 Fax: (859) 485-4161
allen.roberts@waltonfireky.com

July 18, 2014

RE: Best Sanitizer Expansion

Dear Mr. Morgan,

After reviewing the proposed expansion of the Best Sanitizers Facility located at 154 Mullen Drive, Walton, Ky. and after reviewing the additional amounts of product, packaging material, I see no reason for this project to go forward with the submitted proposal, that as long as it meets all building and fire codes.

Sincerely,

Dep. Chief Allen Roberts

APPLICATION FORM

**BOARD OF ADJUSTMENT
AND
ZONING APPEALS ACTION
BOONE COUNTY PLANNING COMMISSION**

FIVE (5) SCALED COPIES AND ONE (1) 11X17 REDUCTION OF SUBMITTED DRAWINGS ARE REQUIRED

See Boone County Zoning Regulations

SECTION A (To be completed by applicant)

- (Check One)
1. Boone Florence x Walton Union
- (Check One)
2. x Conditional Use Permit Variance Appeal
 Change in Non-Conforming Use
3. Applicant's Name Best Sanitizers, Inc. TAKENAKA Corporation c/o NAOKI HIROSE
Applicant's Address 555 W. Pierce Road, Suite 190
Itasca Illinois 60143
City State Zip
Phone Number 630-250-3400 Fax No. 630-250-3433 E-Mail nhirose@takenakausa.com
 4. Description of Request: Building expansion with mainly storage space with some Manufacturing.
 5. Name of Development North Walton Commerce Park
 6. Location of Development 154 Mullen Drive, Walton, KY
 7. Acreage Under Review 8.7 Acres
 8. Lot Number and Name of Subdivision (if part of a subdivision)
Lot #9, #10, #11 of North Walton Commerce Park
 9. Owner of Property Best Sanitizers, Inc.
Address of Property Owner 154 Mullen Drive
 10. Walton KY 41094
City State Zip
Phone Number 859-485-2293 Fax No. 859-485-3572 E-Mail edhay@bestsanitizers.com
 11. Proposed Use(s) on Site Additional space for production and storage of sanitizing products.
 12. Total Square Footage of Existing and/or Proposed Buildings 117,730 SF
 13. Current Zoning on Property I-1
 14. Deed Book 902 / 946 / 977 Page No. 194 / 978 / 611 Group No.
 15. Is the site subject to a zone change? No
If yes, give date of approval
 16. Have you submitted a Site Plan with this request? Yes
 17. Have you submitted a list of adjoining property owners with this request? Yes
 18. I, or we, understand and agree that this application and drawing(s) are being filed in accordance with the Boone County Zoning Regulations.

ORIGINAL Property Owner's Signature: Mohammed Kay
(Faxed, Photocopied or Scanned Signatures will NOT be Accepted)

ORIGINAL Applicant's Signature: Naoki Hirose
(Faxed, Photocopied or Scanned Signatures will NOT be Accepted)

(COPY)

CLUR #14-WBOA-001-A

CERTIFICATE OF LAND USE RESTRICTION

1. NAME AND ADDRESS OF PROPERTY OWNER(S)

Best Sanitizers, Inc.
154 Mullen Drive
Walton, KY 41094

2. ADDRESS OF PROPERTY

154 Mullen Drive
Walton, KY

3. NAME OF SUBDIVISION OR DEVELOPMENT (if applicable)

North Walton Commerce Park

4. <u>DEED BOOK 902</u>	<u>PAGE NO. 194</u>	<u>GROUP NO. 2080</u>
<u>DEED BOOK 946</u>	<u>PAGE NO. 978</u>	<u>GROUP NO. 2080</u>
<u>DEED BOOK 977</u>	<u>PAGE NO. 611</u>	<u>GROUP NO. 2080</u>

5. TYPE OF RESTRICTION(S) (Check all that apply)

Zoning Map Amendment: From To Conditional Use Permit

Development Plan Conditional Zoning

Subdivision Plat (Not Recorded) Other:

Variance

6. NAME AND ADDRESS OF PLANNING COMMISSION, BOARD OF ADJUSTMENT, LEGISLATIVE BODY OR FISCAL COURT WHICH MAINTAINS THE ORIGINAL RECORDS CONTAINING THE RESTRICTION

BOONE COUNTY PLANNING COMMISSION
2950 WASHINGTON STREET, ROOM 317
P.O. BOX 958
BURLINGTON, KENTUCKY 41005

Todd K. Morgan
SIGNATURE OF COMPLETING OFFICIAL

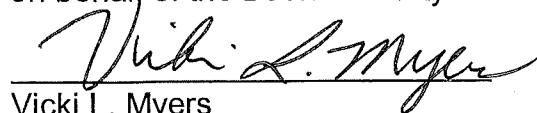
Todd K. Morgan, Senior Planner
Name and Title of Completing Official

COMMONWEALTH OF KENTUCKY

COUNTY OF BOONE

Subscribed, sworn to, and acknowledged before me by Todd K. Morgan

on behalf of the Boone County Planning Commission this 6 day of August, 2014.



Vicki L. Myers

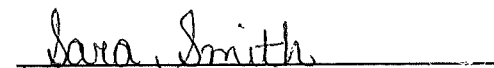
Notary ID 438411

NOTARY PUBLIC, State at Large

My commission Expires:

April 17, 2015

This instrument was prepared for recording purposes only by:



Sara Smith

Boone County Planning Commission

2950 Washington Street, Room 317

P.O. Box 958

Burlington, Kentucky 41005

NO TITLE EXAMINATION

(Legal Description and source of Title and Group Number furnished by the applicant.)

CONDITIONS OF APPROVAL

The following Conditions of Approval apply to the conditional use permit approved by the Walton Board of Adjustment and in accordance with the current zoning in effect as of July 24, 2014 Certificate of Land Use Restriction (#14-WBOA-001-A), for Best Sanitizers, Inc., Property Owner(s).

The following conditions will apply:

- 1. The building additions shall be constructed with materials that match the rest of the building.
- 2. The number of parking stalls shall comply with the Boone County Zoning Regulations unless a Waiver is granted by the Zoning Administrator.
- 3. The existing roof mounted light shall be removed from the building and the existing and proposed parking lots shall not be illuminated by roof mounted lighting. The site shall comply with the foot candle measurements from the Boone County Zoning Regulations.

The approved conditional use permit as well as the preceding conditions apply to the property described in:

DEED BOOK 902
DEED BOOK 946
DEED BOOK 977

PAGE NO. 194
PAGE NO. 978
PAGE NO. 611

GROUP NO. 2080
GROUP NO. 2080
GROUP NO. 2080