

**ADDENDUM 1  
METHANE MONITORING AND CONTINGENCY PLAN**

Former Durham Pit Landfill – North  
SW 72<sup>nd</sup> Avenue, SW Upper Boones Ferry Road, and SW Durham Road  
Tigard, Oregon  
ECSI No. 3870

For  
Washington County Facilities Management and PacTrust Realty, Inc.  
May 28, 2021

Project: WashCoLUT-3-04-04



May 28, 2021

Oregon Department of Environmental Quality  
Northwest Region  
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Attention: Erin McDonnell

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GeoDesign, Inc., DBA NV5 (GeoDesign) is pleased to submit this addendum to the June 24, 2011 Methane Monitoring and Contingency Plan (2011 MMCP) for the Former Durham Pit Landfill – North project located in Tigard, Oregon. This addendum to the 2011 MMCP (MMCP Addendum) has been prepared to document the recent modifications to the methane monitoring program agreed to by the Oregon Department of Environmental Quality during an August 9, 2019 technical meeting and subsequent communications. The modifications to the methane monitoring program presented in this MMCP Addendum supersede previous monitoring requirements.

♦ ♦ ♦

Please call if you have questions concerning the information provided.

Sincerely,

GeoDesign, Inc., DBA NV5



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## ACRONYMS AND ABBREVIATIONS

2011 MMCP	Methane Monitoring and Contingency Plan dated June 24, 2011
DEQ	Oregon Department of Environmental Quality
ECSI	Environmental Cleanup Site Information
HVAC	heating, ventilation, and air conditioning
I.D.	identification
iow	inches of water
MMCP	Methane Monitoring and Contingency Plan
MMCP Addendum	Addendum 1 to the Methane Monitoring and Contingency Plan dated June 24, 2011
NA	not applicable
OBP-I	Oregon Business Park I
PacTrust	PacTrust Realty, Inc.
PBC	PacTrust Business Center
pbv	percent by volume

## 1.0 INTRODUCTION

This addendum to the 2011 MMCP for the Former Durham Pit Landfill – North site located in Tigard, Oregon, documents recent modifications to the methane monitoring program agreed to by DEQ during an August 9, 2019 technical meeting. Specifically, this MMCP Addendum includes the following:

- A reduction in the site area from 11 tax lots to 3 tax lots
- A reduction in interior and exterior confined space monitoring with a contingency to discontinue interior confined space monitoring
- A reduction in monitoring probe/well monitoring
- Elimination of weather triggers and weather trigger exceedance response monitoring
- A reduction and clarification of inspection and observation requirements for site structures and foundations
- Updated reporting requirements to accommodate modifications established in this MMCP Addendum

This MMCP Addendum also documents the recent evaluation of interior spaces to support discontinuing interior monitoring. For your reference, definitions of all acronyms used in this MMCP Addendum are presented above, immediately following the Table of Contents.

## 2.0 PROJECT SITE LIMITS

The location of the Former Durham Pit Landfill – North site in relation to the surrounding area is shown on Figure 1. The 2011 MMCP applied to 11 separate tax lots on the PacTrust Business Center (PBC) and Oregon Business Park I (OBP-I) properties: Tax Lots 00700, 00800, and 00900 of Tax Map 2S113AA; Tax Lots 00600, 01201, and 01400 of Tax Map 2S113AB; Tax Lots 00101, 00102, and 00103 of Tax Map 2S113AC; and Tax Lots 01800 and 01900 of Tax Map 2S113AD.

Based on the conclusions that methane presents a de minimis risk at the OBP-1 property and at the north portion of the PBC property and that residual risk, to the extent it does exist, can be effectively addressed by more focused monitoring, DEQ and the parties concurred to reduce the limits of the Former Durham Pit Landfill – North site as currently defined in DEQ record. The reduced limits include Tax Lots 00101, 00102, and 00103 of Tax Map 2S113AC located at the south end of the PBC (project site). The limits of the project site relative to the locations of the PBC and OBP-1 properties and the Former Durham Pit Landfill – North site limits are shown on Figure 2. Details of the three tax lots comprising the project site and the PBC buildings located within the tax lots are shown in Table 1.

**Table 1. Project Site Summary**

<b>Tax Map I.D.</b>	<b>Tax Lot</b>	<b>Size (acres)</b>	<b>Buildings</b>
2S113AC	00101	5.54	PBC Buildings K and L
2S113AC	00102	3.98	PBC Buildings I and J
2S113AC	00103	11.78	PBC Buildings M, N, O, P, and Q

### 3.0 SUMMARY OF MMCP MODIFICATIONS

This MMCP Addendum modifies several sections of the 2011 MMCP. Table 2 summarizes the modifications made to the 2011 MMCP that are included in this MMCP Addendum and references the relevant 2011 MMCP sections modified by this document.

**Table 2. Summary of Modifications in MMCP Addendum**

<b>MMCP Addendum Section</b>	<b>Modifies 2011 MMCP Section(s)</b>	<b>Modification Summary</b>
2.0	1.0	Reduces the site area from 11 tax lots to 3 tax lots.
4.1.2	3.4.1 3.7.1	Reduces interior confined space monitoring components. Reduces monitoring frequency to annual events. Establishes contingency for future elimination of interior confined space monitoring points.
4.2.2	3.4.2 3.7.2	Reduces exterior confined space monitoring components. Reduces monitoring frequency to annual events.
4.3.2	3.4.3 3.5.3 3.7.3	Reduces well and probe monitoring components. Modifies well and probe concentration and pressure trigger conditions. Reduces monitoring frequency to annual events.
4.4	3.5.4	Eliminates weather trigger monitoring.
5.1	3.6	Eliminates the five-year floor slab and foundation observation requirement by the consultant. Clarifies concrete foundation and floor slab failure maintenance and observation procedures. Establishes five-year documentation of foundation and floor slab failure inspection and repair by PacTrust Realty, Inc. (PacTrust) personnel.
5.2	3.6	Clarifies observations and actions to be performed in response to a seismic event. Establishes documentation of seismic event foundation and floor slab failure inspection and repair by PacTrust personnel.
5.3	3.6	Clarifies concrete foundation and floor slab failure response monitoring procedure.
8.0	3.12	Updates annual reporting requirements to accommodate modifications established in this MMCP Addendum.

### 4.0 MONITORING COMPONENTS AND MONITORING FREQUENCY

This section describes the recent modifications to the monitoring program components and the monitoring frequency of these components. The modifications include a reduction (and contingency for future elimination of) interior confined space methane monitoring,

reduction in exterior confined space methane monitoring, reduction in monitoring of probes and wells, and decrease in monitoring frequency from semi-annual to annual. Figure 3 shows the interior confined spaces that will be monitored under this MMCP Addendum until ventilation enhancements are completed. The exterior confined spaces that will be monitored under this MMCP Addendum are shown on Figure 4. The methane monitoring wells that will be monitored under this MMCP Addendum are shown on Figure 5.

#### **4.1 INTERIOR MONITORING COMPONENTS – CONFINED SPACES IN BUILDINGS**

##### **4.1.1 Interior Confined Space Component Selection**

DEQ has agreed to the discontinuance of interior confined space methane monitoring at the project site following ventilation enhancements of these select interior occupiable spaces. The DEQ-approved criteria used for the ventilation evaluation are presented in Section 6.1. PacTrust personnel used the DEQ-approved criteria to evaluate all occupiable interior spaces and identified spaces that did not satisfy the DEQ-approved criteria in the project site structures (Buildings I through Q). Details of PacTrust’s interior occupiable space evaluation are discussed in Section 6.2. The 21 spaces identified by PacTrust that did not satisfy the criteria are summarized in Table 3 and constitute the interior confined space monitoring components.

**Table 3. Interior Confined Space Summary**

<b>Interior Confined Space I.D.</b>	<b>Building</b>	<b>Tenant Space I.D.</b>	<b>Occupiable Interior Space Description</b>
I-I-2	I	NA	Electrical room
I-J-1	J	NA	Electrical room
I-J-3	J	900	Storage under stairs, main office
I-J-6	J	900	Retail store storage
I-K-1	K	100	First floor storage under stairs
I-K-3	K	NA	Electrical room
I-K-6	K	100	Access stairway
I-K-7	K	190	Restroom/warehouse access hall
I-L-3	L	NA	Electrical room
I-L-8	L	800	Rear entry vestibule
I-M-1	M	NA	Electrical room
I-N-3	N	NA	Electrical room
I-O-1	O	NA	Electrical room
I-O-10	O	100	Janitorial closet
I-P-1	P	NA	Electrical room
I-P-7	P	100	Tenant janitorial closet
I-Q-1	Q	NA	Electrical room
I-Q-3	Q	300	Central storage closet by restrooms
I-Q-7	Q	100	Coat closet by front door
I-Q-8	Q	300	Coat closet by front office
I-Q-9	Q	300	Coat closet by front door



#### 4.1.2 Interior Confined Space Monitoring and Monitoring Frequency

Interior confined space monitoring is limited to the 21 interior confined spaces summarized in Table 3 in Section 4.1.1. These interior confined spaces will be monitored on an annual basis until ventilation enhancements have been installed as described in Section 7.0 of this MMCP Addendum. Monitoring of an interior confined space will be immediately discontinued upon the installation of ventilation enhancements. DEQ will be notified of occupiable confined spaces where ventilation enhancements have been installed and where monitoring has been discontinued during annual reporting as described in Section 7.0 of this MMCP Addendum. Figure 3 shows the locations of interior confined spaces that require annual monitoring until ventilation enhancements have been installed.

If methane is detected in interior confined spaces at concentrations exceeding the 0.5 pbv or 1.25 pbv action levels established in Section 3.5.1 of the 2011 MMCP, the required response actions and contingency measures described in Sections 3.8 through 3.11 of the 2011 MMCP will be followed. Response actions and contingency measures will be limited to the project site and monitoring components established by this MMCP Addendum. This section modifies Sections 3.4.1 and 3.7.1 of the 2011 MMCP.

#### 4.2 EXTERIOR CONFINED SPACE MONITORING COMPONENTS

##### 4.2.1 Exterior Confined Space Selection

DEQ has agreed to the discontinuance of exterior confined space methane monitoring at the Former Durham Pit Landfill – North site with the exception of the areas where elevated methane persists and anomalies in the data have been observed. Table 4 summarizes the exterior confined spaces that will be monitored on an annual basis under this MMCP Addendum and the basis for their selection.

**Table 4. Exterior Confined Space Summary**

Exterior Confined Space I.D.	Description	Selection Notes
E-J-4	Sewer clean out	1
E-L-1	Storm drain manhole	2
E-L-5	Water meter box	1
E-N-3	Sprinkler control vault	3
E-P-3	Sprinkler control vault	1, 4, 5
E-P-4	GTE manhole	1
E-Q-4	Sewer clean out	1

1. Previous methane readings at this location have exceeded 0 pbv.
2. This location is in an area with elevated methane and is located near MMW-3s.
3. This location is in an area with elevated methane and is located near MMW-6s.
4. This location has had the most frequent occurrence of carbon dioxide concentrations greater than 3 pbv.
5. This location has had the most frequent occurrence of oxygen concentrations less than 16 pbv.

#### **4.2.2 Exterior Confined Space Monitoring and Monitoring Frequency**

Exterior confined space monitoring is limited to the exterior confined spaces summarized in Table 4 in Section 4.2.1 and will be monitored on an annual basis under this MMCP Addendum. The locations of the exterior confined spaces that will continue to be monitored at the project site are shown on Figure 4.

If methane is detected within the exterior confined spaces at concentrations exceeding the 1.25 pbv action level established in Section 3.5.2 of the 2011 MMCP, the response actions and contingency measures established in Sections 3.8 through 3.11 of the 2011 MMCP will be followed. Response actions and contingency measures will be limited to the project site and monitoring components established in this MMCP Addendum. This section modifies Sections 3.4.2 and 3.7.2 of the 2011 MMCP.

### **4.3 WELLS AND PROBES**

#### **4.3.1 Well and Probe Selection**

DEQ has agreed to limit the monitoring of methane monitoring wells and probes to MMW-3s, MMW-5s, MMW-5i, MMW-6s, MMW-6i, MMW-7s, MMW-7i, and MMW-9s. These methane monitoring wells were selected for continued monitoring based on historical methane concentrations and pressure readings indicating their locations to be the best indicators of unexpected increases in methane generation. The locations of the methane monitoring wells are shown in Figure 5.

#### **4.3.2 Well and Probe Monitoring and Monitoring Frequency**

Well and probe monitoring is limited to annual methane monitoring of wells MMW-3s, MMW-5s, MMW-5i, MMW-6s, MMW-6i, MMW-7s, MMW-7i, and MMW-9s under this MMCP Addendum. Concentration and pressure action levels for these wells are summarized below:

- Static well pressure greater than or equal to 2 iow, regardless of the methane concentration, if the well screen interval is less than 50 percent submerged in suspected groundwater or perched groundwater
- Static well pressure greater than 1 iow in wells with a methane concentration greater than 30 pbv, if the well screen interval is not fully submerged in suspected groundwater or perched groundwater
- Methane concentration greater than or equal to the following, if the well screen interval is not fully submerged in suspected groundwater or perched groundwater:
  - 85.7 pbv in MMW-3s
  - 23.0 pbv in MMW-5s
  - 67.4 pbv in MMW-5i
  - 90.4 pbv in MMW-6s
  - 92.9 pbv in MMW-6i
  - 88.6 pbv in MMW-7s
  - 91.4 pbv in MMW-7i
  - 24.6 pbv in MMW-9s

If well methane concentration and/or pressure action level exceedances are measured during an annual monitoring event, the response actions and contingency measures established in

Sections 3.8 through 3.11 of the 2011 MMCP will be followed. Response actions and contingency measures will be limited to the project site and monitoring components established in this MMCP Addendum. The locations of these monitoring wells are shown on Figure 5. This section modifies Sections 3.4.3, 3.5.3, and 3.7.3 of the 2011 MMCP.

#### **4.4 WEATHER TRIGGER MONITORING**

Monitoring in response to weather trigger level exceedances associated with barometric pressure changes and snow and ice events will no longer be conducted as agreed to by DEQ during an August 9, 2019 technical meeting. This section modifies Section 3.5.4 of the 2011 MMCP.

#### **5.0 FAILURE OF SITE STRUCTURES AND FOUNDATIONS**

The following sections clarify observation, maintenance, and response action requirements for concrete foundation or floor slab failures; limit requirements to the project site (Buildings I through Q of the PBC); eliminate the routine five-year foundation and floor slab failure observation requirement by the consultant; and establish five-year documentation and reporting of foundation and floor slab failure inspection and repair activities by PacTrust. Regular foundation and floor slab maintenance activities currently performed by PacTrust that support elimination of the five-year observation requirement are presented below. Concrete foundation and floor slab maintenance that will be continued under this MMCP Addendum is presented in Section 5.1. Observations and actions to be performed in response to a seismic event are presented in Section 5.2. Response methane monitoring of concrete foundation and floor slab failures is presented in Section 5.3.

Methane has not been detected in interior confined spaces, floor slab failures, or foundation failures during past monitoring events. PacTrust routinely identifies and repairs foundation and floor slab cracks and failures with Metzger-McGuire Spal-Pro 2000 (or equivalent) as soon as access to the failure is safe and practical. PacTrust repairs failures at the earliest practical opportunity during vacancies between tenants, during tenant improvements, or when identified by the tenant and repair is requested. The repairs are made to maintain building envelope efficiency, for general foundation structural maintenance, and for cosmetic reasons. Because PacTrust plans to continue this practice for the foreseeable future, the five-year foundation and floor slab observations previously performed by the consultant is a redundant effort and will be discontinued. As described in Sections 5.1 through 5.3, PacTrust personnel will perform the following activities:

- 1) Inspect all accessible and exposed concrete floor slabs and foundations at Buildings I, J, K, L, M, N, O, P, and Q of the PBC for failures at a minimum frequency of once per five-year period, and perform the following:
  - a) Document the foundation and floor slab inspections and repairs on the Five-Year Foundation and Floor Slab Failure Inspection and Repair Report form and sign the accompanying inspection acknowledgement
  - b) Promptly request the environmental consultant to perform response methane monitoring for failures that are not repaired within 30 days of initial observation

- c) Submit the completed form and signed inspection acknowledgement to the environmental consultant following completion (no later than the end of the five-year period)
- 2) Inspect all accessible and exposed concrete floor slabs and foundations at Buildings I, J, K, L, M, N, O, P, and Q of the PBC for failures after a significant seismic event and perform the following:
  - a) Document the inspections and repairs on the Seismic Event Foundation and Floor Slab Failure Inspection and Repair Report form and sign the accompanying inspection acknowledgement
  - b) Promptly request the environmental consultant perform response methane monitoring for failures observed during the seismic event inspection
  - c) Submit the completed form and signed inspection acknowledgement to the environmental consultant following completion (no later than 90 days following the seismic event)

The Five-Year Foundation and Floor Slab Failure Inspection and Repair Report form and the accompanying inspection acknowledgement form are provided in Appendix A. The Seismic Event Foundation and Floor Slab Failure Inspection and Repair Report form and the accompanying inspection acknowledgement form are provided in Appendix B.

#### **5.1 CONCRETE FOUNDATION AND FLOOR SLAB MAINTENANCE**

PacTrust will continue to routinely identify and repair foundation and floor slab failures with Metzger-McGuire Spal-Pro 2000 (or equivalent) as soon as access to the failure is safe and practical. PacTrust will repair failures at the earliest practical opportunity during vacancies between tenants, during tenant improvements, or when identified by the tenant and repair is requested. PacTrust will continue this practice for the foreseeable future and, therefore, the five-year foundation and floor slab observations performed by the consultant under the 2011 MMCP will be discontinued. If PacTrust cannot repair a failure within 30 days of initial observation, PacTrust will request response methane monitoring to be conducted as described in Section 5.3. For the purpose of this MMCP Addendum, failures are defined as visible cracks identified within the building interior that appear to fully extend through the entire thickness of the concrete floor slab or foundation. "Hairline" surface cracks that do not appear to fully extend through the concrete floor slab or foundation are not considered failures for the purpose of this MMCP Addendum.

To document that foundation and floor slab failure inspections are occurring at a minimum frequency of once per five-year period at Buildings I, J, K, L, M, N, O, P, and Q of the PBC, PacTrust personnel will complete and sign the Five-Year Foundation and Floor Slab Failure Inspection and Repair Report form and accompanying acknowledgement provided in Appendix A. PacTrust will submit this completed documentation to the consultant no later than the end of the relevant five-year period. The first five-year period established under this MMCP Addendum will be from 2021 through 2025. The completed and signed documentation will be included in one of the annual monitoring reports for the five-year period.

The Five-Year Foundation and Floor Slab Failure Inspection and Repair Report form includes identification of inspected locations, dates of observation, location(s) of observed failure(s), and details regarding subsequent repairs and response methane monitoring (if applicable). Additionally, the form includes an acknowledgement indicating that PacTrust has completed the following:

1. Inspected all accessible and exposed concrete floor slabs and foundations at Buildings I, J, K, L, M, N, O, P, and Q of the PBC for failures during the relevant five-year period
2. Performed the inspections and repairs, prepared the report in accordance with this MMCP Addendum, and confirmed that the information documented in the report is accurate to the best of PacTrust's knowledge

This section modifies Section 3.6 of the 2011 MMCP.

## **5.2 SEISMIC EVENTS**

An inspection of site structures within the project site will be completed by PacTrust within 24 hours of a significant seismic event, if possible, or before reoccupation by tenants if inspection is not possible within 24 hours of a significant seismic event, and PacTrust will request response methane monitoring if failures are observed. Failures observed during a seismic event inspection require response methane monitoring as described in Section 5.3.

PacTrust personnel will document the seismic event inspection by completing and signing the Seismic Event Foundation and Floor Slab Failure Inspection and Repair Report form and accompanying acknowledgement provided in Appendix B. PacTrust will submit this completed documentation to the consultant no later than 90 days following the seismic event. The completed and signed documentation will be included in an annual monitoring report submitted to DEQ.

The Seismic Event Foundation and Floor Slab Failure Inspection and Repair Report form includes identification of inspected locations, dates of observation, location(s) of observed failure(s), and details regarding subsequent repairs and response methane monitoring if failure(s) are observed. Additionally, the form includes an acknowledgement indicating that PacTrust has conducted the following:

1. Inspected all accessible and exposed concrete floor slabs and foundations at Buildings I, J, K, L, M, N, O, P, and Q of the PBC for failures during the seismic event inspection
2. Performed the inspections and repairs, prepared the report in accordance with this MMCP Addendum, and confirmed that the information documented in the report is accurate to the best of PacTrust's knowledge

This section modifies Section 3.6 of the 2011 MMCP.

## **5.3 RESPONSE METHANE MONITORING**

As described in Sections 5.1 and 5.2, response methane monitoring will occur in response to failures observed during routine maintenance that cannot be repaired within 30 days of initial observation and in response to observed failures resulting from seismic events. Initial

monitoring will occur at the failure and interior confined spaces in the vicinity of the failure. If methane is detected at a failure or nearby confined space during initial response monitoring at concentrations exceeding the 2011 MMCP action level (0.5 pbv), the response actions and contingency measures outlined in the 2011 MMCP (Sections 3.8 through 3.11) will be followed. Routine response methane monitoring may be initiated based on the extent of the failure and initial monitoring results at the discretion of the project team. Response actions and contingency measures will be limited to the project site and the monitoring components established by this MMCP Addendum. Response methane monitoring results will be summarized in the annual report. If response methane monitoring is performed, PacTrust will document the event in the Five-Year Foundation and Floor Slab Failure Inspection and Repair Report form provided in Appendix A as described in Section 5.1, or in the Seismic Event Foundation and Floor Slab Failure Inspection and Repair Report form provided in Appendix B as described in Section 5.2, as appropriate. Field reports documenting response methane monitoring results will be attached to the relevant report form when submitted to DEQ with the appropriate annual methane monitoring report. This section modifies Section 3.6 of the 2011 MMCP.

## **6.0 OCCUPIABLE INTERIOR SPACE VENTILATION INVENTORY AND EVALUATION**

PacTrust inventoried occupiable interior spaces in Buildings I through Q at the PBC and evaluated ventilation within these spaces. The purpose of the inventory and evaluation was to identify occupiable interior spaces where ventilation enhancements would be required by DEQ to discontinue interior confined space monitoring as discussed in the August 9, 2019 technical meeting. The inventory and evaluation criteria, as well as the results of PacTrust's inventory and evaluation of interior spaces in Buildings I through Q at PBC, are summarized in the following sections.

### **6.1 INVENTORY AND EVALUATION CRITERIA**

In order to satisfy DEQ's request to evaluate ventilation characteristics of occupiable interior spaces within PBC Buildings I through Q, GeoDesign and PacTrust worked collaboratively to develop criteria that could be used to evaluate interior spaces. The evaluation criteria developed by GeoDesign and PacTrust were submitted to DEQ via email on October 2, 2019 and approved by DEQ via email on October 7, 2019. The evaluation criteria approved by DEQ and used by PacTrust to evaluate occupiable interior spaces is described below. DEQ agreed that the installation of ventilation enhancements is not needed to cease monitoring in an occupiable interior space or room provided one of the following (1, 2, or 3) is true:

1. The space or room is located within an air-conditioned area of the building and meets one or more of the following conditions:
  - a. Has active HVAC vent or intake
  - b. Is a normally unoccupied space (closet, utility room, etc.) with a floor area less than or equal to 150 square feet and has one or more of the following:
    - i. A passive vent with a minimum total cross-sectional free area of 24 square inches that connects to a separate space that has an active HVAC vent or intake
    - ii. Gap(s) or opening(s) with a minimum total cross-sectional free area of 24 square inches that connects to a separate space that has an active HVAC vent or intake

2. The space is located outside of an air-conditioned area of the building and meets one or more of the following conditions:
  - a. Is a warehouse with a floor area greater than 500 square feet and meets all of the following conditions:
    - i. Has a minimum of one roll-up loading bay or garage door
    - ii. Has at least one roll-up loading bay or garage door per 3,000 square feet of warehouse floor area
    - iii. Does not have a dropped ceiling
  - b. Has an active and/or passive ventilation system built to the State of Oregon Structural Specialty Code and/or the Oregon Mechanical Specialty Code applicable at the time of construction.
  - c. Is a normally unoccupied space (closet, storage room, utility room, etc.) with a floor area less than or equal to 150 square feet and has one or more of the following:
    - i. A passive vent with a minimum total cross-sectional void area of 1 square foot that connects to either outside air or a separate space with active or passive ventilation as described in 2a or 2b
    - ii. Gap(s) or opening(s) with a minimum total cross-sectional void area of 1 square foot that connects to either outside air or a separate space with active or passive ventilation as described in 2a or 2b
3. The space is ventilated to the outdoors by a wind-driven ventilation system.

## **6.2 INVENTORY AND EVALUATION RESULTS**

The interior space inventory and evaluation was performed by PacTrust on November 5, 2019. The evaluation included a review of a current plan set of the interior layouts of Buildings I through Q and a walkthrough of tenant spaces to identify occupiable interior spaces that did not satisfy the DEQ-approved criteria presented in Section 6.1. PacTrust identified a total of 21 occupiable interior spaces in Buildings I through Q that did not satisfy the DEQ-approved criteria. Additionally, PacTrust identified an enclosed mezzanine storage area located directly above the Stash Tea retail and office space (Building J, Tenant Space 100). Although the enclosed mezzanine space does not satisfy the DEQ-approved criteria, it is GeoDesign's opinion that this space does not require the installation of ventilation enhancements for discontinuing interior confined space monitoring because the underlying office and retail space is ventilated and satisfies the DEQ-approved criteria. PacTrust has documented that the remaining occupiable interior spaces meet the DEQ-approved criteria and do not require the installation of ventilation enhancements for discontinuing interior confined space monitoring. Furthermore, PacTrust states the following:

- Office spaces in Buildings I through Q are fully air conditioned and configured to bring in the code-required minimum of 15 percent outside air.
- The air conditioning equipment is serviced on a quarterly basis.
- The office spaces have acoustical ceilings and lay-in light fixtures that are fluted with vents to allow for air to exchange.

- Conditioned air that serves office areas exchanges with the air in the warehouse areas due to non-hermetic construction.
- Roll-up exterior doors in the warehouses are not fit tightly to the exterior walls and are not weather stripped, allowing for additional ventilation in warehouse areas.

Table 3 presented in Section 4.1 summarizes the 21 unventilated occupiable interior spaces that will continue to be monitored until ventilation has been enhanced. PacTrust's documentation of the ventilation inventory and evaluation and summary of proposed ventilation methods are presented in Appendix C.

## **7.0 VENTILATION ENHANCEMENTS OF INTERIOR CONFINED SPACES**

It is PacTrust's intent to install ventilation enhancements in the 21 interior confined spaces identified in Table 3 of this MMCP Addendum so interior methane monitoring can be discontinued. The methods PacTrust will use to enhance ventilation of the 21 interior spaces are summarized in this section. Upon installation of the proposed ventilation, monitoring of the interior space will be discontinued. PacTrust's documentation of the ventilation inventory is presented in Appendix C, as are PacTrust's evaluation and summary of proposed ventilation methods. Following the installation of supplemental ventilation, PacTrust will provide the consultant with the following information to be summarized in the annual report:

- The interior confined space identifier(s) of the installation
- A brief description of the installed vent(s) at each interior confined space, including the type of vent(s), basic vent dimensions, and the general location of the vent(s) (i.e., door, ceiling, rooftop, etc.)
- The date(s) of installation
- Any deviations from the ventilation plans described in Sections 7.1 through 7.3 of this MMCP Addendum

### **7.1 VENTILATION PLAN – ELECTRICAL ROOMS**

PacTrust identified nine electrical rooms at the project site that require ventilation enhancements to discontinue interior methane monitoring based on the DEQ-approved criteria. The electrical rooms have been assigned interior confined space identifiers I-I-2, I-J-1, I-K-3, I-L-3, I-M-1, I-N-3, I-O-1, I-P-1, and I-Q-1. PacTrust plans to install an 8-inch-diameter rooftop gravity vent and an approximately 12-by-12-inch door vent with louvers (venting to the building exterior) in these electrical rooms to reduce the potential for methane accumulation.

### **7.2 VENTILATION PLAN – ENCLOSED STAIRWAY**

PacTrust identified an enclosed stairway in Building K that requires ventilation enhancements to discontinue interior methane monitoring based on the DEQ-approved criteria. The enclosed stairway in Building K was assigned interior confined space identifier I-K-6. PacTrust plans to install an approximately 12-by-12-inch door vent with louvers in each of the two stairwell doors (venting to interior areas ventilated with HVAC) to reduce the potential for methane accumulation. The vent in the upstairs door will be installed at a maximum offset of 1 foot below the top of the door.



### **7.3 VENTILATION PLAN – OTHER UNVENTILATED OCCUPIABLE SPACES**

PacTrust identified 11 other interior spaces in Buildings J, K, L, O, P, and Q that require ventilation enhancements to discontinue interior methane monitoring based on the DEQ-approved criteria. The interior spaces have been assigned interior confined space identifiers I-J-3, I-J-6, I-K-1, I-K-7, I-L-8, I-O-10, I-P-7, I-Q-7, I-Q-8, I-Q-3, and I-Q-9. At each of these locations, PacTrust plans to install an approximately 12-by-12-inch vent with louvers in one of the three following locations:

- The ceiling of the confined space
- The door of the confined space (with a maximum offset of 1 foot below the top of the door)
- The wall of the confined space (with a maximum offset of 1 foot below the confined space ceiling)

These vents would directly connect the unventilated occupiable interior spaces to interior areas ventilated by HVAC, passively ventilated warehouse areas, or overhead building shell spaces that are open to passively ventilated warehouse areas.

### **8.0 REPORTING**

Annual monitoring will be summarized in a report that is submitted to DEQ on an annual basis. The methane monitoring reports will summarize activities conducted during the reporting period and will include the following:

- A listing of reports and letters submitted by the consultant during the reporting period
- A listing of DEQ correspondence that was received by the consultant during the reporting period
- Methane monitoring results for applicable interior confined spaces, exterior confined spaces, and wells and probes
- Methane monitoring in response to exceeding concentration or pressure action levels, if applicable
- Methane monitoring in response to foundation or floor slab failures, if applicable
- A copy of PacTrust's Five-Year Foundation and Floor Slab Failure Inspection Report form and acknowledgement, if applicable
- A copy of PacTrust's Seismic Event Foundation and Floor Slab Failure Inspection Report form and acknowledgement, if applicable
- If performed, a copy of methane monitoring response field reports related to foundation and floor slab failures
- A description of contingency measures planned to address methane issues, if applicable
- A summary of interior confined space ventilation enhancements completed by PacTrust, if applicable
- A description of problems encountered during the reporting period and actions taken to resolve them, if applicable

This section modifies Section 3.12 of the 2011 MMCP.

Please call if you have questions regarding this submittal.

Sincerely,

GeoDesign, Inc., DBA NV5



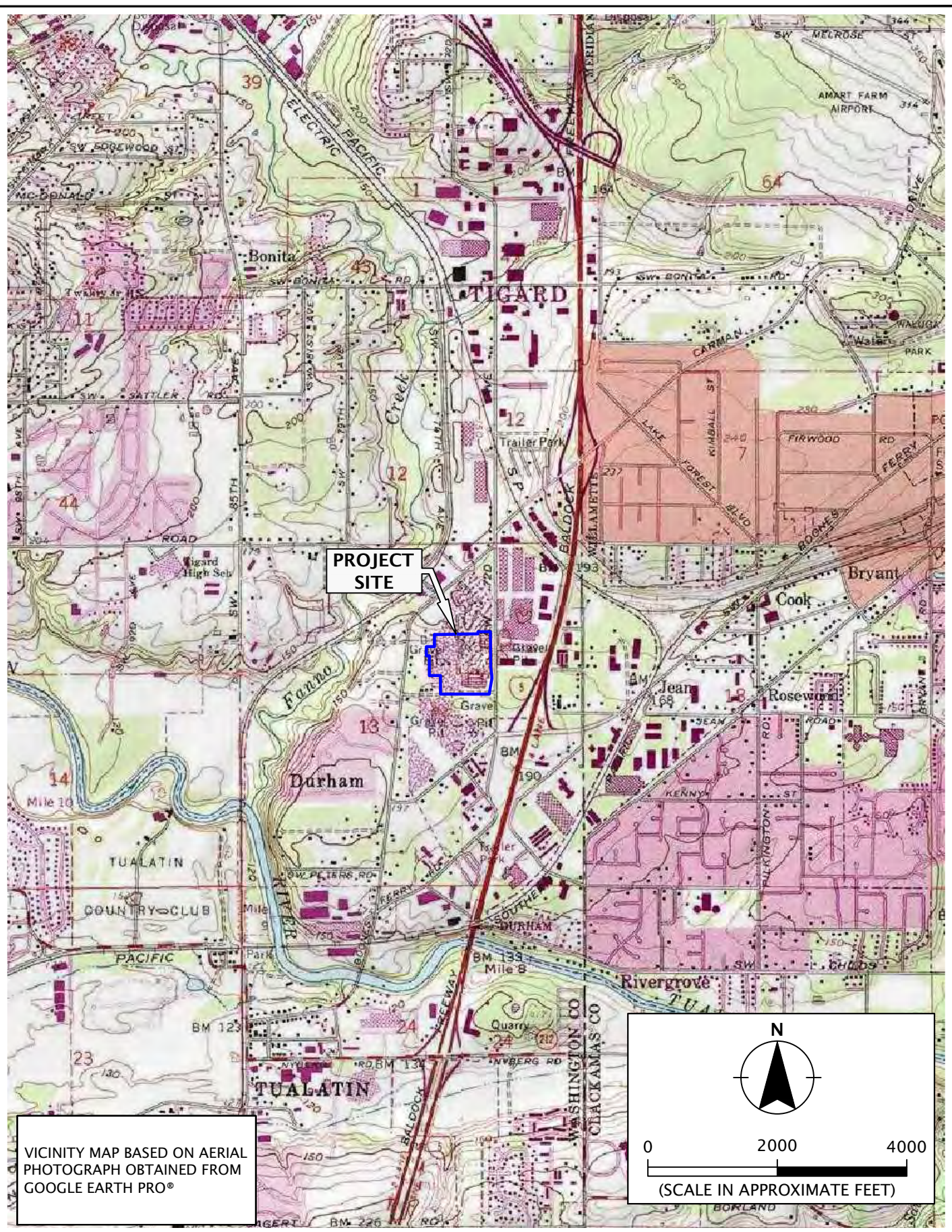
Nathan J. Fulton, E.I.T.  
Project Manager



Lon R. Yandell, R.G.  
Principal Geologist

## FIGURES







Printed By: aday | Print Date: 5/27/2021 1:32:16 PM  
File Name: J:\S-Z\WashColUT\WashColUT-3-04-04\_NFA Support\_& Misc\_PM\Figures\CAD\WashColUT-3-04-04-site aerial.dwg | Layout: FIGURE 2



**LEGEND:**

--- FORMER DURHAM PIT LANDFILL - NORTH SITE

  REDUCED PROJECT SITE

N

0

250

500

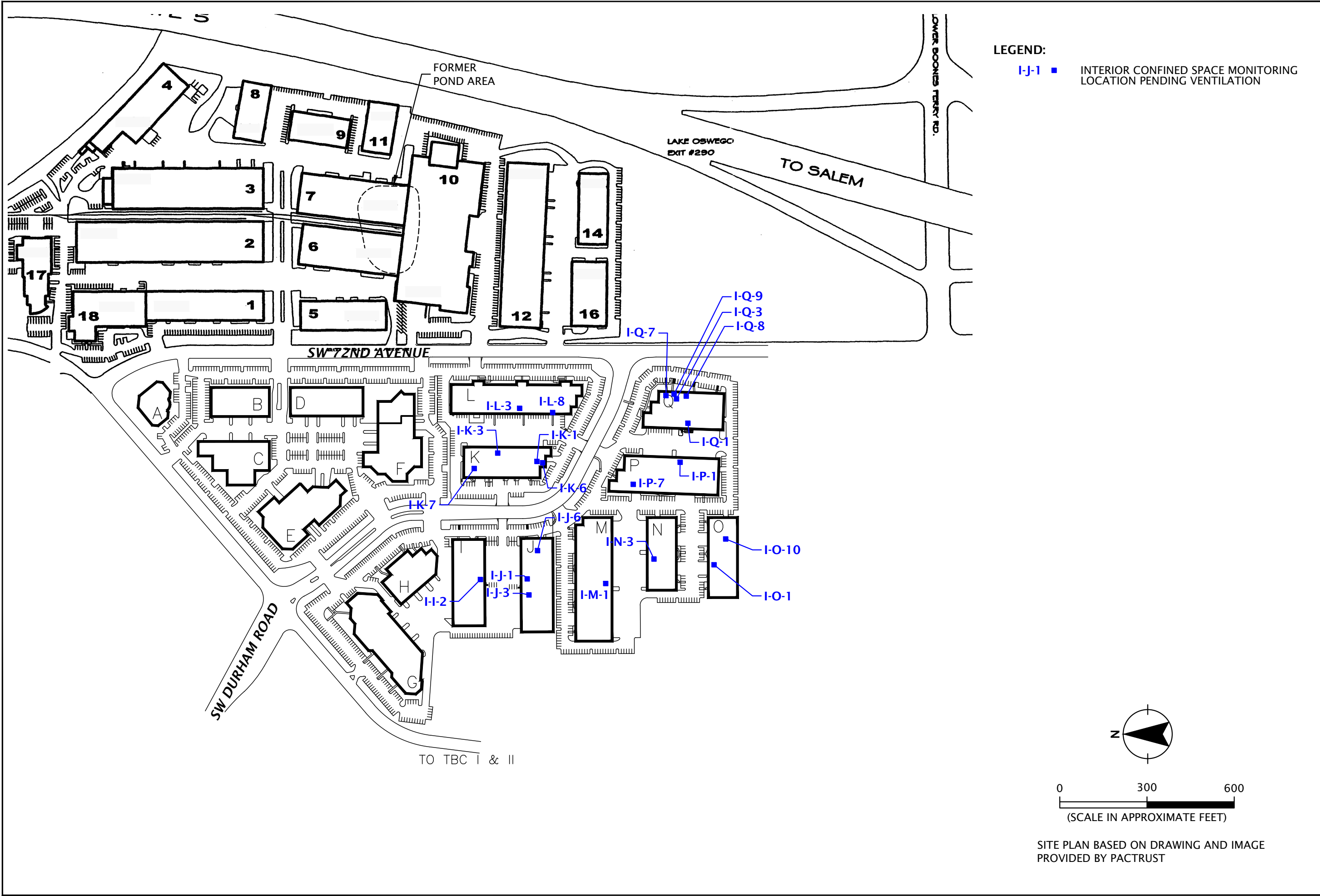
(APPROXIMATE SCALE IN FEET)

SITE PLAN BASED ON AERIAL PHOTOGRAPH  
OBTAINED FROM GOOGLE EARTH PRO®,  
JANUARY 3, 2020

<b>FIGURE 2</b>	<b>FORMER DURHAM PIT LIMITS</b>	
	FORMER DURHAM PIT LANDFILL - NORTH TIGARD, OR	WASHCOLUT-3-04-04 MAY 2021

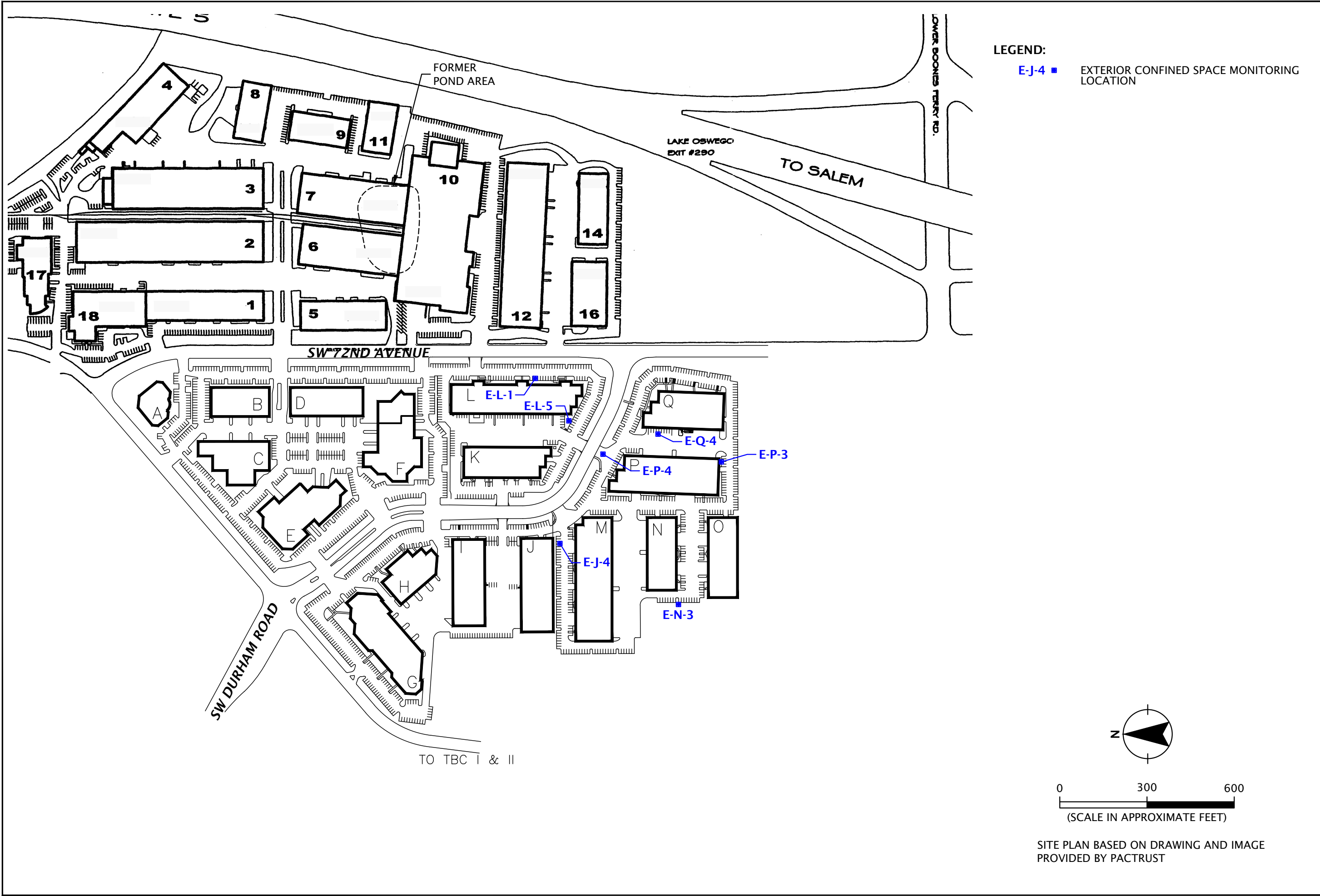


Printed By: aday | Print Date: 5/27/2021 1:32:25 PM  
File Name: J:\S-Z\WashColUT\WashColUT-3-04\WashColUT-3-04-NFA Support\_L&M\_Misc\_PMI\Figures\CAD\WashColUT-3-04-04-all-confined-spce-mon-loc.dwg | Layout: FIGURE 3



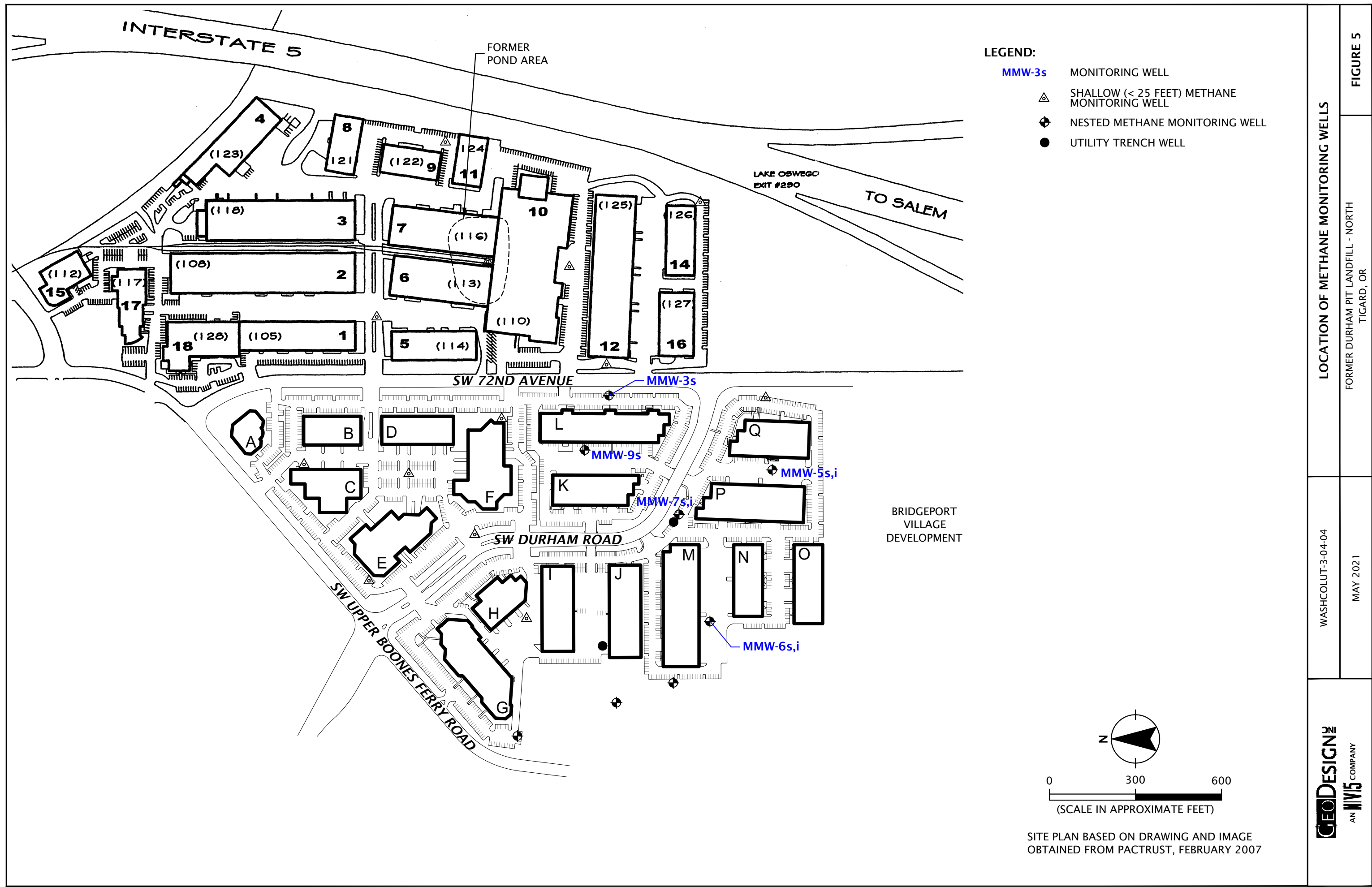
SITE PLAN BASED ON DRAWING AND IMAGE  
PROVIDED BY PACTRUST

Printed By: aday | Print Date: 5/27/2021 1:32:27 PM  
File Name: J:\S-Z\WashColUT\WashColUT-3\WashColUT-3-04\NFA Support\_L&M\Misc\_PMI\Figures\CAD\WashColUT-3-04-04-all-confined-spce-mon-locs.dwg | Layout: FIGURE 4



GEO DESIGN AN NIVIS COMPANY	WASHCOLUT-3-04-04	EXTERIOR CONFINED SPACE MONITORING LOCATIONS
	MAY 2021	FORMER DURHAM PIT LANDFILL - NORTH TIGARD, OR

FIGURE 4





## APPENDIX A

# Five-Year Foundation and Floor Slab Failure Inspection and Repair Report PacTrust Business Center Buildings I through Q Tigard, Oregon

PacTrust Personnel: \_\_\_\_\_ Five-Year Period: \_\_\_\_\_ through \_\_\_\_\_ Page \_\_ of \_\_

## SECTION 1: FOUNDATION AND FLOOR SLAB FAILURES AND REPAIRS

Instructions: All accessible and exposed concrete floor slabs and foundations at Buildings I, J, K, L, M, N, O, P, and Q of the PacTrust Business Center must be inspected for failures within each five-year period per Section 5.1 of the 2021 MMCP addendum. List each area inspected. If failure(s) are observed, list one failure per row and describe the failure location. Include failures from previous inspection report(s) if they have not been listed as "repaired" in previous inspection report(s). Attach field report(s) for methane monitoring of failure(s) if performed. Methane monitoring of foundation or floor slab failures is required if a failure has not been repaired within 30 days of initial observation per the 2021 MMCP addendum. PacTrust must promptly contact the environmental consultant if methane monitoring is required.

[illegible]

1. Methane monitoring of foundation or floor slab failures is required if a failure has not been repaired within 30 days of initial observation per the 2021 MMCP addendum. Contact the environmental consultant to schedule response monitoring if the failure is not repaired within 30 days of initial observation.

Y: Yes

N: No

**Five-Year Foundation and Floor Slab Failure Inspection and Repair Report**  
**PacTrust Business Center Buildings I through Q**  
**Tigard, Oregon**

PacTrust Personnel: \_\_\_\_\_ Five-Year Period: \_\_\_\_\_ through \_\_\_\_\_ Page \_\_ of \_\_

**SECTION 2: INSPECTION ACKNOWLEDGEMENT**

PacTrust acknowledges that all accessible and exposed concrete floor slabs and foundations at Buildings I, J, K, L, M, N, O, P, and Q of the PacTrust Business Center have been inspected for failures during the relevant five-year period. PacTrust acknowledges that the inspections, repairs, and this report were performed in accordance with the 2021 MMCP addendum for the former Durham Pit Landfill – North site and that the information documented in this report is accurate to the best of PacTrust's knowledge.

\_\_\_\_\_  
(Signature of PacTrust Personnel Responsible)

\_\_\_\_\_  
(Date)

\_\_\_\_\_  
(Printed Name)

## **APPENDIX B**

**Seismic Event Foundation and Floor Slab Failure Inspection and Repair Report  
PacTrust Business Center Buildings I through Q  
Tigard, Oregon**

PacTrust Personnel: \_\_\_\_\_ Date of Seismic Event: \_\_\_\_\_ Page \_\_ of \_\_

PacTrust Personnel: \_\_\_\_\_ Date of Seismic Event: \_\_\_\_\_ Page \_\_ of \_\_

PacTrust Personnel: \_\_\_\_\_ Date of Seismic Event: \_\_\_\_\_ Page \_\_ of \_\_

## SECTION 1: FOUNDATION AND FLOOR SLAB FAILURES AND REPAIRS

*Instructions: All accessible and exposed concrete floor slabs and foundations at Buildings I, J, K, L, M, N, O, P, and Q of the PacTrust Business Center must be inspected for failures following a significant seismic event as described in Section 5.2 of the 2021 MMCP addendum. List each area inspected. If failure(s) are observed, list one failure per row and describe the failure location. Attach field report(s) for methane monitoring of failure(s) if performed. Methane monitoring of foundation or floor slab failures observed during a seismic event inspection is required per the 2021 MMCP addendum. PacTrust must promptly contact the environmental consultant and request methane monitoring if failure(s) are observed. Submit completed and signed form to the environmental consultant within 90 days of the seismic event.*

[illegible]

Notes:	
1.	Methane monitoring of foundation or floor slab failures is required if the failure was observed during a seismic event inspection per the 2021 MMCP addendum. Contact the environmental consultant to schedule response monitoring.
Y:	Yes
N:	No

**Seismic Event Foundation and Floor Slab Failure Inspection and Repair Report**  
**PacTrust Business Center Buildings I through Q**  
**Tigard, Oregon**

PacTrust Personnel: \_\_\_\_\_

Date of Seismic Event: \_\_\_\_\_

Page \_\_ of \_\_

**SECTION 2: INSPECTION ACKNOWLEDGEMENT**

PacTrust acknowledges that all accessible and exposed concrete floor slabs and foundations at Buildings I, J, K, L, M, N, O, P, and Q of the PacTrust Business Center have been inspected for failures during the seismic event inspection documented in this report. PacTrust acknowledges that the inspections, repairs, and this report were performed in accordance with the 2021 MMCP addendum for the former Durham Pit Landfill - North site and that the information documented in this report is accurate to the best of PacTrust's knowledge.

\_\_\_\_\_  
(Signature of PacTrust Personnel Responsible)

\_\_\_\_\_  
(Date)

\_\_\_\_\_  
(Printed Name)

## APPENDIX C

## **APPENDIX C**

### **SUMMARY OF INVENTORY AND EVALUATION OF INTERIOR SPACES AND PROPOSED INTERIOR SPACE VENTILATION METHODS**

#### **INTRODUCTION**

This document has been prepared to summarize the results of PacTrust's inventory and evaluation of interior occupiable spaces and the ventilation methods proposed to ventilate the 21 unventilated interior spaces identified within Buildings I through Q at the PBC located on Tax Lots 00101 through 00103 of Tax Map 2S113AC in Tigard, Oregon.

#### **INTERIOR SPACE INVENTORY AND EVALUATION**

The purpose of the inventory and ventilation evaluation was to identify occupiable rooms within each building (Buildings I through Q) where ventilation enhancements would be required by DEQ to discontinue interior confined space monitoring. This effort was completed to satisfy the request for an inventory and evaluation of ventilation made by DEQ during an August 9, 2019 technical meeting. The inventory and evaluation of ventilation was conducted by John Wiitala (vice president/asset manager with PacTrust) on November 5, 2019. John was involved in the original construction of each building and has managed these buildings since they were built, including managing all tenant improvement work from design through final construction. The evaluation criteria and results of the inventory and ventilation evaluation are summarized in this section. PacTrust's documentation of the ventilation inventory and evaluation are included in this appendix.

#### **EVALUATION CRITERIA**

In order to satisfy DEQ's request to evaluate ventilation characteristics of occupiable interior spaces within PBC Buildings I through Q, GeoDesign and PacTrust worked collaboratively to develop criteria that could be used to evaluate interior spaces. The evaluation criteria developed by GeoDesign and PacTrust were submitted to DEQ via email on October 2, 2019 and approved by DEQ via email on October 7, 2019. The evaluation criteria approved by DEQ and used by PacTrust to evaluate occupiable interior spaces is described below. DEQ agreed that the installation of ventilation enhancements is not needed to cease monitoring in an occupiable interior space or room provided one of the following (1, 2, or 3) is true:

1. The space or room is located within an air-conditioned area of the building and meets one or more of the following conditions:
  - a. Has active HVAC vent or intake
  - b. Is a normally unoccupied space (closet, utility room, etc.) with a floor area less than or equal to 150 square feet and has one or more of the following:
    - i. A passive vent with a minimum total cross-sectional free area of 24 square inches that connects to a separate space that has an active HVAC vent or intake
    - ii. Gap(s) or opening(s) with a minimum total cross-sectional free area of 24 square inches that connects to a separate space that has an active HVAC vent or intake



2. The space is located outside of an air-conditioned area of the building and meets one or more of the following conditions:
  - a. Is a warehouse with a floor area greater than 500 square feet and meets all of the following conditions:
    - i. Has a minimum of one roll-up loading bay or garage door
    - ii. Has at least one roll-up loading bay or garage door per 3,000 square feet of warehouse floor area
    - iii. Does not have a dropped ceiling
  - b. Has an active and/or passive ventilation system built to the State of Oregon Structural Specialty Code and/or the Oregon Mechanical Specialty Code applicable at the time of construction.
  - c. Is a normally unoccupied space (closet, storage room, utility room, etc.) with a floor area less than or equal to 150 square feet and has one or more of the following:
    - i. A passive vent with a minimum total cross-sectional void area of 1 square foot that connects to either outside air or a separate space with active or passive ventilation as described in 2a or 2b
    - ii. Gap(s) or opening(s) with a minimum total cross-sectional void area of 1 square foot that connects to either outside air or a separate space with active or passive ventilation as described in 2a or 2b
3. The space is ventilated to the outdoors by a wind-driven ventilation system.

#### ***INTERIOR SPACE INVENTORY AND VENTILATION EVALUATION RESULTS***

The interior space inventory and evaluation was performed by PacTrust on November 5, 2019. The evaluation included a review of a current plan set of the interior layouts of Buildings I through Q and a walkthrough of tenant spaces to identify occupiable interior spaces that did not satisfy the above DEQ-approved criteria. PacTrust identified a total of 21 occupiable interior spaces in Buildings I through Q that did not satisfy the DEQ-approved criteria. Additionally, PacTrust identified an enclosed mezzanine storage area located directly above the Stash Tea retail and office space (Building J, Tenant Space 100). Although the enclosed mezzanine space does not meet the definition of adequate ventilation per the DEQ-approved criteria, it is our opinion that this space does not require the installation of ventilation enhancements for discontinuing interior confined space monitoring, because the underlying office and retail space is ventilated and satisfies the DEQ-approved criteria. PacTrust documented that the remaining occupiable interior spaces meet the DEQ-approved criteria and do not require the installation of ventilation enhancements for discontinuing interior confined space monitoring. Furthermore, PacTrust states the following:

- Office spaces in Buildings I through Q are fully conditioned and configured to bring in the code-required minimum of 15 percent outside air.
- The air conditioning equipment is serviced on a quarterly basis.
- The office spaces have acoustical ceilings and lay-in light fixtures that are fluted with vents to allow for air to exchange.

- Conditioned air that serves office areas exchange with the air in the warehouse areas due to non-hermetic construction.
- Roll-up exterior doors in the warehouses are not fit tightly to the exterior walls and are not weather stripped, allowing for additional ventilation in warehouse areas.

Table A-1 summarizes the occupiable spaces identified by PacTrust for ventilation enhancements that did not satisfy the DEQ-approved criteria.

**Table B-1. Interior Confined Space Summary**

Interior Confined Space I.D.	Building	Tenant Space I.D.	Occupiable Interior Space Description
I-I-2	I	NA	Electrical room
I-J-1	J	NA	Electrical room
I-J-3	J	900	Storage under stairs, main office
I-J-6	J	900	Retail store storage
I-K-1	K	100	First floor storage under stairs
I-K-3	K	NA	Electrical room
I-K-6	K	100	Access stairway
I-K-7	K	190	Restroom/warehouse access hall
I-L-3	L	NA	Electrical room
I-L-8	L	800	Rear entry vestibule
I-M-1	M	NA	Electrical room
I-N-3	N	NA	Electrical room
I-O-1	O	NA	Electrical room
I-O-10	O	100	Janitorial closet
I-P-1	P	NA	Electrical room
I-P-7	P	100	Tenant janitorial closet
I-Q-1	Q	NA	Electrical room
I-Q-3	Q	300	Central storage closet by restrooms
I-Q-7	Q	100	Coat closet by front door
I-Q-8	Q	300	Coat closet by front office
I-Q-9	Q	300	Coat closet by front door

Interior occupiable space ventilation evaluation and inventory forms with accompanying site plans are included in this appendix.

## PROPOSED VENTILATION METHODS

It is PacTrust's intent to install ventilation enhancements in the 21 identified interior confined spaces so interior methane monitoring can be discontinued. The methods PacTrust will use to enhance ventilation of the 21 interior spaces are summarized below. Upon installation of the

proposed ventilation, monitoring of the interior space will be discontinued. Following the installation of supplemental ventilation, PacTrust will provide the consultant with the following information to be summarized in the annual report:

- The interior confined space identifier(s) of the installation
- A brief description of the installed vent(s) at each interior confined space, including the type of vent(s), basic vent dimensions and the general location of the vent(s) (i.e., door, ceiling, rooftop, etc.)
- The date(s) of installation
- Any deviations from the ventilation plans described in Sections 7.1 through 7.3 of this MMCP Addendum

#### ***VENTILATION METHOD FOR ELECTRICAL ROOMS***

PacTrust identified nine electrical rooms at the project site that require ventilation enhancements to discontinue interior methane monitoring based on the DEQ-approved criteria. The electrical rooms have been assigned interior confined space identifiers I-I-2, I-J-1, I-K-3, I-L-3, I-M-1, I-N-3, I-O-1, I-P-1, and I-Q-1. PacTrust plans to install an 8-inch-diameter rooftop gravity vent and an approximately 12-by-12-inch door vent with louvers (venting to the building exterior) in these electrical rooms to reduce the potential for methane accumulation.

#### ***VENTILATION METHOD FOR ENCLOSED STAIRWAY***

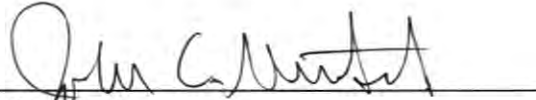
PacTrust identified an enclosed stairway in Building K that requires ventilation enhancements to discontinue interior methane monitoring based on the DEQ-approved criteria. The enclosed stairway in Building K was assigned interior confined space identifier I-K-6. PacTrust plans to install an approximately 12-by-12-inch door vent with louvers in each of the two stairwell doors (venting to interior areas ventilated with HVAC) to reduce the potential for methane accumulation. The vent in the upstairs door will be installed at a maximum offset of 1 foot below the top of the door.

#### ***VENTILATION PLAN FOR OTHER UNVENTILATED OCCUPIABLE SPACES***

PacTrust identified 11 other unventilated spaces in Buildings J, K, L, O, P, and Q that require ventilation enhancements to discontinue interior methane monitoring based on the DEQ-approved criteria. The interior spaces have been assigned interior confined space identifiers identified as interior confined spaces I-J-3, I-J-6, I-K-1, I-K-7, I-L-8, I-O-10, I-P-7, I-Q-7, I-Q-8, I-Q-3, and I-Q-9. At each of these locations, PacTrust plans to install an approximately 12-by-12-inch vent with louvers in one of the three following locations:

- The ceiling of the confined space
- The door of the confined space (with a maximum offset of 1 foot below the top of the door)
- The wall of the confined space (with a maximum offset of 1 foot below the confined space ceiling)

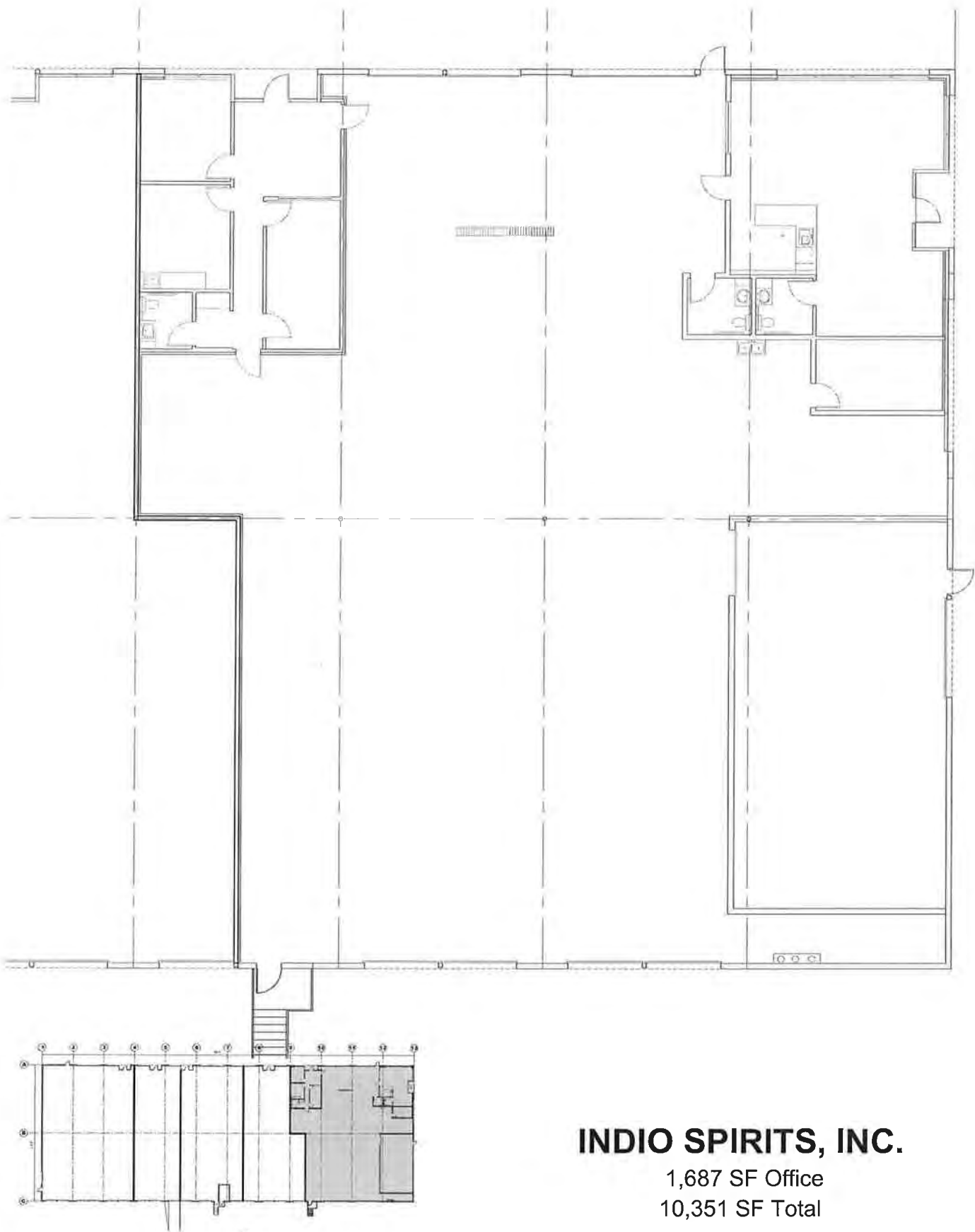
These vents will directly connect the unventilated occupiable interior spaces to interior areas ventilated by HVAC, passively ventilated warehouse areas, or overhead building shell spaces that are open to passively ventilated warehouse areas.



John Wiitala  
Vice President/Asset Manager  
PacTrust

May 24, 2021  
Date

1. Determined based on the ventilation criteria approved by the DEQ via email on October 7, 2019.



## INDIO SPIRITS, INC.

1,687 SF Office

10,351 SF Total

**BUILDING PLAN**



## PACTRUST BUSINESS CENTER

pb165 (Bldg. I)  
7272 SW DURHAM RD #100  
PORTLAND, OR 97224

SCALE 1/16" = 1' - 0"



**PACTRUST**

11/1/19

# Interior Occupiable Space Ventilation Evaluation and Inventory Form

PBC Building: 165  
Suite Number: 400

PacTrust Personnel: JOHN WITALA  
LUCAS FOODS

Date of Site Visit: 11/5/19  
Date of Document Review: \_\_\_\_\_

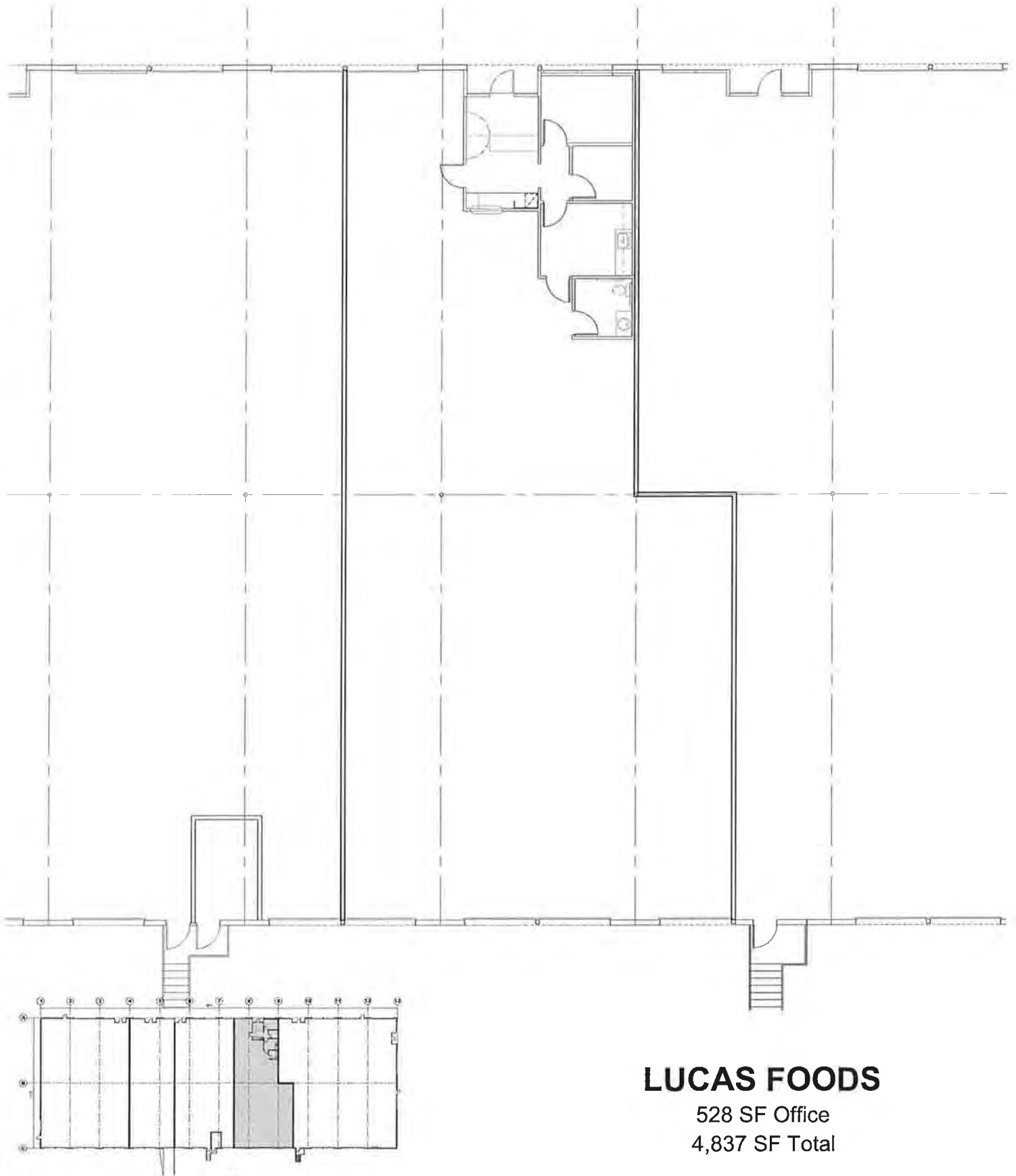
## SECTION 1: INTERIOR OCCUPIABLE SPACE EVALUATION

Occupiable Space	Does the suite contain this type of space? (Y/N)	Are all of these spaces ventilated <sup>1</sup> ? (Y/N/NA)	Number of unventilated <sup>1</sup> spaces (List each unventilated space in Section 2)
Offices	Y	Y	NONE ↓
Multi-use spaces, Lobbies, Walkways and Stairwells	Y	Y	
Restrooms	Y	Y	
Storage Rooms	Y	Y	
Closets, utility, mechanical, and electrical rooms	Y	Y	
Warehouse Areas	Y	Y	
Other Occupiable Spaces	N	N/A	

## SECTION 2: UNVENTILATED INTERIOR OCCUPIABLE SPACE INVENTORY

Unventilated Occupiable Space	Location I.D. (see attached site plan)	Notes

1. Determined based on the ventilation criteria approved by the DEQ via email on October 7, 2019.



## LUCAS FOODS

528 SF Office

4,837 SF Total

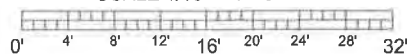
### BUILDING PLAN



### PACTRUST BUSINESS CENTER

pbc165 (Bldg. I)  
7272 SW DURHAM RD #400  
PORTLAND, OR 97224

SCALE 1/16" = 1' - 0"



**PACTRUST**

11/1/19



# Interior Occupiable Space Ventilation Evaluation and Inventory Form

PBC Building: 165  
Suite Number: 700

PacTrust Personnel: JOHN WITTAM  
INDUSTRIAL SOURCE

Date of Site Visit: 11/5/19  
Date of Document Review: \_\_\_\_\_

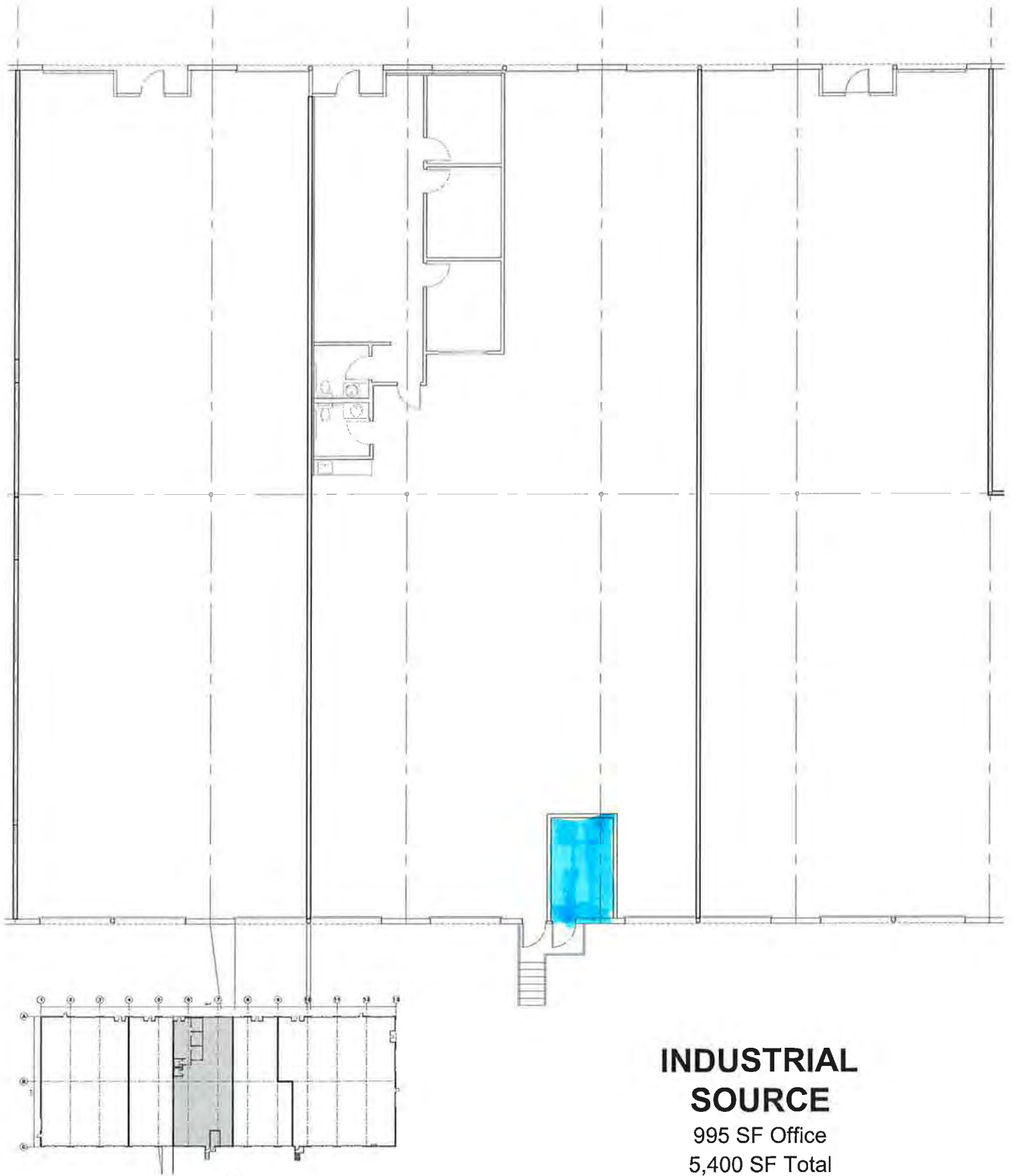
## SECTION 1: INTERIOR OCCUPIABLE SPACE EVALUATION

Occupiable Space	Does the suite contain this type of space? (Y/N)	Are all of these spaces ventilated <sup>1</sup> ? (Y/N/NA)	Number of unventilated <sup>1</sup> spaces (List each unventilated space in Section 2)
Offices	Y	Y	
Multi-use spaces, Lobbies, Walkways and Stairwells	Y	Y	
Restrooms	Y	Y	
Storage Rooms	Y	Y	
Closets, utility, mechanical, and electrical rooms	Y	N	(1)
Warehouse Areas	Y	Y	
Other Occupiable Spaces	N	N/A	

## SECTION 2: UNVENTILATED INTERIOR OCCUPIABLE SPACE INVENTORY

Unventilated Occupiable Space	Location I.D. (see attached site plan)	Notes
BUILDING ELECTRICAL ROOM	HIGHLIGHTED IN BLUE	WILL TREAT LIKE OTHERS WITH DOOR BYPASS GRILLE AND GRAVITY ROOF VENT

1. Determined based on the ventilation criteria approved by the DEQ via email on October 7, 2019.



## INDUSTRIAL SOURCE

995 SF Office  
5,400 SF Total

**BUILDING PLAN**



## PACTRUST BUSINESS CENTER

pbc165 (Bldg. I)  
7272 SW DURHAM RD #700  
PORTLAND, OR 97224

SCALE 1/16" = 1' - 0"



**PACTRUST**

11/1/19

# Interior Occupiable Space Ventilation Evaluation and Inventory Form

PBC Building: 165  
Suite Number: 750

PacTrust Personnel: JOHN WHITMAN

Date of Site Visit: 11/5/19

Date of Document Review: \_\_\_\_\_

ECONOLITE CONTROL PRODUCTS

## SECTION 1: INTERIOR OCCUPIABLE SPACE EVALUATION

Occupiable Space	Does the suite contain this type of space? (Y/N)	Are all of these spaces ventilated <sup>1</sup> ? (Y/N/NA)	Number of unventilated <sup>1</sup> spaces (List each unventilated space in Section 2)
Offices	Y	Y	NONE ↓
Multi-use spaces, Lobbies, Walkways and Stairwells	Y	Y	
Restrooms	Y	Y	
Storage Rooms	Y	Y	
Closets, utility, mechanical, and electrical rooms	Y	Y	
Warehouse Areas	Y	Y	
Other Occupiable Spaces	Y	N/A	

## SECTION 2: UNVENTILATED INTERIOR OCCUPIABLE SPACE INVENTORY

Unventilated Occupiable Space	Location I.D. (see attached site plan)	Notes

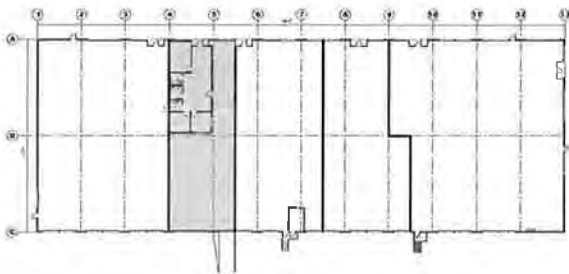
1. Determined based on the ventilation criteria approved by the DEQ via email on October 7, 2019.



## ECONOLITE CONTROL PRODUCTS, INC.

1,220 SF Office

4,140 SF Total



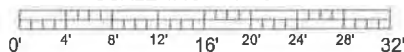
**BUILDING PLAN**



## PACTRUST BUSINESS CENTER

pb165 (Bldg. I)  
7272 SW DURHAM RD #750  
PORTLAND, OR 97224

SCALE 1/16" = 1' - 0"



**PACTRUST**

11/1/19

# Interior Occupiable Space Ventilation Evaluation and Inventory Form

PBC Building: 165  
Suite Number: 800

PacTrust Personnel: JOHN WITALA  
NEXIGHT

Date of Site Visit: 11/5/19  
Date of Document Review: \_\_\_\_\_

## SECTION 1: INTERIOR OCCUPIABLE SPACE EVALUATION

<i>Occupiable Space</i>	<i>Does the suite contain this type of space? (Y/N)</i>	<i>Are all of these spaces ventilated<sup>1</sup>? (Y/N/NA)</i>	<i>Number of unventilated<sup>1</sup> spaces (List each unventilated space in Section 2)</i>
Offices	Y	Y	NONE ↓
Multi-use spaces, Lobbies, Walkways and Stairwells	Y	Y	
Restrooms	Y	Y	
Storage Rooms	Y	Y	
Closets, utility, mechanical, and electrical rooms	Y	Y	
Warehouse Areas	Y	Y	
Other Occupiable Spaces	N	N/A	

## SECTION 2: UNVENTILATED INTERIOR OCCUPIABLE SPACE INVENTORY

<i>Unventilated Occupiable Space</i>	<i>Location I.D. (see attached site plan)</i>	<i>Notes</i>

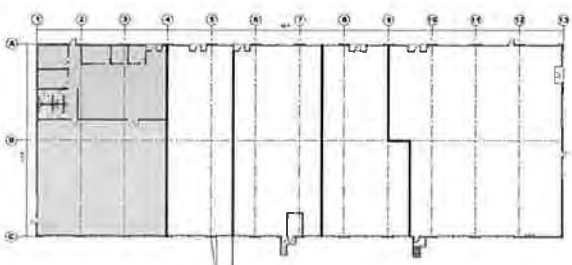
1. Determined based on the ventilation criteria approved by the DEQ via email on October 7, 2019.

**A**

**B**

**C**

110'-0"



**BUILDING PLAN**

**PACTRUST BUSINESS CENTER**

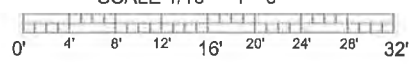
pb165 (Bldg. I)  
7272 SW DURHAM RD #800  
PORTLAND, OR 97224

**NEXIGHT LLC**

3,123 SF Office  
8,285 SF Total

**Pactrust**

SCALE 1/16" = 1' - 0"



11/1/19

# Interior Occupiable Space Ventilation Evaluation and Inventory Form

PBC Building: 166

PacTrust Personnel: JOHN WHITMAN

Date of Site Visit: 11/5/19

Suite Number: ENTIRE BUILDING

STASH TEA - PRODUCTION

Date of Document Review: \_\_\_\_\_

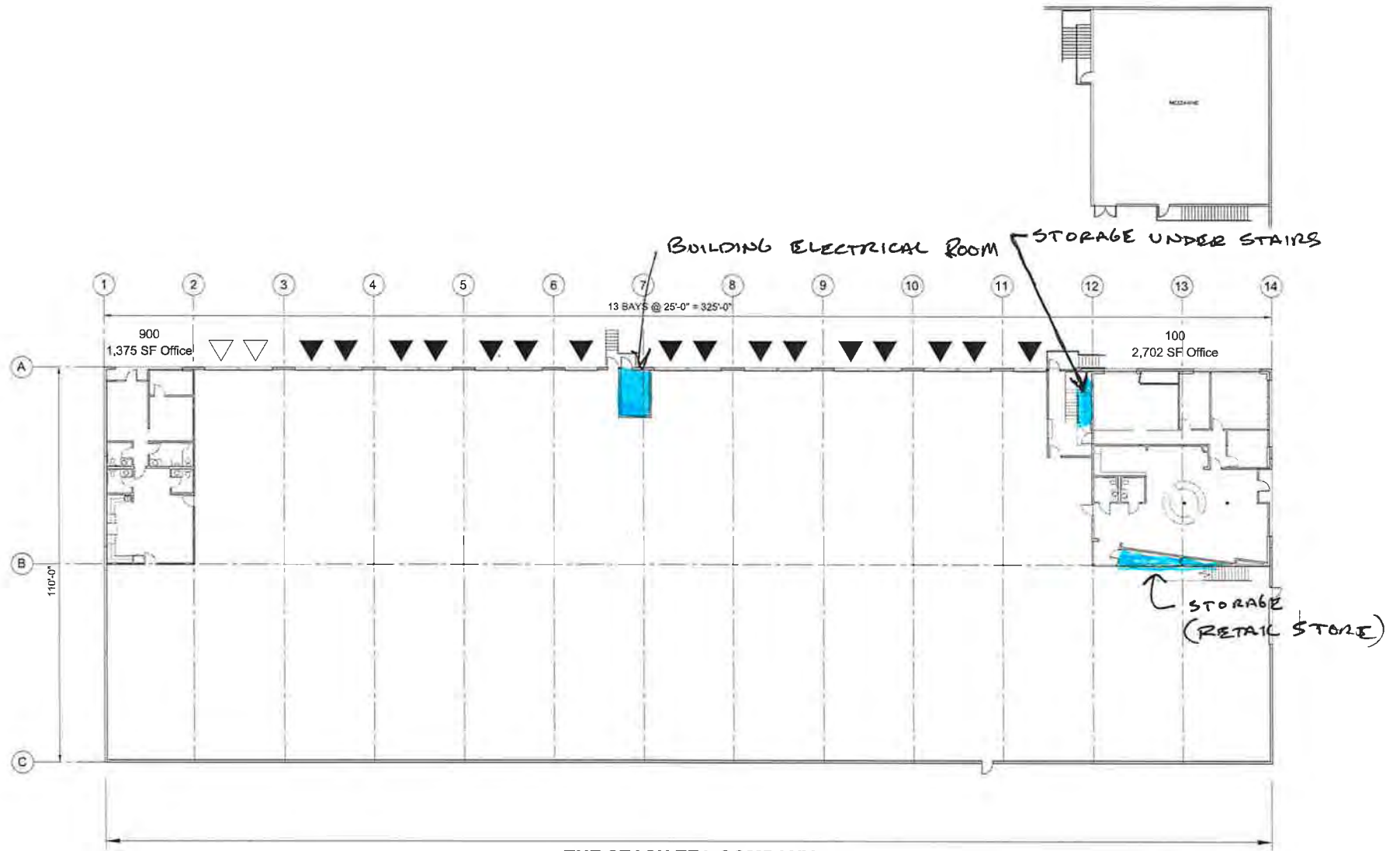
## SECTION 1: INTERIOR OCCUPIABLE SPACE EVALUATION

Occupiable Space	Does the suite contain this type of space? (Y/N)	Are all of these spaces ventilated <sup>1</sup> ? (Y/N/NA)	Number of unventilated <sup>1</sup> spaces (List each unventilated space in Section 2)
Offices	Y	Y	
Multi-use spaces, Lobbies, Walkways and Stairwells	Y	Y	
Restrooms	Y	Y	
Storage Rooms	Y	Y	
Closets, utility, mechanical, and electrical rooms	Y	N	(3)
Warehouse Areas	Y	Y	
Other Occupiable Spaces	N	N/A	

## SECTION 2: UNVENTILATED INTERIOR OCCUPIABLE SPACE INVENTORY

Unventilated Occupiable Space	Location I.D. (see attached site plan)	Notes
BUILDING ELECTRICAL ROOM	NORTH - HIGHLIGHTED	STANDARD DOOR GRILLE / ROOF GRAVITY VENT
STORAGE UNDER STAIRS	MAIN OFFICE	STANDARD DOOR GRILLE
RETAIL STORE STORAGE	RETAIL STORE	CEILING GRAVITY VENT -

1. Determined based on the ventilation criteria approved by the DEQ via email on October 7, 2019.



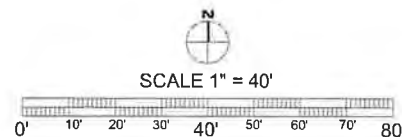
### THE STASH TEA COMPANY

900  
3,340 SF Office  
35,750 SF Total

## PACTRUST BUSINESS CENTER

pbc166 (Bldg. J)  
7250 SW DURHAM ROAD  
PORTLAND, OR 97224

- ▽ GRADE ACCESS
- ▼ DOCK ACCESS
- 24' CLEAR HEIGHT



**PACTRUST**

5/30/19



# Interior Occupiable Space Ventilation Evaluation and Inventory Form

PBC Building: 167  
Suite Number: 100

PacTrust Personnel: JOHN VITALA  
JOHNSON CONTROLS

Date of Site Visit: 11/5/19  
Date of Document Review: \_\_\_\_\_

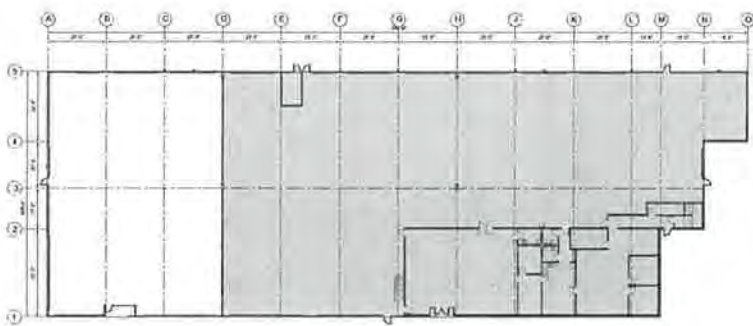
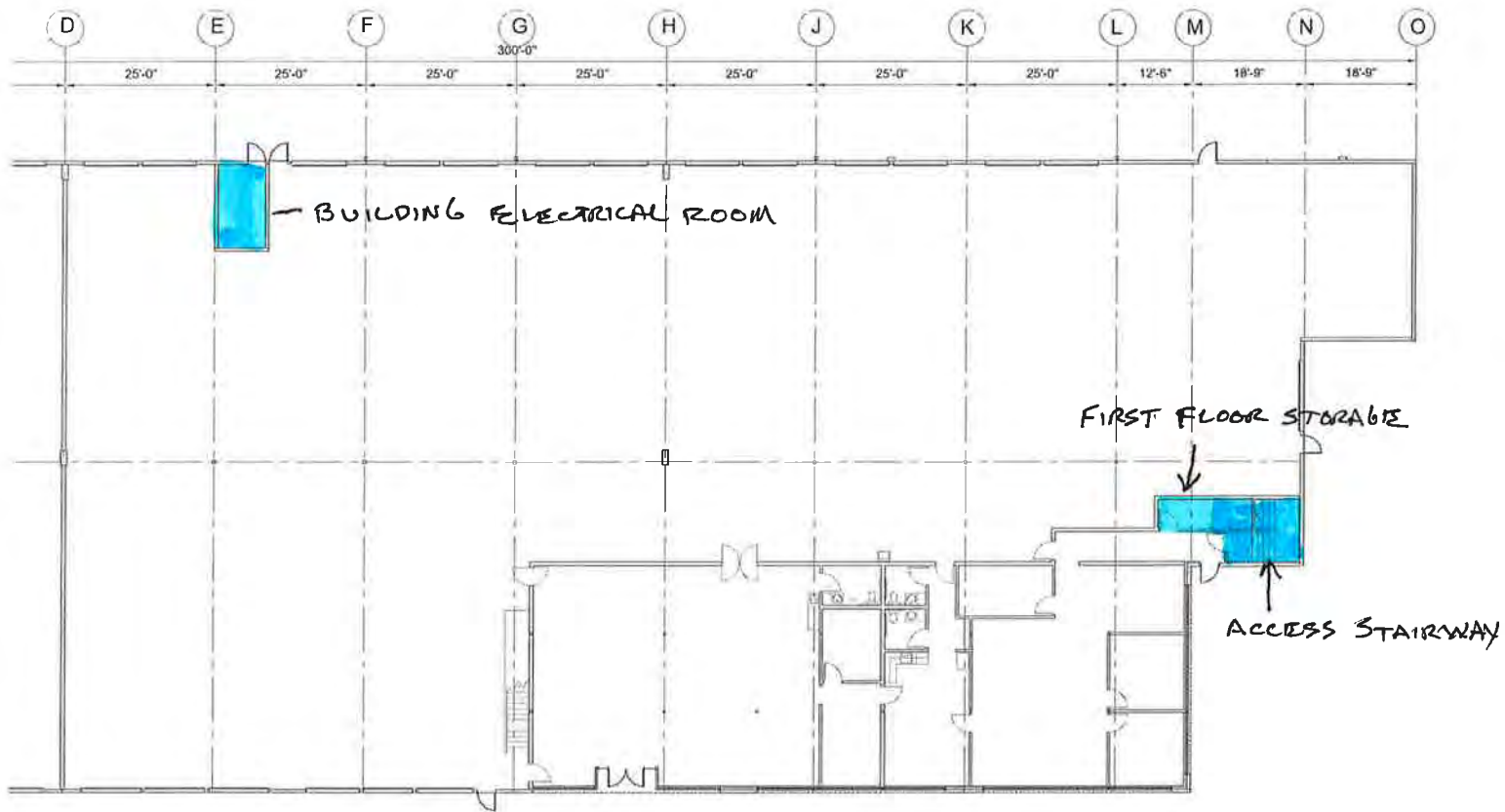
## SECTION 1: INTERIOR OCCUPIABLE SPACE EVALUATION

Occupiable Space	Does the suite contain this type of space? (Y/N)	Are all of these spaces ventilated <sup>1</sup> ? (Y/N/NA)	Number of unventilated <sup>1</sup> spaces (List each unventilated space in Section 2)
Offices	Y	Y	
Multi-use spaces, Lobbies, Walkways and Stairwells	Y	N	1
Restrooms	Y	Y	
Storage Rooms	Y	N	1
Closets, utility, mechanical, and electrical rooms	Y	N	1
Warehouse Areas	Y	Y	
Other Occupiable Spaces	N	N/A	

## SECTION 2: UNVENTILATED INTERIOR OCCUPIABLE SPACE INVENTORY

Unventilated Occupiable Space	Location I.D. (see attached site plan)	Notes
BUILDING ELECTRICAL ROOM	EAST-HIGHLIGHTED	STANDARD DOOR GRILLE AND GRAVITY ROOF VENT
FIRST FLOOR STORAGE	SOUTH END	ADD WALL BYPASS GRILL TO WAREHOUSE
ACCESS STAIRWAY	SOUTH END	ADD DOOR GRILLES BOTH UP AND DOWN

1. Determined based on the ventilation criteria approved by the DEQ via email on October 7, 2019.



## JOHNSON CONTROLS

6,510 SF Office

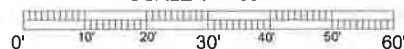
23,561 SF Total

BUILDING PLAN 

## PACTRUST BUSINESS CENTER

pb167 (Bldg. K)  
7245 SW DURHAM RD. #100  
PORTLAND, OR 97224

SCALE 1" = 30'



**PACTRUST**

11/1/19

### Interior Occupiable Space Ventilation Evaluation and Inventory Form

PBC Building: 167  
Suite Number: 190

PacTrust Personnel: JOHN WITALA  
PACSTAR

Date of Site Visit: 11/5/19  
Date of Document Review: \_\_\_\_\_

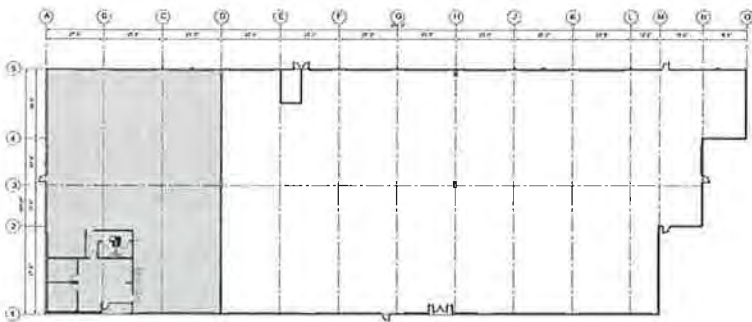
#### SECTION 1: INTERIOR OCCUPIABLE SPACE EVALUATION

<i>Occupiable Space</i>	<i>Does the suite contain this type of space? (Y/N)</i>	<i>Are all of these spaces ventilated<sup>1</sup>? (Y/N/NA)</i>	<i>Number of unventilated<sup>1</sup> spaces (List each unventilated space in Section 2)</i>
Offices	Y	Y	
Multi-use spaces, Lobbies, Walkways and Stairwells	Y	N	(1)
Restrooms	Y	Y	
Storage Rooms	Y	Y	
Closets, utility, mechanical, and electrical rooms	N	Y	
Warehouse Areas	Y	Y	
Other Occupiable Spaces	N	N/A	

#### SECTION 2: UNVENTILATED INTERIOR OCCUPIABLE SPACE INVENTORY

<i>Unventilated Occupiable Space</i>	<i>Location I.D. (see attached site plan)</i>	<i>Notes</i>
RESTROOM / WAREHOUSE ACCESS	BACK OF OFFICE	ADD CEILING GRAVITY VENT

1. Determined based on the ventilation criteria approved by the DEQ via email on October 7, 2019.



## PACSTAR

1,038 SF Office

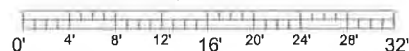
7,909 SF Total

BUILDING PLAN 

## PACTRUST BUSINESS CENTER

pb167 (Bldg. K)  
7245 SW DURHAM RD. #190  
PORTLAND, OR 97224

SCALE 1/16" = 1' - 0"



**PACTRUST**

11/1/19

## Interior Occupiable Space Ventilation Evaluation and Inventory Form

PBC Building: 168  
Suite Number: 200

PacTrust Personnel: JOHN WIITALA  
STASH TEA CORPORATE

Date of Site Visit: 11/5/19  
Date of Document Review: \_\_\_\_\_

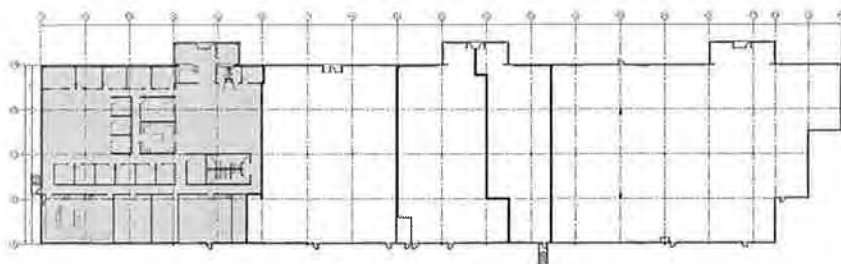
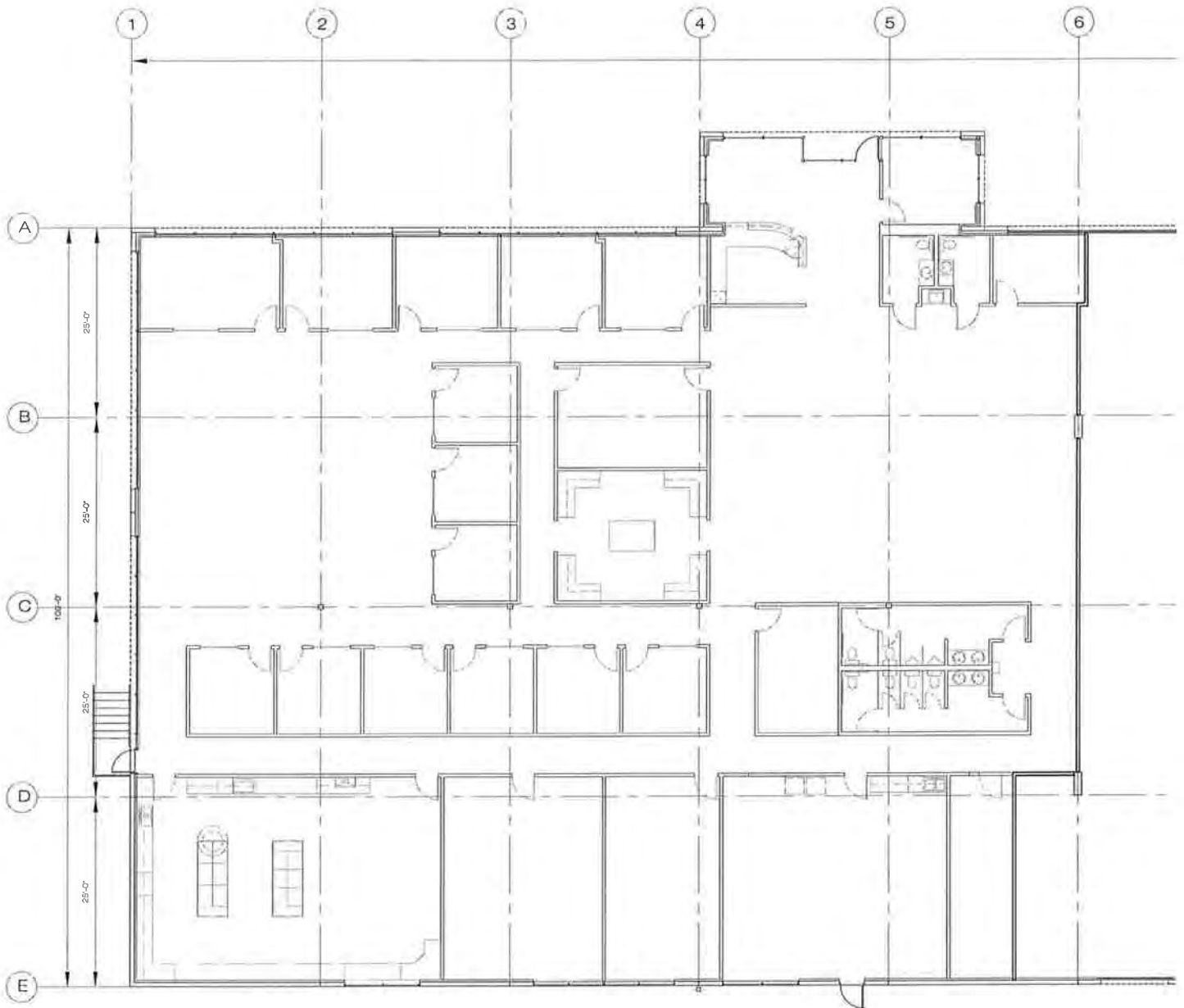
## SECTION 1: INTERIOR OCCUPIABLE SPACE EVALUATION

<i>Occupiable Space</i>	<i>Does the suite contain this type of space? (Y/N)</i>	<i>Are all of these spaces ventilated<sup>1</sup>? (Y/N/NA)</i>	<i>Number of unventilated<sup>1</sup> spaces (List each unventilated space in Section 2)</i>
Offices	Y	Y	
Multi-use spaces, Lobbies, Walkways and Stairwells	Y	Y	
Restrooms	Y	Y	
Storage Rooms	Y	Y	
Closets, utility, mechanical, and electrical rooms	Y	Y	
Warehouse Areas	Y	Y	
Other Occupiable Spaces	N	N/A	

## SECTION 2: UNVENTILATED INTERIOR OCCUPIABLE SPACE INVENTORY

[illegible]

1. Determined based on the ventilation criteria approved by the DEQ via email on October 7, 2019.



## STASH TEA

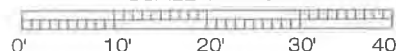
12,783 SF Office

**BUILDING PLAN** 

## PACTRUST BUSINESS CENTER

pb168 (Bldg. L)  
16655 SW 72ND AVE. #200  
PORTLAND, OR 97224

SCALE 1" = 20'



**PACTRUST**

11/7/19

## Interior Occupiable Space Ventilation Evaluation and Inventory Form

PBC Building: 168  
Suite Number: 300

PacTrust Personnel: JOHN WHITALE

Date of Site Visit: 11/5/19

Date of Document Review: \_\_\_\_\_

## SECTION 1: INTERIOR OCCUPIABLE SPACE EVALUATION

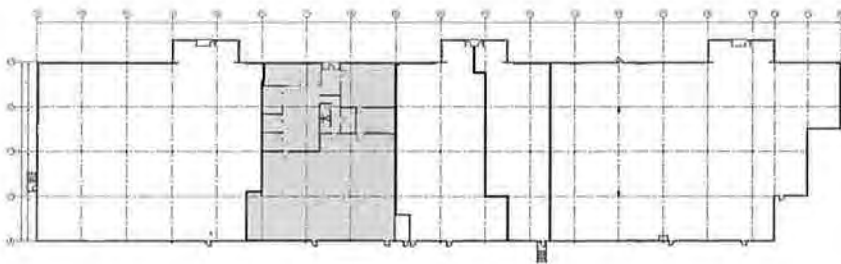
<i>Occupiable Space</i>	<i>Does the suite contain this type of space? (Y/N)</i>	<i>Are all of these spaces ventilated<sup>1</sup>? (Y/N/NA)</i>	<i>Number of unventilated<sup>1</sup> spaces (List each unventilated space in Section 2)</i>
Offices	Y	Y	
Multi-use spaces, Lobbies, Walkways and Stairwells	Y	Y	
Restrooms	Y	Y	
Storage Rooms	Y	Y	
Closets, utility, mechanical, and electrical rooms	Y	Y	
Warehouse Areas	Y	Y	
Other Occupiable Spaces	N	N/A	

## SECTION 2: UNVENTILATED INTERIOR OCCUPIABLE SPACE INVENTORY

[illegible]

1. Determined based on the ventilation criteria approved by the DEQ via email on October 7, 2019.





## FOOD SALES WEST, INC.

3,273 SF Office

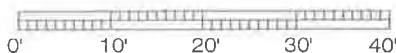
7,737 SF Total

BUILDING PLAN 

## PACTRUST BUSINESS CENTER

pb168 (Bldg. L)  
16655 SW 72ND AVE. #300  
PORTLAND, OR 97224

SCALE 1" = 20'



**PACTRUST**

11/7/19



# Interior Occupiable Space Ventilation Evaluation and Inventory Form

PBC Building: 168  
Suite Number: 400

PacTrust Personnel: JOHN WITALA  
APPLIED COLORS

Date of Site Visit: 11/5/19  
Date of Document Review: \_\_\_\_\_

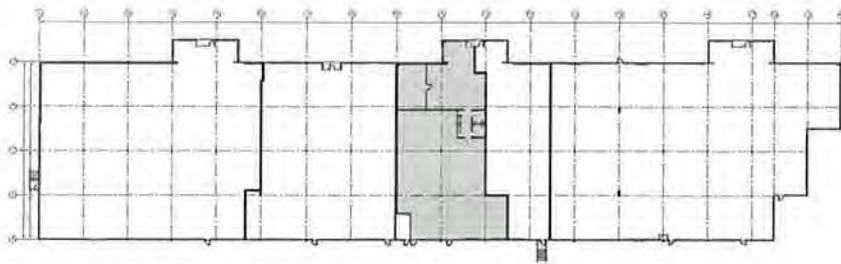
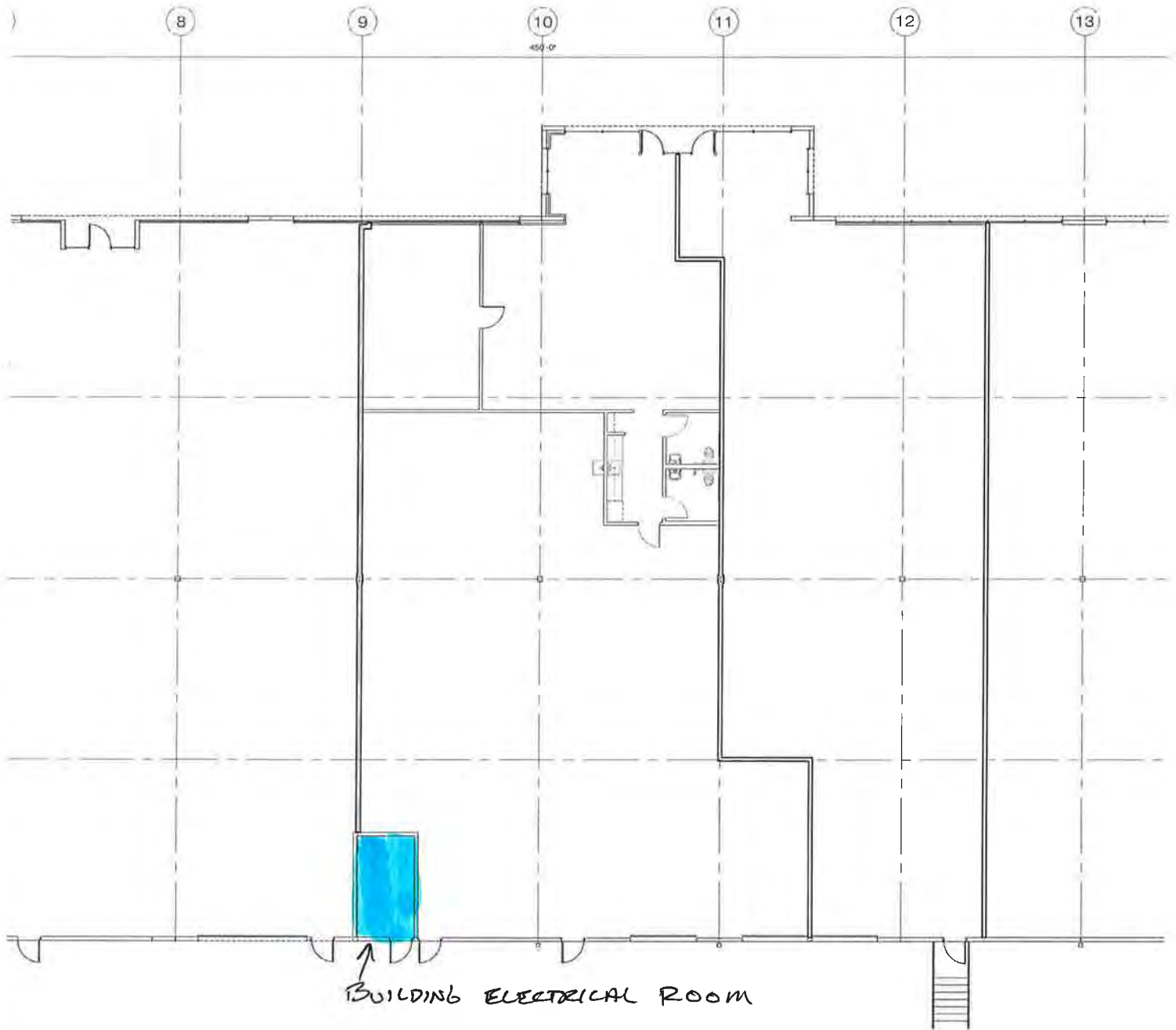
## SECTION 1: INTERIOR OCCUPIABLE SPACE EVALUATION

Occupiable Space	Does the suite contain this type of space? (Y/N)	Are all of these spaces ventilated <sup>1</sup> ? (Y/N/NA)	Number of unventilated <sup>1</sup> spaces (List each unventilated space in Section 2)
Offices	Y	Y	
Multi-use spaces, Lobbies, Walkways and Stairwells	Y	Y	
Restrooms	Y	Y	
Storage Rooms	Y	Y	
Closets, utility, mechanical, and electrical rooms	Y	N	(1) BUILDING ELECTRICAL
Warehouse Areas	Y	Y	
Other Occupiable Spaces	N	N/A	

## SECTION 2: UNVENTILATED INTERIOR OCCUPIABLE SPACE INVENTORY

Unventilated Occupiable Space	Location I.D. (see attached site plan)	Notes
BUILDING ELECTRICAL ROOM	WEST CORNER	BUILDING STD. GRILLE IN DOOR / ROOF VENT

1. Determined based on the ventilation criteria approved by the DEQ via email on October 7, 2019.



## APPLIED COLORS

1,790 SF Office

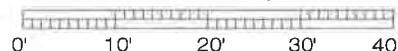
5,402 SF Total

BUILDING PLAN

## PACTRUST BUSINESS CENTER

pb168 (Bldg. L)  
16655 SW 72ND AVE. #400  
PORTLAND, OR 97224

SCALE 1" = 20'



**PACTRUST**

11/7/19

## Interior Occupiable Space Ventilation Evaluation and Inventory Form

PBC Building: 168  
Suite Number: 500

PacTrust Personnel: JOHN WITANA  
ARLENCO

Date of Site Visit: 11/5/19  
Date of Document Review: \_\_\_\_\_

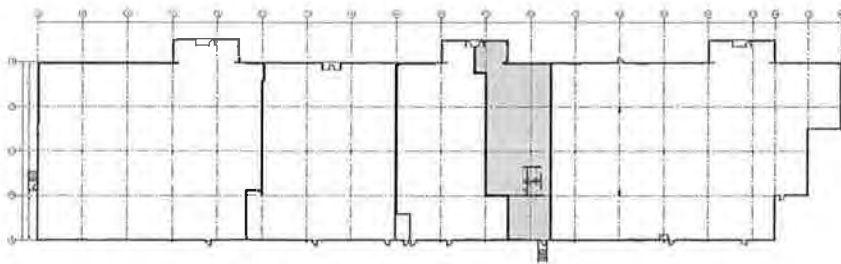
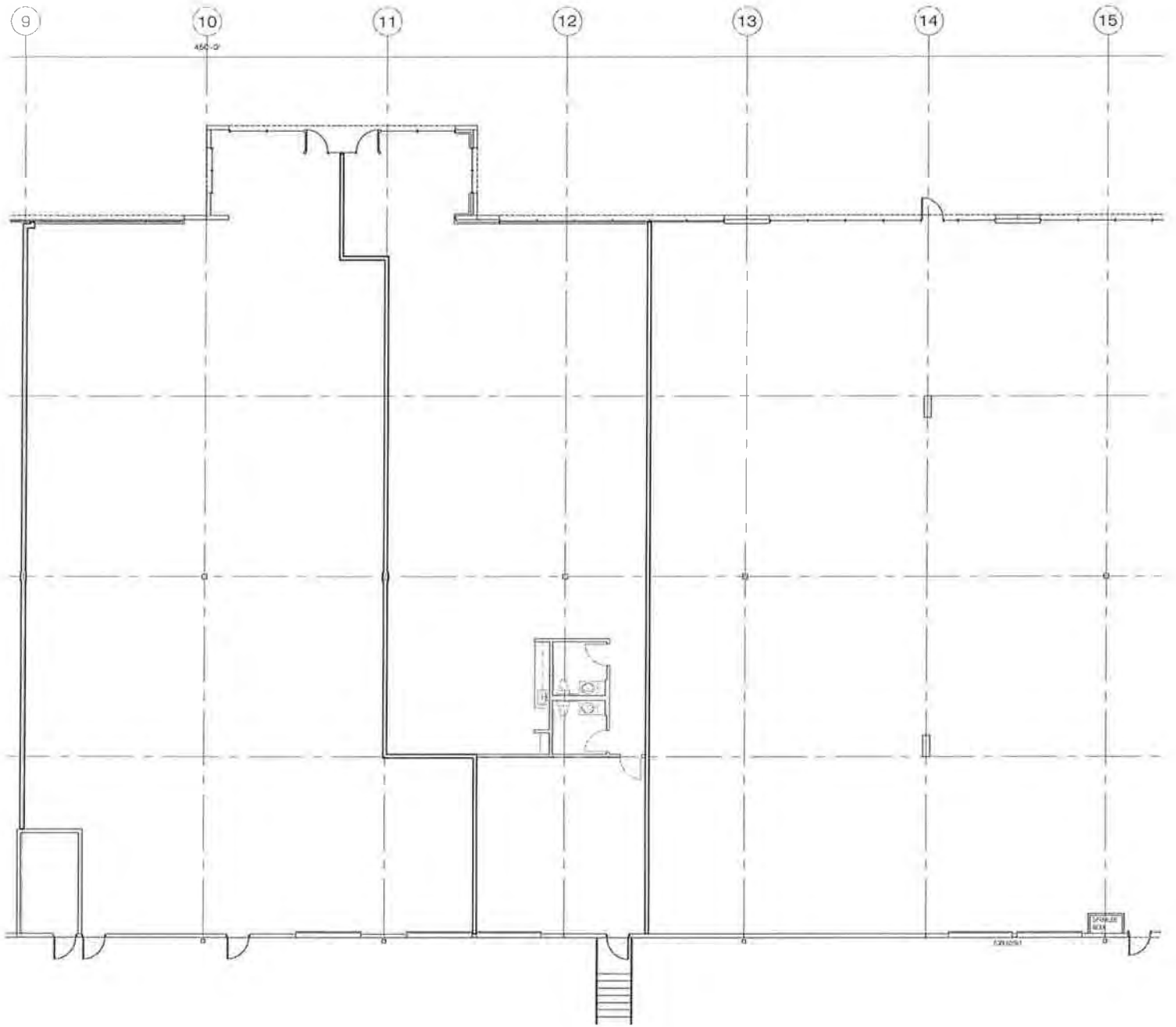
## SECTION 1: INTERIOR OCCUPIABLE SPACE EVALUATION

<i>Occupiable Space</i>	<i>Does the suite contain this type of space? (Y/N)</i>	<i>Are all of these spaces ventilated <sup>1</sup> ? (Y/N/NA)</i>	<i>Number of unventilated <sup>1</sup> spaces (List each unventilated space in Section 2)</i>
Offices	Y	Y	
Multi-use spaces, Lobbies, Walkways and Stairwells	Y	Y	
Restrooms	Y	Y	
Storage Rooms	Y	Y	
Closets, utility, mechanical, and electrical rooms	Y	Y	
Warehouse Areas	Y	Y	
Other Occupiable Spaces	N	N/A	

## SECTION 2: UNVENTILATED INTERIOR OCCUPIABLE SPACE INVENTORY

[illegible]

1. Determined based on the ventilation criteria approved by the DEQ via email on October 7, 2019.



## ARLENCO DISTRIBUTION, INC.

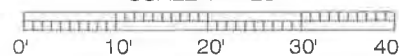
2,945 SF Office  
3,615 SF Total

**BUILDING PLAN** 

### PACTRUST BUSINESS CENTER

pbc168 (Bldg. L)  
16655 SW 72ND AVE. #500  
PORTLAND, OR 97224

SCALE 1" = 20'



**PACTRUST**

11/7/19

# Interior Occupiable Space Ventilation Evaluation and Inventory Form

PBC Building: 168  
Suite Number: 800

PacTrust Personnel: JOHN WITALA

Date of Site Visit: 11/5/19

Date of Document Review: \_\_\_\_\_

MICRO INTERCONNECTS

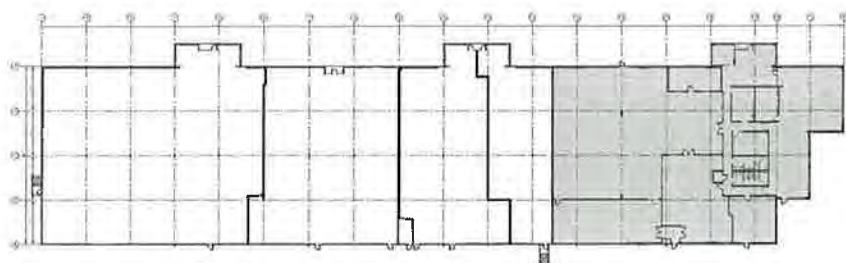
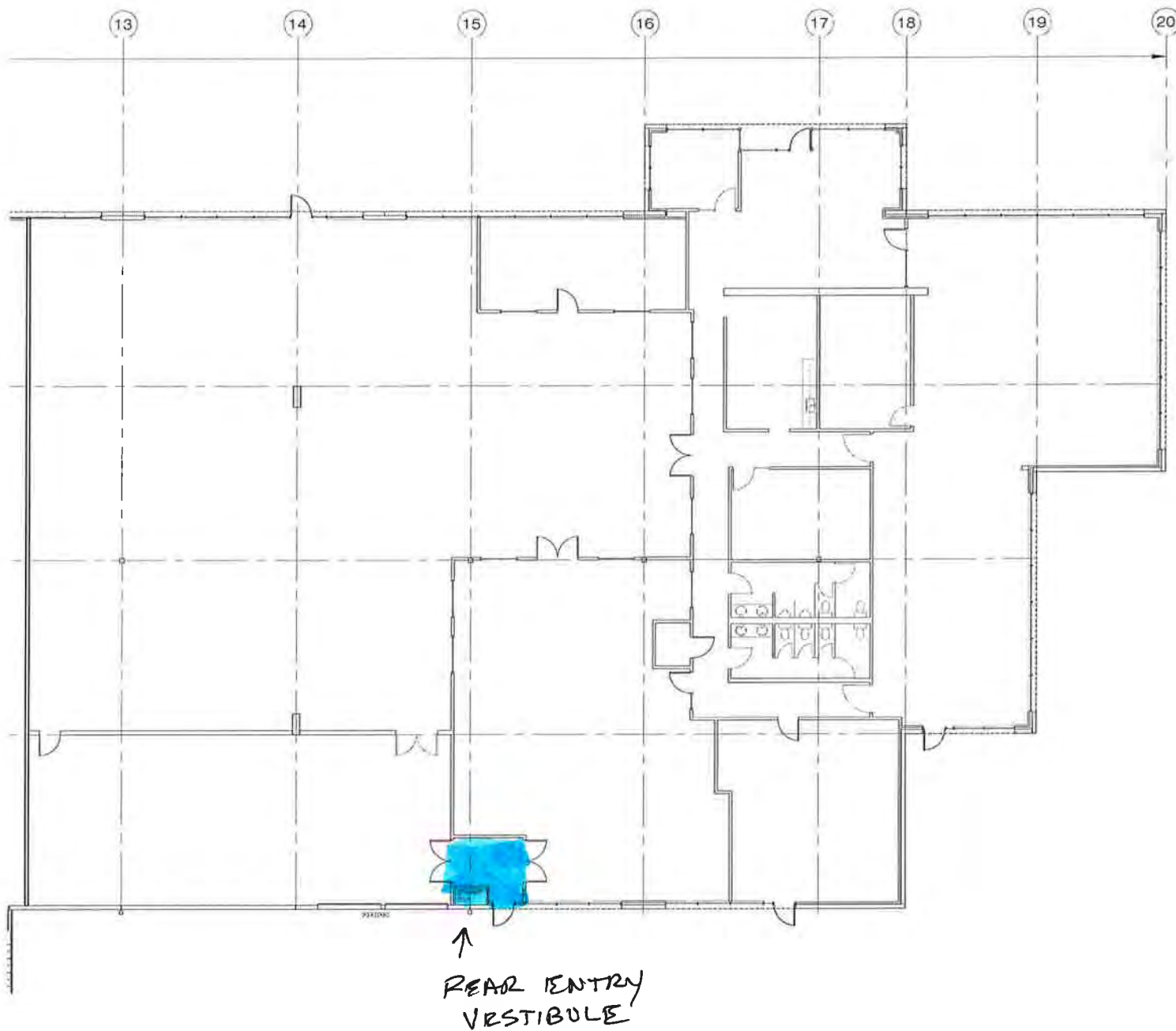
## SECTION 1: INTERIOR OCCUPIABLE SPACE EVALUATION

Occupiable Space	Does the suite contain this type of space? (Y/N)	Are all of these spaces ventilated <sup>1</sup> ? (Y/N/NA)	Number of unventilated <sup>1</sup> spaces (List each unventilated space in Section 2)
Offices	Y	Y	
Multi-use spaces, Lobbies, Walkways and Stairwells	Y	N	(1)
Restrooms	Y	Y	
Storage Rooms	Y	Y	
Closets, utility, mechanical, and electrical rooms	Y	Y	
Warehouse Areas	Y	Y	
Other Occupiable Spaces	N	N/A	

## SECTION 2: UNVENTILATED INTERIOR OCCUPIABLE SPACE INVENTORY

Unventilated Occupiable Space	Location I.D. (see attached site plan)	Notes
REAR ENTRY VESTIBULE	HIGHLIGHTED	ADD CEILING BYPASS GRILLE

1. Determined based on the ventilation criteria approved by the DEQ via email on October 7, 2019.



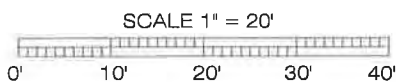
## MICRO INTERCONNECTS LLC

13,638 SF Office  
15,228 SF Total

BUILDING PLAN 

### PACTRUST BUSINESS CENTER

pbc168 (Bldg. L)  
16655 SW 72ND AVE. #800  
PORTLAND, OR 97224



**PACTRUST**

11/7/19

## Interior Occupiable Space Ventilation Evaluation and Inventory Form

PBC Building: 186  
Suite Number: 100

PacTrust Personnel: JOHN WHITALA  
TRANS

Date of Site Visit: 11/5/19  
Date of Document Review: \_\_\_\_\_

## SECTION 1: INTERIOR OCCUPIABLE SPACE EVALUATION

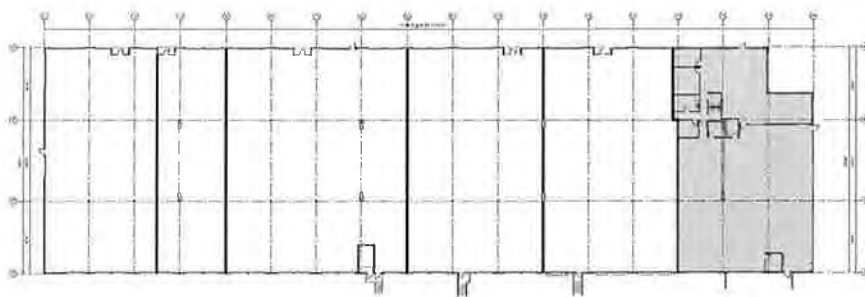
<i>Occupiable Space</i>	<i>Does the suite contain this type of space? (Y/N)</i>	<i>Are all of these spaces ventilated<sup>1</sup>? (Y/N/NA)</i>	<i>Number of unventilated<sup>1</sup> spaces (List each unventilated space in Section 2)</i>
Offices	Y	Y	
Multi-use spaces, Lobbies, Walkways and Stairwells	Y	Y	
Restrooms	Y	Y	
Storage Rooms	Y	Y	
Closets, utility, mechanical, and electrical rooms	Y	Y	
Warehouse Areas	Y	Y	
Other Occupiable Spaces	N	N/A	

## SECTION 2: UNVENTILATED INTERIOR OCCUPIABLE SPACE INVENTORY

[illegible]

1. Determined based on the ventilation criteria approved by the DEQ via email on October 7, 2019.





## TRANE U.S. INC.

2,937 SF Office

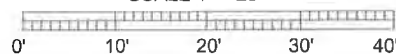
8,890 SF Total

BUILDING PLAN 

## PACTRUST BUSINESS CENTER

pbc186 (Bldg. M)  
7244 SW DURHAM RD. #100  
PORTLAND, OR 97224

SCALE 1" = 20'



**PACTRUST**

11/7/19



# Interior Occupiable Space Ventilation Evaluation and Inventory Form

PBC Building: 186  
Suite Number: 300

PacTrust Personnel: JOHN WITALA  
RICOH

Date of Site Visit: 11/5/19  
Date of Document Review: \_\_\_\_\_

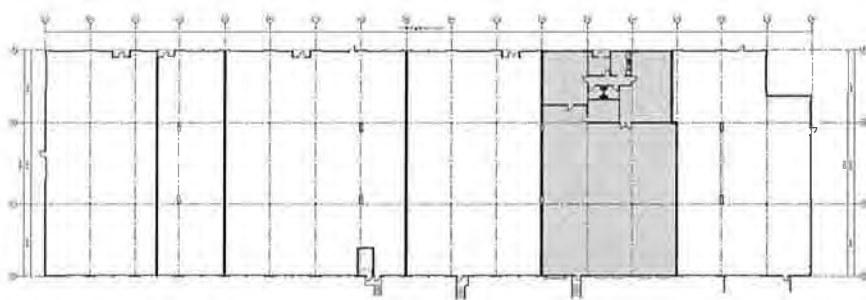
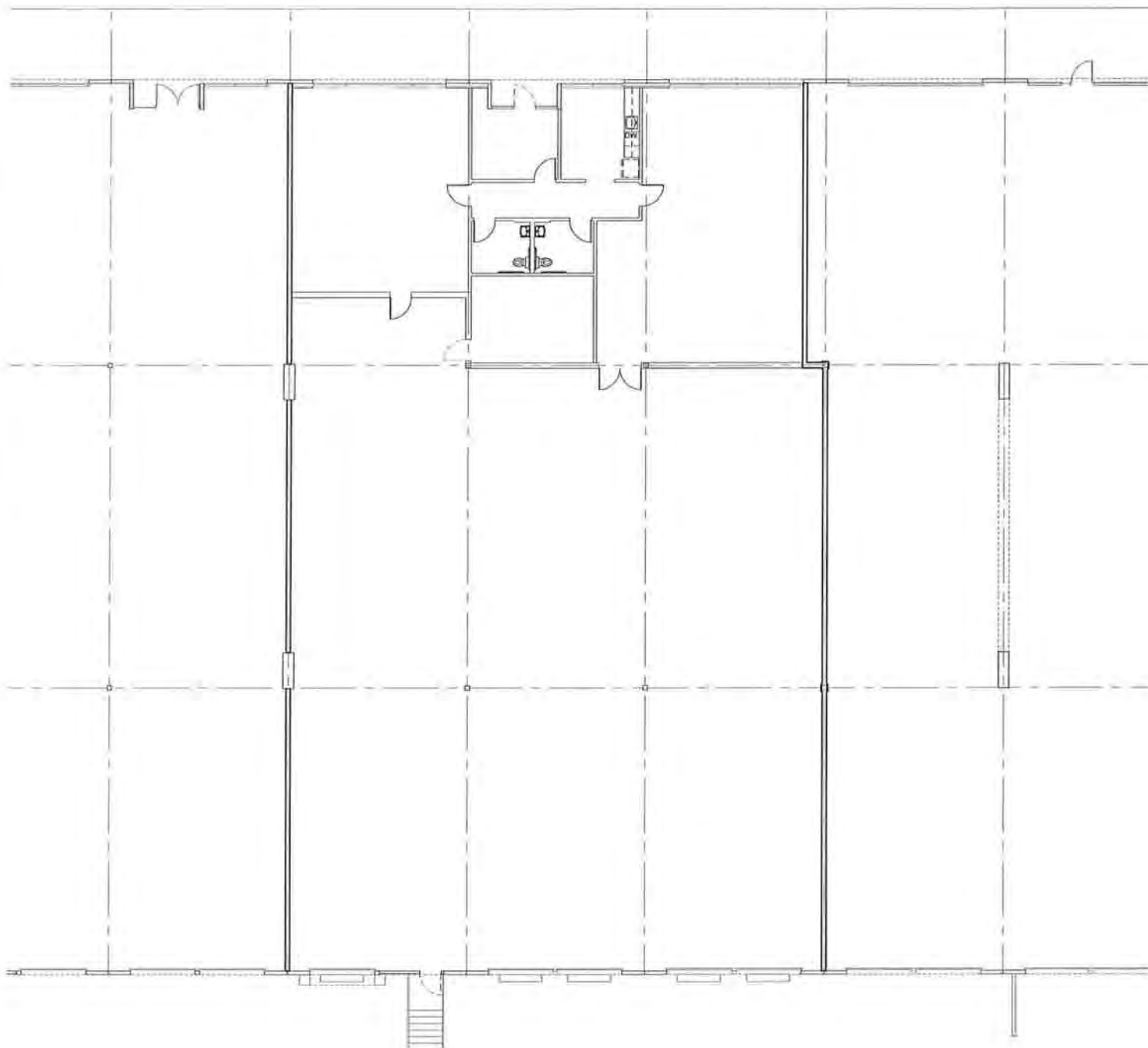
## SECTION 1: INTERIOR OCCUPIABLE SPACE EVALUATION

<i>Occupiable Space</i>	<i>Does the suite contain this type of space? (Y/N)</i>	<i>Are all of these spaces ventilated<sup>1</sup>? (Y/N/NA)</i>	<i>Number of unventilated<sup>1</sup> spaces (List each unventilated space in Section 2)</i>
Offices	Y	Y	
Multi-use spaces, Lobbies, Walkways and Stairwells	Y	Y	
Restrooms	Y	Y	
Storage Rooms	Y	Y	
Closets, utility, mechanical, and electrical rooms	Y	Y	
Warehouse Areas	Y	Y	
Other Occupiable Spaces	N	N/A	

## SECTION 2: UNVENTILATED INTERIOR OCCUPIABLE SPACE INVENTORY

<i>Unventilated Occupiable Space</i>	<i>Location I.D. (see attached site plan)</i>	<i>Notes</i>

1. Determined based on the ventilation criteria approved by the DEQ via email on October 7, 2019.



## RICOH AMERICAS CORP.

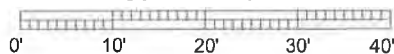
2,550 SF Office  
9,236 SF Total

BUILDING PLAN 

### PACTRUST BUSINESS CENTER

pbc186 (Bldg. M)  
7244 SW DURHAM RD. #300  
PORTLAND, OR 97224

SCALE 1" = 20'



**PACTRUST**

11/7/19

# Interior Occupiable Space Ventilation Evaluation and Inventory Form

PBC Building: 186  
Suite Number: 500

PacTrust Personnel: JOHN WUTALA  
RSD

Date of Site Visit: 11/5/19  
Date of Document Review: \_\_\_\_\_

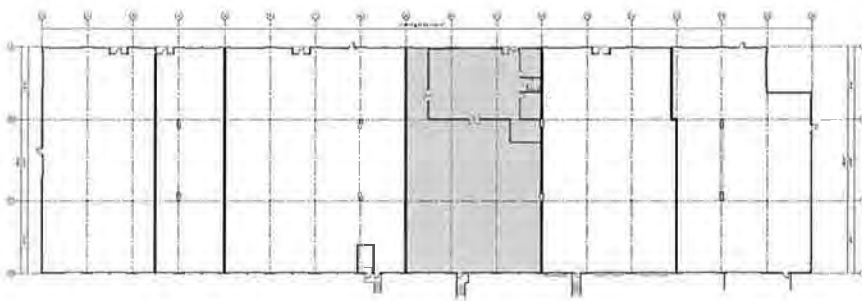
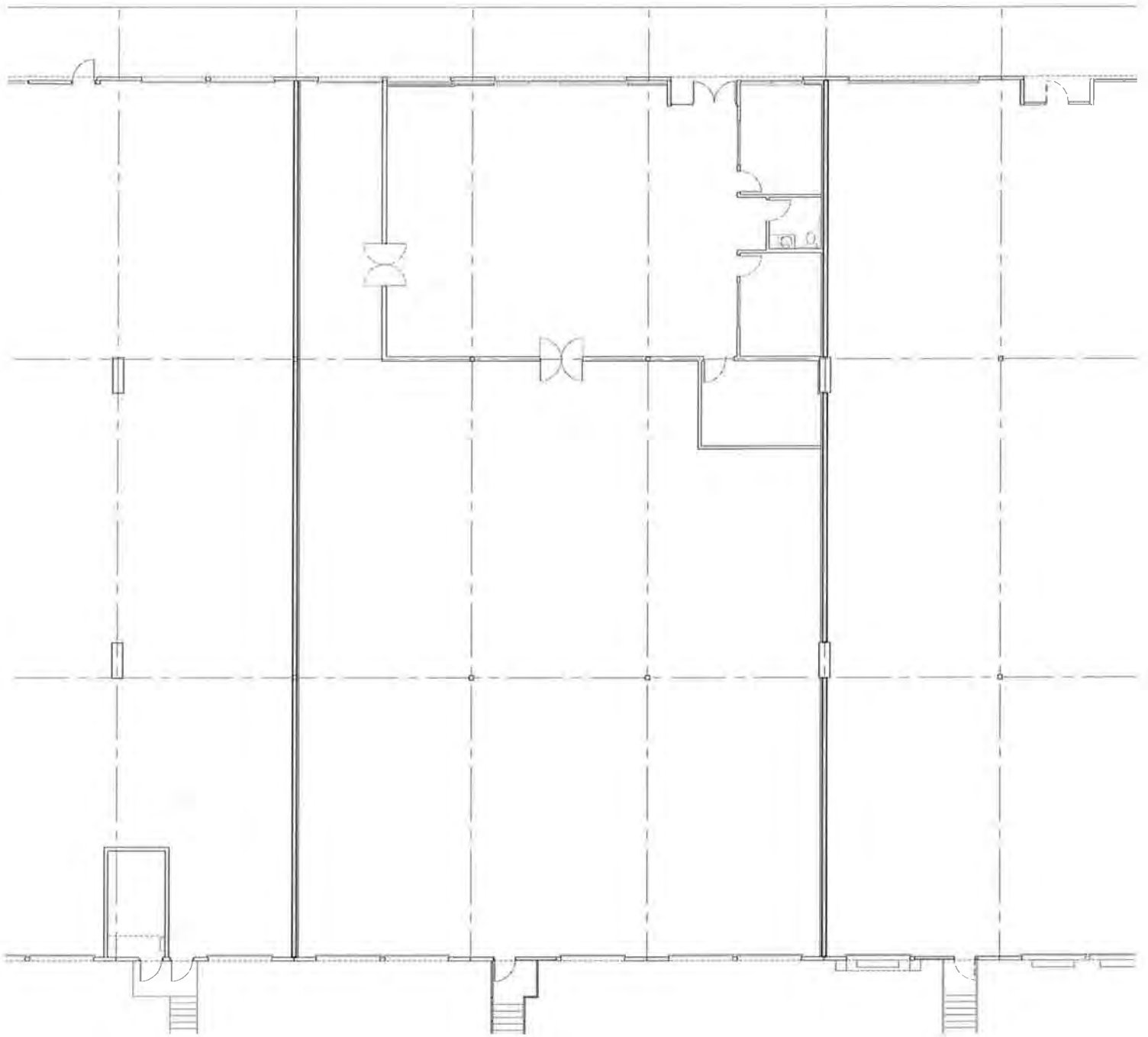
## SECTION 1: INTERIOR OCCUPIABLE SPACE EVALUATION

<i>Occupiable Space</i>	<i>Does the suite contain this type of space? (Y/N)</i>	<i>Are all of these spaces ventilated<sup>1</sup>? (Y/N/NA)</i>	<i>Number of unventilated<sup>1</sup> spaces (List each unventilated space in Section 2)</i>
Offices	Y	Y	
Multi-use spaces, Lobbies, Walkways and Stairwells	Y	Y	
Restrooms	Y	Y	
Storage Rooms	Y	Y	
Closets, utility, mechanical, and electrical rooms	Y	Y	
Warehouse Areas	Y	Y	
Other Occupiable Spaces	N	N/A	

## SECTION 2: UNVENTILATED INTERIOR OCCUPIABLE SPACE INVENTORY

<i>Unventilated Occupiable Space</i>	<i>Location I.D. (see attached site plan)</i>	<i>Notes</i>

1. Determined based on the ventilation criteria approved by the DEQ via email on October 7, 2019.



## RSD REFRIGERATION SUPPLIES DISTRIBUTOR

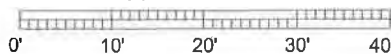
2,429 SF Office  
9,401 SF Total

BUILDING PLAN 

### PACTRUST BUSINESS CENTER

pbc186 (Bldg. M)  
7244 SW DURHAM RD. #500  
PORTLAND, OR 97224

SCALE 1" = 20'



**PACTRUST**

11/7/19

# **Interior Occupiable Space Ventilation Evaluation and Inventory Form**

PBC Building: 186  
Suite Number: 600

PacTrust Personnel: JOHN WITALA  
TOCT

Date of Site Visit: 11/5/19  
Date of Document Review: \_\_\_\_\_

## **SECTION 1: INTERIOR OCCUPIABLE SPACE EVALUATION**

<i>Occupiable Space</i>	<i>Does the suite contain this type of space? (Y/N)</i>	<i>Are all of these spaces ventilated<sup>1</sup>? (Y/N/NA)</i>	<i>Number of unventilated<sup>1</sup> spaces (List each unventilated space in Section 2)</i>
Offices	Y	Y	
Multi-use spaces, Lobbies, Walkways and Stairwells	Y	Y	
Restrooms	Y	Y	
Storage Rooms	Y	Y	
Closets, utility, mechanical, and electrical rooms	Y	N	(1)
Warehouse Areas	Y	Y	
Other Occupiable Spaces	N	N/A	

## **SECTION 2: UNVENTILATED INTERIOR OCCUPIABLE SPACE INVENTORY**

<i>Unventilated Occupiable Space</i>	<i>Location I.D. (see attached site plan)</i>	<i>Notes</i>
BUILDING ELECTRICAL ROOM	SOUTH-HIGHLIGHTED	STANDARD DOOR GRILLE AND ROOF VENT

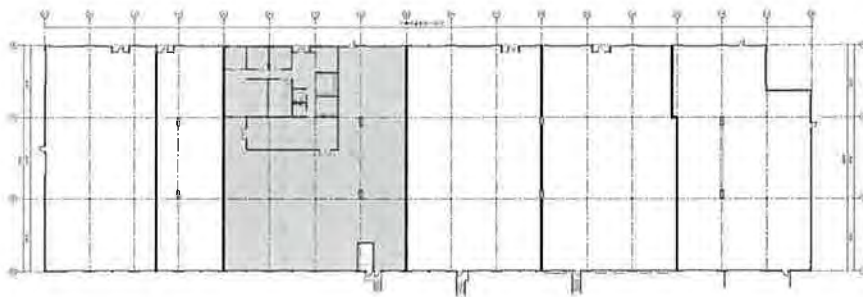
1. Determined based on the ventilation criteria approved by the DEQ via email on October 7, 2019.



BUILDING ELECTRICAL  
Room

**TOLT**

3,323 SF Office  
12,390 SF Total

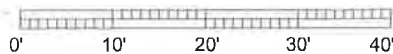


BUILDING PLAN 

## PACTRUST BUSINESS CENTER

pbc186 (Bldg. M)  
7244 SW DURHAM RD. #600  
PORTLAND, OR 97224

SCALE 1" = 20'



**PACTRUST**

11/7/19

## Interior Occupiable Space Ventilation Evaluation and Inventory Form

PBC Building: 186  
Suite Number: 700

PacTrust Personnel: JOHN WITTAUA

Date of Site Visit: 11/5/19

Date of Document Review: \_\_\_\_\_

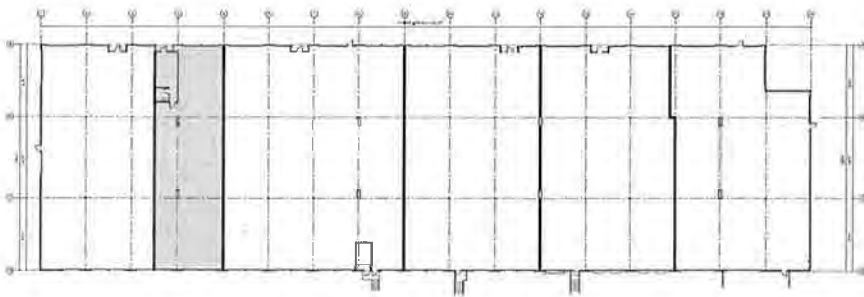
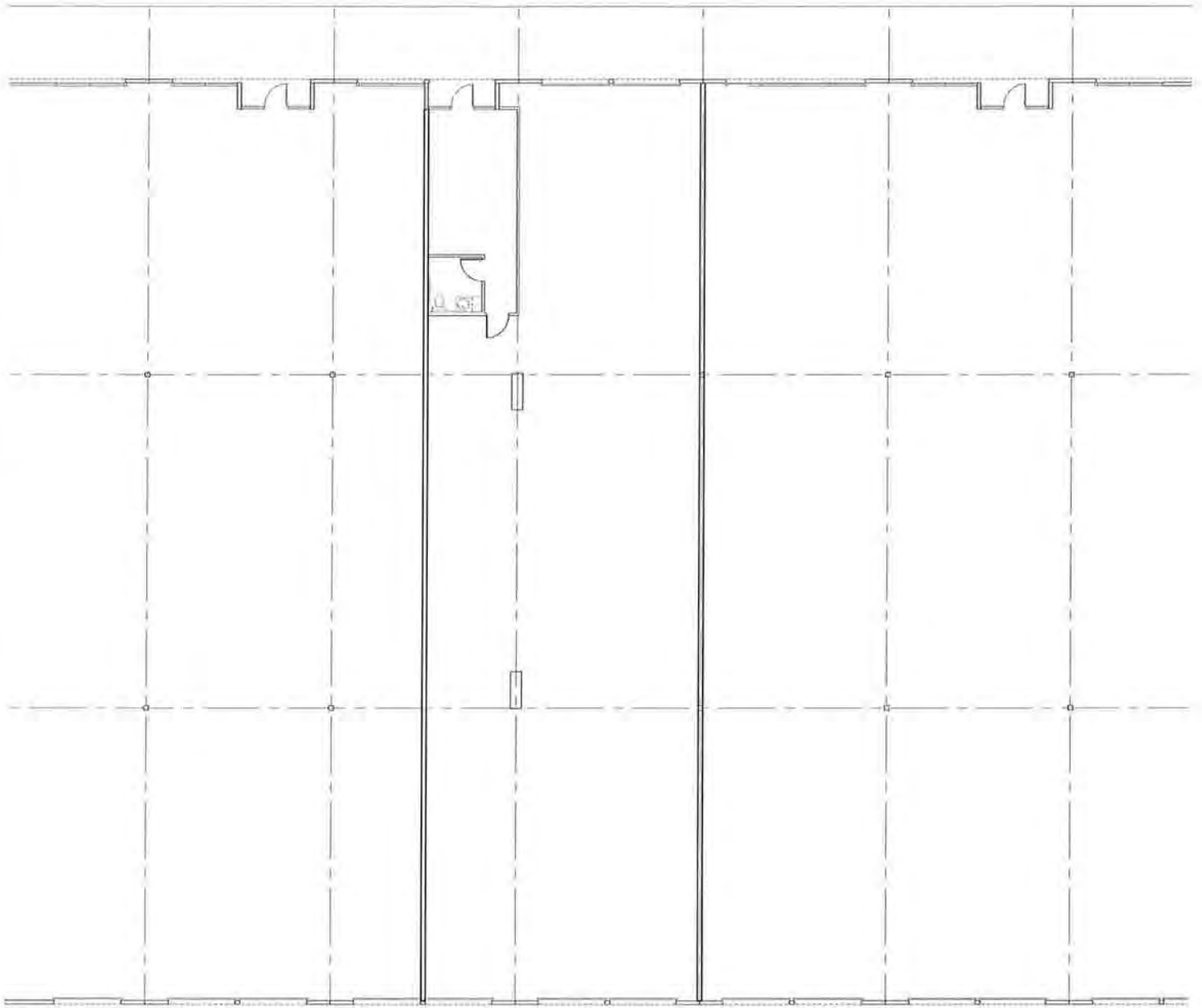
## SECTION 1: INTERIOR OCCUPIABLE SPACE EVALUATION

<i>Occupiable Space</i>	<i>Does the suite contain this type of space? (Y/N)</i>	<i>Are all of these spaces ventilated<sup>1</sup>? (Y/N/NA)</i>	<i>Number of unventilated<sup>1</sup> spaces (List each unventilated space in Section 2)</i>
Offices	Y	Y	
Multi-use spaces, Lobbies, Walkways and Stairwells	Y	Y	
Restrooms	Y	Y	
Storage Rooms	Y	Y	
Closets, utility, mechanical, and electrical rooms	Y	Y	
Warehouse Areas	Y	Y	
Other Occupiable Spaces	Y	Y/NA	

## SECTION 2: UNVENTILATED INTERIOR OCCUPIABLE SPACE INVENTORY

[illegible]

1. Determined based on the ventilation criteria approved by the DEQ via email on October 7, 2019.



## NEW CARBON COMPANY LLC

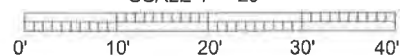
350 SF Office  
4,700 SF Total

BUILDING PLAN 

### PACTRUST BUSINESS CENTER

pbc186 (Bldg. M)  
7244 SW DURHAM RD. #700  
PORTLAND, OR 97224

SCALE 1" = 20'



**PACTRUST**

11/7/19



# Interior Occupiable Space Ventilation Evaluation and Inventory Form

PBC Building: 186  
Suite Number: 900

PacTrust Personnel: JOHN WITALA  
CLEAR CHOICE

Date of Site Visit: 11/5/19  
Date of Document Review: \_\_\_\_\_

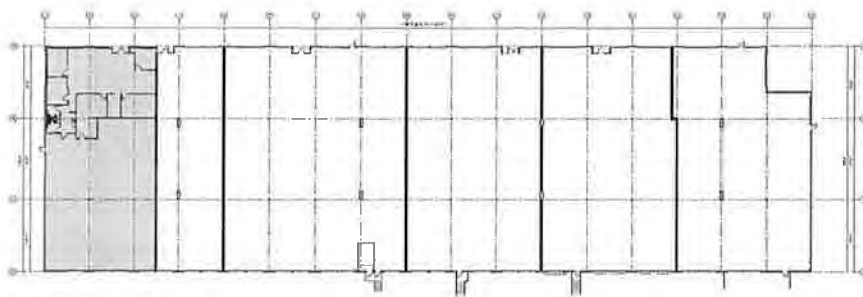
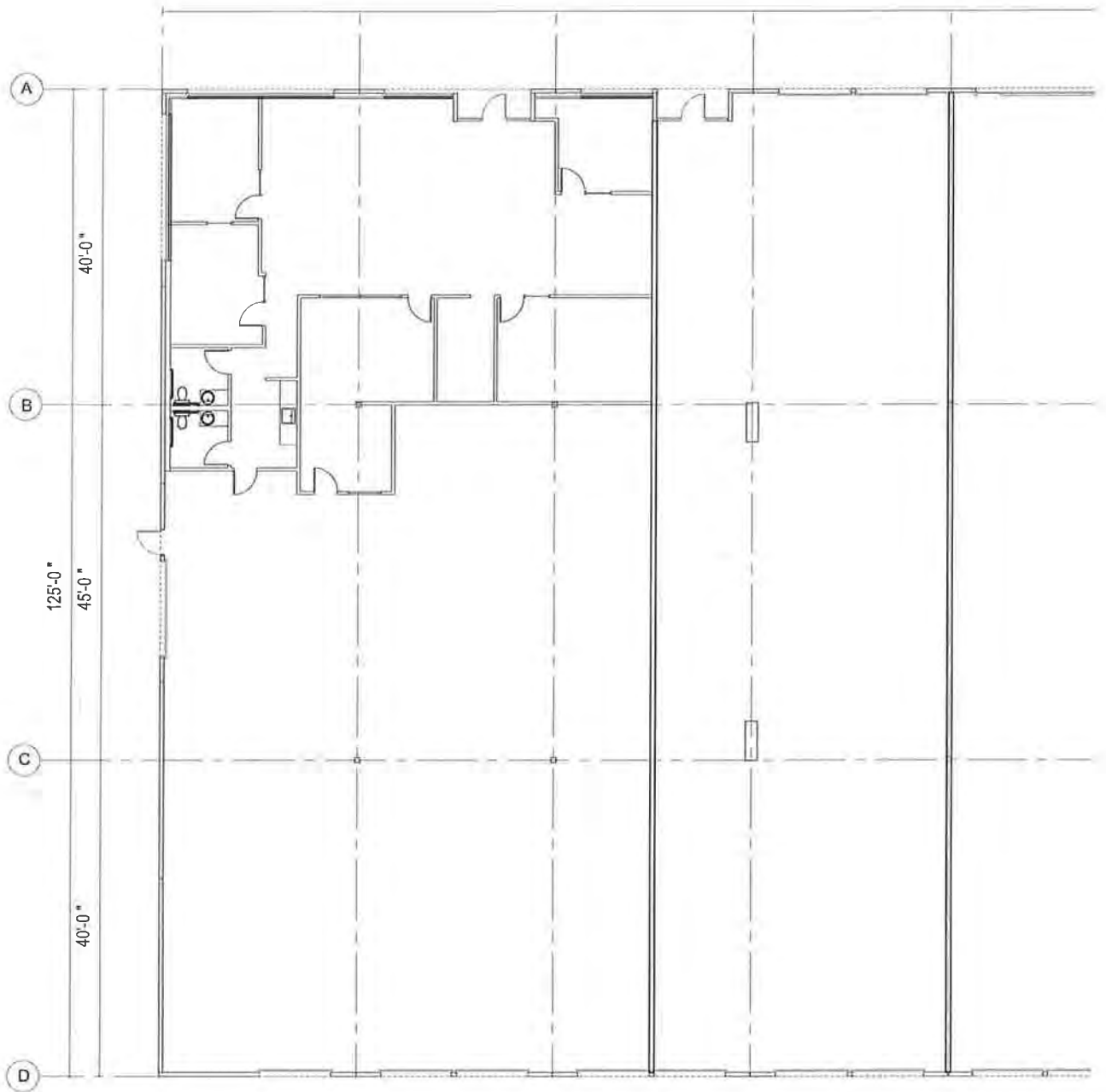
## SECTION 1: INTERIOR OCCUPIABLE SPACE EVALUATION

<i>Occupiable Space</i>	<i>Does the suite contain this type of space? (Y/N)</i>	<i>Are all of these spaces ventilated<sup>1</sup>? (Y/N/NA)</i>	<i>Number of unventilated<sup>1</sup> spaces (List each unventilated space in Section 2)</i>
Offices	Y	Y	
Multi-use spaces, Lobbies, Walkways and Stairwells	Y	Y	
Restrooms	Y	Y	
Storage Rooms	Y	Y	
Closets, utility, mechanical, and electrical rooms	Y	Y	
Warehouse Areas	Y	Y	
Other Occupiable Spaces	N	N/A	

## SECTION 2: UNVENTILATED INTERIOR OCCUPIABLE SPACE INVENTORY

<i>Unventilated Occupiable Space</i>	<i>Location I.D. (see attached site plan)</i>	<i>Notes</i>

1. Determined based on the ventilation criteria approved by the DEQ via email on October 7, 2019.



**BUILDING PLAN** 

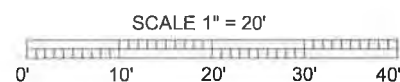
## PACTRUST BUSINESS CENTER

pb186 (Bldg. M)  
7244 SW DURHAM RD. #900  
PORTLAND, OR 97224

## CLEAR CHOICE WINDOWS AND DOORS, INC.

2,510 SF Office  
7,834 SF Total

**PACTRUST**



11/7/19

PacTrust Personnel: JOHN WITTALA

PacTrust Personnel: JOHN WHITALLA

Date of Site Visit: 11/5/19

Date of Document Review: \_\_\_\_\_

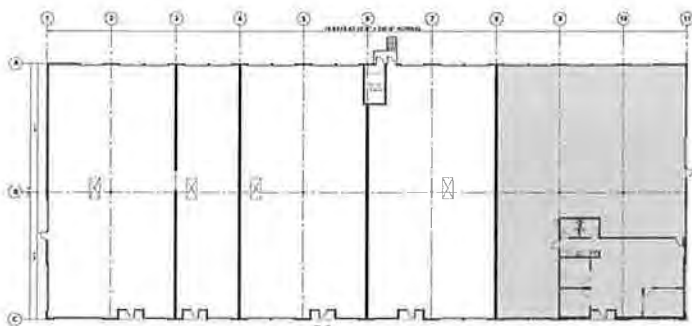
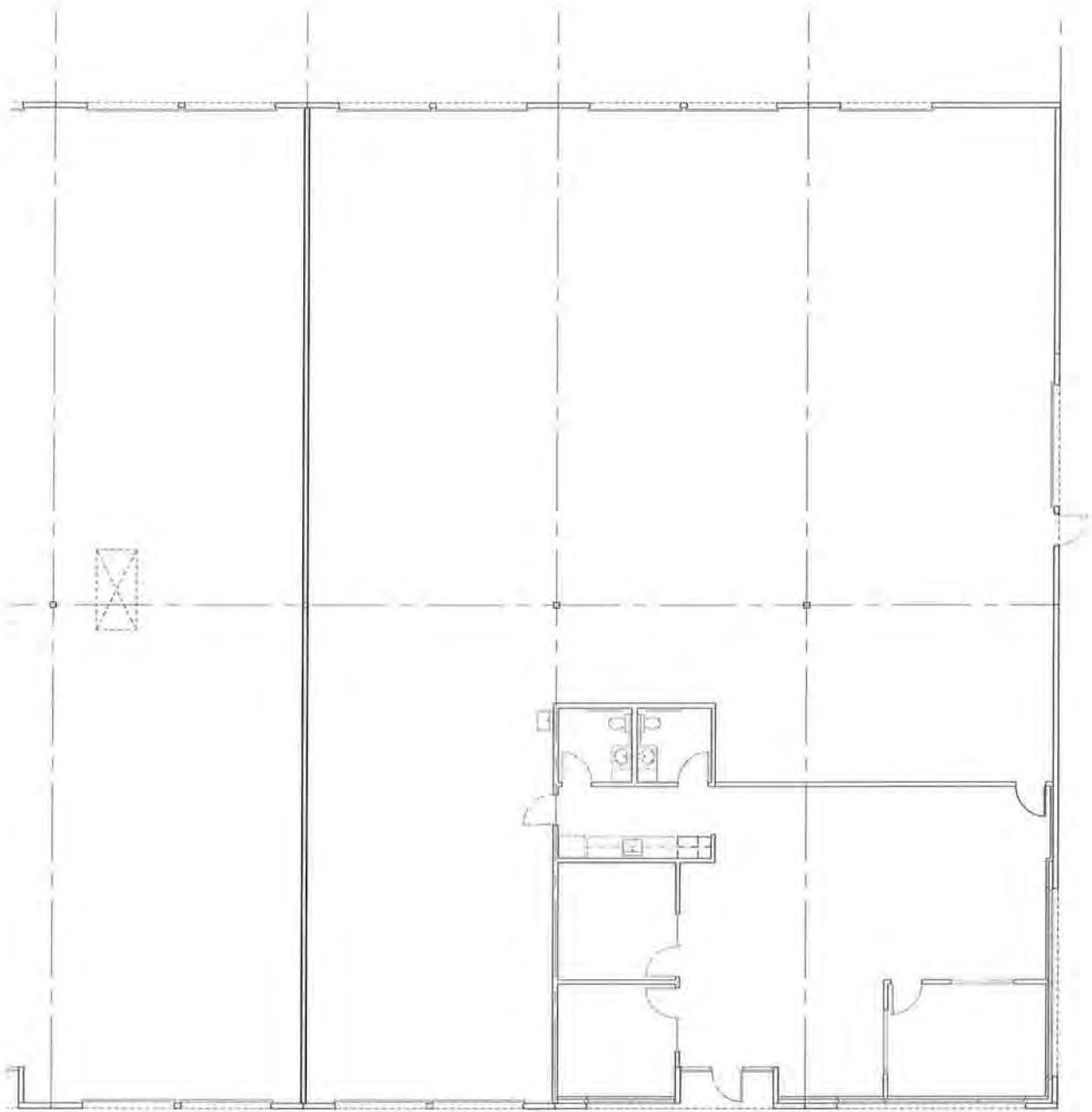
## CHANCELLOR DESIGNS

<i>Occupiable Space</i>	<i>Does the suite contain this type of space? (Y/N)</i>	<i>Are all of these spaces ventilated<sup>1</sup>? (Y/N/NA)</i>	<i>Number of unventilated<sup>1</sup> spaces (List each unventilated space in Section 2)</i>
Offices	Y	Y	
Multi-use spaces, Lobbies, Walkways and Stairwells	Y	Y	
Restrooms	Y	Y	
Storage Rooms	Y	Y	
Closets, utility, mechanical, and electrical rooms	Y	Y	
Warehouse Areas	Y	Y	
Other Occupiable Spaces	N	N/A	

## SECTION 2: UNVENTILATED INTERIOR OCCUPIABLE SPACE INVENTORY

[illegible]

1. Determined based on the ventilation criteria approved by the DEQ via email on October 7, 2019.



**BUILDING PLAN**



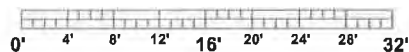
## PACTRUST BUSINESS CENTER

pb187 (Bldg. N)  
7236 SW DURHAM RD. #100  
PORTLAND, OR 97224

## CHANCELLOR DESIGNS

1,646 SF Office  
7,543 SF Total

SCALE 1/16" = 1' - 0"



**PACTRUST**

11/7/19

# Interior Occupiable Space Ventilation Evaluation and Inventory Form

PBC Building: 187  
Suite Number: 500

PacTrust Personnel: JOHN WITALA  
NUANCE SYSTEMS

Date of Site Visit: 11/5/19  
Date of Document Review: \_\_\_\_\_

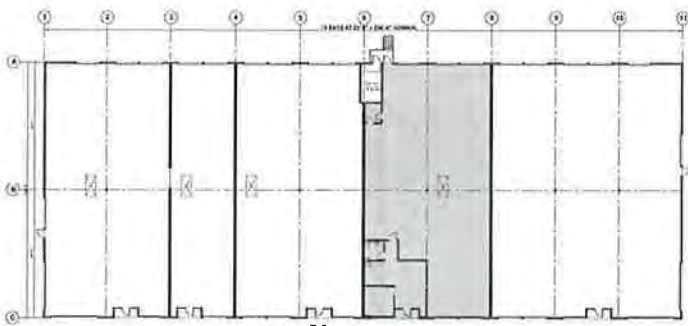
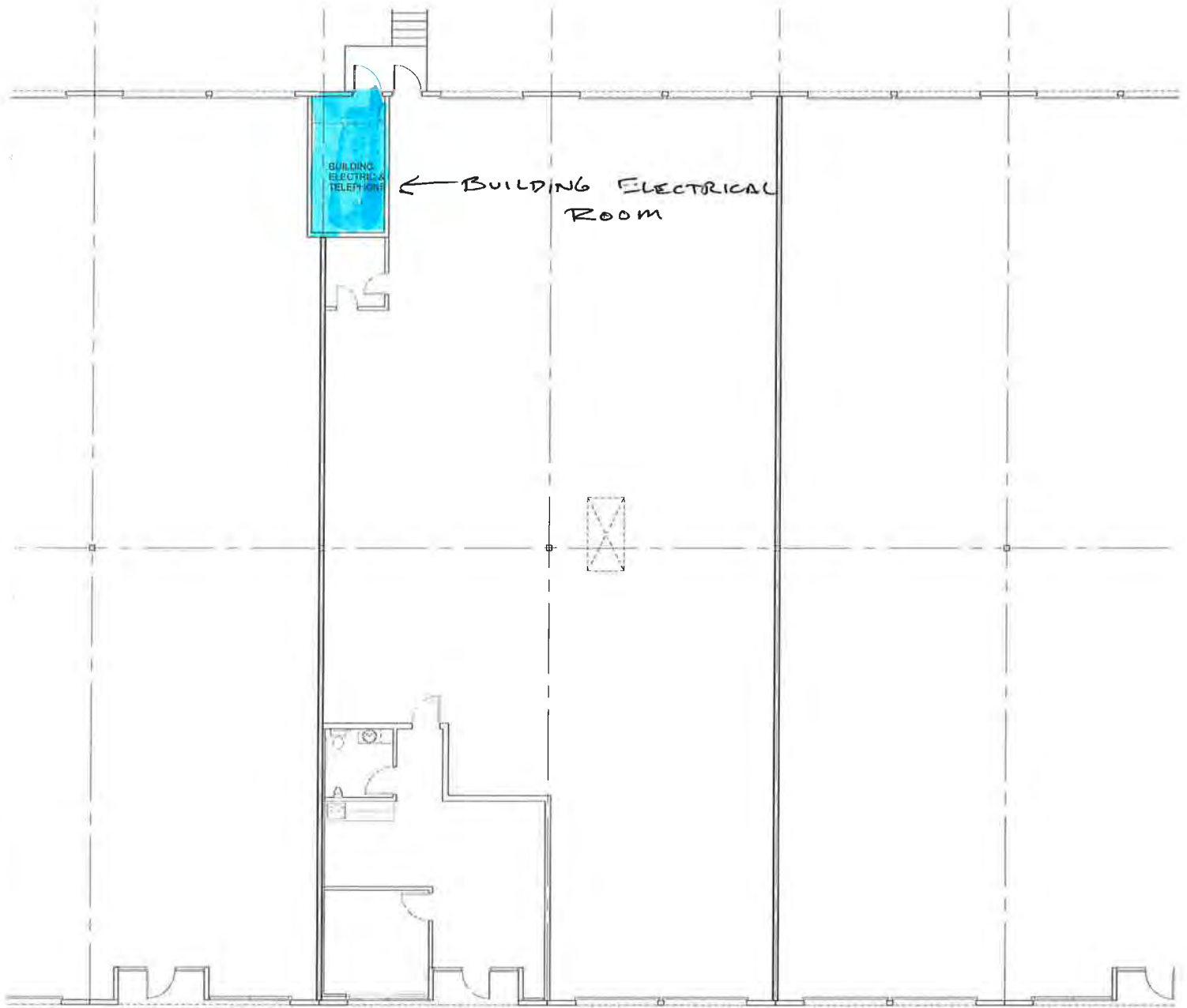
## SECTION 1: INTERIOR OCCUPIABLE SPACE EVALUATION

Occupiable Space	Does the suite contain this type of space? (Y/N)	Are all of these spaces ventilated <sup>1</sup> ? (Y/N/NA)	Number of unventilated <sup>1</sup> spaces (List each unventilated space in Section 2)
Offices	Y	Y	
Multi-use spaces, Lobbies, Walkways and Stairwells	Y	Y	
Restrooms	Y	Y	
Storage Rooms	Y	Y	
Closets, utility, mechanical, and electrical rooms	Y	N	①
Warehouse Areas	Y	Y	
Other Occupiable Spaces	N	N/A	

## SECTION 2: UNVENTILATED INTERIOR OCCUPIABLE SPACE INVENTORY

Unventilated Occupiable Space	Location I.D. (see attached site plan)	Notes
NORTH BUILDING ELECTRICAL ROOM	NW CORNER	STANDARD DOOR GRILLE AND ROOF VENT

1. Determined based on the ventilation criteria approved by the DEQ via email on October 7, 2019.



**BUILDING PLAN**



## **PACTRUST BUSINESS CENTER**

pbc187 (Bldg. N)  
7236 SW DURHAM RD. #500  
PORTLAND, OR 97224

## **NUANCE SYSTEMS CORPORATION**

624 SF Office  
4,912 SF Total

SCALE 1/16" = 1' - 0"



**PACTRUST**

11/7/19

PacTrust Personnel: JOHN WITTALA

Date of Site Visit: 11/5/19

PBC Building: 187  
Suite Number: 600

Date of Document Review: \_\_\_\_\_

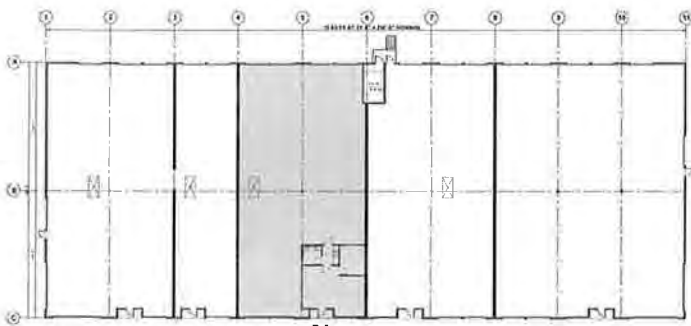
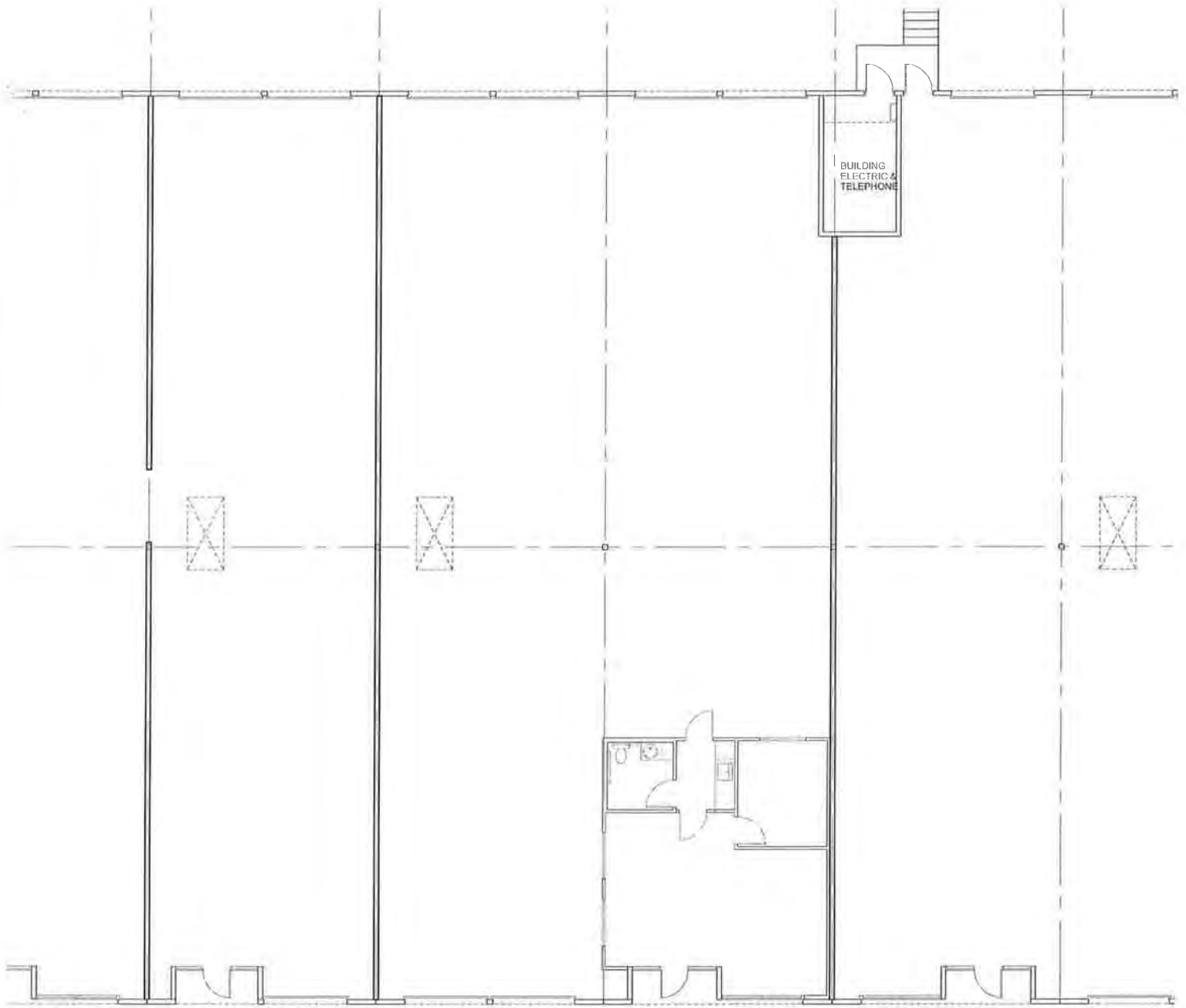
LAKE OSWEGO POLICE

Offices	Y	Y	
Multi-use spaces, Lobbies, Walkways and Stairwells	Y	Y	
Restrooms	Y	Y	
Storage Rooms	Y	Y	
Closets, utility, mechanical, and electrical rooms	Y	Y	
Warehouse Areas	Y	Y	
Other Occupiable Spaces	N/A	N/A	

## SECTION 2: UNVENTILATED INTERIOR OCCUPIABLE SPACE INVENTORY

[illegible]

1. Determined based on the ventilation criteria approved by the DEQ via email on October 7, 2019.



**BUILDING PLAN**



## PACTRUST BUSINESS CENTER

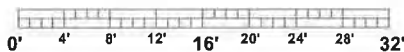
pb187 (Bldg. N)  
7236 SW DURHAM RD. #600  
PORTLAND, OR 97224

## CITY OF LAKE OSWEGO POLICE DEPARTMENT

667 SF Office  
5,001 SF Total

**PACTRUST**

SCALE 1/16" = 1' - 0"



11/7/19



## Interior Occupiable Space Ventilation Evaluation and Inventory Form

PBC Building: 187  
Suite Number: 800

PacTrust Personnel: JOHN WHITALE  
CALDERA - URGENT

Date of Site Visit: 11/5/19  
Date of Document Review: \_\_\_\_\_

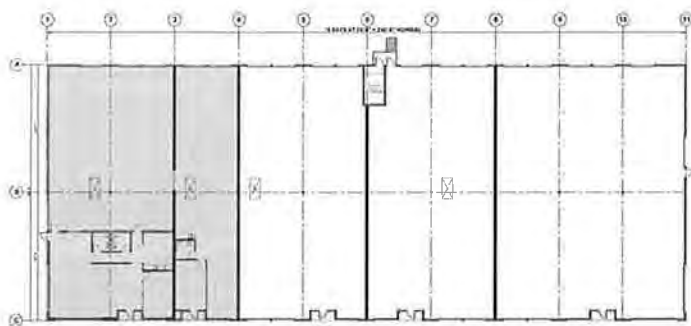
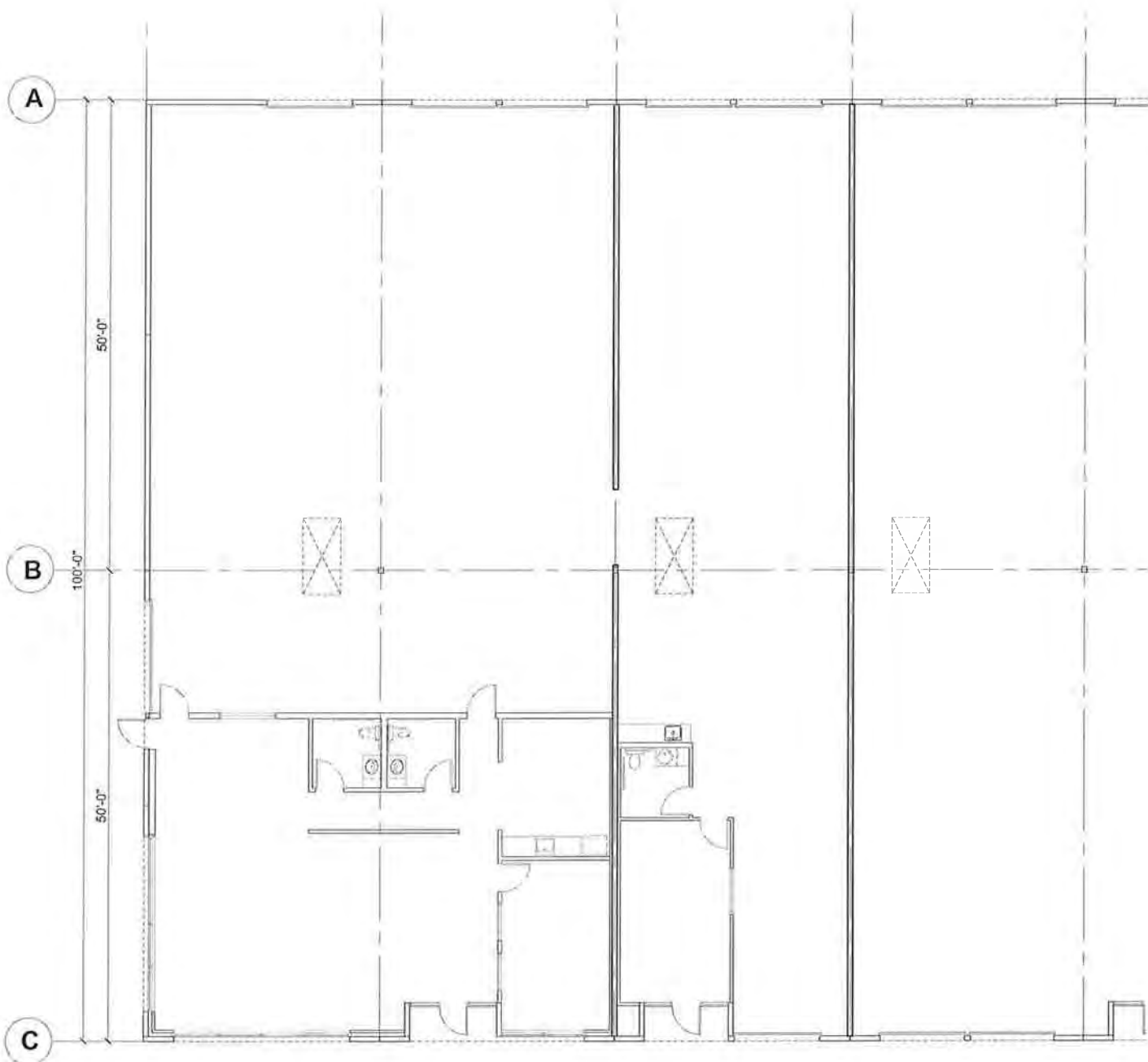
## SECTION 1: INTERIOR OCCUPIABLE SPACE EVALUATION

<i>Occupiable Space</i>	<i>Does the suite contain this type of space? (Y/N)</i>	<i>Are all of these spaces ventilated<sup>1</sup>? (Y/N/NA)</i>	<i>Number of unventilated<sup>1</sup> spaces (List each unventilated space in Section 2)</i>
Offices	Y	Y	
Multi-use spaces, Lobbies, Walkways and Stairwells	Y	Y	
Restrooms	Y	Y	
Storage Rooms	Y	Y	
Closets, utility, mechanical, and electrical rooms	Y	Y	
Warehouse Areas	Y	Y	
Other Occupiable Spaces	N	N/A	

## SECTION 2: UNVENTILATED INTERIOR OCCUPIABLE SPACE INVENTORY

[illegible]

1. Determined based on the ventilation criteria approved by the DEQ via email on October 7, 2019.



**BUILDING PLAN**



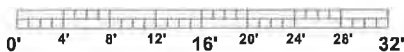
## PACTRUST BUSINESS CENTER

pbc187 (Bldg. N)  
7236 SW DURHAM RD. #800  
PORTLAND, OR 97224

**VACANT**

1,947 SF Office  
7,544 SF Total

SCALE 1/16" = 1' - 0"



**PacTRUST**

11/7/19

# Interior Occupiable Space Ventilation Evaluation and Inventory Form

PBC Building: 188

PacTrust Personnel: JOHN WITALA

Date of Site Visit: 11/5/19

Suite Number: 100

GAME DAY MEDIA

Date of Document Review: \_\_\_\_\_

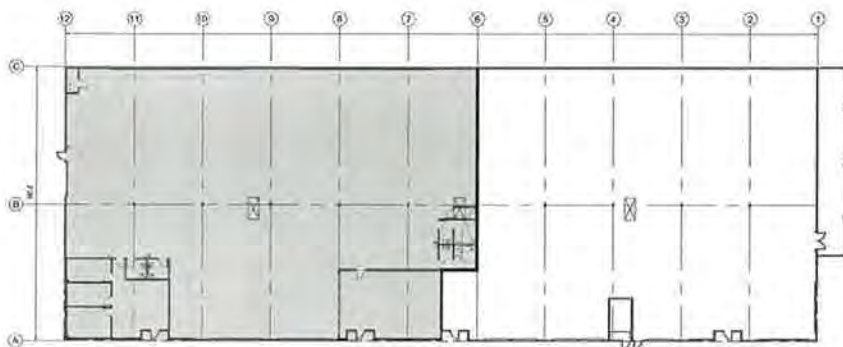
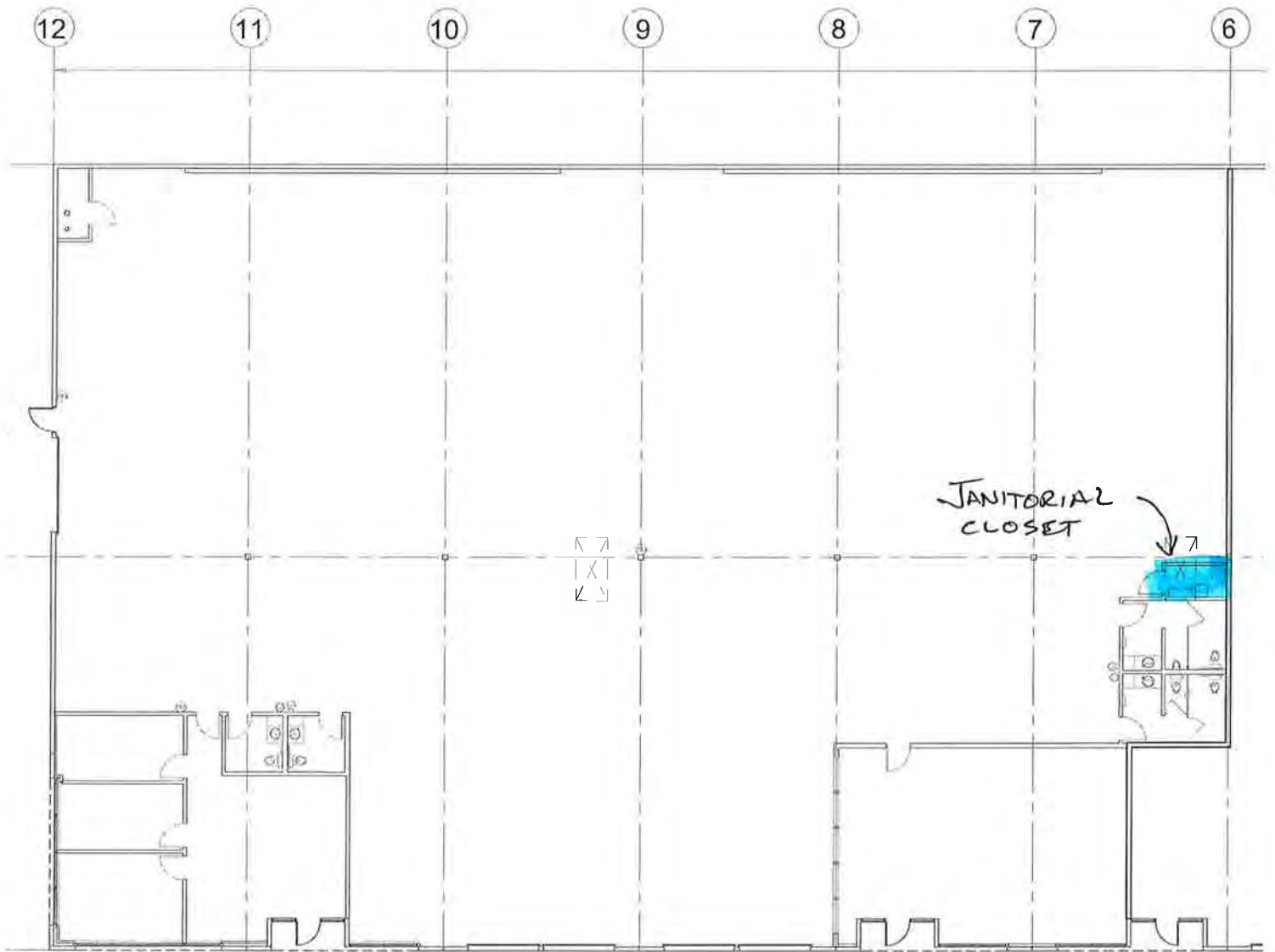
## SECTION 1: INTERIOR OCCUPIABLE SPACE EVALUATION

Occupiable Space	Does the suite contain this type of space? (Y/N)	Are all of these spaces ventilated <sup>1</sup> ? (Y/N/NA)	Number of unventilated <sup>1</sup> spaces (List each unventilated space in Section 2)
Offices	Y	Y	
Multi-use spaces, Lobbies, Walkways and Stairwells	Y	Y	
Restrooms	Y	Y	
Storage Rooms	Y	Y	
Closets, utility, mechanical, and electrical rooms	Y	N	(1)
Warehouse Areas	Y	Y	
Other Occupiable Spaces	N	N/A	

## SECTION 2: UNVENTILATED INTERIOR OCCUPIABLE SPACE INVENTORY

Unventilated Occupiable Space	Location I.D. (see attached site plan)	Notes
JANITORIAL CLOSET	WEST END	ADD CEILING VENT IN HARD CEILING

1. Determined based on the ventilation criteria approved by the DEQ via email on October 7, 2019.



## GAME DAY MEDIA

2,355 SF Office

14,696 SF Total

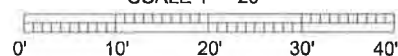
### BUILDING PLAN



## PACTRUST BUSINESS CENTER

pbc188 (Bldg. O)  
7288 SW DURHAM RD. #100  
PORTLAND, OR 97224

SCALE 1" = 20'



**PACTRUST**

11/7/19

# Interior Occupiable Space Ventilation Evaluation and Inventory Form

PBC Building: 188  
Suite Number: 800

PacTrust Personnel: JOHN WITALA  
PURE FLOORS

Date of Site Visit: 11/5/19  
Date of Document Review: \_\_\_\_\_

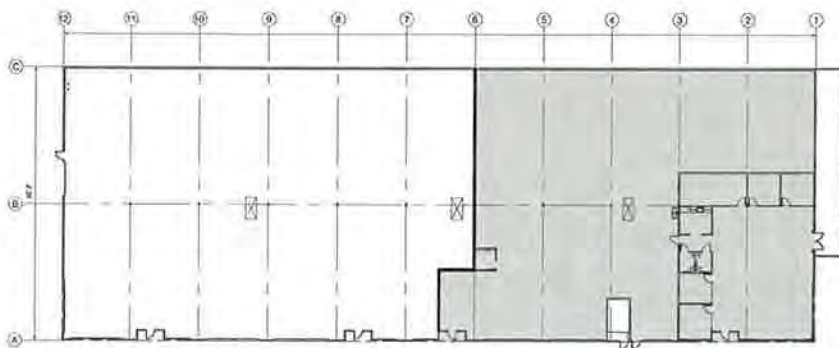
## SECTION 1: INTERIOR OCCUPIABLE SPACE EVALUATION

Occupiable Space	Does the suite contain this type of space? (Y/N)	Are all of these spaces ventilated <sup>1</sup> ? (Y/N/NA)	Number of unventilated <sup>1</sup> spaces (List each unventilated space in Section 2)
Offices	Y	Y	
Multi-use spaces, Lobbies, Walkways and Stairwells	Y	Y	
Restrooms	Y	Y	
Storage Rooms	Y	Y	
Closets, utility, mechanical, and electrical rooms	Y	N	①
Warehouse Areas	Y	Y	
Other Occupiable Spaces	N	N/A	

## SECTION 2: UNVENTILATED INTERIOR OCCUPIABLE SPACE INVENTORY

Unventilated Occupiable Space	Location I.D. (see attached site plan)	Notes
BUILDING ELECTRICAL ROOM	NORTH SIDE	STANDARD DOOR GRILLE AND ROOF VENT

1. Determined based on the ventilation criteria approved by the DEQ via email on October 7, 2019.



## PURE FLOORS, INC.

2,984 SF Office

12,804 SF Total

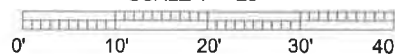
### BUILDING PLAN



## PACTRUST BUSINESS CENTER

pbc188 (Bldg. O)  
7288 SW DURHAM RD. #800  
PORTLAND, OR 97224

SCALE 1" = 20'



**PACTRUST**

11/7/19

# Interior Occupiable Space Ventilation Evaluation and Inventory Form

PBC Building: 189  
Suite Number: 100

PacTrust Personnel: JOHN WITKOW  
GAME DAY MEDIA

Date of Site Visit: 11/5/19  
Date of Document Review: \_\_\_\_\_

## SECTION 1: INTERIOR OCCUPIABLE SPACE EVALUATION

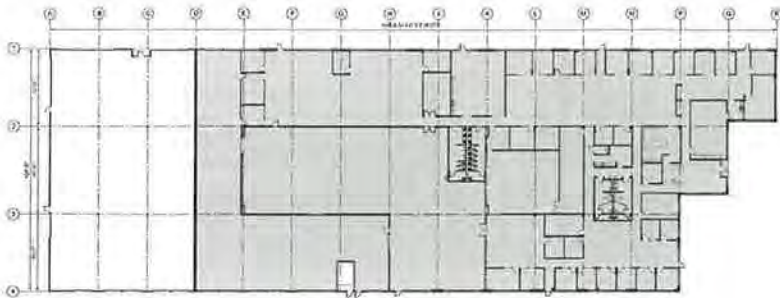
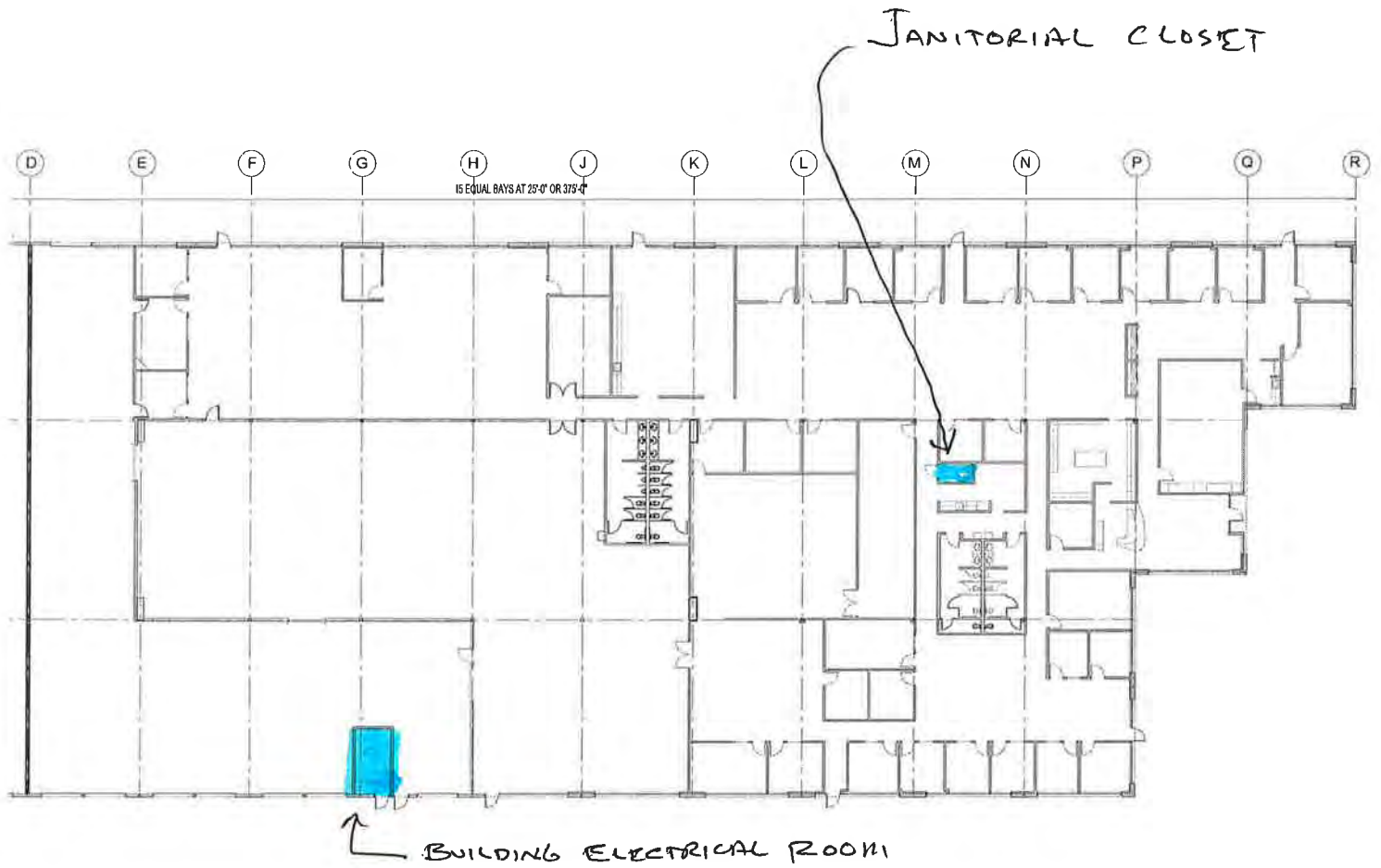
Occupiable Space	Does the suite contain this type of space? (Y/N)	Are all of these spaces ventilated <sup>1</sup> ? (Y/N/NA)	Number of unventilated <sup>1</sup> spaces (List each unventilated space in Section 2)
Offices	Y	Y	
Multi-use spaces, Lobbies, Walkways and Stairwells	Y	Y	
Restrooms	Y	Y	
Storage Rooms	Y	Y	
Closets, utility, mechanical, and electrical rooms	Y	N	(2)
Warehouse Areas	Y	Y	
Other Occupiable Spaces	N	N/A	

## SECTION 2: UNVENTILATED INTERIOR OCCUPIABLE SPACE INVENTORY

Unventilated Occupiable Space	Location I.D. (see attached site plan)	Notes
BUILDING ELECTRICAL ROOM	EAST SIDE	STANDARD DOOR GRILLE AND ROOF VENT
TENANT JANITORIAL CLOSET	CENTER OFFICE	ADD CEILING GRILLE

1. Determined based on the ventilation criteria approved by the DEQ via email on October 7, 2019.





## GAME DAY MEDIA

20,953 SF Office

34,063 SF Total

BUILDING PLAN



## PACTRUST BUSINESS CENTER

pbc189 (Bldg. P)  
7216 SW DURHAM RD. #100  
PORTLAND, OR 97224

**PACTRUST**

11/7/19

PacTrust Personnel: JOHN WHITMAN

Suite Number: 900

OTC EXCHANGE

Document Review: \_\_\_\_\_

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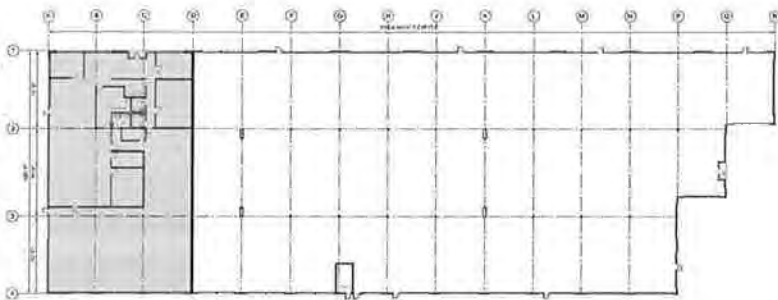
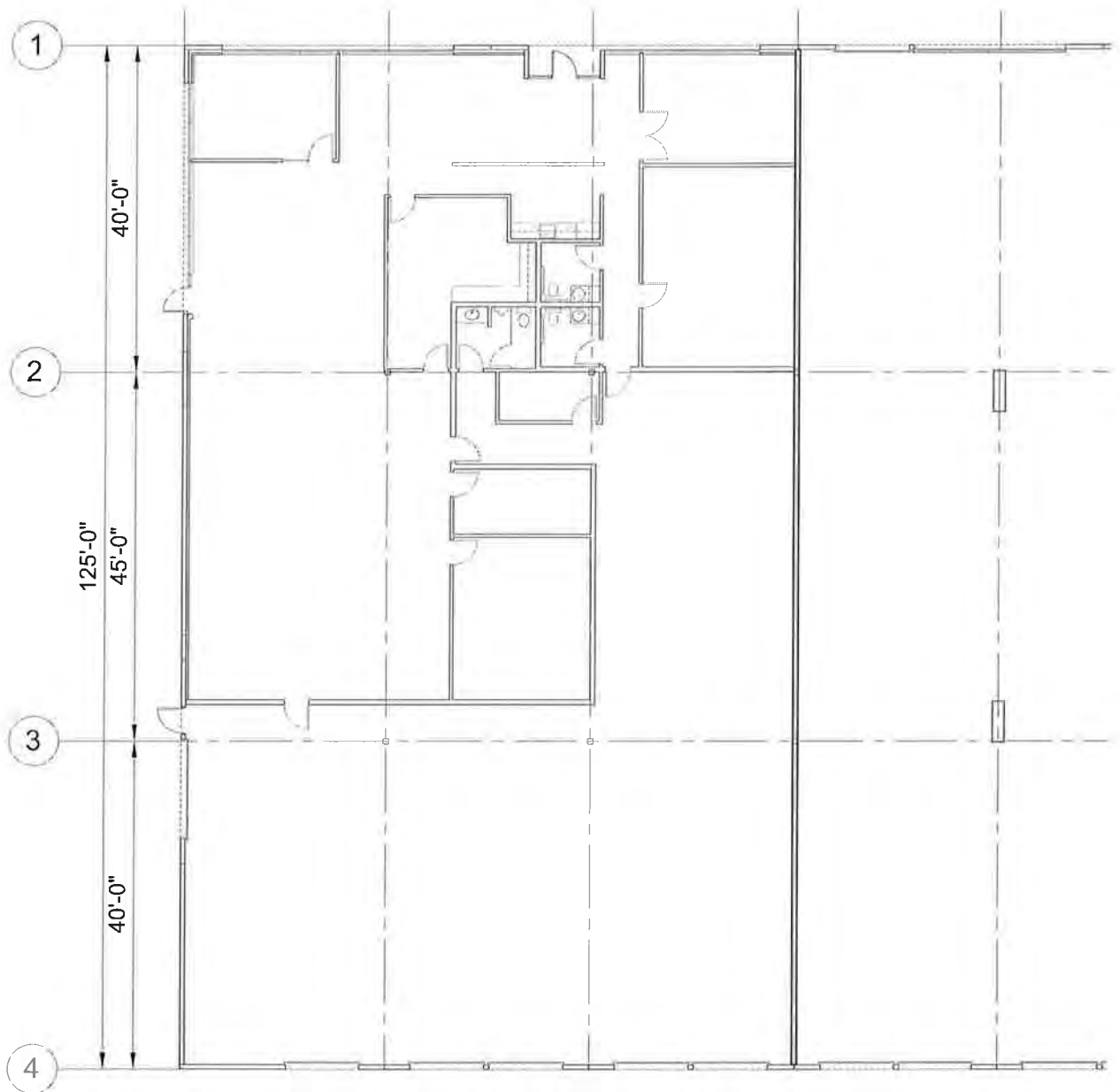
<i>Occupiable Space</i>	<i>Does the suite contain this type of space? (Y/N)</i>	<i>Are all of these spaces ventilated<sup>1</sup>? (Y/N/NA)</i>	<i>Number of unventilated<sup>1</sup> spaces (List each unventilated space in Section 2)</i>
Office			

SECTION 3. UNEXHAUSTED INTERIOR OCCUPABLE SPACE VOLUMES

<i>Unventilated Occupiable Space</i>	<i>Location I.D. (see attached site plan)</i>	<i>Notes</i>
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1. Determined based on the ventilation criteria approved by the DEQ via email on October 7, 2019.

1. Determined based on the ventilation criteria approved by the DEQ via email on October 7, 2019.



## OTIS ELEVATOR COMPANY

4,753 SF Office  
9,377 SF Total

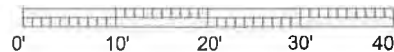
**BUILDING PLAN**



## PACTRUST BUSINESS CENTER

pbc189 (Bldg. P)  
7216 SW DURHAM RD. #900  
PORTLAND, OR 97224

SCALE 1" = 20'



**PACTRUST**

11/7/19

# Interior Occupiable Space Ventilation Evaluation and Inventory Form

PBC Building: 190  
Suite Number: 100

PacTrust Personnel: JOHN WITALA  
ADVANTAGE SALES & MARKETING

Date of Site Visit: 11/5/19  
Date of Document Review: \_\_\_\_\_

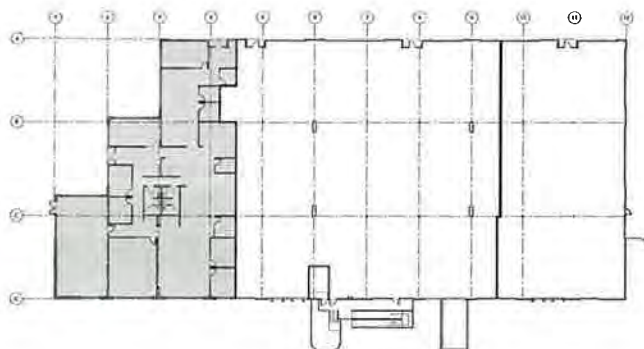
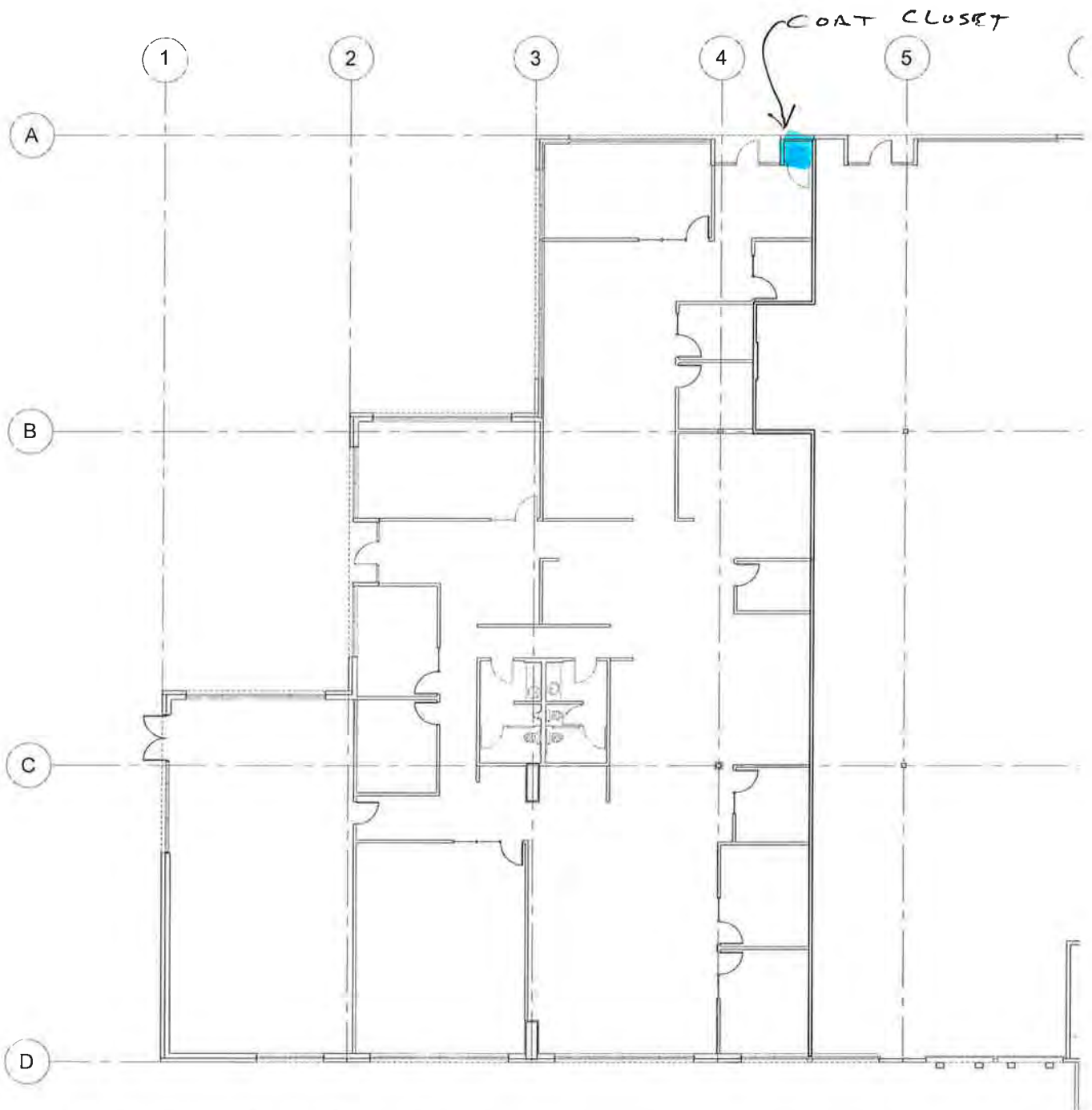
## SECTION 1: INTERIOR OCCUPIABLE SPACE EVALUATION

Occupiable Space	Does the suite contain this type of space? (Y/N)	Are all of these spaces ventilated <sup>1</sup> ? (Y/N/NA)	Number of unventilated <sup>1</sup> spaces (List each unventilated space in Section 2)
Offices	Y	Y	
Multi-use spaces, Lobbies, Walkways and Stairwells	Y	Y	
Restrooms	Y	Y	
Storage Rooms	X	Y	
Closets, utility, mechanical, and electrical rooms	Y	N	(1)
Warehouse Areas	N	Y	
Other Occupiable Spaces	N	N/A	

## SECTION 2: UNVENTILATED INTERIOR OCCUPIABLE SPACE INVENTORY

Unventilated Occupiable Space	Location I.D. (see attached site plan)	Notes
POAT CLOSET ADJACENT TO FRONT DOOR	EAST	ADD CEILING GRILLE

1. Determined based on the ventilation criteria approved by the DEQ via email on October 7, 2019.



**BUILDING PLAN** 

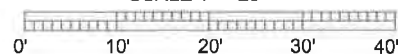
## PACTRUST BUSINESS CENTER

pbc190 (Bldg. Q)  
7204 SW DURHAM RD. #100  
PORTLAND, OR 97224

## ADVANTAGE SALES AND MARKETING

8,028 SF Office

SCALE 1" = 20'



**PACTRUST**

11/7/19



# Interior Occupiable Space Ventilation Evaluation and Inventory Form

PBC Building: 180  
Suite Number: 300

PacTrust Personnel: JOHN WITTEN  
KELLEY IMAGING

Date of Site Visit: 11/5/19  
Date of Document Review: \_\_\_\_\_

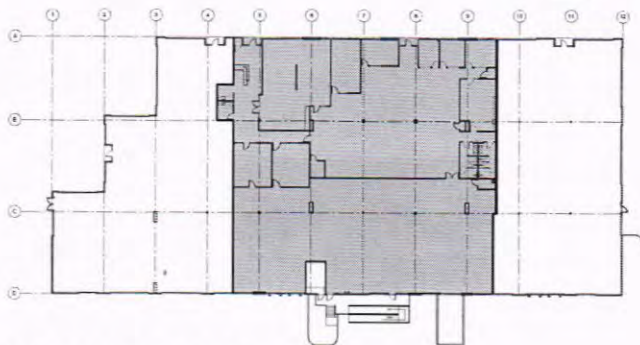
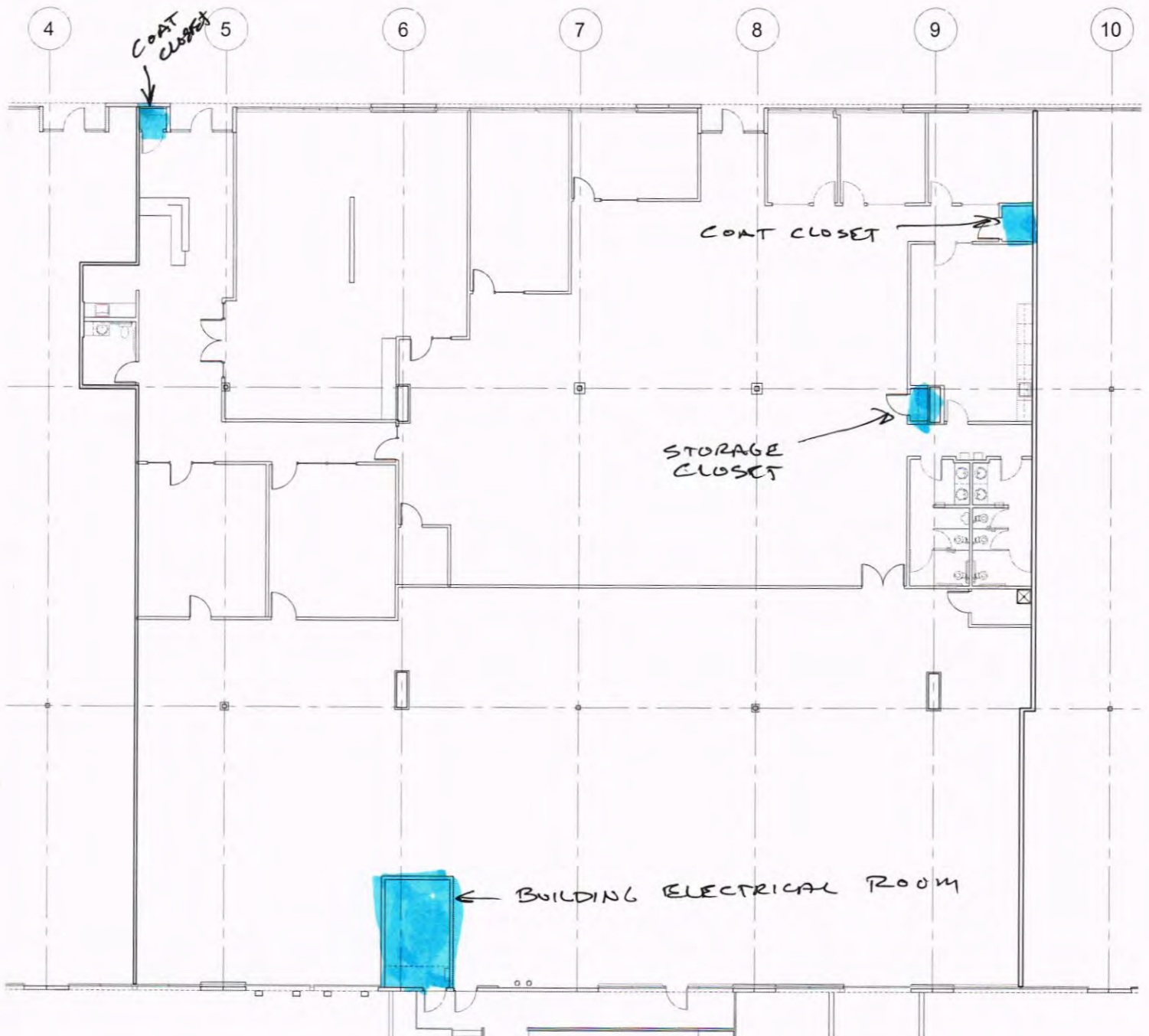
## SECTION 1: INTERIOR OCCUPIABLE SPACE EVALUATION

Occupiable Space	Does the suite contain this type of space? (Y/N)	Are all of these spaces ventilated <sup>1</sup> ? (Y/N/NA)	Number of unventilated <sup>1</sup> spaces (List each unventilated space in Section 2)
Offices	Y	Y	
Multi-use spaces, Lobbies, Walkways and Stairwells	Y	Y	
Restrooms	Y	Y	
Storage Rooms	Y	Y	
Closets, utility, mechanical, and electrical rooms	Y	N	(3)
Warehouse Areas	Y	Y	
Other Occupiable Spaces	N	N/A	

## SECTION 2: UNVENTILATED INTERIOR OCCUPIABLE SPACE INVENTORY

Unventilated Occupiable Space	Location I.D. (see attached site plan)	Notes
BUILDING ELECTRICAL ROOM	WEST	STANDARD DOOR LOUVER AND ROOF VENT
COAT CLOSET	FRONT OFFICE	ADD CEILING GRILLE
STORAGE CLOSET	CENTER OF SPACE	ADD CEILING GRILLE
COAT CLOSET	BY FRONT DOOR	ADD CEILING GRILLE

1. Determined based on the ventilation criteria approved by the DEQ via email on October 7, 2019.



## KELLEY IMAGING SYSTEMS, INC.

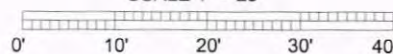
8,934 SF Office  
15,734 SF Total

BUILDING PLAN

### PACTRUST BUSINESS CENTER

pbc190 (Bldg. Q)  
7204 SW DURHAM RD. #300  
PORTLAND, OR 97224

SCALE 1" = 20'



**PACTRUST**

11/7/19



## Interior Occupiable Space Ventilation Evaluation and Inventory Form

PBC Building: 190  
Suite Number: 800

PacTrust Personnel: JOHN WITTALA

Date of Site Visit: 11/5/19

Date of Document Review: \_\_\_\_\_

MILLENNIUM BUILDING SERVICES

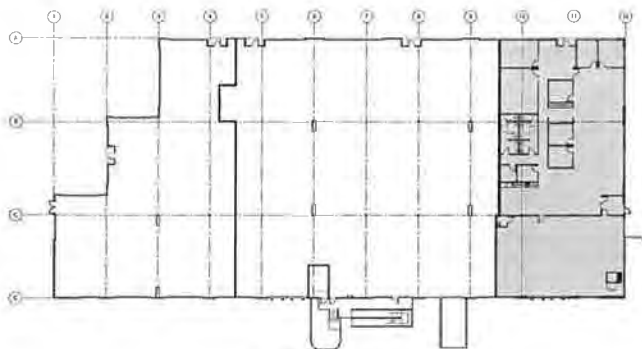
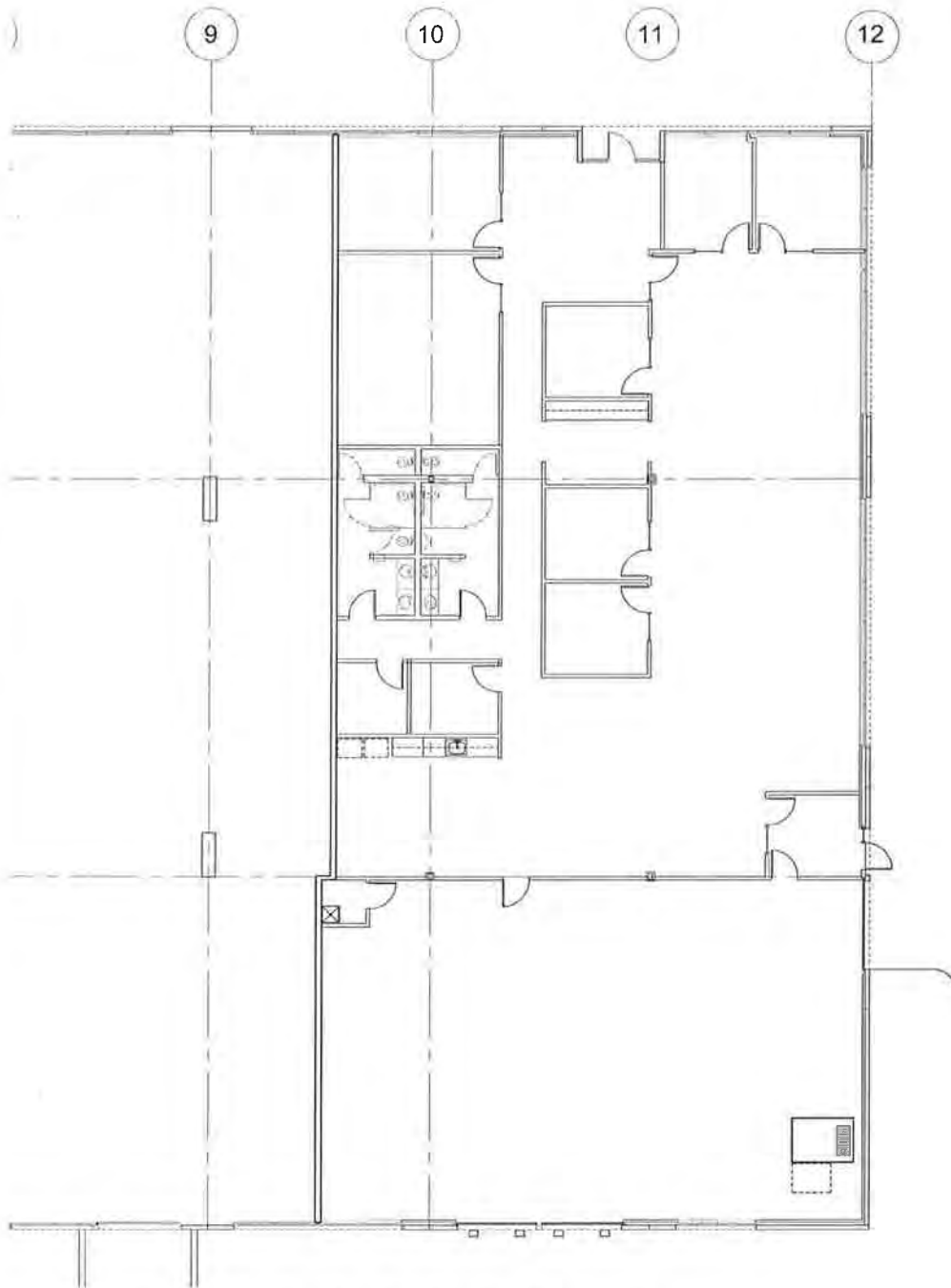
## SECTION 1: INTERIOR OCCUPIABLE SPACE EVALUATION

<i>Occupiable Space</i>	<i>Does the suite contain this type of space? (Y/N)</i>	<i>Are all of these spaces ventilated<sup>1</sup>? (Y/N/NA)</i>	<i>Number of unventilated<sup>1</sup> spaces (List each unventilated space in Section 2)</i>
Offices	Y	Y	
Multi-use spaces, Lobbies, Walkways and Stairwells	Y	Y	
Restrooms	Y	Y	
Storage Rooms	Y	Y	
Closets, utility, mechanical, and electrical rooms	Y	Y	
Warehouse Areas	Y	Y	
Other Occupiable Spaces	N	N/A	

## SECTION 2: UNVENTILATED INTERIOR OCCUPIABLE SPACE INVENTORY

[illegible]

1. Determined based on the ventilation criteria approved by the DEQ via email on October 7, 2019.



**BUILDING PLAN** 

## PACTRUST BUSINESS CENTER

pbc190 (Bldg. Q)  
7204 SW DURHAM RD. #800  
PORTLAND, OR 97224

## MILLENNIUM BUILDING SERVICES, INC.

5,239 SF Office  
7,718 SF Total

SCALE 1" = 20'



**PACTRUST**

11/7/19

