



INDIANA DEPARTMENT OF ENVIRONMENTAL MANAGEMENT

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Mike Braun
Governor

Clint Woods
Commissioner

March 6, 2025

VIP CRE Investments
Patrick Rooney, Registered Agent
1638 Shelby Street Suite 101
Indianapolis, IN 46203

VIP CRE Investments
Attn: Mandeep and Sandeep Ghorta
Via email: luckyghotra95@ymail.com
sandeepghotra1995@gmail.com

Re: **Return To Compliance Letter**
7-11 Store 32582
429 N Main St
Elkhart, Elkhart County
UST Facility ID #**9066**

Dear Owners and Operators:

Based on documents received by the Office of Land Quality on March 5, 2025 it has been determined that the site referenced above has returned to compliance. The UST owner and/or operator has achieved compliance with the terms of the violation letter issued to you on June 12, 2023.

This Return to Compliance (RTC) letter does not provide approval for a Notification Form. The Notification Form will be reviewed by UST Operations which will generate a separate approval or Notice of Deficiency (NOD) letter. Any questions regarding the Notification Form should be directed to:

Jessica Payton
Environmental Manager - UST Operations
Petroleum Branch | Office of Land Quality
JPayton@idem.in.gov

Failure to submit the required information detailed in the NOD Checklist is a violation of Indiana Code (IC) 13-23-14-2 and the Indiana Administrative Code (IAC) 329 IAC 9-2-2 and 329 IAC 9-3-1. Additionally, the submittal of false information on UST Notification Forms as well as the failure to submit the required UST Notification Forms is subject to a \$10,000 penalty.

Visit on.IN.gov/survey or scan the QR code to provide feedback.

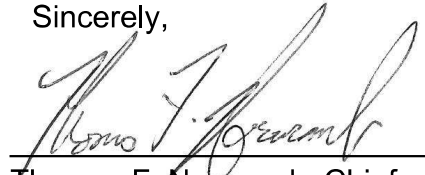
We appreciate your input!



Thank you for your cooperation. If you have any questions concerning this matter, please contact the appropriate staff member using the information below.

Compliance Manager: Jordan Ware
Phone: (317) 232-2045

Sincerely,

A handwritten signature in black ink, appearing to read "Thomas F. Newcomb", written over a horizontal line.

Thomas F. Newcomb, Chief
UST Compliance Section
Office of Land Quality

cc: Jordan Ware
Danny Rice, UST Inspector
UST Facility ID File # 9066