



UNITED STATES ENVIRONMENTAL PROTECTION AGENCY  
REGION 8

2009 SEP 17 AM 9:55

1595 WYNKOOP STREET  
DENVER, CO 80202-1129  
Phone 800-227-8917  
<http://www.epa.gov/region08>

FILED  
EPA REGION VIII  
HEARING CLERK

DOCKET NO.: CAA-08-2009-0031

IN THE MATTER OF:	)	
	)	
<b>PARLIAMENT APARTMENTS,</b>	)	
<b>LLC.</b>	)	<b>FINAL ORDER</b>
1640 Grant Street, Suite 200	)	
Denver, CO 80203	)	
	)	
<b>RESPONDENT</b>	)	

Pursuant to 40 C.F.R. §22.18, of EPA's Consolidated Rules of Practice, the Consent Agreement resolving this matter is hereby approved and incorporated by reference into this Final Order. The Respondent is hereby **ORDERED** to comply with all of the terms of the Consent Agreement, effective immediately upon receipt by Respondent of this Consent Agreement and Final Order.

SO ORDERED THIS 17<sup>th</sup> DAY OF September, 2009.

Elyana R. Sutin  
Regional Judicial Officer

UNITED STATES  
ENVIRONMENTAL PROTECTION AGENCY  
REGION 8

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FILED  
EPA REGION VIII  
HEARING CLERK

IN THE MATTER OF: )

Parliament Apartments, L.L.C. )  
1640 Grant Street, Suite #200 )  
Denver, Colorado 80203 )

Respondent )

**CONSENT AGREEMENT  
PURSUANT TO 40 C.F.R. § 22.13(b)  
AND § 22.18 (b)(2) AND (3)**

**DOCKET NO.: CAA-08-2009-0031**

This civil administrative enforcement action is issued pursuant to Section 113(a)(3)(B) of the Clean Air Act, 42 U.S.C. § 7413(a)(3)(B), for violation of the implementing regulations associated with the "Stratospheric Ozone Protection" requirements of Subchapter VI, Section 608, 42 U.S.C. § 7671g. This proceeding is subject to EPA's "Consolidated Rules of Practice Governing the Administrative Assessment of Civil Penalties and the Revocation or Suspension of Permits" (Rules of Practice), 40 C.F.R. part 22, a copy of which has been provided to Respondent. The undersigned EPA officials have been properly delegated the authority to issue this action. This Consent Agreement is entered into by the parties for the purpose of simultaneously commencing and concluding this matter, as authorized by 40 C.F.R. § 22.13(b), and executed pursuant to 40 C.F.R. § 22.18(b)(2) and (3).

STATUTORY AND REGULATORY FRAMEWORK

1. The regulations promulgated by EPA pursuant to authority under the Clean Air Act ("CAA"), implementing the "Stratospheric Ozone Protection" requirements, are set forth in part 82, subpart F of Title 40 of the Code of Federal Regulations (C.F.R.).

2. Under 40 C.F.R. § 82.152, the following definitions apply:
  - “Appliance” means “any device which contains and uses a refrigerant and which is used for household or commercial purposes, including any air conditioner, refrigerator, chiller, or freezer”.
  - “High-pressure appliance” means an “appliance that uses a refrigerant with a liquid phase saturation pressure between 170 psia and 355 psia at 104 °F. This definition includes but is not limited to appliances using R-404A, R-409A, R-401B, R-411A, R-22, R-411B, R-502, R-402B, R-408A, and R-402A.”
3. Pursuant to 40 C.F.R. § 82.161(a)(2), technicians who maintain, service, or repair medium-, high-, or very high-pressure appliances, or dispose of medium-, high-, or very high-pressure appliances must be properly certified as Type II technicians.
4. Pursuant to Section 302(e) of the CAA, 42 U.S.C. § 7602(e), the term “person” includes, in relevant part, “an individual, corporation, or partnership.” Respondent is a “person” as defined by Section 302(e) of the CAA, 42 U.S.C. § 7602(e), and thus subject to regulation.

#### FINDINGS OF VIOLATION

5. On May 12, 2009, an EPA inspector conducted an inspection of Parliament Apartment Homes to determine compliance with the CAA and its implementing regulations. The inspection of the facility revealed that the Respondent failed to meet technician certification requirements of 40 C.F.R. § 82.161(a)(2) by allowing a Type I certified technician to service high pressure appliances containing class II controlled substances (HCFC-22).

7. Respondent waives his/her right to a hearing before any tribunal, to contest any issue of law or fact set forth in this Consent Agreement.

8. This Consent Agreement, upon incorporation into a Final Consent Order, applies to and is binding upon EPA and upon Respondent and Respondent's heirs, successors and assigns. Any change in ownership or corporate status of Respondent, including, but not limited to, any transfer of assets or real or personal property, shall not alter Respondent's responsibilities under this agreement. This Consent Agreement contains all terms of the settlement agreed to by the parties.

9. Section 113(d)(1)(B) of the CAA, 42 U.S.C. § 7413(d)(1)(B), and 40 C.F.R. part 19 authorize the assessment of a civil penalty of up to \$32,500 per day of violation for each violation of the implementing regulations associated with the "Stratospheric Ozone Protection" requirements of Subchapter VI, § 608 of the CAA, 42 U.S.C. § 7671g. For purposes of determining the amount of any civil penalty to be assessed, § 113(e)(1) of the CAA, 42 U.S.C. § 7413(e)(1), requires EPA to take into account, in addition to such other factors as justice may require, the size of the business, the economic impact of the penalty on the business, the violator's full compliance history and good faith efforts to comply, the duration of the violation as established by any credible evidence (including evidence other than the applicable test method), payment by the violator of penalties previously assessed for the same violation, the economic benefit of noncompliance, and the seriousness of the violation.

10. Based on the factors listed in paragraph 9, and Respondent's acknowledgement that it is in full compliance with the requirements of the CAA, EPA has determined that an appropriate civil penalty to settle this action is **Two Thousand Sixty-One Dollars (\$2,061)**.

11. Respondent consents, for the purpose of settlement, to the issuance of a final consent order in this matter and agrees to pay the civil penalty cited in the foregoing paragraph as follows:

- a. Payment is to be made of **TWO THOUSAND AND SIXTY-ONE DOLLARS (\$2,061)** due within 30 calendar days from the date written on a Final Consent Order, issued by the Regional Judicial Officer, which adopts this Consent Agreement. If the due date falls on a weekend or legal Federal holiday, the due date is the next business day. Payments must be received by 11:00 a.m. Eastern Standard Time to be considered as received that day.
- b. The payment shall be made by remitting a cashier's or certified check, including the name and docket number of this case, for the amount, payable to "Treasurer, United States of America," (or be paid by one of the other methods listed below) and sent as follows:

Regular Mail:

US Environmental Protection Agency  
Fines and Penalties  
Cincinnati Finance Center  
PO Box 979077  
St. Louis, MO 63197-9000

Wire Transfers:

Wire transfers must be sent directly to the Federal Reserve Bank in New York City with the following information:

Federal Reserve Bank of New York

ABA = 021030004

Account = 68010727

SWIFT address = FRNYUS33

33 Liberty Street

New York NY 10045

Field Tag 4200 of the Fedwire message should read "D 68010727

Environmental Protection Agency"

Overnight Mail:

U.S. Bank

1005 Convention Plaza

Mail Station SL-MO-C2GL

St. Louis, MO 63101

Contact Natalie Pearson

314-418-4087

ACH (also known as REX or remittance express):

Automated Clearinghouse (ACH) for receiving US currency

PNC Bank

808 17<sup>th</sup> Street, NW

Washington, DC 20074

Contact – Jesse White 301-887-6548

ABA = 051036706

Transaction Code 22-checking

Environmental Protection Agency

Account 310006

CTX Format

On Line Payment:

This payment option can be accessed from the information below:

[www.pay.gov](http://www.pay.gov)

Enter sfo1.1 in the search field

Open form and complete required fields

**A copy of the check, or notification that the payment has been made by one of the other methods listed above, including proof of the date payment was made, shall be sent to both:**

Matt Dehart, 8ENF-AT  
U.S. EPA Region 8  
1595 Wynkoop Street  
Denver, CO 80202-1129

and

Tina Artemis, 8RC  
Regional Hearing Clerk  
U.S. EPA Region 8  
1595 Wynkoop Street  
Denver, CO 80202-1129

- c. In the event payment is not received by the specified due date, interest accrues from the date of the final consent order, not the due date, at a rate established by the Secretary of the Treasury pursuant to 31 U.S.C. § 3717, and will continue to accrue until payment in full is received. (That is, on the 1st late day, 30 days of interest accrues.)
- d. In addition, a handling charge of fifteen dollars (\$15) shall be assessed the 61st day from the date of the final consent order, and each subsequent thirty-day period that the debt, or any portion thereof, remains unpaid. In addition, a six percent (6%) per annum penalty shall be assessed on any unpaid principal amount if payment is not received within 90 days of the due date (that is, the 121st day from the date the final consent order is signed). Payments are first applied to handling charges, 6% penalty interest, and late interest; then any balance is applied to the outstanding principal amount.
- e. Respondent agrees that the penalty shall never be claimed as a federal or other tax deduction or credit.

12. Nothing in this Consent Agreement shall relieve Respondent of the duty to comply with the CAA and its implementing regulations.

13. Failure by Respondent to comply with any term of this Consent Agreement shall constitute a breach of the consent agreement and may result in referral of the matter to the Department of Justice for enforcement of this agreement and such other relief as may be appropriate.

14. Nothing in this Consent Agreement shall be construed as a waiver by the EPA or any other federal entity of its authority to seek costs or any appropriate penalty associated with any collection action instituted as a result of Respondent's failure to perform pursuant to the terms of this Consent Agreement.

15. If the undersigned is a representative of the Respondent, he/she certifies that he/she is fully authorized to enter into the terms and conditions of this Consent Agreement and to bind the parties he/she represents to the terms and conditions of this Consent Agreement.

16. The parties agree to submit this Consent Agreement to the Regional Judicial Officer, with a request that it be incorporated into a final consent order.

17. Each party shall bear its own costs and attorney fees in connection with this matter.

18. This Consent Agreement, upon incorporation into a final consent order by the Regional Judicial Officer and full satisfaction by the parties, shall be a complete and full civil settlement of the specific violations alleged in the complaint portion of this Consent Agreement.



In Re: PARLIAMENT APARTMENTS, L.L.C.

UNITED STATES ENVIRONMENTAL  
PROTECTION AGENCY, REGION 8,  
Office of Enforcement, Compliance, and  
Environmental Justice,  
Complainant.

Date: 9/11/09

By: Cynthia J. Reynolds  
Cynthia J. Reynolds, Director  
Technical Enforcement Program

Date: 9/16/09

By: Mike Risner  
Mike Risner, Director  
David Rochlin, Supervisory Enforcement Attorney  
Legal Enforcement Program

Date: 9-14-09

By: Thomas E. Sitz  
Thomas E. Sitz  
Enforcement Attorney  
Legal Enforcement Program  
U.S. EPA Region 8  
1595 Wynkoop Street (ENF-L)  
Denver, CO 80202-1129  
303.312.6918

PARLIAMENT APARTMENTS, L.L.C.  
Respondent.

Date: 9-4-09

By: Rick Kerk as agent

Printed Name: RICK KERK

Title: VICE PRESIDENT OF OPERATIONS

## CERTIFICATE OF SERVICE

The undersigned certifies that the original of the attached **CONSENT AGREEMENT/FINAL ORDER** in the matter of **PARLIAMENT APARTMENTS, LLC.**; **DOCKET NO.: CAA-08-2009-0031** was filed with the Regional Hearing Clerk on September 17, 2009.

Further, the undersigned certifies that a true and correct copy of the documents was delivered to Thomas E. Sitz, Enforcement Attorney, U. S. EPA – Region 8, 1595 Wynkoop Street, Denver, CO 80202-1129. True and correct copies of the aforementioned documents were placed in the United States mail certified/return receipt requested on September 17, 2009 to:

Rick Kerr, Vice President  
Parliament Apartments, L.L.C.  
1640 Grant Street, Suite 200  
Denver, CO 80203

E-mailed to:

Michelle Angel  
U. S. Environmental Protection Agency  
Cincinnati Finance Center  
26 W. Martin Luther King Drive (MS-0002)  
Cincinnati, Ohio 45268

September 17, 2009

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Tina Artemis  
Paralegal/Regional Hearing Clerk

