

## FOCUSED PHASE II ENVIRONMENTAL SITE ASSESSMENT



### **INDUSTRIAL PROPERTY**

590 High Street NE  
Salem, Oregon

#### **Prepared for:**

#### **ECS Northwest, Inc.**

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#### **Issued on:**

August 22, 2025

EVREN NORTHWEST, INC.

Project No. 2108-25001-01

*This*

# Focused Phase II Environmental Site Assessment

*Report for:*

## **Industrial Property**

590 High Street NE  
Salem, Oregon

*Has been prepared for the sole benefit and use of our Client:*

### **ECS Northwest, Inc.**

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*and its assignees*

*Issued August 22, 2025 by:*



A handwritten signature in blue ink, appearing to read "Stephanie Ferkins".

**Stephanie Ferkins, G.I.T.**  
*Staff Geologist*

A handwritten signature in blue ink, appearing to read "Evan Bruggeman".

**Evan Bruggeman, R.G.**  
*Principal Field Geologist*

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## List of Acronyms and Abbreviations

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bgs	below ground surface	RBDM	ODEQ's <i>Risk-Based Decision Making for the Remediation of Contaminated Sites</i> guidance document
CFSLs	clean fill screening levels		
Client	ECS Northwest LLC		
CMMP	Contaminated Media Management Plan	RCRA	Resource Conservation and Recovery Act
COPCs	constituents of potential concern		
COIs	constituents of interest	REC	recognized environmental condition
DPT	direct-push technology		
DRO	diesel-range organics	RRO	residual (oil)-range organics
ENW	EVREN Northwest, Inc.	SLRBCs	screening-level risk-based concentrations
EPA	United States Environmental Protection Agency	SOW	scope of work
ESA	Environmental Site Assessment	SVOC	semi-volatile organic constituent
F&BI	Friedman and Bruya, Inc.	TPH	Total Petroleum Hydrocarbons
FSDS	Field Sampling Data Sheet	USCS	Unified Soil Classification System
GPR	ground penetrating radar	USGS	U.S. Geological Survey
GRO	gasoline-range organics	UST	underground storage tank
HCID	hydrocarbon identification	VOCs	volatile organic constituents
µg/L	micrograms per Liter		
MA	magnetic anomaly		
mg/Kg	milligrams per Kilogram		
MRL	method reporting limit		
OAR	Oregon Administrative Rules		
ODEQ	Oregon Department of Environmental Quality		
PAHs	polycyclic aromatic hydrocarbons		
PCBs	polychlorinated biphenyls		
PID	photoionization detector		
ppm	parts per million		
RBCs	risk-based concentrations		

## 1.0 Introduction

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At the request of ECS Northwest LLC (ECS; Client), EVREN Northwest, Inc. (ENW) prepared this report documenting a Focused Phase II Environmental Site Assessment (ESA) for the subject property located at 590 High Street NE in Salem, Oregon (see Figures 1 and 2). This focused Phase II ESA was conducted to further evaluate environmental concerns identified in a 2024 Phase I ESA prepared for the subject property by others.<sup>1</sup>

This report summarizes potential environmental concerns and describes the Focused Phase II ESA scope of work, findings, conclusions, and recommendations.

## 2.0 Background

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Anderson Geological, Inc. completed a Phase I ESA of the site in February 2024,<sup>1</sup> that identified the following recognized environmental conditions (RECs) at the site:

- Two (2) 4,000-gallon underground storage tanks (USTs) were reportedly removed from the site in 1974, when the former gas station was closed. There is no documentation of confirmation sampling to rule out a potential release and subsequent contamination of soil and ground water.
- One (1) used oil UST is currently located on the east side of the former shop building. The size and contents of the tank were not verified. The potential for a release of this UST to surrounding soil and ground water qualifies the tank's presence as a REC.
- One (1) in-ground hydraulic lift is located in the former shop area. Historically, hydraulic fluid formulated before 1979 is known to contain polychlorinated biphenyls (PCBs), which are regulated constituents known to cause cancer. The possibility of a release to surrounding soil and ground water qualifies this as a REC.

ENW recommended additional investigation into the RECs identified in this Phase I ESA.

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<sup>1</sup> Anderson Geological, Inc., 2024. *Phase I Environmental Site Assessment and Geophysical Survey, 590 High St. NE Salem, Oregon*: Prepared for High Street LLC, dated February 20, 2024.

## 2.1 Scope of Work

The scope of work (SOW) for this investigation was developed based on information obtained from the Phase I ESA performed by others and described in a proposal approved by the client on June 23, 2025.

ENW oversaw or completed the following Scope of Work (SOW) for this project:

- Ordered utility clearance (One Call) to provide clearance for this project's sampling program.
- Completed a geophysical survey to identify subsurface anomalies and clear areas of proposed subsurface activities of utilities.
- Advanced 10 temporary soil borings and collected soil and reconnaissance ground water samples.
- Submitted soil and reconnaissance ground water samples to an independent laboratory for appropriate analysis.
- Evaluated analytical results with respect to Oregon Department of Environmental Quality (ODEQ) cleanup standards and risk-based guidance documents.
- Reported a UST release to ODEQ, as required by State regulation.
- Prepared this report documenting the above activities and findings.

Appendix A presents a photographic log of fieldwork conducted on site during this SOW.

## 3.0 Site Description

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**Description and Location.** The 0.2-acre subject property is located on the southeast corner of High Street NE and Union Street NE and is currently developed with a "shop" building, which was constructed in 1936 and a southern parking lot. The site was formerly used as a gas station and an auto repair shop and is currently unoccupied. Surrounding properties include offices, restaurants, vacant commercial buildings, and parking lots.

**Topography.** The subject site is generally level with an elevation of approximately 150 feet above mean sea level (see Figure 1). The surrounding region has a slight slope in the west to northwest direction.

**Geologic Setting.** The subject site is located in the Willamette Valley of western Oregon. The Willamette Valley is a lowland between the Cascade Range to the east and the Coast Range to the west. The erosional and depositional alluvial processes of the Willamette River and its tributary streams have modified the structural depression of the basin. During the late Pleistocene (approximately 12,000 years ago), numerous catastrophic floods swept into the Portland Basin through the Columbia River Gorge to the east. The floods deposited great thicknesses of sediments within the basin at current elevations of approximately 400 feet amsl and lower. The site is mapped as Quaternary (upper Pleistocene) sand and gravel that postdates Missoula Floods (Qg1),<sup>2</sup> which is composed of alluvial sand and gravel deposited in broad braidplains with Willamette Valley and traced upstream as alluvial fills in major Cascade Range

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<sup>2</sup> O'Connor, J.E. and others. 2001, *Origin, Extent, and Thickness of Quaternary Geologic Units in the Willamette Valley, Oregon*: US Geological Survey Professional Paper 1620, Plate 1, 1:250,000.

tributary valleys. These deposits are up to 30 meters (100 feet) thick and are preserved as planar to slightly undulating terraces 0 to 15 meters (0 to 50 feet) above the modern floodplain. More detailed mapping by contemporary authors,<sup>3</sup> maps the site as Quaternary (Holocene) alluvial deposits (Qal) consisting of unconsolidated silt, sand, and gravel largely confined to stream bottoms and adjacent flood plains, which deposits range from 0 to 5 m (0 to 16-ft) thick. An earlier author<sup>4</sup> mapped the area as Quaternary (upper Pleistocene) Linn Gravel (Qlg), which is described as stratified fine to coarse fluvial gravels deposited as an alluvial fan in the Stayton-Turner-Salem areas during an early stage of the Santiam River, and ranges in thickness from 30- to 300-ft (100- to 1,000-m). The upper few feet of gravel extensively oxidized and weathered, and locally is cemented by an impermeable clay pan, which restricts drainage. Most gravels are composed of basalt, with lesser amounts of andesite, dacite, rhyolite, quartz, and diorite.

**Hydrogeologic Setting.** There are no surface water bodies on site. The nearest surface water body is Mill Creek, located approximately 800 feet north of the site. The Willamette River is approximately 0.35 miles west of the subject property.

Based on well logs within the vicinity of the site, obtained from the Oregon Water Resources Department, depth to ground water at the subject site is expected to be approximately 13 to 40 feet below ground surface (bgs). Saturated conditions were encountered in temporary soil borings at depths of approximately 18 to 19 feet during this investigation.

For the purposes of this report, it is assumed that shallow ground water flow generally mimics surface water flow (i.e., from topographic highs to lows) and flows towards nearby surface water bodies. However, multiple factors can affect the direction of ground water flow in subsurface layers including, but not limited to, sediment/rock type, subsurface utility lines, buried river valleys, and stream beds, folds, fractures, and faults. The direction of ground water flow in the subject area is generally expected to be to the west to northwest, based on local topography and the locations of the Willamette River and Mill Creek.

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<sup>3</sup> Tolan, T.L. and Beeson, M.H., 2000. *Geologic Map and Database of the Salem East and Turner 7.5 Minute Quadrangles, Marion County, Oregon: A Digital Database*: U.S. Geological Survey Open-File Report 00-351, Map Scale 1:24,000.

<sup>4</sup> Bela, J.L., 1981. *Geologic Map of the Rickreall and Salem West Quadrangles, Oregon*: Oregon Department of Geology and Mineral Industries Geologic Map Series GMS18b, Map Scale 1:24,000.

## 4.0 Methods

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This section describes the methods and procedures used during field investigation activities performed at the site on July 10 and July 15, 2025. Field activities are documented in a photographic log included as Appendix A.

### 4.1 Work Objectives

ENW developed and conducted the SOW to further evaluate environmental concerns identified in the previous Phase I ESA.

In addition, the following general objectives were followed:

- To perform all work conducted at the subject site in a safe manner for technical personnel.
- To perform all work efficiently and cost-effectively, without interfering or otherwise affecting the condition and operation of the property.
- To document information and data generated under this Scope of Work that is valid for the intended use.

### 4.2 Preparation Activities

ENW performed or coordinated the following activities prior to conducting field activities:

**Plan Preparation.** An in-house Sampling and Analysis Plan was prepared for the project.

**One Call Notification.** Prior to any subsurface site work, a call was placed with One Call Utility Notification Service to identify and locate all public utilities near each of the proposed sampling locations.

**Planning.** ENW scheduled and coordinated with the Client to begin site work.

### 4.3 Geophysical Survey

The geophysical survey and interpretation of the geophysical data was performed on June 10, 2025, by Geopotential, Inc. of Clackamas, Oregon under ENW's oversight. The survey was performed to screen for the presence of buried features of potential environmental concern and to clear potential boring locations of underground utilities.

The survey utilized geophysical instruments to identify subsurface magnetic "anomalies." Geophysical anomalies result from contrasts of geophysical signatures of subsurface materials but can also result from interference with surface and overhead features. Geophysical characteristics result from a variety of factors (e.g., density, distribution, porosity, fill placement, contrasts in soil composition, intergranular fluid composition and saturation, contaminant impacts, etc.), as well as buried artifacts, and similar anomalies may be produced by different sources. Except where investigated by excavation, all anomalies and interpretations should be considered (somewhat) speculative.

Multiple instrument types were used during the survey to maximize recognition of contrasting subsurface materials. These included:

**Aqua-Tronics Electronic Tracer** - electromagnetic sensing equipment designed to identify subsurface anomalies. In the inductive mode, the equipment is used to sense metallic objects (ferrous and non-ferrous) in the subsurface. A conductive mode allows for tracing electrical conduit and metallic pipelines.

**Schonstedt Gradiometer (Magnetometer)** – used as a complement to the Aqua-Tronics instrument, the magnetometer senses horizontal variations in the local magnetic field caused by buried ferrous metal objects such as USTs, drums, pipes, and debris-filled trenches.

*Magnetic surveys can only detect ferrous metal objects. Interference caused by observed surface metal objects limits the accuracy of the survey. The anomalies produced by fences, power lines, cars, and buildings can easily mask an anomaly caused by an underground target.*

**Mala High Dynamic Range (HDR) Ground Penetrating Radar (GPR)** - GPR uses short impulses of high-frequency radio waves directed into the ground to acquire information about the subsurface. GPR can be used to accurately locate both metallic and non-metallic objects (e.g., USTs, utilities, and drums) from a few inches below the surface to depths of up to 30 feet. GPR may also be effective at delineating trenches and excavations.

#### 4.4 Soil Boring Investigation

On July 15, 2025, ENW oversaw the advancement of 10 temporary soil borings (B01 through B10) using a track-mounted GeoProbe® direct-push technology (DPT) drill rig, operated by Cascade Drilling of Clackamas, Oregon. See Figure 3 for soil boring locations.

**Soil Screening and Logging.** Soil cores recovered from the DPT samplers were inspected continuously for the presence of contamination using visual and olfactory inspection. Subsurface soil samples were periodically field screened using a photoionization detector (PID). Semi-quantitative headspace screening was performed by placing the selected soil sample in a plastic sealed bag, breaking the soil core to expose surface area inside the bag, and inserting the PID tip into the top of the bag. Soil lithology, field screening results, and other observations were recorded by an ENW Geologist onto soil boring logs, which are presented in Appendix B.

**Soil Sampling.** During soil borehole advancement, samples were collected at depths where field evidence of potential impacts was observed (e.g., staining, odor, elevated PID readings). In the absence of field indicators, soil samples were collected at approximately 5-foot depth increments. Soil samples were placed directly into laboratory-supplied glass sample jars using clean Nitrile-gloved hands, labeled, and sealed with a Teflon-lined lid. All samples were preserved on ice in a cooler pending transport to the laboratory following chain-of-custody protocols.

**Reconnaissance Ground Water Sampling.** During advancement of borings B05 and B10, saturated conditions were encountered between approximately 18 and 19 feet bgs. Upon reaching total depth in these borings, the drill tooling was removed and temporary well casings were installed in preparation for reconnaissance ground water sampling. Approximately one (1) to three (3) liters of ground water was pumped from each boring using a peristaltic pump and clean, dedicated polyethylene tubing to “purge” the standing water from the borehole and to draw representative ground water into the temporary well

point. Following purging, a reconnaissance ground water sample was collected with the peristaltic pump set at a low rate to minimize off gassing of volatile contaminants.

The samples were transferred into laboratory-supplied containers, uniquely labeled, and preserved on ice in a cooler pending transport to the laboratory following chain-of-custody protocols

**Boring Completion.** Following sample collection, all temporary borings were backfilled with hydrated bentonite chips to just below ground surface. The tops of the borings were patched to match the surrounding area (e.g., asphalt pavement or concrete slab).

All sampling equipment was decontaminated before and after sampling by undergoing a wash sequence of Alconox® solution, tap water, and then deionized water final rinse. Clean Nitrile gloves were used during sample collection.

### 4.5 Laboratory Analytical Methods

Soil and reconnaissance ground water samples were delivered to Friedman & Bruya, Inc. (F&BI) of Seattle, Washington for analysis under formal chain-of-custody protocol.

Samples were analyzed for select constituents using the analytical methods presented in Table 4-1, below. Copies of the F&BI laboratory analytical reports and chain-of-custody documentation are provided in Appendix C.

**Table 4-1. Analytical Plan**

Analytical Method	Constituents	Soil	Reconnaissance Ground Water
NWTPH-HCID	Total petroleum hydrocarbon identification (HCID)	All soil samples	--
NWTPH-Gx	Total Petroleum Hydrocarbons (TPH)–Gasoline-range quantification (GRO)	Samples with GRO detected by HCID	All reconnaissance ground water samples
NWTPH-Dx	TPH as Diesel- and Residual-range organics (DRO and RRO, respectively)	Samples with DRO/RRO detected by HCID	All reconnaissance ground water samples
Environmental Protection Agency (EPA) 8260D	Select Volatile organic compounds (VOCs)	Samples with GRO, DRO and/or RRO detected by NWTPH-Gx and/or NWTPH-Dx	Samples with GRO detected by NWTPH-Gx
EPA Method 6020B	Resource Conservation and Recovery Act (RCRA) 8 Metals (Totals)	Samples with RRO detected by NWTPH-Dx	---
EPA Method 6020B	Total Lead	Samples with GRO detected by NWTPH-Gx	Samples with GRO detected by NWTPH-Gx
EPA Method 8082E	Polychlorinated Biphenyls (PCBs)	Samples with RRO detected by NWTPH-Dx	---
EPA Method 8270B	Polynuclear Aromatic Hydrocarbons (PAHs)	Samples with DRO and/or RRO detected by NWTPH-Dx	---

## 4.6 Cleanup Standards and Other Numeric Criteria

Oregon's environmental cleanup rules (Oregon Administrative Rules [OAR] 340-122) establish the standards and procedures for the protection of current and future public health, safety and welfare, and the environment in the event of a release or threat of a release of a hazardous substance. In the event of a release of a hazardous substance, remedial actions shall be implemented to achieve:

- Acceptable risk levels defined in OAR 340-122-0115, as demonstrated by a residual risk assessment; or
- Numeric cleanup standards developed as part of an approved generic remedy identified or developed by the Department under OAR 340-122-0047, if applicable; or
- For areas where hazardous substances occur naturally (e.g., metals, etc.), the background level of the hazardous substances, if higher than those levels specified above.

Acceptable risk levels may be evaluated through conducting a site-specific risk assessment that calculates exposure point concentrations for specific exposure pathway receptor-scenarios or use generic for hazardous substances under ODEQ's Risk-Based Decision Making (RBDM) guideline to streamline the risk assessment process (see below).

The assessment and remediation of hazardous substances in Oregon are conducted according to OAR 340, Division 122, *Hazardous Substance Remedial Action Rules*. The following cleanup standards and numeric criteria may be applied in evaluating site assessment results.

**Soil Matrix.** Under the Soil Matrix Cleanup Option Rules (OARs 340-122-0320 through 0360) cleanup standards are determined by assigning site-specific values to environmental parameters (e.g., soil type, depth to ground water, etc.). For purposes of risk-based evaluations of soil, Soil Matrix Cleanup Levels are often used for screening purposes, where potentially significant levels of petroleum contamination may be present if concentrations of total petroleum hydrocarbons in soil exceed their respective soil matrix cleanup level or soil matrix level I for conservative screening purposes and may require remedial action. Concentrations of total petroleum hydrocarbons lower than their corresponding Soil Matrix Cleanup Level or Soil Matrix Level I if a cleanup level has not been determined, usually do not require any additional cleanup or risk management.

**ODEQ Risk-Based Concentrations.** ODEQ has compiled default risk-based screening reference levels (RBDM guidance document) for common exposure-pathway receptor-scenarios that may be utilized in lieu of site-specific risk calculations (OAR 340-122-0115). In particular, the pre-calculated RBC represents the concentration of a constituent of interest (COI) in the impacted medium (e.g., soil, ground water, or air) that potentially represents an unacceptable risk level.

The published RBCs represent a conservative default concentration of a COI in an impacted medium (e.g., soil, ground water, soil gas, or air). When COI concentrations on a site exceed the RBC, unacceptable human health impacts are possible.

- For carcinogens, the regulatory standard is represented by an excess cancer risk of one in one million ( $1 \times 10^{-6}$ ), and
- For non-carcinogens, this is represented by a Hazard Index of 1.

RBC exceedances typically trigger further investigation and potentially a human health risk assessment. Therefore, RBCs can be applied at sites as generic, conservative cleanup standards and are routinely used by ODEQ to determine if a site requires additional action. Site-specific parameters used in the equations to develop the RBCs are often adjusted to match actual conditions in developing site-specific cleanup levels.

RBCs are generally used to evaluate sampling analytical results as follows:

- ODEQ's lowest RBC for all pathways for residential receptors is used as an initial 'conservative' screening of a constituent. If a constituent's concentration exceeds its screening level risk-based concentration (SLRBC), it requires further evaluation. Otherwise, the constituent is considered unlikely to pose unacceptable risk to any human receptor.
- Because ODEQ Generic RBCs are based on several conservative assumptions (e.g., duration and type of exposure), exceeding an SLRBC does not necessarily indicate that additional investigation or remediation is required. Rather, the exceedance of a SLRBC may indicate that additional investigation and evaluation, including consideration of site-specific information (e.g., current, and future land uses), may be necessary to determine if remediation or other actions are necessary. In many cases, it is not possible to determine whether unacceptable risks to human health and the environment are present, and require further action, until a risk assessment, including evaluation of current and reasonably likely land and water uses, is complete.
- In general, ODEQ considers chemical concentrations less than SLRBCs to be protective of human health.

**Other Numeric Criteria.** In addition to the above risk-based cleanup standards, concentrations were also compared to the following numeric criteria to determine if possible enrichment was occurring, and/or determine if there may be offsite soil disposal restrictions.

- **Background Metals.** Analytical data were compared with background concentrations established by ODEQ.<sup>5,6</sup> ODEQ does not require cleanup for metals concentrations below default background concentrations. Background concentrations are used for screening data for metals in soil as part of the risk assessment.
- **Clean Fill Screening Levels.** Analytical data for organics were compared to clean fill screening levels (CFSLs) for upland sites established by the ODEQ.<sup>7</sup> ODEQ does not require materials in which contaminant concentrations are less than or equal to CFSLs to be regulated as a solid waste. Rather, these materials may be placed at upland locations that are far enough away from a surface water body, or where there are sufficient controls to avoid erosion into surface water. CFSLs are

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<sup>5</sup> ODEQ, March 2013, Development of Oregon Background Metals Concentrations in Soil: Technical Report, Land Quality Division Cleanup Program.

<sup>6</sup> ODEQ, October 28, 2002, Default Background Concentrations for metals, Memo from Toxicology Workgroup to DEQ Cleanup, Table 1 – Oregon DEQ Suggested Default Background Concentrations for Inorganic Contaminants in Various Environmental Media.

<sup>7</sup> ODEQ. July 2014. Clean Fill Determinations: Internal Management Directive, last updated February 21, 2019, by Heather Kuoppamaki.

used to determine if impacts to soil may require future management and are not used for risk screening.

## 5.0 Findings

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The findings of this Focused Phase II ESA are presented in this section. Site photographs of field activities are included in Appendix A. Boring logs and field sampling forms are presented in Appendix B. Copies of the F&BI laboratory reports are included in Appendix C.

### 5.1 Geophysical Survey

On July 10, 2025, GeoPotential conducted a geophysical survey of accessible portions of the site using the electromagnetic scanner followed by the magnetometer and GPR to further investigate magnetic anomalies. The locations of the ten magnetic anomalies (MA01 through MA10) identified by the survey and are presented on Figure 2.

The following is a brief description of the MAs found:

- **MA01** – An apparent buried electrical line running from the south side of site building to the southern property margin.
- **MA02** – The reinforced concrete floor slab encompassing much of the footprint of the onsite building.
- **MA03** – Data suggests the likely footing for a former sign.
- **MA04** – A storm drain south of the site building.
- **MA05** – An apparent buried water line. The above-ground portion of the line was observed on the western interior wall of the site building.
- **MA06** – Unknown apparent buried utility line, parallel with MA05.
- **MA07** – Data suggests reinforced concrete surrounding former pump island along west side of site building.
- **MA08** – An apparent buried water line running from the west side of the site building to the western property margin.

In addition to the above-listed magnetic anomalies, the findings of the geophysical survey appeared to confirm the location of the former pump island and UST nest on the west and south sides of the site building, respectively.

## 5.2 Sampling Locations and General Subsurface Conditions

Sample locations for this Focused Phase II ESA were selected based on findings of the previous Phase I ESA and the geophysical survey conducted during this investigation. A summary of sample locations is presented on Table 5-1, below. Figure 3 illustrates sample locations relative to site features.

**Table 5-1. Summary of Sampling Locations**

Borehole / Location ID	Date Sampled	Depth Sampled (feet)	Location
<b>Subsurface Soil</b>			
B01	7/15/2025	5	North End of Former Pump Island
	7/15/2025	10	
B02	7/15/2025	5	South End of Former Pump Island
	7/15/2025	10	
B03	7/15/2025	3	South of hydraulic hoist and west of used oil UST
	7/15/2025	4	
	7/15/2025	9	
	7/15/2025	12	
B04	7/15/2025	5	Adjacent to hydraulic hoist
	7/15/2025	14	
B05	7/15/2025	10	Adjacent to used oil UST
	7/15/2025	15	
	7/15/2025	19	
B06	7/15/2025	10	Northwest Corner of Former UST Nest
	7/15/2025	15	
B07	7/15/2025	5	Northeast Corner of Former UST Nest
	7/15/2025	10	
	7/15/2025	15	
B08	7/15/2025	5	Southwest Corner of Former UST Nest
	7/15/2025	8	
	7/15/2025	10	
	7/15/2025	19	
B09	7/15/2025	12.5	Southeast Corner of Former UST Nest
	7/15/2025	15	
B10	7/15/2025	10	Between former UST nest and former pump island
	7/15/2025	15	
	7/15/2025	18	
<b>Reconnaissance Ground Water</b>			
B05	7/15/2025	23	Adjacent to used oil UST

Soils encountered in temporary soil borings consisted primarily of finer material (silt and clay) in the upper approximately 7 feet overlying coarser materials (sand and gravel) at deeper depths. Borings B06-B09 were completed within the apparent former UST nest and, therefore, encountered fill material.

Saturated conditions (i.e. shallow ground water) were encountered in borings B05 and B10 at depths of 19 and 18 ft bgs, respectively.

## 5.3 Laboratory Results

Analytical results of the soil and reconnaissance ground water samples are presented in Table 1 and Table 2, respectively, behind the Tables tab following text. Results are screened against ODEQ's Soil Matrix Cleanup Levels, SLRBCs, CFSLs, and default regional background concentrations for metals in the South Willamette Valley Region. Sample locations are illustrated on the Sample Location Diagram presented as Figure 3.

### 5.3.1 Soil

**Petroleum Hydrocarbons.** Laboratory analysis detected the presence of total petroleum hydrocarbons (TPH) in samples collected from soil borings B03, B05, B07 and B08.

- Gasoline-range organics (GRO) exceeded its SLRBC in four (4) soil samples collected from temporary boring B03 as well as soil in boring B05 collected at 15-feet bgs.
- Diesel-range organics (DRO) was detected in two (2) samples from temporary boring B03 with the detected concentration in the sample collected at 9-feet bgs exceeding its SLRBC.
- Residual-range organics (RRO) was detected in four (4) soil samples from temporary borings B03, B07, and B08. The concentration in a sample collected from boring B08 at 8-feet bgs exceeds its SLRBC.

**Volatile Organic Constituents (VOCs).** Based on TPH detections, select samples were further analyzed for VOCs. Samples with RRO detections were analyzed for a comprehensive list of VOCs while samples with GRO detections were analyzed for a select list of GRO-related VOCs.

- Cumene was detected in three samples at concentrations below its SLRBC.
- 1,2,4-Trimethylbenzene was detected in a soil sample from boring B03 collected at 9-feet bgs; however, at a concentration below its SLRBC.
- All remaining VOCs were not detected above their respective laboratory method reporting limits (MRLs).

**Semi Volatile Organic Constituents (SVOCs).** Soil samples with detections of RRO were further analyzed for total polychlorinated biphenyls (PCBs) and polycyclic aromatic hydrocarbons (PAHs).

- Total PCBs were detected in a soil sample from boring B03 collected at 9-feet bgs; however, at a concentration below its SLRBC.
- Chrysene was detected in both analyzed soil samples at concentrations below its SLRBC.
- Fluoranthene, fluorene, and pyrene were detected in a soil sample from boring B03 collected at 9-feet bgs; however, at concentrations below their respective SLRBCs.
- No other PAH compounds were detected above their respective laboratory MRLs.

**Metals.** Based on TPH detections, select samples were further analyzed for select total metals. Samples with RRO detections were analyzed for total Resource Conservations and Recovery Act (RCRA) metals while samples with GRO detections were analyzed for total lead.

- Of the eight (8) RCRA metals, arsenic, barium, chromium, and lead were detected in analyzed samples. All detections were below their respective SLRBCs, with the exception of total arsenic which was detected at a concentration exceeding its SLRBC of 0.43 mg/Kg. However, all detected concentrations of arsenic were below the regional background concentration (18 mg/Kg), suggesting total arsenic in sampled soil has not been anthropogenically enriched.

### 5.3.2 Reconnaissance Ground Water

**Petroleum Hydrocarbons.** Reconnaissance ground water samples collected from temporary soil borings B05 and B10 were analyzed for total petroleum hydrocarbons.

- GRO was detected in both reconnaissance ground water samples at concentrations exceeding its SLRBC.
- DRO was detected in both reconnaissance ground water samples at concentrations exceeding its SLRBC. Both detections were flagged by the laboratory as being suggestive of crossover from the gasoline range.
- RRO was not detected in either sample above its laboratory MRL.

**VOCs.** Reconnaissance ground water samples collected from temporary soil borings B05 and B10 were analyzed for select GRO-related VOCs.

- Benzene, ethylbenzene, and naphthalene were detected at concentrations above their respective SLRBCs in the reconnaissance ground water sample collected from boring B05.
- Total xylenes were detected in the reconnaissance ground water sample collected from boring B05 at a concentration below its SLRBC.
- No remaining analyzed VOCs were detected above their respective laboratory MRLs in the reconnaissance ground water sample collected from boring B05.
- No analyzed VOCs were detected above their respective MRLs in the reconnaissance ground water sample collected from boring B10.

**Total Lead.** Due to the GRO detections, both reconnaissance ground water samples were analyzed for total lead.

- Total lead was not detected above its laboratory MRL in either sample.

### 5.3.3 Data Validation

A review of the laboratory reports for soil and ground water samples indicate samples were generally analyzed within appropriate quality assurance/quality control procedures and specified holding times (see Appendix C for laboratory data validation form completed for this project).

## 6.0 Preliminary Risk Screening (Risk Drivers)

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To better understand potential risk drivers and environmental liabilities, a preliminary risk screening was conducted using the data from this investigation.

### 6.1 Risk Drivers in Soil

Table 1 identified GRO, DRO, and RRO as constituents of potential concern (COPC) in soil (constituents exceeding their respective SLRBCs).

In Table 3, COPCs are further evaluated against generic default RBCs developed for several receptor populations and exposure pathway scenarios given in *Appendix A – Table of Risk-Based Concentrations* in ODEQ's RBDM guidance document. As indicated in Table 3, constituent concentrations in soil detected at the site could pose the following potentially unacceptable human health risks:

- **Soil Ingestion, Dermal Contact, and Inhalation for residential and occupational receptors.** GRO, DRO, and RRO could pose an unacceptable human health risk to a future resident who ingests, contacts, or inhales dust from soils containing enriched GRO, DRO, or RRO. Due to the location of the identified impacted soil below paved surfaces and the anticipated continued commercial use of the property, the likelihood that a residential receptor could be exposed is limited.
- **Leaching to Ground Water followed by ingestion for residential and occupational receptors.** GRO could pose an unacceptable human health risk to a future resident or occupational worker who ingests ground water contaminated with contaminants leached from impacted soils.
- **Vapor Intrusion into Buildings.** ODEQ no longer provides soil RBCs for vapor intrusion and instead requires further assessment of this pathway if VOCs are detected in soil samples. Since GRO as well as related VOCs were detected in soil samples, further evaluation of this pathway will be required.

### 6.2 Risk Drivers in Ground Water

Table 2 identified GRO, DRO, benzene, ethylbenzene, and naphthalene as COPCs in reconnaissance ground water (constituents exceeding their respective SLRBCs).

In Table 4, COPCs are further evaluated against generic default RBCs developed for several receptor populations and exposure pathway scenarios given in *Appendix A - Table of Risk-Based Concentrations* in ODEQ's RBDM guidance document. As indicated in Table 4, constituent concentrations in reconnaissance ground water detected at the subject property could pose the following potentially unacceptable human health risks:

- **Ingestion or Inhalation from Tap Water for Residential and Occupational Receptors.** GRO, DRO, benzene, ethylbenzene, and naphthalene could pose an unacceptable human health risk to future residents or occupants (except benzene) who ingest or inhale contaminated ground water used as tap water.

- **Vapor Intrusions into Buildings for Residential and Occupational Receptors.** GRO and DRO could pose an unacceptable human health risk to future residents or occupants via the vapor intrusion into buildings pathway. Additional investigation would be needed to further assess this pathway.

### 6.3 Further Evaluation of Ground Water Pathways

A preliminary search of water wells in the area suggests there are no wells used for domestic purposes on the subject site. Furthermore, the city of Salem provides municipal water to homes and businesses within city limits. The water is supplied from the North Santiam River and is treated before distribution. Therefore, the likelihood that a residential or occupational receptor would be exposed is limited. However, a beneficial water use determination (beyond the scope of this investigation) would be required to verify site stratigraphy, hydrogeologic conditions and location of wells in the area to determine whether the Ingestion & Inhalation from Tap Water pathway is complete at the site.

*Please note: This Focused Phase II ESA was completed for the purpose of assessing the presence or absence of hazardous substances in subsurface soil and reconnaissance ground water and was not intended to evaluate risk or satisfy regulatory requirements for site closure. Therefore, this screening may not identify all potential risk drivers or environmental liabilities at the site.*

### 6.4 Soil Disposal Considerations

In addition to human health risk, Table 1 indicates one or more contaminants exceed their respective CFSLs. Soil containing impacts above the CFSL may not qualify as unrestricted clean fill and therefore may require special management and disposal during future construction activities. Further testing may be required before determining proper handling and disposal consistent with local, state, and federal regulations.

## 7.0 Conclusions and Recommendations

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This report has presented the findings of site investigation activities conducted at the subject property which included collection of subsurface soil and reconnaissance ground water samples, targeting potentially impacted media related to historical uses of the subject site. The findings of this investigation suggest impacts to subsurface soil and reconnaissance ground water are present.

Based on the findings of this focused Phase II ESA, ENW has made the following conclusions and recommendations for the subject property:

- A used oil UST is present at the subject property. Petroleum hydrocarbons and several related VOCs were detected in soil and reconnaissance ground water samples collected from an adjacent temporary soil boring at concentrations above SLRBCs and CFSLs, suggesting a release from the tank. As required by State regulation, the release was reported to ODEQ on July 30, 2025.
  - The UST should be properly decommissioned by a licensed service provider and associated impacted media should be removed to extent feasible. This decommissioning should include appropriate cleanup actions to address the release at this location per rules and regulations promulgated by the ODEQ. A decommissioning and cleanup report should be prepared and submitted to ODEQ and certified by a licensed ODEQ UST contractor in the State of Oregon and retained with the permanent property records.
- Further evaluation of impacted ground will be required. This further evaluation may include the installation of several monitoring wells.
- Further evaluation of RRO-impacted soil near the former UST nest area may be required to complete the delineation of impacts in that area of the site.
- Identified TPH and associated constituents in subsurface soil and reconnaissance ground water should be further investigated to assess the potential for vapor intrusion.
- To ensure proper handling and management of residual impacts to soil and ground water, a Contaminated Media Management Plan (CMMP) should be prepared prior to any site construction or redevelopment to ensure appropriate management and handling of impacted soil and shallow ground water media.

## 8.0 Limitations

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The scope of this report is limited to observations made during on-site work; interviews with knowledgeable sources; and review of readily available published and unpublished reports and literature. As a result, these conclusions are based on information supplied by others as well as interpretations by qualified parties.

The focus of the work does not extend to the presence of the following conditions unless they were the express concerns of contacted personnel, report and literature authors or the work scope.

1. Naturally occurring toxic or hazardous substances in the subsurface soils, geology, and water,
2. Toxicity of substances common in current habitable environments, such as stored chemicals, products, building materials and consumables,
3. Contaminants or contaminant concentrations that are not a concern now but may be under future regulatory standards, and
4. Unpredictable events that may occur after ENW's site work, such as illegal dumping or accidental spillage.

There is no practice that is thorough enough to absolutely identify the presence of all hazardous substances that may be present at a given site. ENW's investigation has been focused only on the potential for contamination that was specifically identified in the Scope of Work. Therefore, if contamination other than that specifically mentioned is present and not identified as part of a limited Scope of Work, ENW's environmental investigation shall not be construed as a guaranteed absence of such materials. ENW have endeavored to collect representative analytical samples for the locations and depths indicated in this report. However, no sampling program can thoroughly identify all variations in contaminant distribution.

We have performed our services for this project in accordance with our agreement and understanding with the client. This document and the information contained herein have been prepared solely for the use of the client.

ENW performed this study under a limited scope of services per our agreement. It is possible, despite the use of reasonable care and interpretation, that ENW may have failed to identify regulation violations related to the presence of hazardous substances other than those specifically mentioned at the closure site. ENW assumes no responsibility for conditions that we did not specifically evaluate or conditions that were not generally recognized as environmentally unacceptable at the time this report was prepared.



Table 1 - Summary of Analytical Data, Soil

Location ID		B01		B02	
Sample ID		B01-5	B01-10	B02-5	B02-10
Date Sampled		7/15/2025	7/15/2025	7/15/2025	7/15/2025
Depth Sampled (feet)		5	10	5	10
Sampled By		ENW	ENW	ENW	ENW
Location		North end of former pump island		South end of former pump island	
Constituent of Interest	Note	mg/Kg (ppm)	mg/Kg (ppm)	mg/Kg (ppm)	mg/Kg (ppm)
<b>Volatile Organic Constituents</b>					
Benzene	c, v	---	---	---	---
Bromodichloromethane	c, v	---	---	---	---
Bromoform	c, v	---	---	---	---
Bromomethane	nc, v	---	---	---	---
Carbon tetrachloride	c, v	---	---	---	---
Chlorobenzene	nc, v	---	---	---	---
Chlorodibromomethane (dibromochloromethane)	c, v	---	---	---	---
Chloroethane (ethyl chloride)	nc, v	---	---	---	---
Chloroform	c, v	---	---	---	---
Chloromethane	nc, v	---	---	---	---
Dichlorobenzene, 1,2-	nc, v	---	---	---	---
Dichlorobenzene, 1,4-	c, v	---	---	---	---
Dichloroethane, 1,1-	c, v	---	---	---	---
Dichloroethene, 1,1-	nc, v	---	---	---	---
Dichloroethene, cis-1,2-	nc, v	---	---	---	---
Dichloroethene, trans-1,2-	nc, v	---	---	---	---
Dichloromethane (Methylene Chloride)	c, v	---	---	---	---
EDB (dibromoethane, 1,2-)	c, v	---	---	---	---
EDC (dichloroethane, 1,2-)	c, v	---	---	---	---
Ethylbenzene	c, v	---	---	---	---
MTBE (methyl t-butyl ether)	c, v	---	---	---	---
Naphthalene	c, v	---	---	---	---
iso-Propylbenzene (cumene)	nc, v	---	---	---	---
Tetrachloroethene (PCE)	c, v	---	---	---	---
Toluene	nc, v	---	---	---	---
Trichloroethane, 1,1,1-	nc, v	---	---	---	---
Trichloroethane, 1,1,2-	c, v	---	---	---	---
Trichloroethene (TCE)	NA, v	---	---	---	---
Trichlorofluoromethane (Freon 11)	nc, v	---	---	---	---
Trimethylbenzene, 1,2,4-	nc, v	---	---	---	---
Trimethylbenzene, 1,3,5-	nc, v	---	---	---	---
Vinyl chloride	c, v	---	---	---	---
Xylenes	nc, v	---	---	---	---
<b>Metals</b>					
Arsenic	c, nv	---	---	---	---
Barium	nc, nv	---	---	---	---
Cadmium	nc, nv	---	---	---	---
Chromium (III)	nc, nv	---	---	---	---
Lead	NA, nv	---	---	---	---
Mercury	nc, nv	---	---	---	---
Silver	nc, nv	---	---	---	---
<b>Semivolatile Organic Constituents</b>					
Polychlorinated biphenyls (Total PCBs)	c, v	---	---	---	---
Polycyclic Aromatic Hydrocarbons					
Acenaphthene	nc, v	---	---	---	---
Anthracene	nc, v	---	---	---	---
Benz[a]anthracene	c, v	---	---	---	---
Benzo[a]pyrene	c, nv	---	---	---	---
Benzo[b]fluoranthene	c, nv	---	---	---	---
Benzo[k]fluoranthene	c, nv	---	---	---	---
Chrysene	c, nv	---	---	---	---
Dibenz[a,h]anthracene	c, nv	---	---	---	---
Fluoranthene	nc, nv	---	---	---	---
Fluorene	nc, v	---	---	---	---
Indeno[1,2,3-cd]pyrene	c, nv	---	---	---	---
Pyrene	nc, v	---	---	---	---
<b>Total Petroleum Hydrocarbons</b>					
Generic Gasoline (GRO)	nc, v	<20 (NP)	<20 (NP)	<20 (NP)	<20 (NP)
Generic Diesel / Heating Oil (DRO)	nc, v	<50 (NP)	<50 (NP)	<50 (NP)	<50 (NP)
Generic Mineral Insulating Oil (RRO)	nc, nv	<250 (NP)	<250 (NP)	<250 (NP)	<250 (NP)

Notes:

mg/Kg = milligram per kilogram or parts per million (ppm).

<# (ND) = not detected at or above the laboratory method reporting limit shown.

NE = not established.

NP = not present at or above the laboratory method reporting limit shown (HCID analysis).

— = not analyzed or not applicable.

c = carcinogenic

nc = noncarcinogenic

v = volatile

nv = nonvolatile

GRO = gasoline-range organics.

DRO = diesel-range organics.

RRO = residual-range organics.

**Shaded** concentrations exceed screening level risk-based concentrations and background concentrations, as applicable.

<sup>1</sup> Lowest Risk-Based Concentration for soil (screening level assumes residential use, from ODEQ RBCs dated May 2018).

(Y) indicates analyte not detected, but detection limit is above screening concentration.

x = the pattern of peaks is not indicative of the fuel standard used for quantitation.

BKG = constituent exceeded its SLRBC; however, was not detected above default background concentrations in soil

Table 1 - Summary of Analytical Data, Soil

Location ID		B03				B04	
Sample ID		B03-3	B03-4	B03-9	B03-12	B04-5	B04-14
Date Sampled		7/15/2025	7/15/2025	7/15/2025	7/15/2025	7/15/2025	7/15/2025
Depth Sampled (feet)		3	4	9	12	5	14
Sampled By		ENW	ENW	ENW	ENW	ENW	ENW
Location		South of hydraulic hoist and west of used oil UST				Adjacent to hydraulic hoist	
Constituent of Interest	Note	mg/Kg (ppm)	mg/Kg (ppm)	mg/Kg (ppm)	mg/Kg (ppm)	mg/Kg (ppm)	mg/Kg (ppm)
<b>Volatile Organic Constituents</b>							
Benzene	c, v	---	---	<0.03 (ND)	<0.03 (ND)	---	---
Bromodichloromethane	c, v	---	---	<0.05 (ND)	---	---	---
Bromoform	c, v	---	---	<0.05 (ND)	---	---	---
Bromomethane	nc, v	---	---	<0.5 (ND)	---	---	---
Carbon tetrachloride	c, v	---	---	<0.05 (ND)	---	---	---
Chlorobenzene	nc, v	---	---	<0.05 (ND)	---	---	---
Chlorodibromomethane (dibromochloromethane)	c, v	---	---	<0.05 (ND)	---	---	---
Chloroethane (ethyl chloride)	nc, v	---	---	<0.5 (ND)	---	---	---
Chloroform	c, v	---	---	<0.05 (ND)	---	---	---
Chloromethane	nc, v	---	---	<0.5 (ND)	---	---	---
Dichlorobenzene, 1,2-	nc, v	---	---	<0.05 (ND)	---	---	---
Dichlorobenzene, 1,4-	c, v	---	---	<0.05 (ND)	---	---	---
Dichloroethane, 1,1-	c, v	---	---	<0.05 (ND)	---	---	---
Dichloroethene, 1,1-	nc, v	---	---	<0.05 (ND) k	---	---	---
Dichloroethene, cis-1,2-	nc, v	---	---	<0.05 (ND)	---	---	---
Dichloroethene, trans-1,2-	nc, v	---	---	<0.05 (ND)	---	---	---
Dichloromethane (Methylene Chloride)	c, v	---	---	<0.5 (ND)	---	---	---
EDB (dibromoethane, 1,2-)	c, v	---	---	<0.05 (ND)	<0.05 (ND)	---	---
EDC (dichloroethane, 1,2-)	c, v	---	---	<0.05 (ND)	<0.05 (ND)	---	---
Ethylbenzene	c, v	---	---	<0.05 (ND)	<0.05 (ND)	---	---
MTBE (methyl t-butyl ether)	c, v	---	---	<0.05 (ND)	<0.05 (ND)	---	---
Naphthalene	c, v	---	---	<0.05 (ND)	<0.05 (ND)	---	---
iso-Propylbenzene (cumene)	nc, v	---	---	0.17	0.052	---	---
Tetrachloroethene (PCE)	c, v	---	---	<0.025 (ND)	---	---	---
Toluene	nc, v	---	---	<0.05 (ND)	<0.05 (ND)	---	---
Trichloroethane, 1,1,1-	nc, v	---	---	<0.05 (ND)	---	---	---
Trichloroethane, 1,1,2-	c, v	---	---	<0.05 (ND)	---	---	---
Trichloroethene (TCE)	NA, v	---	---	<0.02 (ND)	---	---	---
Trichlorofluoromethane (Freon 11)	nc, v	---	---	<0.5 (ND)	---	---	---
Trimethylbenzene, 1,2,4-	nc, v	---	---	8.6	<0.05 (ND)	---	---
Trimethylbenzene, 1,3,5-	nc, v	---	---	<0.05 (ND)	<0.05 (ND)	---	---
Vinyl chloride	c, v	---	---	<0.05 (ND)	---	---	---
Xylenes	nc, v	---	---	<0.15 (ND)	<0.15 (ND)	---	---
<b>Metals</b>							
Arsenic	c, nv	---	---	1.8	---	---	---
Barium	nc, nv	---	---	81	---	---	---
Cadmium	nc, nv	---	---	<1 (ND)	---	---	---
Chromium (III)	nc, nv	---	---	15	---	---	---
Lead	NA, nv	---	---	6.0	3.2	---	---
Mercury	nc, nv	---	---	<1 (ND)	---	---	---
Silver	nc, nv	---	---	<1 (ND)	---	---	---
<b>Semivolatile Organic Constituents</b>							
Polychlorinated biphenyls (Total PCBs)	c, v	---	---	0.125	---	---	---
Polycyclic Aromatic Hydrocarbons							
Acenaphthene	nc, v	---	---	<0.005 (ND)	---	---	---
Anthracene	nc, v	---	---	<0.005 (ND)	---	---	---
Benz[a]anthracene	c, v	---	---	<0.005 (ND)	---	---	---
Benzo[a]pyrene	c, nv	---	---	<0.005 (ND)	---	---	---
Benzo[b]fluoranthene	c, nv	---	---	<0.005 (ND)	---	---	---
Benzo[k]fluoranthene	c, nv	---	---	<0.005 (ND)	---	---	---
Chrysene	c, nv	---	---	0.0091	---	---	---
Dibenz[a,h]anthracene	c, nv	---	---	<0.005 (ND)	---	---	---
Fluoranthene	nc, nv	---	---	0.01	---	---	---
Fluorene	nc, v	---	---	0.0074	---	---	---
Indeno[1,2,3-cd]pyrene	c, nv	---	---	<0.005 (ND)	---	---	---
Pyrene	nc, v	---	---	0.016	---	---	---
<b>Total Petroleum Hydrocarbons</b>							
Generic Gasoline (GRO)	nc, v	790	690	660	2000	<20 (NP)	<20 (NP)
Generic Diesel / Heating Oil (DRO)	nc, v	<50 (NP)	---	2300 x	750 x	<50 (NP)	<50 (NP)
Generic Mineral Insulating Oil (RRO)	nc, nv	<200 (NP)	---	1500	280	<250 (NP)	<250 (NP)

Notes:

mg/Kg = milligram per kilogram or parts per million (ppm).  
 <# (ND) = not detected at or above the laboratory method reporting limit shown.  
 NE = not established.  
 NP = not present at or above the laboratory method reporting limit shown (HCID analysis).  
 --- = not analyzed or not applicable.  
 c = carcinogenic  
 nc = noncarcinogenic  
 v = volatile  
 nv = nonvolatile  
 GRO = gasoline-range organics.  
 DRO = diesel-range organics.  
 RRO = residual-range organics.

Shaded concentrations exceed screening level risk-based concentrations and background concentrations, as applicable.

<sup>1</sup> Lowest Risk-Based Concentration for soil (screening level assumes residential use, from ODEQ RBCs dated May 2018).

(Y) indicates analyte not detected, but detection limit is above screening concentration.  
 x = the pattern of peaks is not indicative of the fuel standard used for quantitation.  
 BKG = constituent exceeded its SLRBC; however, was not detected above default background concentrations in soil

Table 1 - Summary of Analytical Data, Soil

Location ID		B05			B06		B07		
Sample ID		B05-10	B05-15	B05-19-SWI	B06-10	B06-15	B07-5	B07-10	B07-15
Date Sampled		7/15/2025	7/15/2025	7/15/2025	7/15/2025	7/15/2025	7/15/2025	7/15/2025	7/15/2025
Depth Sampled (feet)		10	15	19	10	15	5	10	15
Sampled By		ENW	ENW	ENW	ENW	ENW	ENW	ENW	ENW
Location		Adjacent to used oil UST			Northwest corner of former UST nest		Northeast corner of former UST nest		
Constituent of Interest	Note	mg/Kg (ppm)	mg/Kg (ppm)	mg/Kg (ppm)	mg/Kg (ppm)	mg/Kg (ppm)	mg/Kg (ppm)	mg/Kg (ppm)	mg/Kg (ppm)
<b>Volatile Organic Constituents</b>									
Benzene	c, v	---	<0.03 (ND)	---	---	---	---	---	---
Bromodichloromethane	c, v	---	---	---	---	---	---	---	---
Bromoform	c, v	---	---	---	---	---	---	---	---
Bromomethane	nc, v	---	---	---	---	---	---	---	---
Carbon tetrachloride	c, v	---	---	---	---	---	---	---	---
Chlorobenzene	nc, v	---	---	---	---	---	---	---	---
Chlorodibromomethane (dibromochloromethane)	c, v	---	---	---	---	---	---	---	---
Chloroethane (ethyl chloride)	nc, v	---	---	---	---	---	---	---	---
Chloroform	c, v	---	---	---	---	---	---	---	---
Chloromethane	nc, v	---	---	---	---	---	---	---	---
Dichlorobenzene, 1,2-	nc, v	---	---	---	---	---	---	---	---
Dichlorobenzene, 1,4-	c, v	---	---	---	---	---	---	---	---
Dichloroethane, 1,1-	c, v	---	---	---	---	---	---	---	---
Dichloroethene, 1,1-	nc, v	---	---	---	---	---	---	---	---
Dichloroethene, cis-1,2-	nc, v	---	---	---	---	---	---	---	---
Dichloroethene, trans-1,2-	nc, v	---	---	---	---	---	---	---	---
Dichloromethane (Methylene Chloride)	c, v	---	---	---	---	---	---	---	---
EDB (dibromoethane, 1,2-)	c, v	---	<0.05 (ND)	---	---	---	---	---	---
EDC (dichloroethane, 1,2-)	c, v	---	<0.05 (ND)	---	---	---	---	---	---
Ethylbenzene	c, v	---	<0.05 (ND)	---	---	---	---	---	---
MTBE (methyl t-butyl ether)	c, v	---	<0.05 (ND)	---	---	---	---	---	---
Naphthalene	c, v	---	<0.05 (ND)	---	---	---	---	---	---
iso-Propylbenzene (cumene)	nc, v	---	0.094	---	---	---	---	---	---
Tetrachloroethene (PCE)	c, v	---	---	---	---	---	---	---	---
Toluene	nc, v	---	<0.05 (ND)	---	---	---	---	---	---
Trichloroethane, 1,1,1-	nc, v	---	---	---	---	---	---	---	---
Trichloroethane, 1,1,2-	c, v	---	---	---	---	---	---	---	---
Trichloroethene (TCE)	NA, v	---	---	---	---	---	---	---	---
Trichlorofluoromethane (Freon 11)	nc, v	---	---	---	---	---	---	---	---
Trimethylbenzene, 1,2,4-	nc, v	---	<0.05 (ND)	---	---	---	---	---	---
Trimethylbenzene, 1,3,5-	nc, v	---	<0.05 (ND)	---	---	---	---	---	---
Vinyl chloride	c, v	---	---	---	---	---	---	---	---
Xylenes	nc, v	---	<0.15 (ND)	---	---	---	---	---	---
<b>Metals</b>									
Arsenic	c, nv	---	---	---	---	---	---	---	---
Barium	nc, nv	---	---	---	---	---	---	---	---
Cadmium	nc, nv	---	---	---	---	---	---	---	---
Chromium (III)	nc, nv	---	---	---	---	---	---	---	---
Lead	NA, nv	---	1.6	---	---	---	---	---	---
Mercury	nc, nv	---	---	---	---	---	---	---	---
Silver	nc, nv	---	---	---	---	---	---	---	---
<b>Semivolatile Organic Constituents</b>									
Polychlorinated biphenyls (Total PCBs)	c, v	---	---	---	---	---	---	---	---
Polycyclic Aromatic Hydrocarbons									
Acenaphthene	nc, v	---	---	---	---	---	---	---	---
Anthracene	nc, v	---	---	---	---	---	---	---	---
Benz[a]anthracene	c, v	---	---	---	---	---	---	---	---
Benzo[a]pyrene	c, nv	---	---	---	---	---	---	---	---
Benzo[b]fluoranthene	c, nv	---	---	---	---	---	---	---	---
Benzo[k]fluoranthene	c, nv	---	---	---	---	---	---	---	---
Chrysene	c, nv	---	---	---	---	---	---	---	---
Dibenz[a,h]anthracene	c, nv	---	---	---	---	---	---	---	---
Fluoranthene	nc, nv	---	---	---	---	---	---	---	---
Fluorene	nc, v	---	---	---	---	---	---	---	---
Indeno[1,2,3-cd]pyrene	c, nv	---	---	---	---	---	---	---	---
Pyrene	nc, v	---	---	---	---	---	---	---	---
<b>Total Petroleum Hydrocarbons</b>									
Generic Gasoline (GRO)	nc, v	<20 (NP)	4300	<20 (NP)	<20 (NP)	<20 (NP)	<20 (NP)	<20 (NP)	<20 (NP)
Generic Diesel / Heating Oil (DRO)	nc, v	<50 (NP)	<50 (NP)	<50 (NP)	<50 (NP)	<50 (NP)	<50 (NP)	<50 (NP)	<50 (NP)
Generic Mineral Insulating Oil (RRO)	nc, nv	<250 (NP)	<250 (NP)	<250 (NP)	<250 (NP)	<250 (NP)	<250 (NP)	400	<250 (NP)

Notes:  
mg/Kg = milligram per kilogram or parts per million (ppm).  
<# (ND) = not detected at or above the laboratory method reporting limit shown.  
NE = not established.  
NP = not present at or above the laboratory method reporting limit shown (HCID analysis).  
— = not analyzed or not applicable.  
c = carcinogenic  
nc = noncarcinogenic  
v = volatile  
nv = nonvolatile  
GRO = gasoline-range organics.  
DRO = diesel-range organics.  
RRO = residual-range organics.

Shaded concentrations exceed screening level risk-based concentrations and background concentrations, as applicable.

<sup>1</sup> Lowest Risk-Based Concentration for soil (screening level assumes residential use, from ODEQ RBCs dated May 2018).

(Y) indicates analyte not detected, but detection limit is above screening concentration.

x = the pattern of peaks is not indicative of the fuel standard used for quantitation.

BKG = constituent exceeded its SLRBC; however, was not detected above default background concentrations in soil

Table 1 - Summary of Analytical Data, Soil

Location ID	B08				B09		B10	
Sample ID	B08-5	B08-8	B08-10	B08-19	B09-12.5	B09-15	B10-10	B10-18-SWI
Date Sampled	7/15/2025	7/15/2025	7/15/2025	7/15/2025	7/15/2025	7/15/2025	7/15/2025	7/15/2025
Depth Sampled (feet)	5	8	10	19	12.5	15	10	18
Sampled By	ENW	ENW	ENW	ENW	ENW	ENW	ENW	ENW
Location	Southwest corner of former UST nest				Southeast corner of former UST nest		Between former UST nest and former pump island	
Constituent of Interest	Note	mg/Kg (ppm)	mg/Kg (ppm)	mg/Kg (ppm)	mg/Kg (ppm)	mg/Kg (ppm)	mg/Kg (ppm)	mg/Kg (ppm)
<b>Volatile Organic Constituents</b>								
Benzene	c, v	---	<0.03 (ND)	---	---	---	---	---
Bromodichloromethane	c, v	---	<0.05 (ND)	---	---	---	---	---
Bromoform	c, v	---	<0.05 (ND)	---	---	---	---	---
Bromomethane	nc, v	---	<0.5 (ND)	---	---	---	---	---
Carbon tetrachloride	c, v	---	<0.05 (ND)	---	---	---	---	---
Chlorobenzene	nc, v	---	<0.05 (ND)	---	---	---	---	---
Chlorodibromomethane (dibromochloromethane)	c, v	---	<0.05 (ND)	---	---	---	---	---
Chloroethane (ethyl chloride)	nc, v	---	<0.5 (ND)	---	---	---	---	---
Chloroform	c, v	---	<0.05 (ND)	---	---	---	---	---
Chloromethane	nc, v	---	<0.5 (ND)	---	---	---	---	---
Dichlorobenzene, 1,2-	nc, v	---	<0.05 (ND)	---	---	---	---	---
Dichlorobenzene, 1,4-	c, v	---	<0.05 (ND)	---	---	---	---	---
Dichloroethane, 1,1-	c, v	---	<0.05 (ND)	---	---	---	---	---
Dichloroethene, 1,1-	nc, v	---	<0.05 (ND) k	---	---	---	---	---
Dichloroethene, cis-1,2-	nc, v	---	<0.05 (ND)	---	---	---	---	---
Dichloroethene, trans-1,2-	nc, v	---	<0.05 (ND)	---	---	---	---	---
Dichloromethane (Methylene Chloride)	c, v	---	<0.5 (ND) ca	---	---	---	---	---
EDB (dibromoethane, 1,2-)	c, v	---	<0.05 (ND)	---	---	---	---	---
EDC (dichloroethane, 1,2-)	c, v	---	<0.05 (ND)	---	---	---	---	---
Ethylbenzene	c, v	---	<0.05 (ND)	---	---	---	---	---
MTBE (methyl t-butyl ether)	c, v	---	<0.05 (ND)	---	---	---	---	---
Naphthalene	c, v	---	<0.05 (ND)	---	---	---	---	---
iso-Propylbenzene (cumene)	nc, v	---	<0.05 (ND)	---	---	---	---	---
Tetrachloroethene (PCE)	c, v	---	<0.025 (ND)	---	---	---	---	---
Toluene	nc, v	---	<0.05 (ND)	---	---	---	---	---
Trichloroethane, 1,1,1-	nc, v	---	<0.05 (ND)	---	---	---	---	---
Trichloroethane, 1,1,2-	c, v	---	<0.05 (ND)	---	---	---	---	---
Trichloroethene (TCE)	NA, v	---	<0.02 (ND)	---	---	---	---	---
Trichlorofluoromethane (Freon 11)	nc, v	---	<0.5 (ND)	---	---	---	---	---
Trimethylbenzene, 1,2,4-	nc, v	---	<0.05 (ND)	---	---	---	---	---
Trimethylbenzene, 1,3,5-	nc, v	---	<0.05 (ND)	---	---	---	---	---
Vinyl chloride	c, v	---	<0.05 (ND)	---	---	---	---	---
Xylenes	nc, v	---	<0.15 (ND)	---	---	---	---	---
<b>Metals</b>								
Arsenic	c, nv	---	2.5	---	---	---	---	---
Barium	nc, nv	---	38	---	---	---	---	---
Cadmium	nc, nv	---	<1 (ND)	---	---	---	---	---
Chromium (III)	nc, nv	---	7	---	---	---	---	---
Lead	NA, nv	---	17	---	---	---	---	---
Mercury	nc, nv	---	<1 (ND)	---	---	---	---	---
Silver	nc, nv	---	<1 (ND)	---	---	---	---	---
<b>Semivolatile Organic Constituents</b>								
Polychlorinated biphenyls (Total PCBs)	c, v	---	<0.02 (ND)	---	---	---	---	---
Polycyclic Aromatic Hydrocarbons								
Acenaphthene	nc, v	---	<0.05 (ND)	---	---	---	---	---
Anthracene	nc, v	---	<0.05 (ND)	---	---	---	---	---
Benz[a]anthracene	c, v	---	<0.05 (ND)	---	---	---	---	---
Benzo[a]pyrene	c, nv	---	<0.05 (ND)	---	---	---	---	---
Benzo[b]fluoranthene	c, nv	---	<0.05 (ND)	---	---	---	---	---
Benzo[k]fluoranthene	c, nv	---	<0.05 (ND)	---	---	---	---	---
Chrysene	c, nv	---	0.21	---	---	---	---	---
Dibenz[a,h]anthracene	c, nv	---	<0.05 (ND)	---	---	---	---	---
Fluoranthene	nc, nv	---	<0.05 (ND)	---	---	---	---	---
Fluorene	nc, v	---	<0.05 (ND)	---	---	---	---	---
Indeno[1,2,3-cd]pyrene	c, nv	---	<0.05 (ND)	---	---	---	---	---
Pyrene	nc, v	---	<0.05 (ND)	---	---	---	---	---
<b>Total Petroleum Hydrocarbons</b>								
Generic Gasoline (GRO)	nc, v	<20 (NP)	<20 (NP)	---	<20 (NP)	<20 (NP)	<20 (NP)	<20 (NP)
Generic Diesel / Heating Oil (DRO)	nc, v	<50 (NP)	<50 (ND)	<50 (ND)	<50 (NP)	<50 (NP)	<50 (NP)	<50 (NP)
Generic Mineral Insulating Oil (RRO)	nc, nv	<250 (NP)	5200	<200 (ND)	<250 (NP)	<250 (NP)	<250 (NP)	<250 (NP)

Notes:  
mg/Kg = milligram per kilogram or parts per million (ppm).  
<# (ND) = not detected at or above the laboratory method reporting limit shown.  
NE = not established.  
NP = not present at or above the laboratory method reporting limit shown (HCID analysis).  
--- = not analyzed or not applicable.  
c = carcinogenic  
nc = noncarcinogenic  
v = volatile  
nv = nonvolatile  
GRO = gasoline-range organics.  
DRO = diesel-range organics.  
RRO = residual-range organics.

Shaded concentrations exceed screening level risk-based concentrations and background concentrations, as applicable.

<sup>1</sup> Lowest Risk-Based Concentration for soil (screening level assumes residential use, from ODEQ RBCs dated May 2018).

(Y) indicates analyte not detected, but detection limit is above screening concentration.

x = the pattern of peaks is not indicative of the fuel standard used for quantitation.

BKG = constituent exceeded its SLRBC; however, was not detected above default background concentrations in soil

Table 1 - Summary of Analytical Data, Soil

Location ID	Sample ID	Date Sampled	Depth Sampled (feet)	Sampled By	Location	Maximum Soil Concentration	Soil Matrix Cleanup Level	ODEQs Screening-Level Risk-Based Concentrations SLRBCs <sup>1</sup> (Soil)	Background Concentrations (Regional Default)	South Willamette Valley	Clean Fill Screening Levels or Background Concentrations (as applicable)	Exceeds ODEQs Screening-Level SLRBCs (Soil) and/or Soil Matrix Cleanup Level
Constituent of Interest	Note	mg/Kg (ppm)										
<b>Volatile Organic Constituents</b>												
Benzene	c, v	<0.03 (ND)	NE	0.023	---	0.023	(Y)					
Bromodichloromethane	c, v	<0.05 (ND)	NE	0.002	---	0.002	(Y)					
Bromoform	c, v	<0.05 (ND)	NE	0.046	---	0.046	(Y)					
Bromomethane	nc, v	<0.5 (ND)	NE	0.083	---	0.083	(Y)					
Carbon tetrachloride	c, v	<0.05 (ND)	NE	0.013	---	0.013	(Y)					
Chlorobenzene	nc, v	<0.05 (ND)	NE	5.8	---	2.4	N					
Chlorodibromomethane (dibromochloromethane)	c, v	<0.05 (ND)	NE	0.0024	---	0.0024	(Y)					
Chloroethane (ethyl chloride)	nc, v	<0.5 (ND)	NE	310	---	310	N					
Chloroform	c, v	<0.05 (ND)	NE	0.0034	---	0.0034	(Y)					
Chloromethane	nc, v	<0.5 (ND)	NE	2.2	---	2.2	N					
Dichlorobenzene, 1,2-	nc, v	<0.05 (ND)	NE	36	---	0.92	N					
Dichlorobenzene, 1,4-	c, v	<0.05 (ND)	NE	0.057	---	0.057	N					
Dichloroethane, 1,1-	c, v	<0.05 (ND)	NE	0.044	---	0.044	(Y)					
Dichloroethene, 1,1-	nc, v	<0.05 (ND)	NE	6.7	---	6.7	N					
Dichloroethene, cis-1,2-	nc, v	<0.05 (ND)	NE	0.63	---	0.63	N					
Dichloroethene, trans-1,2-	nc, v	<0.05 (ND)	NE	7.0	---	7	N					
Dichloromethane (Methylene Chloride)	c, v	<0.5 (ND)	NE	0.14	---	0.14	(Y)					
EDB (dibromoethane, 1,2-)	c, v	<0.05 (ND)	NE	0.00012	---	0.00012	(Y)					
EDC (dichloroethane, 1,2-)	c, v	<0.05 (ND)	NE	0.0028	---	0.0028	(Y)					
Ethylbenzene	c, v	<0.05 (ND)	NE	0.22	---	0.22	N					
MTBE (methyl t-butyl ether)	c, v	<0.05 (ND)	NE	0.11	---	0.11	N					
Naphthalene	c, v	<0.05 (ND)	NE	0.077	---	0.077	N					
iso-Propylbenzene (cumene)	nc, v	0.17	NE	96	---	96	N					
Tetrachloroethene (PCE)	c, v	<0.025 (ND)	NE	0.46	---	0.18	N					
Toluene	nc, v	<0.05 (ND)	NE	83	---	23	N					
Trichloroethane, 1,1,1-	nc, v	<0.05 (ND)	NE	190	---	190	N					
Trichloroethane, 1,1,2-	c, v	<0.05 (ND)	NE	0.0063	---	0.0063	(Y)					
Trichloroethene (TCE)	NA, v	<0.02 (ND)	NE	0.013	---	0.013	(Y)					
Trichlorofluoromethane (Freon 11)	nc, v	<0.5 (ND)	NE	61	---	52	N					
Trimethylbenzene, 1,2,4-	nc, v	8.6	NE	10	---	10	N					
Trimethylbenzene, 1,3,5-	nc, v	<0.05 (ND)	NE	11	---	11	N					
Vinyl chloride	c, v	<0.05 (ND)	NE	0.00057	---	0.00057	(Y)					
Xylenes	nc, v	<0.15 (ND)	NE	23	---	1.4	N					
<b>Metals</b>												
Arsenic	c, nv	2.5	NE	0.43	18	18	BKG					
Barium	nc, nv	81	NE	15000	730	730	N					
Cadmium	nc, nv	<1 (ND)	NE	78	1.6	1.6	N					
Chromium (III)	nc, nv	15	NE	120000	100	100	N					
Lead	NA, nv	17	NE	30	28	28	N					
Mercury	nc, nv	<1 (ND)	NE	23	0.07	0.07	N					
Silver	nc, nv	<1 (ND)	NE	390	0.33	0.33	N					
<b>Semivolatile Organic Constituents</b>												
Polychlorinated biphenyls (Total PCBs)	c, v	0.125	NE	0.23	---	0.23	N					
Polycyclic Aromatic Hydrocarbons												
Acenaphthene	nc, v	<0.05 (ND)	NE	770	---	0.25	N					
Anthracene	nc, v	<0.05 (ND)	NE	8200	---	6.8	N					
Benz[a]anthracene	c, v	<0.05 (ND)	NE	1.1	---	0.73	N					
Benzo[a]pyrene	c, nv	<0.05 (ND)	NE	0.11	---	0.11	N					
Benzo[b]fluoranthene	c, nv	<0.05 (ND)	NE	1.1	---	1.1	N					
Benzo[k]fluoranthene	c, nv	<0.05 (ND)	NE	11	---	11	N					
Chrysene	c, nv	0.21	NE	110	---	3.1	N					
Dibenz[a,h]anthracene	c, nv	<0.05 (ND)	NE	0.11	---	0.11	N					
Fluoranthene	nc, nv	0.01	NE	2400	---	10	N					
Fluorene	nc, v	0.074	NE	770	---	3.7	N					
Indeno[1,2,3-cd]pyrene	c, nv	<0.05 (ND)	NE	1.1	---	1.1	N					
Pyrene	nc, v	0.016	NE	1800	---	10	N					
<b>Total Petroleum Hydrocarbons</b>												
Generic Gasoline (GRO)	nc, v	4300	80	31	---	520	Y					
Generic Diesel / Heating Oil (DRO)	nc, v	2300 x	500	1100	---	90	Y					
Generic Mineral Insulating Oil (RRO)	nc, nv	5200		2800	---	140,000	Y					

Notes:

mg/Kg = milligram per kilogram or parts per million (ppm).  
 <# (ND) = not detected at or above the laboratory method reporting limit shown.

NE = not established.  
 NP = not present at or above the laboratory method reporting limit shown (HCID analysis).

--- = not analyzed or not applicable.

c = carcinogenic  
 nc = noncarcinogenic  
 v = volatile

nv = nonvolatile

GRO = gasoline-range organics.

DRO = diesel-range organics.

RRO = residual-range organics.

Shaded concentrations exceed screening level risk-based concentrations and background concentrations, as applicable.

<sup>1</sup> Lowest Risk-Based Concentration for soil (screening level assumes residential use, from ODEQ RBCs dated May 2018).

(Y) indicates analyte not detected, but detection limit is above screening concentration.

x = the pattern of peaks is not indicative of the fuel standard used for quantitation.

BKG = constituent exceeded its SLRBC; however, was not detected above default background concentrations in soil

Table 2 - Summary of Analytical Data, Reconnaissance Ground Water

Location ID		B05	B10	Maximum Ground Water Concentration	ODEQs Screening-level Risk-Based Concentrations (SLRBCs) <sup>1</sup>	Background Concentrations (metals)	Exceeds Background Concentrations (metals)?	COPC?
Sample ID		B05-GW-23	B10-GW-23					
Date Sampled		7/15/2025	7/15/2025					
Depth Sampled (feet)		23	23					
Sampled By		ENW	ENW					
Location		Adjacent to used oil UST	Between former UST nest and former pump island					
Constituent of Interest	Note	µg/L (ppb)	µg/L (ppb)	µg/L (ppb)				
<b>Volatile Organic Constituents</b>								
Benzene	c, v	<b>0.50</b>	<0.35 (ND)	<b>0.50</b>	0.46	NE	N	<b>Y</b>
EDB (dibromoethane, 1,2-)	c, v	<0.01 (ND)	<0.01 (ND)	<0.01 (ND)	0.0075	NE	N	(Y)
EDC (dichloroethane, 1,2-)	c, v	<0.2 (ND)	<0.2 (ND)	<0.2 (ND)	0.17	NE	N	(Y)
Ethylbenzene	c, v	<b>19</b>	<1 (ND)	<b>19</b>	1.5	NE	N	<b>Y</b>
MTBE (methyl t-butyl ether)	c, v	<1 (ND)	<1 (ND)	<1 (ND)	14	NE	N	N
Naphthalene	c, v	<b>1.0</b>	<1 (ND)	<b>1.0</b>	0.17	NE	N	<b>Y</b>
Toluene	nc, v	<1 (ND)	<1 (ND)	<1 (ND)	1100	NE	N	N
Xylenes	nc, v	7.3	<2 (ND)	7	190	NE	N	N
<b>Metals</b>								
Lead	NA, nv	<1 (ND)	<1 (ND)	<1 (ND)	15	13.3	N	N
<b>Total Petroleum Hydrocarbons</b>								
Generic Gasoline (GRO)	nc, v	<b>4300</b>	<b>1000</b>	<b>4300</b>	110	NE	N	<b>Y</b>
Generic Diesel / Heating Oil (DRO)	nc, v	<b>2200 x</b>	<b>170 x</b>	<b>2200 x</b>	100	NE	N	<b>Y</b>
Generic Mineral Insulating Oil (RRO)	nc, nv	<200 (ND)	<200 (ND)	<200 (ND)	300	NE	N	N

Notes:

ug/L = micrograms per Liter or parts per billion (ppb).

<# (ND) = not detected at or above the laboratory method reporting limit shown.

NE = not established.

<sup>1</sup> Lowest Risk-Based Concentration for ground water (screening level assumes residential use, from ODEQ RBCs dated May 2018).

— = not analyzed or not applicable.

c = carcinogenic

nc = noncarcinogenic

v = volatile

nv = nonvolatile

GRO = gasoline-range organics.

DRO = diesel-range organics.

RRO = residual-range organics.

**Bolded** concentrations exceed screening level risk-based concentrations and background concentrations, as applicable.

(Y) indicates analyte not detected, but detection limit is above screening concentration.

x = the pattern of peaks is not indicative of the fuel standard used for quantitation.

**Table 3 - Further Evaluation of COPCs in Soil (Risk Drivers)**

Contaminated Medium		SOIL mg/Kg (ppm)								SOIL mg/Kg (ppm)				Maximum Detected Concentration
Exposure Pathway		Soil Ingestion, Dermal Contact, and Inhalation								Leaching to Groundwater				
Receptor Scenario		RBC <sub>ss</sub>				RBC <sub>sw</sub>								
Direct or Indirect Pathway (see notes)		Residential	Occupational	Construction Worker	Excavation Worker	Residential	Occupational							
Contaminant of Concern		DC	DC	DC	DC	IS	IS	Note	Note	Note	Note	mg/Kg (ppm)		
<b>Total Petroleum Hydrocarbons</b>														
Generic Gasoline (GRO)	nc, v	1200		20000		9700		-	>Max	31		130		4300
Generic Diesel / Heating Oil (DRO)	nc, v	1100		14000		4600		-	>Max	9500		-	>Max	2300 x
Generic Mineral Insulating Oil (RRO)	nc, nv	2800		36000		11000		-	>Max	-	>Max	-	>Max	5200

Notes:

— = not analyzed or not applicable.

mg/Kg = milligrams per Kilogram or parts per million (ppm).

nc = noncarcinogenic

v = volatile

nv = nonvolatile

GRO = gasoline-range organics.

DRO = diesel-range organics.

RRO = residual-range organics.

<Max = The constituent RBC for this pathway is greater than 100,000 mg/kg. The Department believes it is highly unlikely that such concentrations will ever be encountered.

Table 4 - Further Evaluation of COPCs, Reconnaissance Ground Water (Risk Drivers)

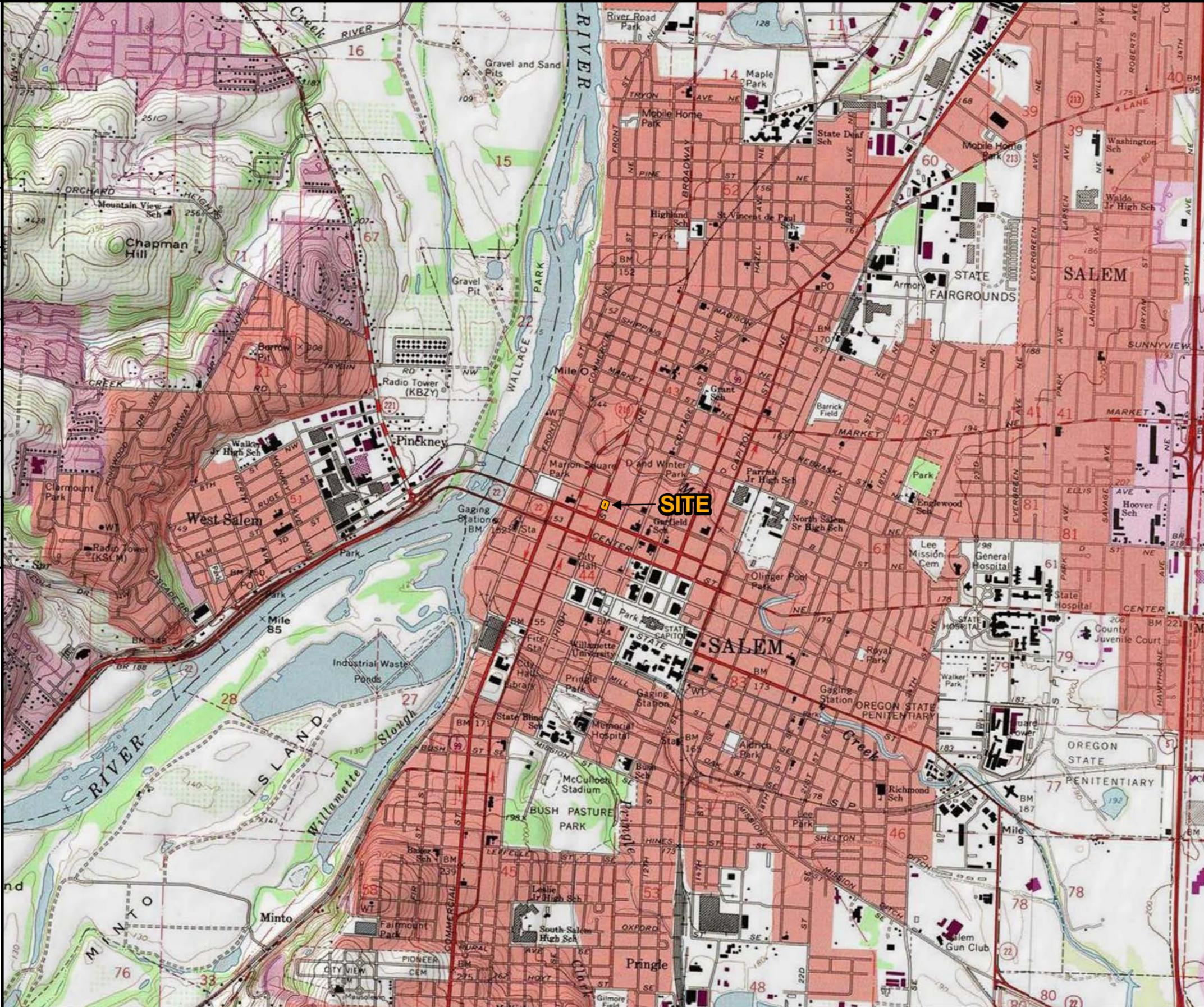
Contaminated Medium		GROUND WATER µg/L (ppb)											Maximum Detected Concentration	
Exposure Pathway		Ingestion & Inhalation from Tapwater				Vapor Intrusion into Buildings					GW in Excavation			
		RBC <sub>tw</sub>				RBC <sub>wi</sub>					RBC <sub>we</sub>			
Receptor Scenario		Residential		Occupational		Residential			Occupational		Construction & Excavation Worker			
		DS		DS		Chronic	Acute	Note	Chronic	Acute				Note
Direct or Indirect Pathway (see notes)		DS		DS		IVW			IVW		DS			
Contaminant of Concern	Note	µg/L (ppb)	Note	µg/L (ppb)	Note	µg/L (ppb)	µg/L (ppb)	Note	µg/L (ppb)	µg/L (ppb)	Note	µg/L (ppb)	Note	
<b>Volatile Organic Constituents</b>														
Benzene	c, v	0.46		2.1		2.8	240		12	1000		1800		0.50
Ethylbenzene	c, v	1.5		6.4		7.1	6600		31	27000		4500		19
Naphthalene	c, v	0.17		0.72		11	430		50	1800		500		1.0
<b>Total Petroleum Hydrocarbons</b>														
Generic Gasoline (GRO)	nc, v	110		450		---	120		---	520		14000		4300
Generic Diesel / Heating Oil (DRO)	nc, v	100		430		---	400		---	1,700		-	>S	2200

Notes:

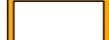
- = not analyzed or not applicable.
- ug/L = micrograms per Liter or parts per billion (ppb).
- c = carcinogenic
- nc = noncarcinogenic
- v = volatile
- GRO = gasoline-range organics.
- DRO = diesel-range organics.



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 CHECKED BY: E. BRUGGEMAN 7/15/2025  
 APPROVED BY: L. GREEN 7/15/2025  
 DRAWING NUMBER: 2108-25001(V01)

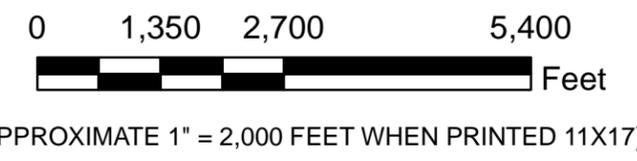


**LEGEND:**

 SUBJECT PROPERTY BOUNDARY

**NOTES:**

1. BASE MAP DEVELOPED BY THE USGS. (SALEM, 1:24000, 2013)
2. GROUND CONTOUR IS IN 10-FOOT INTERVALS.

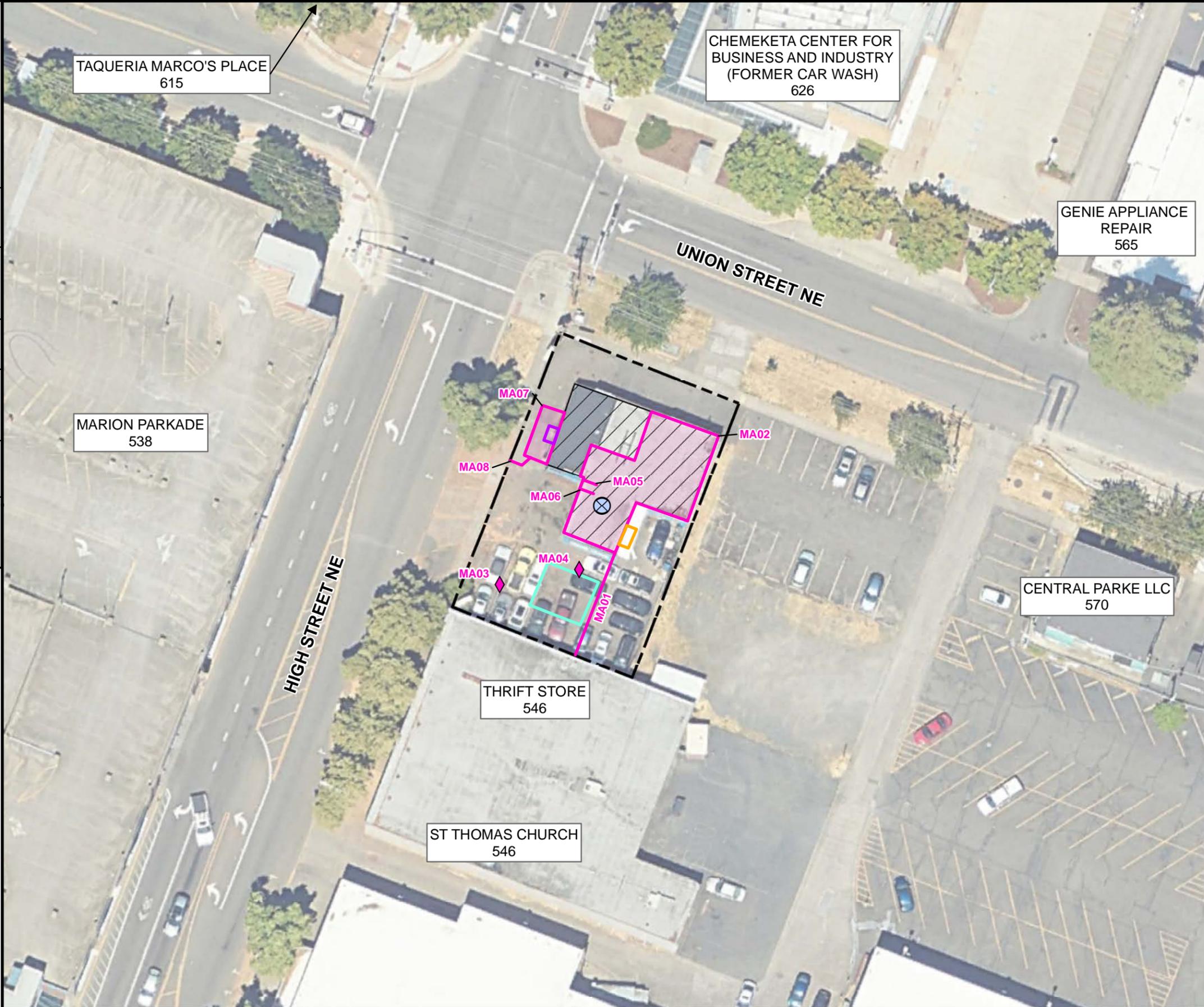


**FIGURE 1**

**SITE VICINITY MAP**

**590 HIGH STREET NE SALEM, OREGON**

2108-25001(V03)  
 DRAWING NUMBER  
 8/8/2025  
 APPROVED BY  
 L. GREEN  
 8/8/2025  
 CHECKED BY  
 E. BRUGGEMAN  
 8/8/2025  
 DRAWN BY  
 M. FERRY  
 8/8/2025



**LEGEND:**

- SUBJECT PROPERTY BOUNDARY
- SUBJECT BUILDING
- FORMER PUMP ISLAND
- FORMER UST NEST
- USED OIL UST
- MAGNETIC ANOMALY
- MAGNETIC ANOMALY
- HYDRAULIC HOIST

**NOTES:**

1. BASE MAP DEVELOPED FROM AN AERIAL PHOTOGRAPH MAP DATED 2023 AND ENW FIELD NOTES.
2. ALL BUILDING, STREET, AND FEATURE LOCATIONS ARE APPROXIMATE.
3. SYMBOLS REPRESENT LOCATION AND DO NOT ALWAYS REPRESENT EXACT SHAPE, SIZE, OR ORIENTATION



(APPROXIMATE 1" = 40 FEET WHEN PRINTED 11X17)



**FIGURE 2**  
**SITE PLAN**

**590 HIGH STREET NE**  
**SALEM, OREGON**

DRAWN BY: M. FERRY 8/20/2025  
 CHECKED BY: E. BRUGGEMAN 8/20/2025  
 APPROVED BY: L. GREEN 8/20/2025  
 DRAWING NUMBER: 2108-25001(V03)



**LEGEND:**

- SUBJECT PROPERTY BOUNDARY
- SUBJECT BUILDING
- FORMER PUMP ISLAND
- FORMER UST NEST
- USED OIL UST
- HYDRAULIC HOIST
- BORING

**NOTES:**

1. BASE MAP DEVELOPED FROM AN AERIAL PHOTOGRAPH MAP DATED 2023 AND ENW FIELD NOTES.
2. ALL BUILDING, STREET, AND FEATURE LOCATIONS ARE APPROXIMATE.
3. SYMBOLS REPRESENT LOCATION AND DO NOT ALWAYS REPRESENT EXACT SHAPE, SIZE, OR ORIENTATION



(APPROXIMATE 1" = 40 FEET WHEN PRINTED 11X17)



**FIGURE 3**  
**SAMPLE LOCATION DIAGRAM**

**590 HIGH STREET NE**  
**SALEM, OREGON**

*Appendix A*

Site Photographs



View of scanning with the electromagnetic scanner (EMS) as part of the geophysical survey conducted on July 10, 2025.



Ground-penetrating radar was used to further investigate magnetic anomalies identified by the EMS.



Interior areas were included in the geophysical survey area. However, the reinforced concrete floor slab limited effectiveness of equipment in this area.



The presence of a used oil tank was confirmed on the east side of the site building. A sample of the watery contents was collected using a peristaltic pump for characterization purposes.



590 High Street NE  
Salem, Oregon

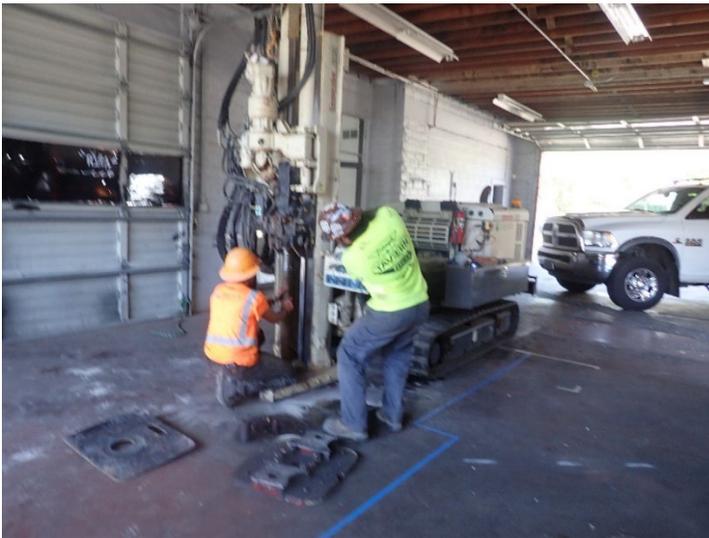
## Site Photographs

Project No.  
2108-25001-01

Appendix  
**A**



Temporary soil borings were advanced on July 15, 2025 using a direct-push drill rig.



Temporary borings B03 and B04 were completed inside the onsite building.



Soil cuttings from temporary borings were screened for field evidence of impacts. A PID was used to gather field headspace readings.



A peristaltic pump was utilized to collect reconnaissance ground water samples from borings where saturated soil conditions were encountered.



590 High Street NE  
Salem, Oregon

## Site Photographs

Project No.  
2108-25001-01

Appendix  
**A**

*Appendix B*

Soil Boring Logs and  
Field Sampling Data Sheets

<b>DRILL LOG</b>	PROJECT	PROJECT NO.		BORING NO.
	Phase II Environmental Site Assessment		2108-25001-01	<b>B01</b>
SITE	BEGUN	COMPLETED	HOLE SIZE	ANGLE FROM HORIZ.
590 High Street Salem, OR	07-15-25	07-15-25	2"	
COORDINATES	DEPTH GROUND WATER	DATE SL	STATIC LEVEL	FIRST WATER
DRILLER	CORE RECOVERY (%)		# SAMPLES	# CORE BOXES
Cascade			2	
DRILL MAKE AND MODEL	LOGGED BY:			DEPTH BOTTOM OF HOLE
DT 7822	Jordan Morris			10

DEPTH	STRATA ELEVATION/ DEPTH	GRAPHIC LOG	DESCRIPTION	SAMPLE DATA				PID/OVM	REMARKS: NOTES ON WATER LEVELS, LOSSES, CAVING, CASING, DEPTH & DRILLING CONDITIONS.
				SAMPLE NO.	SAMPLE TYPE	CORE RECOVERY	MW Const./ Completion		
0			Concrete and base gravel						
			Soft 10YR 3/2 lean CLAY with SILT (CL), dry to moist, moderate plasticity, cohesive, massive, SILT 10%, no mica observed.			70			
5			Orange mottling appears at 5 feet.	B01-5				0.0	
			Loose medium to fine SAND with medium rounded GRAVEL (SP), moist, no plasticity, non cohesive, massive, GRAVEL 20%, no mica observed.			90			
10			End of boring at 10 feet.	B01-10					
15									
20									
25									
30									
35									

<b>DRILL LOG</b>	PROJECT	PROJECT NO.		BORING NO.
	Phase II Environmental Site Assessment		2108-25001-01	<b>B02</b>
SITE	BEGUN	COMPLETED	HOLE SIZE	ANGLE FROM HORIZ.
590 High Street Salem, OR	07-15-25	07-15-25	2"	
COORDINATES	DEPTH GROUND WATER	DATE SL	STATIC LEVEL	FIRST WATER
DRILLER	CORE RECOVERY (%)		# SAMPLES	# CORE BOXES
Cascade			2	
DRILL MAKE AND MODEL	LOGGED BY:			DEPTH BOTTOM OF HOLE
7822 DT	Jordan Morris			10

DEPTH	STRATA ELEVATION/ DEPTH	GRAPHIC LOG	DESCRIPTION	SAMPLE DATA				PID/OVM	REMARKS: NOTES ON WATER LEVELS, LOSSES, CAVING, CASING, DEPTH & DRILLING CONDITIONS.
				SAMPLE NO.	SAMPLE TYPE	CORE RECOVERY	MW Const./ Completion		
0			Concrete and base gravel.						
5			Soft 10YR 3/2 lean CLAY with SILT (CL), moist, moderate plasticity, cohesive, massive, no mica observed, plant debris. Organic odor in clay at 1.5 feet.  Slight orange mottling appears at 4.5.	B02-5		80		0.3	
10			Loose medium to fine SAND (SP) , moist, no plasticity, non cohesive, massive, no mica observed.			80			
10			End of boring at 10 feet.	B02-10				0.0	
15									
20									
25									
30									
35									

<b>DRILL LOG</b>	PROJECT	PROJECT NO.		BORING NO.
	Phase II Environmental Site Assessment		2108-25001-01	<b>B03</b>
SITE	BEGUN	COMPLETED	HOLE SIZE	ANGLE FROM HORIZ.
590 High Street Salem, OR	07-15-25	07-15-25	2"	
COORDINATES	DEPTH GROUND WATER	DATE SL	STATIC LEVEL	FIRST WATER
DRILLER	CORE RECOVERY (%)		# SAMPLES	# CORE BOXES
Cascade			4	
DRILL MAKE AND MODEL	LOGGED BY:			DEPTH BOTTOM OF HOLE
7822 DT	Jordan Morris			12

DEPTH	STRATA ELEVATION/DEPTH	GRAPHIC LOG	DESCRIPTION	SAMPLE DATA				PID/OVM	REMARKS: NOTES ON WATER LEVELS, LOSSES, CAVING, CASING, DEPTH & DRILLING CONDITIONS.
				SAMPLE NO.	SAMPLE TYPE	CORE RECOVERY	MW Const./Completion		
0			Concrete and base gravel.						
			Medium soft 10YR 4/3 lean CLAY, moist, moderate plasticity, cohesive, massive, no mica observed.	B03-3 B03-4		30 50		32.4 95.9	
5								0.8	
			Loose GLEY1 2.5/1 fine to medium SAND with SILT, moist, no plasticity, cohesive, massive, no mica observed.	B03-9		100		378.2	
10			Loose 10YR 5/1 coarse GRAVEL, moist, massive, no mica observed.			50			
			End of boring at 12 feet due to retraction limitations within vehicle bay.	B03-12				232.8	
15									
20									
25									
30									
35									

<b>DRILL LOG</b>	PROJECT	PROJECT NO.		BORING NO.
	Phase II Environmental Site Assessment		2108-25001-01	<b>B04</b>
SITE	BEGUN	COMPLETED	HOLE SIZE	ANGLE FROM HORIZ.
590 High Street Salem, OR	07-15-25	07-15-25	2"	
COORDINATES	DEPTH GROUND WATER	DATE SL	STATIC LEVEL	FIRST WATER
DRILLER	CORE RECOVERY (%)		# SAMPLES	# CORE BOXES
Cascade			2	
DRILL MAKE AND MODEL	LOGGED BY:			DEPTH BOTTOM OF HOLE
7822 DT	Jordan Morris			14

DEPTH	STRATA ELEVATION/DEPTH	GRAPHIC LOG	DESCRIPTION	SAMPLE DATA				PID/OVM	REMARKS: NOTES ON WATER LEVELS, LOSSES, CAVING, CASING, DEPTH & DRILLING CONDITIONS.
				SAMPLE NO.	SAMPLE TYPE	CORE RECOVERY	MW Const./Completion		
0			Concrete and base gravel.						
			Soft 10YR 4/3 lean CLAY with SILT (CL), moist, moderate plasticity, cohesive, massive, SILT 10%, micaceous.	B04-5		40		1.8	
5						100		0.7	
						90		0.6	
			Loose 10YR 4/2 fine SAND with SILT (SP), moist, no plasticity, non cohesive, massive, 5% SILT, no mica observed.					0.7	
10			Medium loose 10YR 4/2 sandy rounded GRAVEL (GP), moist, no plasticity, non cohesive, massive, no mica observed, quartz-rich.			30			
15				B04-14				0.9	
20									
25									
30									
35									

<b>DRILL LOG</b>		PROJECT Phase II Environmental Site Assessment		PROJECT NO. 2108-25001-01		BORING NO. <b>B05</b>	
SITE 590 High Street Salem, OR		BEGUN 07-15-25		COMPLETED 07-15-25		HOLE SIZE 2"	
COORDINATES		DEPTH GROUND WATER 07-15-25		STATIC LEVEL 17.30		FIRST WATER 19	
DRILLER Cascade		CORE RECOVERY (%)		# SAMPLES 3		# CORE BOXES	
DRILL MAKE AND MODEL 7822 DT		LOGGED BY: Jordan Morris				DEPTH BOTTOM OF HOLE 25	

DEPTH	STRATA ELEVATION/ DEPTH	GRAPHIC LOG	DESCRIPTION	SAMPLE DATA				PID/OVM	REMARKS: NOTES ON WATER LEVELS, LOSSES, CAVING, CASING, DEPTH & DRILLING CONDITIONS.
				SAMPLE NO.	SAMPLE TYPE	CORE RECOVERY	MW Const./ Completion		
0			Asphalt and base gravel						
			Soft 10YR 4/3 lean CLAY with SILT (CL), moist, moderate plasticity, cohesive, massive, no mica observed. By 2 feet, color grades to 10YR 3/2.			30			
5			At 5 feet, color grades back to 10YR 4/3.					1.9	
			10YR 4/3 loose fine SAND with SILT, moist, no plasticity, non cohesive, massive, trace orange mottling, 5% SILT, no mica observed.			90			
10			Dense medium to coarse GRAVEL with SAND (GP), moist, no plasticity, non cohesive, massive, no mica.	B05-10				4.0	
			Yellow mottling appears at 13 feet.			70			
15			At 14.5, color changes to GLEY1 2.5/1 and bears a petroleum odor.	B05-15				146.5	
						50			
20				B05-19-SWI				5.3	
						90		5.8	
25			End of boring at 25 feet; set well for groundwater recon.						
30									
35									

<b>DRILL LOG</b>		PROJECT Phase II Environmental Site Assessment		PROJECT NO. 2108-25001-01		BORING NO. <b>B06</b>		
SITE 590 High Street Salem, OR		BEGUN 07-15-25		COMPLETED 07-15-25		HOLE SIZE 2"		
COORDINATES		DEPTH GROUND WATER	DATE SL	STATIC LEVEL	FIRST WATER		GROUND ELEVATION	
DRILLER Cascade		CORE RECOVERY (%)		# SAMPLES 2		# CORE BOXES	DEPTH TOP OF ROCK	
DRILL MAKE AND MODEL 7822 DT		LOGGED BY: Jordan Morris					DEPTH BOTTOM OF HOLE 20	

DEPTH	STRATA ELEVATION/DEPTH	GRAPHIC LOG	DESCRIPTION	SAMPLE DATA				PID/OVM	REMARKS: NOTES ON WATER LEVELS, LOSSES, CAVING, CASING, DEPTH & DRILLING CONDITIONS.	
				SAMPLE NO.	SAMPLE TYPE	CORE RECOVERY	MW Const./Completion			
0			Asphalt and base gravel.							
5			Loose 10YR 5/2 medium to coarse SAND and angular to subround fine to medium GRAVEL with CLAY (SP/GP), moist, no plasticity, non cohesive, massive, trace CLAY, no mica observed.			50		2.0		
10					B06-10		50		1.5	
15				Sand disappears, leaving only medium to coarse subangular to round GRAVEL, moist, massive, no mica observed.					0.7	
20				B06-15		20		4.8		
25			End of boring at 20 feet.					2.5		
30										
35										

<b>DRILL LOG</b>		PROJECT Phase II Environmental Site Assessment		PROJECT NO. 2108-25001-01		BORING NO. <b>B07</b>	
SITE 590 High Street Salem, OR		BEGUN 07-25-25		COMPLETED 07-15-25		HOLE SIZE 2"	
COORDINATES		DEPTH GROUND WATER	DATE SL	STATIC LEVEL	FIRST WATER		GROUND ELEVATION
DRILLER Cascade		CORE RECOVERY (%)		# SAMPLES 3		# CORE BOXES	DEPTH TOP OF ROCK
DRILL MAKE AND MODEL 7822 DT		LOGGED BY: Jordan Morris					DEPTH BOTTOM OF HOLE 15

DEPTH	STRATA ELEVATION/ DEPTH	GRAPHIC LOG	DESCRIPTION	SAMPLE DATA				PID/OVM	REMARKS: NOTES ON WATER LEVELS, LOSSES, CAVING, CASING, DEPTH & DRILLING CONDITIONS.
				SAMPLE NO.	SAMPLE TYPE	CORE RECOVERY	MW Const./ Completion		
0		XXXX	Asphalt and base gravel.						
5			Loose 10YR 4/3 medium SAND and fine to medium round to subangular GRAVEL (SP/GP), moist, no plasticity, non cohesive, massive, no mica observed.	B07-5		50		3.4	
10			From 8 to 9.5 feet, color changes to 10YR 2/1; at 9.5, color changes back to 10Y 4/3.	B07-10		50		0.7 1.7	
15			At 13 feet, cobble size increases (average 1-2").			70		1.1 1.4	
15			End of boring at 15 feet.	B07-15				3.0	
20									
25									
30									
35									

<b>DRILL LOG</b>		PROJECT Phase II Environmental Site Assessment		PROJECT NO. 2108-25001-01		BORING NO. <b>B08</b>	
SITE 590 High Street Salem, OR		BEGUN 07-15-25		COMPLETED 07-15-25		HOLE SIZE 2"	
COORDINATES		DEPTH GROUND WATER	DATE SL	STATIC LEVEL	FIRST WATER	GROUND ELEVATION	
DRILLER Cascade		CORE RECOVERY (%)		# SAMPLES 4	# CORE BOXES	DEPTH TOP OF ROCK	
DRILL MAKE AND MODEL 7822 DT		LOGGED BY: Jordan Morris				DEPTH BOTTOM OF HOLE 15	

DEPTH	STRATA ELEVATION/ DEPTH	GRAPHIC LOG	DESCRIPTION	SAMPLE DATA				PID/OVM	REMARKS: NOTES ON WATER LEVELS, LOSSES, CAVING, CASING, DEPTH & DRILLING CONDITIONS.
				SAMPLE NO.	SAMPLE TYPE	CORE RECOVERY	MW Const./ Completion		
0			Asphalt and base gravel.						
			Loose 10YR 4/3 medium SAND with GRAVEL, moist, no plasticity, non cohesive, massive, no mica observed.			50			
5			Soft 10YR 5/2 CLAY and GRAVEL, moist, moderate plasticity, cohesive, massive, coarse to medium subangular to round GRAVEL, no mica observed.	B08-5				3.5	
			Loose 10YR 4/3 medium SAND with GRAVEL, moist, no plasticity, non cohesive, massive, no mica observed.	B08-8		50		0.3	
10				B08-10				2.0	
			Soft 10YR 5/2 CLAY and GRAVEL, moist, moderate plasticity, cohesive, massive, coarse to medium subangular to round GRAVEL, no mica observed.			60			
15			Loose 10YR 4/3 medium SAND with GRAVEL, moist, no plasticity, non cohesive, massive, no mica observed. End of boring at 15 feet.	B08-15				1.5	
20									
25									
30									
35									

<b>DRILL LOG</b>		PROJECT Phase II Environmental Site Assessment		PROJECT NO. 2108-25001-01		BORING NO. <b>B09</b>		
SITE 590 High Street Salem, OR		BEGUN 07-15-25		COMPLETED 07-15-25		HOLE SIZE 2"		
COORDINATES		DEPTH GROUND WATER	DATE SL	STATIC LEVEL		FIRST WATER	GROUND ELEVATION	
DRILLER Cascade		CORE RECOVERY (%)		# SAMPLES 4		# CORE BOXES	DEPTH TOP OF ROCK	
DRILL MAKE AND MODEL 7822 DT		LOGGED BY: Jordan Morris					DEPTH BOTTOM OF HOLE 15	

DEPTH	STRATA ELEVATION/ DEPTH	GRAPHIC LOG	DESCRIPTION	SAMPLE DATA				PID/OVM	REMARKS: NOTES ON WATER LEVELS, LOSSES, CAVING, CASING, DEPTH & DRILLING CONDITIONS.
				SAMPLE NO.	SAMPLE TYPE	CORE RECOVERY	MW Const./ Completion		
0			Asphalt and base gravel.						
			Loose 10YR 4/2 medium SAND and medium rounded GRAVEL (SP/GP), no plasticity, non cohesive, moist, no mica observed.			30			
5			Medium soft 10YR 5/1 CLAY and GRAVEL, moist, moderate plasticity, cohesive, massive, medium rounded GRAVEL, no mica observed.	B09-5				0.5	
			Loose 10YR 4/2 medium SAND and medium rounded GRAVEL (SP/GP), no plasticity, non cohesive, moist, no mica observed.			40			
10			10YR 3/1 fine angular GRAVEL, moist, massive, no mica observed.	B09-10				0.8	
			Loose 10YR 4/2 medium SAND and medium rounded GRAVEL (SP/GP), no plasticity, non cohesive, moist, no mica observed.						
			Medium soft 10YR 2/1 CLAY and round medium GRAVEL (GC), moist, massive, no mica observed.	B09-12.5		60		1.5	
15			Loose 10YR 2/1 medium to coarse GRAVEL, dry, massive, no mica observed.						
			End of boring at 15 feet.	B09-15				0.6	
20									
25									
30									
35									

<b>DRILL LOG</b>		PROJECT Phase II Environmental Site Assessment		PROJECT NO. 2108-25001-01		BORING NO. <b>B10</b>	
SITE 590 High Street Salem, OR		BEGUN 07-15-25		COMPLETED 07-15-25		HOLE SIZE 2"	
COORDINATES		DEPTH GROUND WATER 07-15-25		STATIC LEVEL 17.08		FIRST WATER 18	
DRILLER Cascade		CORE RECOVERY (%)		# SAMPLES 3		# CORE BOXES	
DRILL MAKE AND MODEL 7822 DT		LOGGED BY: Jordan Morris				DEPTH BOTTOM OF HOLE 25	

DEPTH	STRATA ELEVATION/ DEPTH	GRAPHIC LOG	DESCRIPTION	SAMPLE DATA				PID/OVM	REMARKS: NOTES ON WATER LEVELS, LOSSES, CAVING, CASING, DEPTH & DRILLING CONDITIONS.
				SAMPLE NO.	SAMPLE TYPE	CORE RECOVERY	MW Const./ Completion		
0			Asphalt and base gravel.						
5			Medium soft GLEY1 2.5/1 lean CLAY with SILT and trace fine SAND (CL), moist, moderate plasticity, cohesive, massive, orange mottling, 10% SILT, 5% SAND, no mica observed.			30		1.1	
10			Loose 10YR 4/2 SAND and SILT (SM), moist, no plasticity, cohesive, massive, 40% SILT, no mica observed.	B10-10		70		0.8	
15			Dense 10YR 4/3 (predominant, material is multicolored) GRAVEL and SAND, moist, no plasticity, non cohesive, massive, no mica observed.	B10-15		90		0.5	
20			Wet at 18 feet.	B10-18-SWI				0.5	
25			End of boring at 25 feet.			50		1.4	
30								20.7	
35									

EVREN Northwest GROUND WATER FIELD SAMPLING DATA FORM (FIELD)

PROJECT NAME: Highway st. Solens  
 Event: GW assessment

PROJECT NUMBER: 2108-25001-01  
 Date: 7/15/25

Field Personnel: D. Salyks  
 Weather Conditions: Sunny  
 DTW (prior to purging): 17.15

Monitoring Well ID: B05  
 Start Time: ~12:05

WELL PURGING INFORMATION

Time	DTW During Purging (feet)	Pumping Rate (L/min)	Temperature (degree C)	Specific Conductivity (mS/cm), ±3%	Dissolved Oxygen (mg/L), ±10%	Water pH (S.U.), ±0.1%	ORP (mV), ±10 mV	Turbidity (NTU), ±10%	Total Quantity Purged (gallons/liters)
12:06		200	GW discharging into purge bucket						
12:07			Brown very turbid slightly gray						0.20
12:12			light grayish brown less turbid						1.20
12:20			mostly clear						2.80
12:30			Begin sample						4.80

Total Purged: 4.80

Tubing: 3/8" LDPE  
 Purge Pumping Rate (approx. L/m): 200ml  
 Decontamination method:

Well casing (in. diam): 0.75"  
 Approx. Pump/Intake Depth: ~20'

Well Conversion Factors: 2" = 0.17 gal / foot; 5/8" = 0.02 gal/foot

WELL CONDITION

Recommended Well Repairs/Additional Notes:

QA/QC Sample:  Duplicate  Lab QA/QC  Equipment Blank  None  
 Sampling Method:  Grundfos Pump  Peristaltic Pump  Bladder Pump  Dual Valve

SAMPLE INFORMATION

Analytical Parameters	Destination Laboratory	Preservative	Bottle Size	Number of bottles	Sample ID	Time Sampled
Gx, VOCs	ERTB	HCL	40ml	4	B05-GW-23	12:40
PAHs	↓	none	1 liter	1		
Px	↓	none	500ml	1		
dissolved Pb	↓	HNO3	250 ml	1		

Method of Transportation of samples: FedEx  Courier   
 All samples were immediately placed into a cooler and packed with ice or "blue ice"  Yes  No

Field Observations/Notes of sampling event:  
field filtered HNO3

Signature of Field Personnel: [Signature]



*Appendix C*

Laboratory Analytical Reports

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Elizabeth Webber-Bruya  
Ann Webber-Bruya  
Michael Erdahl  
Vineta Mills  
Eric Young

5500 4th Ave South  
Seattle, WA 98108-2419  
(206) 285-8282  
office@friedmanandbruya.com  
www.friedmanandbruya.com

August 1, 2025

Lynn Green, Project Manager  
Evren Northwest, Inc.  
PO Box 14488  
Portland, OR 97293

Dear Mr Green:

Included are the results from the testing of material submitted on July 16, 2025 from the 2108-25001-01, F&BI 507257 project. There are 14 pages included in this report. Any samples that may remain are currently scheduled for disposal in 30 days, or as directed by the Chain of Custody document. If you would like us to return your samples or arrange for long term storage at our offices, please contact us as soon as possible.

We appreciate this opportunity to be of service to you and hope you will call if you have any questions.

Sincerely,

FRIEDMAN & BRUYA, INC.



Michael Erdahl  
Project Manager

Enclosures

c: Paul Trone, Evan Bruggeman  
ENW0801R.DOC

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

CASE NARRATIVE

This case narrative encompasses samples received on July 16, 2025 by Friedman & Bruya, Inc. from the Evren Northwest 2108-25001-01, F&BI 507257 project. Samples were logged in under the laboratory ID's listed below.

<u>Laboratory ID</u>	<u>Evren Northwest</u>
507257 -01	B05-GW-23
507257 -02	B10-GW-23

All quality control requirements were acceptable.

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Date of Report: 08/01/25  
Date Received: 07/16/25  
Project: 2108-25001-01, F&BI 507257  
Date Extracted: 07/22/25  
Date Analyzed: 07/22/25

**RESULTS FROM THE ANALYSIS OF WATER SAMPLES  
FOR TOTAL PETROLEUM HYDROCARBONS AS GASOLINE  
USING METHOD NWTPH-Gx**  
Results Reported as ug/L (ppb)

<u>Sample ID</u> Laboratory ID	<u>Gasoline Range</u>	<u>Surrogate</u> <u>(% Recovery)</u> (Limit 50-150)
B05-GW-23 507257-01	4,300	149
B10-GW-23 507257-02	1,000	131
Method Blank 05-1737 MB	<100	98

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Date of Report: 08/01/25  
Date Received: 07/16/25  
Project: 2108-25001-01, F&BI 507257  
Date Extracted: 07/22/25  
Date Analyzed: 07/23/25

**RESULTS FROM THE ANALYSIS OF WATER SAMPLES  
FOR TOTAL PETROLEUM HYDROCARBONS AS  
DIESEL AND RESIDUAL RANGE  
USING METHOD NWTPH-D<sub>x</sub>**  
Results Reported as ug/L (ppb)

<u>Sample ID</u> Laboratory ID	<u>Diesel Range</u> (C <sub>10</sub> -C <sub>25</sub> )	<u>Residual Range</u> (C <sub>25</sub> -C <sub>36</sub> )	<u>Surrogate</u> <u>(% Recovery)</u> (Limit 50-150)
B05-GW-23 507257-01	2,200 x	<200	103
B10-GW-23 507257-02	170 x	<200	102
Method Blank 05-1821 MB	<50	<200	135

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Analysis For Volatile Compounds By EPA Method 8260D Dual Acquisition

Client Sample ID:	B05-GW-23	Client:	Evren Northwest
Date Received:	07/16/25	Project:	2108-25001-01, F&BI 507257
Date Extracted:	07/28/25	Lab ID:	507257-01
Date Analyzed:	07/28/25	Data File:	072815.D
Matrix:	Water	Instrument:	GCMS11
Units:	ug/L (ppb)	Operator:	VM

Surrogates:	% Recovery:	Lower Limit:	Upper Limit:
1,2-Dichloroethane-d4	109	78	126
Toluene-d8	103	84	115
4-Bromofluorobenzene	100	72	130

Compounds:	Concentration ug/L (ppb)
Hexane	8.8
Methyl t-butyl ether (MTBE)	<1
1,2-Dichloroethane (EDC)	<0.2
Benzene	0.50
Toluene	<1
1,2-Dibromoethane (EDB)	<0.01
Ethylbenzene	19
m,p-Xylene	6.2
o-Xylene	1.1
Naphthalene	1.0

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Analysis For Volatile Compounds By EPA Method 8260D Dual Acquisition

Client Sample ID:	B10-GW-23	Client:	Evren Northwest
Date Received:	07/16/25	Project:	2108-25001-01, F&BI 507257
Date Extracted:	07/28/25	Lab ID:	507257-02
Date Analyzed:	07/28/25	Data File:	072814.D
Matrix:	Water	Instrument:	GCMS11
Units:	ug/L (ppb)	Operator:	VM

Surrogates:	% Recovery:	Lower Limit:	Upper Limit:
1,2-Dichloroethane-d4	107	78	126
Toluene-d8	105	84	115
4-Bromofluorobenzene	101	72	130

Compounds:	Concentration ug/L (ppb)
Hexane	<5
Methyl t-butyl ether (MTBE)	<1
1,2-Dichloroethane (EDC)	<0.2
Benzene	<0.35
Toluene	<1
1,2-Dibromoethane (EDB)	<0.01
Ethylbenzene	<1
m,p-Xylene	<2
o-Xylene	<1
Naphthalene	<1

# FRIEDMAN & BRUYA, INC.

## ENVIRONMENTAL CHEMISTS

### Analysis For Volatile Compounds By EPA Method 8260D Dual Acquisition

Client Sample ID:	Method Blank	Client:	Evren Northwest
Date Received:	Not Applicable	Project:	2108-25001-01, F&BI 507257
Date Extracted:	07/28/25	Lab ID:	05-1798 mb
Date Analyzed:	07/28/25	Data File:	072808.D
Matrix:	Water	Instrument:	GCMS13
Units:	ug/L (ppb)	Operator:	MD

Surrogates:	% Recovery:	Lower Limit:	Upper Limit:
1,2-Dichloroethane-d4	103	71	132
Toluene-d8	104	68	139
4-Bromofluorobenzene	108	62	136

Compounds:	Concentration ug/L (ppb)
Hexane	<5
Methyl t-butyl ether (MTBE)	<1
1,2-Dichloroethane (EDC)	<0.2
Benzene	<0.35
Toluene	<1
1,2-Dibromoethane (EDB)	<0.01
Ethylbenzene	<1
m,p-Xylene	<2
o-Xylene	<1
Naphthalene	<1

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Analysis For Total Metals By EPA Method 6020B

Client Sample ID:	B05-GW-23	Client:	Evren Northwest
Date Received:	07/16/25	Project:	2108-25001-01, F&BI 507257
Date Extracted:	07/24/25	Lab ID:	507257-01
Date Analyzed:	07/25/25	Data File:	507257-01.360
Matrix:	Water	Instrument:	ICPMS3
Units:	ug/L (ppb)	Operator:	SP

Analyte:	Concentration ug/L (ppb)
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Lead	<1
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FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Analysis For Total Metals By EPA Method 6020B

Client Sample ID:	B10-GW-23	Client:	Evren Northwest
Date Received:	07/16/25	Project:	2108-25001-01, F&BI 507257
Date Extracted:	07/24/25	Lab ID:	507257-02
Date Analyzed:	07/25/25	Data File:	507257-02.361
Matrix:	Water	Instrument:	ICPMS3
Units:	ug/L (ppb)	Operator:	SP

Analyte:	Concentration ug/L (ppb)
----------	-----------------------------

Lead	<1
------	----

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Analysis For Total Metals By EPA Method 6020B

Client Sample ID:	Method Blank	Client:	Evren Northwest
Date Received:	NA	Project:	2108-25001-01, F&BI 507257
Date Extracted:	07/24/25	Lab ID:	I5-631 mb
Date Analyzed:	07/24/25	Data File:	I5-631 mb.133
Matrix:	Water	Instrument:	ICPMS3
Units:	ug/L (ppb)	Operator:	SP

Analyte:	Concentration ug/L (ppb)
----------	-----------------------------

Lead	<1
------	----

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Date of Report: 08/01/25

Date Received: 07/16/25

Project: 2108-25001-01, F&BI 507257

**QUALITY ASSURANCE RESULTS FOR THE ANALYSIS OF WATER  
SAMPLES FOR TPH AS GASOLINE  
USING METHOD NWTPH-G<sub>x</sub>**

Laboratory Code: 507317-04 (Duplicate)

Analyte	Reporting Units	Sample Result	Duplicate Result	RPD (Limit 20)
Gasoline	ug/L (ppb)	190	180	5

Laboratory Code: Laboratory Control Sample

Analyte	Reporting Units	Spike Level	Percent Recovery LCS	Acceptance Criteria
Gasoline	ug/L (ppb)	1,000	120	70-130

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Date of Report: 08/01/25

Date Received: 07/16/25

Project: 2108-25001-01, F&BI 507257

**QUALITY ASSURANCE RESULTS FOR THE ANALYSIS OF WATER  
SAMPLES FOR TOTAL PETROLEUM HYDROCARBONS AS  
DIESEL EXTENDED USING METHOD NWTPH-D<sub>x</sub>**

Laboratory Code: Laboratory Control Sample

Analyte	Reporting Units	Spike Level	Percent Recovery LCS	Percent Recovery LCSD	Acceptance Criteria	RPD (Limit 20)
Diesel Extended	ug/L (ppb)	2,500	100	100	65-151	0

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Date of Report: 08/01/25

Date Received: 07/16/25

Project: 2108-25001-01, F&BI 507257

**QUALITY ASSURANCE RESULTS FOR THE ANALYSIS OF WATER  
SAMPLES FOR VOLATILES BY EPA METHOD 8260D**

Laboratory Code: 507479-01 (Matrix Spike)

Analyte	Reporting Units	Spike Level	Sample Result	Percent	Acceptance
				Recovery MS	Criteria
Hexane	ug/L (ppb)	10	<5	93	50-150
Methyl t-butyl ether (MTBE)	ug/L (ppb)	10	<1	101	50-150
1,2-Dichloroethane (EDC)	ug/L (ppb)	10	<0.2	103	50-150
Benzene	ug/L (ppb)	10	<0.35	105	50-150
Toluene	ug/L (ppb)	10	<1	100	50-150
1,2-Dibromoethane (EDB)	ug/L (ppb)	10	<0.01	99	50-150
Ethylbenzene	ug/L (ppb)	10	<1	104	50-150
m,p-Xylene	ug/L (ppb)	20	<2	105	50-150
o-Xylene	ug/L (ppb)	10	<1	104	50-150
Naphthalene	ug/L (ppb)	10	<1	91	50-150

Laboratory Code: Laboratory Control Sample

Analyte	Reporting Units	Spike Level	Percent	Percent	Acceptance Criteria	RPD (Limit 20)
			Recovery LCS	Recovery LCSD		
Hexane	ug/L (ppb)	10	84	91	54-136	8
Methyl t-butyl ether (MTBE)	ug/L (ppb)	10	99	101	70-130	2
1,2-Dichloroethane (EDC)	ug/L (ppb)	10	101	103	70-130	2
Benzene	ug/L (ppb)	10	100	102	70-130	2
Toluene	ug/L (ppb)	10	93	98	70-130	5
1,2-Dibromoethane (EDB)	ug/L (ppb)	10	95	100	70-130	5
Ethylbenzene	ug/L (ppb)	10	93	100	70-130	7
m,p-Xylene	ug/L (ppb)	20	92	98	70-130	6
o-Xylene	ug/L (ppb)	10	91	96	70-130	5
Naphthalene	ug/L (ppb)	10	83	83	70-130	0

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Date of Report: 08/01/25

Date Received: 07/16/25

Project: 2108-25001-01, F&BI 507257

**QUALITY ASSURANCE RESULTS  
FOR THE ANALYSIS OF WATER SAMPLES  
FOR TOTAL METALS USING EPA METHOD 6020B**

Laboratory Code: 507382-01 (Matrix Spike)

Analyte	Reporting Units	Spike Level	Sample Result	Percent Recovery MS	Percent Recovery MSD	Acceptance Criteria	RPD (Limit 20)
Lead	ug/L (ppb)	10	<1	101	101	75-125	0

Laboratory Code: Laboratory Control Sample

Analyte	Reporting Units	Spike Level	Percent Recovery LCS	Acceptance Criteria
Lead	ug/L (ppb)	10	94	80-120

# FRIEDMAN & BRUYA, INC.

## ENVIRONMENTAL CHEMISTS

### **Data Qualifiers & Definitions**

- a - The analyte was detected at a level less than five times the reporting limit. The RPD results may not provide reliable information on the variability of the analysis.
- b - The analyte was spiked at a level that was less than five times that present in the sample. Matrix spike recoveries may not be meaningful.
- ca - The calibration results for the analyte were outside of acceptance criteria, biased low; or, the calibration results for the analyte were outside of acceptance criteria, biased high, with a detection for the analyte in the sample. The value reported is an estimate.
- c - The presence of the analyte may be due to carryover from previous sample injections.
- cf - The sample was centrifuged prior to analysis.
- d - The sample was diluted. Detection limits were raised and surrogate recoveries may not be meaningful.
- dv - Insufficient sample volume was available to achieve normal reporting limits.
- f - The sample was laboratory filtered prior to analysis.
- fb - The analyte was detected in the method blank.
- fc - The analyte is a common laboratory and field contaminant.
- hr - The sample and duplicate were reextracted and reanalyzed. RPD results were still outside of control limits. Variability is attributed to sample inhomogeneity.
- hs - Headspace was present in the container used for analysis.
- ht - The analysis was performed outside the method or client-specified holding time requirement.
- ip - Recovery fell outside of control limits due to sample matrix effects.
- j - The analyte concentration is reported between the method detection limit and the lowest calibration point. The value reported is an estimate.
- J - The internal standard associated with the analyte is out of control limits. The reported concentration is an estimate.
- jl - The laboratory control sample(s) percent recovery and/or RPD were out of control limits. The reported concentration should be considered an estimate.
- js - The surrogate associated with the analyte is out of control limits. The reported concentration should be considered an estimate.
- k - The calibration results for the analyte were outside of acceptance criteria, biased high, and the analyte was not detected in the sample.
- lc - The presence of the analyte is likely due to laboratory contamination.
- L - The reported concentration was generated from a library search.
- nm - The analyte was not detected in one or more of the duplicate analyses. Therefore, calculation of the RPD is not applicable.
- pc - The sample was received with incorrect preservation or in a container not approved by the method. The value reported should be considered an estimate.
- ve - The analyte response exceeded the valid instrument calibration range. The value reported is an estimate.
- vo - The value reported fell outside the control limits established for this analyte.
- x - The sample chromatographic pattern does not resemble the fuel standard used for quantitation.



SAMPLE CONDITION UPON RECEIPT CHECKLIST

PROJECT # 507257 CLIENT Evien INITIALS/ DATE: NP 7/16/05

If custody seals are present on cooler, are they intact? [X] NA [ ] YES [ ] NO

Cooler/Sample temperature 3 °C Thermometer ID: Fluke 96312917

Were samples received on ice/cold packs? [X] YES [ ] NO

How did samples arrive? [ ] Over the Counter [ ] Picked up by F&BI [X] FedEx/UPS/GSO

Is there a Chain-of-Custody\* (COC)? [X] YES [ ] NO Initials/ Date: NP 7/16

Number of days samples have been sitting prior to receipt at laboratory 1 days

Are the samples clearly identified? (explain "no" answer below) [X] YES [ ] NO

Were all sample containers received intact (i.e. not broken, leaking etc.)? (explain "no" answer below) [X] YES [ ] NO

Were appropriate sample containers used? [X] YES [ ] NO [ ] Unknown

If custody seals are present on samples, are they intact? [X] NA [ ] YES [ ] NO

Are samples requiring no headspace, headspace free? [ ] NA [X] YES [ ] NO

Is the following information provided on the COC, and does it match the sample label? (explain "no" answer below)

- Sample ID's [X] Yes [ ] No [ ] Not on COC/label
Date Sampled [X] Yes [ ] No [ ] Not on COC/label
Time Sampled [X] Yes [ ] No [ ] Not on COC/label
# of Containers [X] Yes [ ] No
Relinquished [X] Yes [ ] No
Requested analysis [ ] Yes [X] On Hold

Other comments (use a separate page if needed)

Air Samples: Were any additional canisters/tubes received? [X] NA [ ] YES [ ] NO

Number of unused TO15 canisters\*\* Number of unused TO17 tubes

\*\*Fill out Green manifolds billing sheet

6/23/25, 2:46 PM

about:blank

# GLS.

800-322-5555  
[www.gls-us.com](http://www.gls-us.com)

**Ship From**

EVREN NW  
DAN SAJKO  
18 SE 24TH AVE  
PORTLAND, OR 97214

Tracking #: 563164653

PDS



**Ship To**

FRIEDMAN & BRUYA, INC  
MICHAEL ERDAHL  
5500 4TH AVE S  
SEATTLE, WA 98108

SEATTLE

S06437C

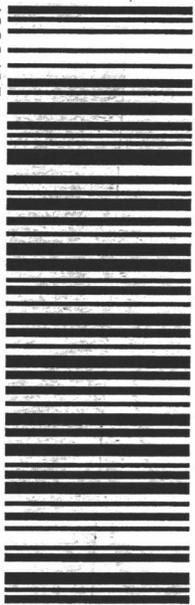
COD: \$0.00

Weight: 0 lb(s)

Reference:

Delivery Instructions:

Signature Type: NOT REQUIRED



34900425

**KNT WA980-7C0**

Package 18 of 25

Print Date: 6/23/2025 2:46 PM

## Analytical Laboratory Data Validation Check Sheet

Project Name: 590 High Street NE-Salem Project Number: 2108-25001-01

Date of Review: 08/15/2025 Lab. Name: F & BI Lab Batch ID #: 507257

### Chain of Custody

- |  |   |  |  |
|--|---|--|--|
| 1.) Are all requested analyses reported? | <input checked="" type="checkbox"/> yes | <input type="checkbox"/> no            |  |
| 2.) Were the requested methods used?     | <input checked="" type="checkbox"/> yes | <input type="checkbox"/> no            |  |
| 3.) Trip blank submitted?                | <input type="checkbox"/> yes            | <input checked="" type="checkbox"/> no |  |
| 4.) Field blank submitted?               | <input type="checkbox"/> yes            | <input checked="" type="checkbox"/> no |  |

### Timing

- |  |   |                             |  |
|--|---|-----------------------------|--|
| 5.) Samples extracted within holding times?  | <input checked="" type="checkbox"/> yes | <input type="checkbox"/> no |  |
| If not, are all discrepancies footnoted?     | <input type="checkbox"/> yes            | <input type="checkbox"/> no | <input checked="" type="checkbox"/> NA |
| 6.) Analysis performed within holding times? | <input checked="" type="checkbox"/> yes | <input type="checkbox"/> no |  |
| If not, are all discrepancies footnoted?     | <input type="checkbox"/> yes            | <input type="checkbox"/> no | <input checked="" type="checkbox"/> NA |

### Quality Assurance/Quality Control

- |  |   |  |  |
|--|---|--|--|
| 7.) Are the required reporting limits reported? (MRLs vs MDLs/PQLs)            | <input checked="" type="checkbox"/> yes | <input type="checkbox"/> no            |  |
| 8.) Are all reported values above either MRL or MDL?                           | <input checked="" type="checkbox"/> yes | <input type="checkbox"/> no            |  |
| 9.) Are all values between the MDL & PQL tagged as trace?                      | <input type="checkbox"/> yes            | <input type="checkbox"/> no            | <input checked="" type="checkbox"/> NA |
| 10a.) Are reporting limits raised for other reason besides high analyte conc.? | <input type="checkbox"/> yes            | <input checked="" type="checkbox"/> no |  |
| 10b.) If so, are they footnoted?   | <input type="checkbox"/> yes            | <input type="checkbox"/> no            | <input checked="" type="checkbox"/> NA |
| 11.) Lab method blank completed?   | <input checked="" type="checkbox"/> yes | <input type="checkbox"/> no            |  |
| 12.) Lab, Field, or Trip Blank(s) report detections?                           | <input type="checkbox"/> yes            | <input checked="" type="checkbox"/> no |  |
- If yes, indicate blank type, chemical(s) and concentration(s): \_\_\_\_\_

- |   |   |                             |  |
|---|---|-----------------------------|--|
| 13.) For inorganics and metals, is there one method blank for each analyte? | <input checked="" type="checkbox"/> yes | <input type="checkbox"/> no | <input type="checkbox"/> NA            |
| If not, are all discrepancies footnoted?                                    | <input type="checkbox"/> yes            | <input type="checkbox"/> no |  |
| 14.) For VOCs, is there one method blank for each day of analysis?          | <input checked="" type="checkbox"/> yes | <input type="checkbox"/> no | <input type="checkbox"/> NA            |
| If not, are all discrepancies footnoted?                                    | <input type="checkbox"/> yes            | <input type="checkbox"/> no |  |
| 15.) For SVOC's, is there one method blank for each extraction batch?       | <input type="checkbox"/> yes            | <input type="checkbox"/> no | <input checked="" type="checkbox"/> NA |
| If not, are all discrepancies footnoted?                                    | <input type="checkbox"/> yes            | <input type="checkbox"/> no |  |

### Accuracy

- |  |   |                             |  |
|--|---|-----------------------------|--|
| 16.) Is there a surrogate spike recovery for all VOC & SVOC samples? | <input checked="" type="checkbox"/> yes | <input type="checkbox"/> no | <input type="checkbox"/> NA            |
| Do all surrogate spike recoveries meet accepted criteria?            | <input checked="" type="checkbox"/> yes | <input type="checkbox"/> no |  |
| If not, are all discrepancies footnoted?                             | <input type="checkbox"/> yes            | <input type="checkbox"/> no | <input checked="" type="checkbox"/> NA |
| 17.) Is there a spike recovery for all Laboratory Control Samples?   | <input checked="" type="checkbox"/> yes | <input type="checkbox"/> no | <input type="checkbox"/> NA            |
| Do all LCS/LCSD spike recoveries meet accepted criteria?             | <input checked="" type="checkbox"/> yes | <input type="checkbox"/> no |  |
| If not, are all discrepancies footnoted?                             | <input type="checkbox"/> yes            | <input type="checkbox"/> no | <input checked="" type="checkbox"/> NA |
| 18.) Are all LCS/LCSD RPDs within acceptable limits?                 | <input checked="" type="checkbox"/> yes | <input type="checkbox"/> no | <input type="checkbox"/> NA            |
| If not, are all discrepancies footnoted?                             | <input type="checkbox"/> yes            | <input type="checkbox"/> no | <input checked="" type="checkbox"/> NA |

### Precision

- |   |   |                             |  |
|---|---|-----------------------------|--|
| 19.) Are all matrix spike/matrix spike duplicate recoveries within acceptable limits? | <input checked="" type="checkbox"/> yes | <input type="checkbox"/> no | <input type="checkbox"/> NA            |
| If not, are all discrepancies footnoted?  | <input type="checkbox"/> yes            | <input type="checkbox"/> no | <input checked="" type="checkbox"/> NA |
| 20.) Are all matrix spike/matrix spike duplicate RPDs within acceptable limits?       | <input checked="" type="checkbox"/> yes | <input type="checkbox"/> no | <input type="checkbox"/> NA            |
| If not, are all discrepancies footnoted?  | <input type="checkbox"/> yes            | <input type="checkbox"/> no | <input checked="" type="checkbox"/> NA |
| 21.) Do all RPD calculations for Field Duplicates meet accepted criteria?             | <input type="checkbox"/> yes            | <input type="checkbox"/> no | <input checked="" type="checkbox"/> NA |

Initial Review By: MF

Final Review By: EB

Comments: The sample chromatographic pattern for diesel did not resemble the fuel standard used for quantitation.

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Elizabeth Webber-Bruya  
Ann Webber-Bruya  
Michael Erdahl  
Vineta Mills  
Eric Young

5500 4th Ave South  
Seattle, WA 98108-2419  
(206) 285-8282  
office@friedmanandbruya.com  
www.friedmanandbruya.com

August 5, 2025

Lynn Green, Project Manager  
Evren Northwest, Inc.  
PO Box 14488  
Portland, OR 97293

Dear Mr Green:

Included are the results from the testing of material submitted on July 16, 2025 from the 2108-25001-01, F&BI 507255 project. There are 43 pages included in this report. Any samples that may remain are currently scheduled for disposal in 30 days, or as directed by the Chain of Custody document. If you would like us to return your samples or arrange for long term storage at our offices, please contact us as soon as possible.

We appreciate this opportunity to be of service to you and hope you will call if you have any questions.

Sincerely,

FRIEDMAN & BRUYA, INC.



Michael Erdahl  
Project Manager

Enclosures

c: Paul Trone, Evan Bruggeman  
ENW0805R.DOC

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

CASE NARRATIVE

This case narrative encompasses samples received on July 16, 2025 by Friedman & Bruya, Inc. from the Evren Northwest 2108-25001-01, F&BI 507255 project. Samples were logged in under the laboratory ID's listed below.

<u>Laboratory ID</u>	<u>Evren Northwest</u>
507255 -01	B01-5
507255 -02	B01-10
507255 -03	B02-5
507255 -04	B02-10
507255 -05	B03-3
507255 -06	B03-4
507255 -07	B03-9
507255 -08	B03-12
507255 -09	B04-5
507255 -10	B04-14
507255 -11	B05-10
507255 -12	B05-15
507255 -13	B05-19-SWI
507255 -14	B06-10
507255 -15	B06-15
507255 -16	B07-5
507255 -17	B07-10
507255 -18	B07-15
507255 -19	B08-5
507255 -20	B08-8
507255 -21	B08-10
507255 -22	B08-19
507255 -23	B09-5
507255 -24	B09-10
507255 -25	B09-12.5
507255 -26	B09-15
507255 -27	B10-10
507255 -28	B10-15
507255 -29	B10-18-SWI
507255 -30	B06-20

The 8260D calibration standard did not meet the acceptance criteria for several analytes. The data were flagged accordingly.

Acetone exceeded the acceptance criteria in the 8260D matrix spike samples and laboratory control sample. The compound was not detected, therefore this did not represent an out of control condition.

All other quality control requirements were acceptable.

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Date of Report: 08/05/25  
Date Received: 07/16/25  
Project: 2108-25001-01, F&BI 507255  
Date Extracted: 07/16/25 and 07/23/25  
Date Analyzed: 07/16/25 and 07/23/25

**RESULTS FROM THE ANALYSIS OF SOIL SAMPLES  
FOR GASOLINE, DIESEL AND HEAVY OIL BY NWTPH-HCID**

Results Reported on a Dry Weight Basis  
Results Reported as Not Detected (ND) or Detected (D)

THE DATA PROVIDED BELOW WAS PERFORMED PER THE GUIDELINES ESTABLISHED BY THE WASHINGTON DEPARTMENT OF ECOLOGY AND WERE NOT DESIGNED TO PROVIDE INFORMATION WITH REGARDS TO THE ACTUAL IDENTIFICATION OF ANY MATERIAL PRESENT

<u>Sample ID</u> Laboratory ID	<u>Gasoline</u>	<u>Diesel</u>	<u>Heavy Oil</u>	<u>Surrogate</u> <u>(% Recovery)</u> (Limit 50-150)
B01-5 507255-01	ND	ND	ND	115
B01-10 507255-02	ND	ND	ND	109
B02-5 507255-03	ND	ND	ND	108
B02-10 507255-04	ND	ND	ND	110
B03-3 507255-05	D	ND	ND	102
B03-9 507255-07	D	ND	D	114
B03-12 507255-08	D	ND	D	108
B04-5 507255-09	ND	ND	ND	109
B04-14 507255-10	ND	ND	ND	106
B05-10 507255-11	ND	ND	ND	102
B05-15 507255-12	D	ND	ND	109

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Date of Report: 08/05/25  
Date Received: 07/16/25  
Project: 2108-25001-01, F&BI 507255  
Date Extracted: 07/16/25 and 07/23/25  
Date Analyzed: 07/16/25 and 07/23/25

**RESULTS FROM THE ANALYSIS OF SOIL SAMPLES  
FOR GASOLINE, DIESEL AND HEAVY OIL BY NWTPH-HCID**

Results Reported on a Dry Weight Basis  
Results Reported as Not Detected (ND) or Detected (D)

THE DATA PROVIDED BELOW WAS PERFORMED PER THE GUIDELINES ESTABLISHED BY THE WASHINGTON DEPARTMENT OF ECOLOGY AND WERE NOT DESIGNED TO PROVIDE INFORMATION WITH REGARDS TO THE ACTUAL IDENTIFICATION OF ANY MATERIAL PRESENT

<u>Sample ID</u> Laboratory ID	<u>Gasoline</u>	<u>Diesel</u>	<u>Heavy Oil</u>	Surrogate (% Recovery) (Limit 50-150)
B05-19-SWI 507255-13	ND	ND	ND	111
B06-10 507255-14	ND	ND	ND	109
B06-15 507255-15	ND	ND	ND	106
B07-5 507255-16	ND	ND	ND	109
B07-10 507255-17	ND	ND	D	101
B07-15 507255-18	ND	ND	ND	112
B08-5 507255-19	ND	ND	ND	114
B08-8 507255-20	ND	ND	D	104
B08-19 507255-22	ND	ND	ND	109
B09-12.5 507255-25	ND	ND	ND	112
B09-15 507255-26	ND	ND	ND	108

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Date of Report: 08/05/25  
Date Received: 07/16/25  
Project: 2108-25001-01, F&BI 507255  
Date Extracted: 07/16/25 and 07/23/25  
Date Analyzed: 07/16/25 and 07/23/25

**RESULTS FROM THE ANALYSIS OF SOIL SAMPLES  
FOR GASOLINE, DIESEL AND HEAVY OIL BY NWTPH-HCID**

Results Reported on a Dry Weight Basis  
Results Reported as Not Detected (ND) or Detected (D)

THE DATA PROVIDED BELOW WAS PERFORMED PER THE GUIDELINES ESTABLISHED BY THE WASHINGTON DEPARTMENT OF ECOLOGY AND WERE NOT DESIGNED TO PROVIDE INFORMATION WITH REGARDS TO THE ACTUAL IDENTIFICATION OF ANY MATERIAL PRESENT

<u>Sample ID</u> Laboratory ID	<u>Gasoline</u>	<u>Diesel</u>	<u>Heavy Oil</u>	<u>Surrogate</u> <u>(% Recovery)</u> (Limit 50-150)
B10-10 507255-27	ND	ND	ND	102
B10-18-SWI 507255-29	ND	ND	ND	109
Method Blank 05-1728 MB	ND	ND	ND	113
Method Blank 05-1823 MB	ND	ND	ND	103

ND - Material not detected at or above 20 mg/kg gas, 50 mg/kg diesel and 200 mg/kg heavy oil.

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Date of Report: 08/05/25  
Date Received: 07/16/25  
Project: 2108-25001-01, F&BI 507255  
Date Extracted: 07/17/25 and 07/25/25  
Date Analyzed: 07/18/25, 07/24/25, and 07/25/25

**RESULTS FROM THE ANALYSIS OF SOIL SAMPLES  
FOR TOTAL PETROLEUM HYDROCARBONS AS GASOLINE  
USING METHOD NWTPH-Gx**

Results Reported on a Dry Weight Basis

Results Reported as mg/kg (ppm)

<u>Sample ID</u> Laboratory ID	<u>Gasoline Range</u>	<u>Surrogate</u> <u>(% Recovery)</u> (Limit 50-150)
B03-3 507255-05 1/10	790	138
B03-4 507255-06 1/5	690	ip
B03-9 507255-07 1/50	660	96
B03-12 507255-08 1/10	2,000	135
B05-15 507255-12 1/100	4,300	137
Method Blank 05-1731 MB	<5	83
Method Blank 05-1736 MB	<5	99
Method Blank 05-1742 MB	<5	96

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Date of Report: 08/05/25

Date Received: 07/16/25

Project: 2108-25001-01, F&BI 507255

Date Extracted: 07/17/25, 07/24/25 and 07/25/25

Date Analyzed: 07/17/25, 07/24/25 and 07/25/25

**RESULTS FROM THE ANALYSIS OF SOIL SAMPLES  
FOR TOTAL PETROLEUM HYDROCARBONS AS  
DIESEL AND RESIDUAL RANGE  
USING METHOD NWTPH-D<sub>x</sub>**

Results Reported on a Dry Weight Basis

Results Reported as mg/kg (ppm)

<u>Sample ID</u> Laboratory ID	<u>Diesel Range</u> (C <sub>10</sub> -C <sub>25</sub> )	<u>Residual Range</u> (C <sub>25</sub> -C <sub>36</sub> )	<u>Surrogate</u> <u>(% Recovery)</u> (Limit 50-150)
B03-9 507255-07	2,300 x	1,500	103
B03-12 507255-08	750 x	280	101
B07-10 507255-17	<50	400	98
B08-8 507255-20 1/10	<500	5,200	94
B08-10 507255-21	<50	<200	101
Method Blank 05-1765 MB	<50	<200	94
Method Blank 05-1830 MB2	<50	<200	98
Method Blank 05-1842 MB	<50	<200	100

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Analysis For Volatile Compounds By EPA Method 8260D

Client Sample ID:	B03-9	Client:	Evren Northwest
Date Received:	07/16/25	Project:	2108-25001-01, F&BI 507255
Date Extracted:	07/23/25	Lab ID:	507255-07
Date Analyzed:	07/23/25	Data File:	072308.D
Matrix:	Soil	Instrument:	GCMS4
Units:	mg/kg (ppm) Dry Weight	Operator:	IJL

Surrogates:	% Recovery:	Lower Limit:	Upper Limit:
1,2-Dichloroethane-d4	95	86	114
Toluene-d8	99	86	115
4-Bromofluorobenzene	114	83	116

Compounds:	Concentration mg/kg (ppm)	Compounds:	Concentration mg/kg (ppm)
Dichlorodifluoromethane	<0.5	1,3-Dichloropropane	<0.05
Chloromethane	<0.5	Tetrachloroethene	<0.025
Vinyl chloride	<0.05	Dibromochloromethane	<0.05
Bromomethane	<0.5	1,2-Dibromoethane (EDB)	<0.05
Chloroethane	<0.5	Chlorobenzene	<0.05
Trichlorofluoromethane	<0.5	Ethylbenzene	<0.05
Acetone	<5 k	1,1,1,2-Tetrachloroethane	<0.05
1,1-Dichloroethene	<0.05 k	m,p-Xylene	<0.1
Hexane	<0.25	o-Xylene	<0.05
Methylene chloride	<0.5	Styrene	<0.05
Methyl t-butyl ether (MTBE)	<0.05	Isopropylbenzene	0.17
trans-1,2-Dichloroethene	<0.05	Bromoform	<0.05
1,1-Dichloroethane	<0.05	n-Propylbenzene	0.50
2,2-Dichloropropane	<0.05	Bromobenzene	<0.05
cis-1,2-Dichloroethene	<0.05	1,3,5-Trimethylbenzene	<0.05
Chloroform	<0.05	1,1,2,2-Tetrachloroethane	<0.05
2-Butanone (MEK)	<1	1,2,3-Trichloropropane	<0.05
1,2-Dichloroethane (EDC)	<0.05	2-Chlorotoluene	<0.05
1,1,1-Trichloroethane	<0.05	4-Chlorotoluene	<0.05
1,1-Dichloropropene	<0.05	tert-Butylbenzene	0.10
Carbon tetrachloride	<0.05	1,2,4-Trimethylbenzene	8.6
Benzene	<0.03	sec-Butylbenzene	0.89
Trichloroethene	<0.02	p-Isopropyltoluene	1.7
1,2-Dichloropropane	<0.05	1,3-Dichlorobenzene	<0.05
Bromodichloromethane	<0.05	1,4-Dichlorobenzene	<0.05
Dibromomethane	<0.05	1,2-Dichlorobenzene	<0.05
4-Methyl-2-pentanone	<1	1,2-Dibromo-3-chloropropane	<0.5
cis-1,3-Dichloropropene	<0.05	1,2,4-Trichlorobenzene	<0.25
Toluene	<0.05	Hexachlorobutadiene	<0.25
trans-1,3-Dichloropropene	<0.05	Naphthalene	<0.05
1,1,2-Trichloroethane	<0.05	1,2,3-Trichlorobenzene	<0.25
2-Hexanone	<1		

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Analysis For Volatile Compounds By EPA Method 8260D

Client Sample ID:	B03-12 pc	Client:	Evren Northwest
Date Received:	07/16/25	Project:	2108-25001-01, F&BI 507255
Date Extracted:	07/23/25	Lab ID:	507255-08
Date Analyzed:	07/23/25	Data File:	072309.D
Matrix:	Soil	Instrument:	GCMS4
Units:	mg/kg (ppm) Dry Weight	Operator:	IJL

Surrogates:	% Recovery:	Lower Limit:	Upper Limit:
1,2-Dichloroethane-d4	103	86	114
Toluene-d8	99	86	115
4-Bromofluorobenzene	87	83	116

Compounds:	Concentration mg/kg (ppm)
Methyl t-butyl ether (MTBE)	<0.05
1,2-Dichloroethane (EDC)	<0.05
Benzene	<0.03
Toluene	<0.05
1,2-Dibromoethane (EDB)	<0.05
Ethylbenzene	<0.05
m,p-Xylene	<0.1
o-Xylene	<0.05
Isopropylbenzene	0.052
n-Propylbenzene	0.24
1,3,5-Trimethylbenzene	<0.05
1,2,4-Trimethylbenzene	<0.05
Naphthalene	<0.05

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Analysis For Volatile Compounds By EPA Method 8260D

Client Sample ID:	B05-15	Client:	Evren Northwest
Date Received:	07/16/25	Project:	2108-25001-01, F&BI 507255
Date Extracted:	07/23/25	Lab ID:	507255-12
Date Analyzed:	07/23/25	Data File:	072310.D
Matrix:	Soil	Instrument:	GCMS4
Units:	mg/kg (ppm) Dry Weight	Operator:	IJL

Surrogates:	% Recovery:	Lower Limit:	Upper Limit:
1,2-Dichloroethane-d4	103	86	114
Toluene-d8	107	86	115
4-Bromofluorobenzene	121 ip	83	116

Compounds:	Concentration mg/kg (ppm)
Methyl t-butyl ether (MTBE)	<0.05
1,2-Dichloroethane (EDC)	<0.05
Benzene	<0.03
Toluene	<0.05
1,2-Dibromoethane (EDB)	<0.05
Ethylbenzene	<0.05
m,p-Xylene	<0.1
o-Xylene	<0.05
Isopropylbenzene	0.094
n-Propylbenzene	0.19
1,3,5-Trimethylbenzene	<0.05
1,2,4-Trimethylbenzene	<0.05
Naphthalene	<0.05

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Analysis For Volatile Compounds By EPA Method 8260D

Client Sample ID:	B08-8 pc	Client:	Evren Northwest
Date Received:	07/16/25	Project:	2108-25001-01, F&BI 507255
Date Extracted:	07/25/25	Lab ID:	507255-20
Date Analyzed:	07/25/25	Data File:	072511.D
Matrix:	Soil	Instrument:	GCMS4
Units:	mg/kg (ppm) Dry Weight	Operator:	IJL

Surrogates:	% Recovery:	Lower Limit:	Upper Limit:
1,2-Dichloroethane-d4	105	86	114
Toluene-d8	98	86	115
4-Bromofluorobenzene	104	83	116

Compounds:	Concentration mg/kg (ppm)	Compounds:	Concentration mg/kg (ppm)
Dichlorodifluoromethane	<0.5	1,3-Dichloropropane	<0.05
Chloromethane	<0.5	Tetrachloroethene	<0.025
Vinyl chloride	<0.05	Dibromochloromethane	<0.05
Bromomethane	<0.5	1,2-Dibromoethane (EDB)	<0.05
Chloroethane	<0.5	Chlorobenzene	<0.05
Trichlorofluoromethane	<0.5	Ethylbenzene	<0.05
Acetone	<5	1,1,1,2-Tetrachloroethane	<0.05
1,1-Dichloroethene	<0.05 k	m,p-Xylene	<0.1
Hexane	<0.25	o-Xylene	<0.05
Methylene chloride	<0.5 ca	Styrene	<0.05
Methyl t-butyl ether (MTBE)	<0.05	Isopropylbenzene	<0.05
trans-1,2-Dichloroethene	<0.05	Bromoform	<0.05
1,1-Dichloroethane	<0.05	n-Propylbenzene	<0.05
2,2-Dichloropropane	<0.05	Bromobenzene	<0.05
cis-1,2-Dichloroethene	<0.05	1,3,5-Trimethylbenzene	<0.05
Chloroform	<0.05	1,1,2,2-Tetrachloroethane	<0.05
2-Butanone (MEK)	<1	1,2,3-Trichloropropane	<0.05
1,2-Dichloroethane (EDC)	<0.05	2-Chlorotoluene	<0.05
1,1,1-Trichloroethane	<0.05	4-Chlorotoluene	<0.05
1,1-Dichloropropene	<0.05	tert-Butylbenzene	<0.05
Carbon tetrachloride	<0.05	1,2,4-Trimethylbenzene	<0.05
Benzene	<0.03	sec-Butylbenzene	<0.05
Trichloroethene	<0.02	p-Isopropyltoluene	<0.05
1,2-Dichloropropane	<0.05	1,3-Dichlorobenzene	<0.05
Bromodichloromethane	<0.05	1,4-Dichlorobenzene	<0.05
Dibromomethane	<0.05	1,2-Dichlorobenzene	<0.05
4-Methyl-2-pentanone	<1	1,2-Dibromo-3-chloropropane	<0.5
cis-1,3-Dichloropropene	<0.05	1,2,4-Trichlorobenzene	<0.25
Toluene	<0.05	Hexachlorobutadiene	<0.25
trans-1,3-Dichloropropene	<0.05	Naphthalene	<0.05
1,1,2-Trichloroethane	<0.05	1,2,3-Trichlorobenzene	<0.25
2-Hexanone	<1		

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Analysis For Volatile Compounds By EPA Method 8260D

Client Sample ID:	Method Blank	Client:	Evren Northwest
Date Received:	Not Applicable	Project:	2108-25001-01, F&BI 507255
Date Extracted:	07/23/25	Lab ID:	05-1783 mb
Date Analyzed:	07/23/25	Data File:	072306.D
Matrix:	Soil	Instrument:	GCMS4
Units:	mg/kg (ppm) Dry Weight	Operator:	IJL

Surrogates:	% Recovery:	Lower Limit:	Upper Limit:
1,2-Dichloroethane-d4	99	86	114
Toluene-d8	99	86	115
4-Bromofluorobenzene	103	83	116

Compounds:	Concentration mg/kg (ppm)	Compounds:	Concentration mg/kg (ppm)
Dichlorodifluoromethane	<0.5	1,3-Dichloropropane	<0.05
Chloromethane	<0.5	Tetrachloroethene	<0.025
Vinyl chloride	<0.05	Dibromochloromethane	<0.05
Bromomethane	<0.5	1,2-Dibromoethane (EDB)	<0.05
Chloroethane	<0.5	Chlorobenzene	<0.05
Trichlorofluoromethane	<0.5	Ethylbenzene	<0.05
Acetone	<5 k	1,1,1,2-Tetrachloroethane	<0.05
1,1-Dichloroethene	<0.05 k	m,p-Xylene	<0.1
Hexane	<0.25	o-Xylene	<0.05
Methylene chloride	<0.5	Styrene	<0.05
Methyl t-butyl ether (MTBE)	<0.05	Isopropylbenzene	<0.05
trans-1,2-Dichloroethene	<0.05	Bromoform	<0.05
1,1-Dichloroethane	<0.05	n-Propylbenzene	<0.05
2,2-Dichloropropane	<0.05	Bromobenzene	<0.05
cis-1,2-Dichloroethene	<0.05	1,3,5-Trimethylbenzene	<0.05
Chloroform	<0.05	1,1,2,2-Tetrachloroethane	<0.05
2-Butanone (MEK)	<1	1,2,3-Trichloropropane	<0.05
1,2-Dichloroethane (EDC)	<0.05	2-Chlorotoluene	<0.05
1,1,1-Trichloroethane	<0.05	4-Chlorotoluene	<0.05
1,1-Dichloropropene	<0.05	tert-Butylbenzene	<0.05
Carbon tetrachloride	<0.05	1,2,4-Trimethylbenzene	<0.05
Benzene	<0.03	sec-Butylbenzene	<0.05
Trichloroethene	<0.02	p-Isopropyltoluene	<0.05
1,2-Dichloropropane	<0.05	1,3-Dichlorobenzene	<0.05
Bromodichloromethane	<0.05	1,4-Dichlorobenzene	<0.05
Dibromomethane	<0.05	1,2-Dichlorobenzene	<0.05
4-Methyl-2-pentanone	<1	1,2-Dibromo-3-chloropropane	<0.5
cis-1,3-Dichloropropene	<0.05	1,2,4-Trichlorobenzene	<0.25
Toluene	<0.05	Hexachlorobutadiene	<0.25
trans-1,3-Dichloropropene	<0.05	Naphthalene	<0.05
1,1,2-Trichloroethane	<0.05	1,2,3-Trichlorobenzene	<0.25
2-Hexanone	<1		

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Analysis For Volatile Compounds By EPA Method 8260D

Client Sample ID:	Method Blank	Client:	Evren Northwest
Date Received:	Not Applicable	Project:	2108-25001-01, F&BI 507255
Date Extracted:	07/25/25	Lab ID:	05-1791 mb
Date Analyzed:	07/25/25	Data File:	072506.D
Matrix:	Soil	Instrument:	GCMS4
Units:	mg/kg (ppm) Dry Weight	Operator:	IJL

Surrogates:	% Recovery:	Lower Limit:	Upper Limit:
1,2-Dichloroethane-d4	105	86	114
Toluene-d8	100	86	115
4-Bromofluorobenzene	102	83	116

Compounds:	Concentration mg/kg (ppm)	Compounds:	Concentration mg/kg (ppm)
Dichlorodifluoromethane	<0.5	1,3-Dichloropropane	<0.05
Chloromethane	<0.5	Tetrachloroethene	<0.025
Vinyl chloride	<0.05	Dibromochloromethane	<0.05
Bromomethane	<0.5	1,2-Dibromoethane (EDB)	<0.05
Chloroethane	<0.5	Chlorobenzene	<0.05
Trichlorofluoromethane	<0.5	Ethylbenzene	<0.05
Acetone	<5	1,1,1,2-Tetrachloroethane	<0.05
1,1-Dichloroethene	<0.05 k	m,p-Xylene	<0.1
Hexane	<0.25	o-Xylene	<0.05
Methylene chloride	<0.5 ca	Styrene	<0.05
Methyl t-butyl ether (MTBE)	<0.05	Isopropylbenzene	<0.05
trans-1,2-Dichloroethene	<0.05	Bromoform	<0.05
1,1-Dichloroethane	<0.05	n-Propylbenzene	<0.05
2,2-Dichloropropane	<0.05	Bromobenzene	<0.05
cis-1,2-Dichloroethene	<0.05	1,3,5-Trimethylbenzene	<0.05
Chloroform	<0.05	1,1,2,2-Tetrachloroethane	<0.05
2-Butanone (MEK)	<1	1,2,3-Trichloropropane	<0.05
1,2-Dichloroethane (EDC)	<0.05	2-Chlorotoluene	<0.05
1,1,1-Trichloroethane	<0.05	4-Chlorotoluene	<0.05
1,1-Dichloropropene	<0.05	tert-Butylbenzene	<0.05
Carbon tetrachloride	<0.05	1,2,4-Trimethylbenzene	<0.05
Benzene	<0.03	sec-Butylbenzene	<0.05
Trichloroethene	<0.02	p-Isopropyltoluene	<0.05
1,2-Dichloropropane	<0.05	1,3-Dichlorobenzene	<0.05
Bromodichloromethane	<0.05	1,4-Dichlorobenzene	<0.05
Dibromomethane	<0.05	1,2-Dichlorobenzene	<0.05
4-Methyl-2-pentanone	<1	1,2-Dibromo-3-chloropropane	<0.5
cis-1,3-Dichloropropene	<0.05	1,2,4-Trichlorobenzene	<0.25
Toluene	<0.05	Hexachlorobutadiene	<0.25
trans-1,3-Dichloropropene	<0.05	Naphthalene	<0.05
1,1,2-Trichloroethane	<0.05	1,2,3-Trichlorobenzene	<0.25
2-Hexanone	<1		

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Analysis For Semivolatile Compounds By EPA Method 8270E SIM

Client Sample ID:	B03-9	Client:	Evren Northwest
Date Received:	07/16/25	Project:	2108-25001-01, F&BI 507255
Date Extracted:	07/24/25	Lab ID:	507255-07
Date Analyzed:	07/24/25	Data File:	072411.D
Matrix:	Soil	Instrument:	GCMS14
Units:	mg/kg (ppm) Dry Weight	Operator:	DBA

Surrogates:	% Recovery:	Lower Limit:	Upper Limit:
Anthracene-d10	100	50	150
Benz(a)anthracene-d12	100	50	150

Compounds:	Concentration mg/kg (ppm)
Naphthalene	<0.005
2-Methylnaphthalene	0.21
1-Methylnaphthalene	0.41
Acenaphthylene	<0.005
Acenaphthene	<0.005
Fluorene	0.0074
Phenanthrene	0.021
Anthracene	<0.005
Fluoranthene	0.010
Pyrene	0.016
Benz(a)anthracene	<0.005
Chrysene	0.0091
Benzo(b)fluoranthene	<0.005
Benzo(k)fluoranthene	<0.005
Benzo(a)pyrene	<0.005
Indeno(1,2,3-cd)pyrene	<0.005
Dibenz(a,h)anthracene	<0.005
Benzo(g,h,i)perylene	0.0087

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Analysis For Semivolatile Compounds By EPA Method 8270E SIM

Client Sample ID:	B08-8	Client:	Evren Northwest
Date Received:	07/16/25	Project:	2108-25001-01, F&BI 507255
Date Extracted:	07/28/25	Lab ID:	507255-20 1/10
Date Analyzed:	07/29/25	Data File:	072910.D
Matrix:	Soil	Instrument:	GCMS14
Units:	mg/kg (ppm) Dry Weight	Operator:	DBA

Surrogates:	% Recovery:	Lower Limit:	Upper Limit:
Anthracene-d10	89 d	50	150
Benz(a)anthracene-d12	127 d	50	150

Compounds:	Concentration mg/kg (ppm)
Naphthalene	<0.05
2-Methylnaphthalene	<0.05
1-Methylnaphthalene	<0.05
Acenaphthylene	<0.05
Acenaphthene	<0.05
Fluorene	<0.05
Phenanthrene	<0.05
Anthracene	<0.05
Fluoranthene	<0.05
Pyrene	<0.05
Benz(a)anthracene	<0.05
Chrysene	0.21
Benzo(b)fluoranthene	<0.05
Benzo(k)fluoranthene	<0.05
Benzo(a)pyrene	<0.05
Indeno(1,2,3-cd)pyrene	<0.05
Dibenz(a,h)anthracene	<0.05
Benzo(g,h,i)perylene	0.17

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Analysis For Semivolatile Compounds By EPA Method 8270E SIM

Client Sample ID:	Method Blank	Client:	Evren Northwest
Date Received:	Not Applicable	Project:	2108-25001-01, F&BI 507255
Date Extracted:	07/24/25	Lab ID:	05-1831 mb
Date Analyzed:	07/24/25	Data File:	072406.D
Matrix:	Soil	Instrument:	GCMS14
Units:	mg/kg (ppm) Dry Weight	Operator:	DBA

Surrogates:	% Recovery:	Lower Limit:	Upper Limit:
Anthracene-d10	102	50	150
Benz(a)anthracene-d12	99	50	150

Compounds:	Concentration mg/kg (ppm)
Naphthalene	<0.005
2-Methylnaphthalene	<0.005
1-Methylnaphthalene	<0.005
Acenaphthylene	<0.005
Acenaphthene	<0.005
Fluorene	<0.005
Phenanthrene	<0.005
Anthracene	<0.005
Fluoranthene	<0.005
Pyrene	<0.005
Benz(a)anthracene	<0.005
Chrysene	<0.005
Benzo(b)fluoranthene	<0.005
Benzo(k)fluoranthene	<0.005
Benzo(a)pyrene	<0.005
Indeno(1,2,3-cd)pyrene	<0.005
Dibenz(a,h)anthracene	<0.005
Benzo(g,h,i)perylene	<0.005

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Analysis For Semivolatile Compounds By EPA Method 8270E SIM

Client Sample ID:	Method Blank	Client:	Evren Northwest
Date Received:	Not Applicable	Project:	2108-25001-01, F&BI 507255
Date Extracted:	07/28/25	Lab ID:	05-1849 mb
Date Analyzed:	07/29/25	Data File:	072909.D
Matrix:	Soil	Instrument:	GCMS14
Units:	mg/kg (ppm) Dry Weight	Operator:	DBA

Surrogates:	% Recovery:	Lower Limit:	Upper Limit:
Anthracene-d10	77	50	150
Benz(a)anthracene-d12	107	50	150

Compounds:	Concentration mg/kg (ppm)
Naphthalene	<0.005
2-Methylnaphthalene	<0.005
1-Methylnaphthalene	<0.005
Acenaphthylene	<0.005
Acenaphthene	<0.005
Fluorene	<0.005
Phenanthrene	<0.005
Anthracene	<0.005
Fluoranthene	<0.005
Pyrene	<0.005
Benz(a)anthracene	<0.005
Chrysene	<0.005
Benzo(b)fluoranthene	<0.005
Benzo(k)fluoranthene	<0.005
Benzo(a)pyrene	<0.005
Indeno(1,2,3-cd)pyrene	<0.005
Dibenz(a,h)anthracene	<0.005
Benzo(g,h,i)perylene	<0.005

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Analysis For Total Metals By EPA Method 6020B

Client Sample ID:	B03-9	Client:	Evren Northwest
Date Received:	07/16/25	Project:	2108-25001-01, F&BI 507255
Date Extracted:	07/23/25	Lab ID:	507255-07
Date Analyzed:	07/23/25	Data File:	507255-07.093
Matrix:	Soil	Instrument:	ICPMS3
Units:	mg/kg (ppm) Dry Weight	Operator:	SP

Analyte:	Concentration mg/kg (ppm)
Arsenic	1.8
Barium	81
Cadmium	<1
Chromium	15
Lead	6.0
Mercury	<1
Selenium	<1
Silver	<1

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Analysis For Total Metals By EPA Method 6020B

Client Sample ID:	B03-12	Client:	Evren Northwest
Date Received:	07/16/25	Project:	2108-25001-01, F&BI 507255
Date Extracted:	07/23/25	Lab ID:	507255-08
Date Analyzed:	07/23/25	Data File:	507255-08.094
Matrix:	Soil	Instrument:	ICPMS3
Units:	mg/kg (ppm) Dry Weight	Operator:	SP

Analyte:	Concentration mg/kg (ppm)
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Lead	3.2
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FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Analysis For Total Metals By EPA Method 6020B

Client Sample ID:	B05-15	Client:	Evren Northwest
Date Received:	07/16/25	Project:	2108-25001-01, F&BI 507255
Date Extracted:	07/23/25	Lab ID:	507255-12
Date Analyzed:	07/23/25	Data File:	507255-12.235
Matrix:	Soil	Instrument:	ICPMS3
Units:	mg/kg (ppm) Dry Weight	Operator:	SP

Analyte:	Concentration mg/kg (ppm)
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Lead	1.6
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FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Analysis For Total Metals By EPA Method 6020B

Client Sample ID:	B08-8	Client:	Evren Northwest
Date Received:	07/16/25	Project:	2108-25001-01, F&BI 507255
Date Extracted:	07/29/25	Lab ID:	507255-20
Date Analyzed:	07/29/25	Data File:	507255-20.135
Matrix:	Soil	Instrument:	ICPMS3
Units:	mg/kg (ppm) Dry Weight	Operator:	SP

Analyte:	Concentration mg/kg (ppm)
Arsenic	2.5
Barium	38
Cadmium	<1
Chromium	7.0
Lead	17
Mercury	<1
Selenium	<1
Silver	<1

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Analysis For Total Metals By EPA Method 6020B

Client Sample ID:	Method Blank	Client:	Evren Northwest
Date Received:	NA	Project:	2108-25001-01, F&BI 507255
Date Extracted:	07/29/25	Lab ID:	I5-650 mb
Date Analyzed:	07/29/25	Data File:	I5-650 mb.077
Matrix:	Soil	Instrument:	ICPMS3
Units:	mg/kg (ppm) Dry Weight	Operator:	SP

Analyte:	Concentration mg/kg (ppm)
Arsenic	<1
Barium	<1
Cadmium	<1
Chromium	<1
Lead	<1
Mercury	<1
Selenium	<1
Silver	<1

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Analysis For Total Metals By EPA Method 6020B

Client Sample ID:	Method Blank	Client:	Evren Northwest
Date Received:	NA	Project:	2108-25001-01, F&BI 507255
Date Extracted:	07/23/25	Lab ID:	I5-621 mb2
Date Analyzed:	07/23/25	Data File:	I5-621 mb2.052
Matrix:	Soil	Instrument:	ICPMS3
Units:	mg/kg (ppm) Dry Weight	Operator:	SP

Analyte:	Concentration mg/kg (ppm)
Arsenic	<1
Barium	<1
Cadmium	<1
Chromium	<1
Lead	<1
Mercury	<1
Selenium	<1
Silver	<1

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Analysis For PCBs By EPA Method 8082A

Client Sample ID:	B03-9	Client:	Evren Northwest
Date Received:	07/16/25	Project:	2108-25001-01, F&BI 507255
Date Extracted:	07/24/25	Lab ID:	507255-07 1/30
Date Analyzed:	07/24/25	Data File:	072411.D
Matrix:	Soil	Instrument:	GC12
Units:	mg/kg (ppm) Dry Weight	Operator:	JH

Surrogates:	% Recovery:	Lower Limit:	Upper Limit:
Tetrachlorometaxylene	72	41	139
Decachlorobiphenyl	59	48	145

Compounds:	Concentration mg/kg (ppm)
Aroclor 1221	<0.02
Aroclor 1232	<0.02
Aroclor 1016	<0.02
Aroclor 1242	<0.02
Aroclor 1248	<0.02
Aroclor 1254	0.092
Aroclor 1260	0.033
Aroclor 1262	<0.02
Aroclor 1268	<0.02

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Analysis For PCBs By EPA Method 8082A

Client Sample ID:	B08-8	Client:	Evren Northwest
Date Received:	07/16/25	Project:	2108-25001-01, F&BI 507255
Date Extracted:	07/28/25	Lab ID:	507255-20 1/30
Date Analyzed:	07/28/25	Data File:	072818.D
Matrix:	Soil	Instrument:	GC7
Units:	mg/kg (ppm) Dry Weight	Operator:	JH

Surrogates:	% Recovery:	Lower Limit:	Upper Limit:
Tetrachlorometaxylene	72	11	162
Decachlorobiphenyl	67	11	152

Compounds:	Concentration mg/kg (ppm)
Aroclor 1221	<0.02
Aroclor 1232	<0.02
Aroclor 1016	<0.02
Aroclor 1242	<0.02
Aroclor 1248	<0.02
Aroclor 1254	<0.02
Aroclor 1260	<0.02
Aroclor 1262	<0.02
Aroclor 1268	<0.02

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Analysis For PCBs By EPA Method 8082A

Client Sample ID:	Method Blank	Client:	Evren Northwest
Date Received:	Not Applicable	Project:	2108-25001-01, F&BI 507255
Date Extracted:	07/28/25	Lab ID:	05-1857 mb 1/30
Date Analyzed:	07/28/25	Data File:	072816.D
Matrix:	Soil	Instrument:	GC7
Units:	mg/kg (ppm) Dry Weight	Operator:	JH

Surrogates:	% Recovery:	Lower Limit:	Upper Limit:
Tetrachlorometaxylene	85	11	162
Decachlorobiphenyl	101	11	152

Compounds:	Concentration mg/kg (ppm)
Aroclor 1221	<0.02
Aroclor 1232	<0.02
Aroclor 1016	<0.02
Aroclor 1242	<0.02
Aroclor 1248	<0.02
Aroclor 1254	<0.02
Aroclor 1260	<0.02
Aroclor 1262	<0.02
Aroclor 1268	<0.02

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Analysis For PCBs By EPA Method 8082A

Client Sample ID:	Method Blank	Client:	Evren Northwest
Date Received:	Not Applicable	Project:	2108-25001-01, F&BI 507255
Date Extracted:	07/24/25	Lab ID:	05-1827 mb 1/30
Date Analyzed:	07/24/25	Data File:	072410.D
Matrix:	Soil	Instrument:	GC12
Units:	mg/kg (ppm) Dry Weight	Operator:	JH

Surrogates:	% Recovery:	Lower Limit:	Upper Limit:
Tetrachlorometaxylene	81	41	139
Decachlorobiphenyl	91	48	145

Compounds:	Concentration mg/kg (ppm)
Aroclor 1221	<0.02
Aroclor 1232	<0.02
Aroclor 1016	<0.02
Aroclor 1242	<0.02
Aroclor 1248	<0.02
Aroclor 1254	<0.02
Aroclor 1260	<0.02
Aroclor 1262	<0.02
Aroclor 1268	<0.02

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Date of Report: 08/05/25

Date Received: 07/16/25

Project: 2108-25001-01, F&BI 507255

**QUALITY ASSURANCE RESULTS FOR THE ANALYSIS OF SOIL SAMPLES  
FOR TPH AS GASOLINE  
USING METHOD NWTPH-G<sub>x</sub>**

Laboratory Code: 507194-02 (Duplicate)

Analyte	Reporting Units	Sample Result (Wet Wt)	Duplicate Result (Wet Wt)	RPD (Limit 20)
Gasoline	mg/kg (ppm)	26	27	4

Laboratory Code: Laboratory Control Sample

Analyte	Reporting Units	Spike Level	Percent Recovery LCS	Acceptance Criteria
Gasoline	mg/kg (ppm)	40	100	70-130

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Date of Report: 08/05/25

Date Received: 07/16/25

Project: 2108-25001-01, F&BI 507255

**QUALITY ASSURANCE RESULTS FOR THE ANALYSIS OF SOIL SAMPLES  
FOR TPH AS GASOLINE  
USING METHOD NWTPH-Gx**

Laboratory Code: 507311-01 (Duplicate)

Analyte	Reporting Units	Sample Result (Wet Wt)	Duplicate Result (Wet Wt)	RPD (Limit 20)
Gasoline	mg/kg (ppm)	<5	<5	nm

Laboratory Code: Laboratory Control Sample

Analyte	Reporting Units	Spike Level	Percent Recovery LCS	Acceptance Criteria
Gasoline	mg/kg (ppm)	40	100	70-130

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Date of Report: 08/05/25

Date Received: 07/16/25

Project: 2108-25001-01, F&BI 507255

**QUALITY ASSURANCE RESULTS FOR THE ANALYSIS OF SOIL SAMPLES  
FOR TPH AS GASOLINE  
USING METHOD NWTPH-G<sub>x</sub>**

Laboratory Code: 507392-01 (Duplicate)

Analyte	Reporting Units	Sample Result (Wet Wt)	Duplicate Result (Wet Wt)	RPD (Limit 20)
Gasoline	mg/kg (ppm)	<5	<5	nm

Laboratory Code: Laboratory Control Sample

Analyte	Reporting Units	Spike Level	Percent Recovery LCS	Acceptance Criteria
Gasoline	mg/kg (ppm)	40	112	70-130

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Date of Report: 08/05/25

Date Received: 07/16/25

Project: 2108-25001-01, F&BI 507255

**QUALITY ASSURANCE RESULTS FROM THE ANALYSIS OF SOIL SAMPLES  
FOR TOTAL PETROLEUM HYDROCARBONS AS  
DIESEL EXTENDED USING METHOD NWTPH-D<sub>x</sub>**

Laboratory Code: 507290-01 (Matrix Spike)

Analyte	Reporting Units	Spike Level	(Wet wt) Sample Result	Percent Recovery MS	Percent Recovery MSD	Acceptance Criteria	RPD (Limit 20)
Diesel Extended	mg/kg (ppm)	5,000	<50	100	102	64-136	2

Laboratory Code: Laboratory Control Sample

Analyte	Reporting Units	Spike Level	Percent Recovery LCS	Acceptance Criteria
Diesel Extended	mg/kg (ppm)	5,000	106	78-121

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Date of Report: 08/05/25

Date Received: 07/16/25

Project: 2108-25001-01, F&BI 507255

**QUALITY ASSURANCE RESULTS FROM THE ANALYSIS OF SOIL SAMPLES  
FOR TOTAL PETROLEUM HYDROCARBONS AS  
DIESEL EXTENDED USING METHOD NWTPH-D<sub>x</sub>**

Laboratory Code: 507387-01 (Matrix Spike)

Analyte	Reporting Units	Spike Level	(Wet wt) Sample Result	Percent Recovery MS	Percent Recovery MSD	Acceptance Criteria	RPD (Limit 20)
Diesel Extended	mg/kg (ppm)	5,000	26,000	20 b	40 b	64-136	67 b

Laboratory Code: Laboratory Control Sample

Analyte	Reporting Units	Spike Level	Percent Recovery LCS	Acceptance Criteria
Diesel Extended	mg/kg (ppm)	5,000	112	78-121

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Date of Report: 08/05/25

Date Received: 07/16/25

Project: 2108-25001-01, F&BI 507255

**QUALITY ASSURANCE RESULTS FROM THE ANALYSIS OF SOIL SAMPLES  
FOR TOTAL PETROLEUM HYDROCARBONS AS  
DIESEL EXTENDED USING METHOD NWTPH-D<sub>x</sub>**

Laboratory Code: 507255-21 (Matrix Spike)

Analyte	Reporting Units	Spike Level	(Wet wt) Sample Result	Percent Recovery MS	Percent Recovery MSD	Acceptance Criteria	RPD (Limit 20)
Diesel Extended	mg/kg (ppm)	5,000	<50	98	98	64-136	0

Laboratory Code: Laboratory Control Sample

Analyte	Reporting Units	Spike Level	Percent Recovery LCS	Acceptance Criteria
Diesel Extended	mg/kg (ppm)	5,000	98	78-121

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Date of Report: 08/05/25

Date Received: 07/16/25

Project: 2108-25001-01, F&BI 507255

**QUALITY ASSURANCE RESULTS FOR THE ANALYSIS OF SOIL SAMPLES  
FOR VOLATILES BY EPA METHOD 8260D**

Laboratory Code: Laboratory Control Sample

Analyte	Reporting Units	Spike Level	Percent Recovery LCS	Percent Recovery LCSD	Acceptance Criteria	RPD (Limit 20)
Dichlorodifluoromethane	mg/kg (ppm)	2	80	75	10-146	6
Chloromethane	mg/kg (ppm)	2	87	86	27-133	1
Vinyl chloride	mg/kg (ppm)	2	90	88	22-139	2
Bromomethane	mg/kg (ppm)	2	99	91	10-201	8
Chloroethane	mg/kg (ppm)	2	83	82	10-163	1
Trichlorofluoromethane	mg/kg (ppm)	2	93	91	10-196	2
Acetone	mg/kg (ppm)	10	150 vo	147 vo	52-141	2
1,1-Dichloroethene	mg/kg (ppm)	2	91	91	47-128	0
Hexane	mg/kg (ppm)	2	99	94	43-142	5
Methylene chloride	mg/kg (ppm)	2	78	79	10-184	1
Methyl t-butyl ether (MTBE)	mg/kg (ppm)	2	91	93	60-123	2
trans-1,2-Dichloroethene	mg/kg (ppm)	2	95	95	64-132	0
1,1-Dichloroethane	mg/kg (ppm)	2	95	98	64-135	3
2,2-Dichloropropane	mg/kg (ppm)	2	97	91	52-170	6
cis-1,2-Dichloroethene	mg/kg (ppm)	2	95	96	64-135	1
Chloroform	mg/kg (ppm)	2	92	93	61-139	1
2-Butanone (MEK)	mg/kg (ppm)	10	106	108	30-197	2
1,2-Dichloroethane (EDC)	mg/kg (ppm)	2	98	97	56-135	1
1,1,1-Trichloroethane	mg/kg (ppm)	2	95	96	62-131	1
1,1-Dichloropropene	mg/kg (ppm)	2	96	97	64-136	1
Carbon tetrachloride	mg/kg (ppm)	2	95	96	60-139	1
Benzene	mg/kg (ppm)	2	95	97	65-136	2
Trichloroethene	mg/kg (ppm)	2	91	93	63-139	2
1,2-Dichloropropane	mg/kg (ppm)	2	96	95	61-145	1
Bromodichloromethane	mg/kg (ppm)	2	93	93	57-126	0
Dibromomethane	mg/kg (ppm)	2	97	96	62-123	1
4-Methyl-2-pentanone	mg/kg (ppm)	10	97	96	45-145	1
cis-1,3-Dichloropropene	mg/kg (ppm)	2	100	99	65-143	1
Toluene	mg/kg (ppm)	2	95	99	66-126	4
trans-1,3-Dichloropropene	mg/kg (ppm)	2	98	98	65-131	0
1,1,2-Trichloroethane	mg/kg (ppm)	2	95	98	62-131	3
2-Hexanone	mg/kg (ppm)	10	99	99	33-152	0
1,3-Dichloropropane	mg/kg (ppm)	2	96	98	67-128	2
Tetrachloroethene	mg/kg (ppm)	2	95	97	68-128	2
Dibromochloromethane	mg/kg (ppm)	2	95	95	55-121	0
1,2-Dibromoethane (EDB)	mg/kg (ppm)	2	94	95	66-129	1
Chlorobenzene	mg/kg (ppm)	2	95	98	67-128	3
Ethylbenzene	mg/kg (ppm)	2	98	98	64-123	0
1,1,1,2-Tetrachloroethane	mg/kg (ppm)	2	96	99	64-121	3
m,p-Xylene	mg/kg (ppm)	4	98	100	68-128	2
o-Xylene	mg/kg (ppm)	2	96	97	67-129	1
Styrene	mg/kg (ppm)	2	96	98	67-129	2
Isopropylbenzene	mg/kg (ppm)	2	96	97	68-128	1
Bromoform	mg/kg (ppm)	2	95	96	56-132	1
n-Propylbenzene	mg/kg (ppm)	2	101	101	68-129	0
Bromobenzene	mg/kg (ppm)	2	96	97	69-128	1
1,3,5-Trimethylbenzene	mg/kg (ppm)	2	101	102	69-129	1
1,1,2,2-Tetrachloroethane	mg/kg (ppm)	2	103	102	56-143	1
1,2,3-Trichloropropane	mg/kg (ppm)	2	99	97	61-137	2
2-Chlorotoluene	mg/kg (ppm)	2	99	100	69-128	1
4-Chlorotoluene	mg/kg (ppm)	2	98	101	67-127	3
tert-Butylbenzene	mg/kg (ppm)	2	97	99	69-129	2
1,2,4-Trimethylbenzene	mg/kg (ppm)	2	98	98	69-128	0
sec-Butylbenzene	mg/kg (ppm)	2	101	99	69-130	2
p-Isopropyltoluene	mg/kg (ppm)	2	100	100	69-130	0
1,3-Dichlorobenzene	mg/kg (ppm)	2	99	98	69-127	1
1,4-Dichlorobenzene	mg/kg (ppm)	2	99	99	68-126	0
1,2-Dichlorobenzene	mg/kg (ppm)	2	98	100	69-127	2
1,2-Dibromo-3-chloropropane	mg/kg (ppm)	2	93	94	58-138	1
1,2,4-Trichlorobenzene	mg/kg (ppm)	2	95	95	64-135	0
Hexachlorobutadiene	mg/kg (ppm)	2	99	96	50-153	3
Naphthalene	mg/kg (ppm)	2	95	94	62-128	1
1,2,3-Trichlorobenzene	mg/kg (ppm)	2	95	94	61-126	1

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Date of Report: 08/05/25

Date Received: 07/16/25

Project: 2108-25001-01, F&BI 507255

**QUALITY ASSURANCE RESULTS FOR THE ANALYSIS OF SOIL SAMPLES  
FOR VOLATILES BY EPA METHOD 8260D**

Laboratory Code: 507255-20 (Matrix Spike)

Analyte	Reporting Units	Spike Level	Sample Result (Wet wt)	Percent Recovery MS	Percent Recovery MSD	Acceptance Criteria	RPD (Limit 20)
Dichlorodifluoromethane	mg/kg (ppm)	2	<0.5	62	60	10-142	3
Chloromethane	mg/kg (ppm)	2	<0.5	73	68	10-126	7
Vinyl chloride	mg/kg (ppm)	2	<0.05	79	75	10-138	5
Bromomethane	mg/kg (ppm)	2	<0.5	80	75	10-163	6
Chloroethane	mg/kg (ppm)	2	<0.5	75	67	10-176	11
Trichlorofluoromethane	mg/kg (ppm)	2	<0.5	81	75	10-176	8
Acetone	mg/kg (ppm)	10	<5	96	86	10-163	11
1,1-Dichloroethene	mg/kg (ppm)	2	<0.05	81	78	10-160	4
Hexane	mg/kg (ppm)	2	<0.25	89	86	10-137	3
Methylene chloride	mg/kg (ppm)	2	<0.5	77	71	10-156	8
Methyl t-butyl ether (MTBE)	mg/kg (ppm)	2	<0.05	84	79	21-145	6
trans-1,2-Dichloroethene	mg/kg (ppm)	2	<0.05	86	80	14-137	7
1,1-Dichloroethane	mg/kg (ppm)	2	<0.05	87	79	19-140	10
2,2-Dichloropropane	mg/kg (ppm)	2	<0.05	87	83	10-158	5
cis-1,2-Dichloroethene	mg/kg (ppm)	2	<0.05	87	80	25-135	8
Chloroform	mg/kg (ppm)	2	<0.05	85	80	21-145	6
2-Butanone (MEK)	mg/kg (ppm)	10	<1	85	80	19-147	6
1,2-Dichloroethane (EDC)	mg/kg (ppm)	2	<0.05	87	82	12-160	6
1,1,1-Trichloroethane	mg/kg (ppm)	2	<0.05	88	81	10-156	8
1,1-Dichloropropene	mg/kg (ppm)	2	<0.05	88	81	17-140	8
Carbon tetrachloride	mg/kg (ppm)	2	<0.05	86	80	9-164	7
Benzene	mg/kg (ppm)	2	<0.03	88	82	29-129	7
Trichloroethene	mg/kg (ppm)	2	<0.02	84	79	21-139	6
1,2-Dichloropropane	mg/kg (ppm)	2	<0.05	85	81	30-135	5
Bromodichloromethane	mg/kg (ppm)	2	<0.05	86	80	23-155	7
Dibromomethane	mg/kg (ppm)	2	<0.05	87	82	23-145	6
4-Methyl-2-pentanone	mg/kg (ppm)	10	<1	88	83	24-155	6
cis-1,3-Dichloropropene	mg/kg (ppm)	2	<0.05	89	84	28-144	6
Toluene	mg/kg (ppm)	2	<0.05	88	84	35-130	5
trans-1,3-Dichloropropene	mg/kg (ppm)	2	<0.05	91	87	26-149	4
1,1,2-Trichloroethane	mg/kg (ppm)	2	<0.05	91	83	10-205	9
2-Hexanone	mg/kg (ppm)	10	<1	94	87	15-166	8
1,3-Dichloropropane	mg/kg (ppm)	2	<0.05	89	85	31-137	5
Tetrachloroethene	mg/kg (ppm)	2	<0.025	85	83	20-133	2
Dibromochloromethane	mg/kg (ppm)	2	<0.05	87	82	28-150	6
1,2-Dibromoethane (EDB)	mg/kg (ppm)	2	<0.05	87	84	28-142	4
Chlorobenzene	mg/kg (ppm)	2	<0.05	89	84	32-129	6
Ethylbenzene	mg/kg (ppm)	2	<0.05	92	84	32-137	9
1,1,1,2-Tetrachloroethane	mg/kg (ppm)	2	<0.05	91	84	31-143	8
m,p-Xylene	mg/kg (ppm)	4	<0.1	92	84	34-136	9
o-Xylene	mg/kg (ppm)	2	<0.05	90	84	33-134	7
Styrene	mg/kg (ppm)	2	<0.05	89	85	35-137	5
Isopropylbenzene	mg/kg (ppm)	2	<0.05	90	86	31-142	5
Bromoform	mg/kg (ppm)	2	<0.05	88	82	21-156	7
n-Propylbenzene	mg/kg (ppm)	2	<0.05	91	87	23-146	4
Bromobenzene	mg/kg (ppm)	2	<0.05	86	83	34-130	4
1,3,5-Trimethylbenzene	mg/kg (ppm)	2	<0.05	91	86	18-149	6
1,1,2,2-Tetrachloroethane	mg/kg (ppm)	2	<0.05	95	89	28-140	7
1,2,3-Trichloropropane	mg/kg (ppm)	2	<0.05	91	86	25-144	6
2-Chlorotoluene	mg/kg (ppm)	2	<0.05	89	85	31-134	5
4-Chlorotoluene	mg/kg (ppm)	2	<0.05	89	85	31-136	5
tert-Butylbenzene	mg/kg (ppm)	2	<0.05	90	86	30-137	5
1,2,4-Trimethylbenzene	mg/kg (ppm)	2	<0.05	89	85	10-182	5
sec-Butylbenzene	mg/kg (ppm)	2	<0.05	90	86	23-145	5
p-Isopropyltoluene	mg/kg (ppm)	2	<0.05	89	86	21-149	3
1,3-Dichlorobenzene	mg/kg (ppm)	2	<0.05	90	85	30-131	6
1,4-Dichlorobenzene	mg/kg (ppm)	2	<0.05	89	84	29-129	6
1,2-Dichlorobenzene	mg/kg (ppm)	2	<0.05	87	86	31-132	1
1,2-Dibromo-3-chloropropane	mg/kg (ppm)	2	<0.5	83	77	11-161	7
1,2,4-Trichlorobenzene	mg/kg (ppm)	2	<0.25	85	83	22-142	2
Hexachlorobutadiene	mg/kg (ppm)	2	<0.25	105	96	10-142	9
Naphthalene	mg/kg (ppm)	2	<0.05	85	81	14-157	5
1,2,3-Trichlorobenzene	mg/kg (ppm)	2	<0.25	85	81	20-144	5

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Date of Report: 08/05/25

Date Received: 07/16/25

Project: 2108-25001-01, F&BI 507255

**QUALITY ASSURANCE RESULTS FOR THE ANALYSIS OF SOIL SAMPLES  
FOR VOLATILES BY EPA METHOD 8260D**

Laboratory Code: Laboratory Control Sample

Analyte	Reporting Units	Spike Level	Percent Recovery LCS	Acceptance Criteria
Dichlorodifluoromethane	mg/kg (ppm)	2	65	10-146
Chloromethane	mg/kg (ppm)	2	73	27-133
Vinyl chloride	mg/kg (ppm)	2	82	22-139
Bromomethane	mg/kg (ppm)	2	78	10-201
Chloroethane	mg/kg (ppm)	2	73	10-163
Trichlorofluoromethane	mg/kg (ppm)	2	80	10-196
Acetone	mg/kg (ppm)	10	152 vo	52-141
1,1-Dichloroethene	mg/kg (ppm)	2	81	47-128
Hexane	mg/kg (ppm)	2	83	43-142
Methylene chloride	mg/kg (ppm)	2	76	10-184
Methyl t-butyl ether (MTBE)	mg/kg (ppm)	2	83	60-123
trans-1,2-Dichloroethene	mg/kg (ppm)	2	83	64-132
1,1-Dichloroethane	mg/kg (ppm)	2	85	64-135
2,2-Dichloropropane	mg/kg (ppm)	2	84	52-170
cis-1,2-Dichloroethene	mg/kg (ppm)	2	84	64-135
Chloroform	mg/kg (ppm)	2	83	61-139
2-Butanone (MEK)	mg/kg (ppm)	10	105	30-197
1,2-Dichloroethane (EDC)	mg/kg (ppm)	2	86	56-135
1,1,1-Trichloroethane	mg/kg (ppm)	2	86	62-131
1,1-Dichloropropene	mg/kg (ppm)	2	87	64-136
Carbon tetrachloride	mg/kg (ppm)	2	84	60-139
Benzene	mg/kg (ppm)	2	86	65-136
Trichloroethene	mg/kg (ppm)	2	85	63-139
1,2-Dichloropropane	mg/kg (ppm)	2	82	61-145
Bromodichloromethane	mg/kg (ppm)	2	85	57-126
Dibromomethane	mg/kg (ppm)	2	86	62-123
4-Methyl-2-pentanone	mg/kg (ppm)	10	89	45-145
cis-1,3-Dichloropropene	mg/kg (ppm)	2	87	65-143
Toluene	mg/kg (ppm)	2	88	66-126
trans-1,3-Dichloropropene	mg/kg (ppm)	2	89	65-131
1,1,2-Trichloroethane	mg/kg (ppm)	2	91	62-131
2-Hexanone	mg/kg (ppm)	10	99	33-152
1,3-Dichloropropane	mg/kg (ppm)	2	89	67-128
Tetrachloroethene	mg/kg (ppm)	2	87	68-128
Dibromochloromethane	mg/kg (ppm)	2	89	55-121
1,2-Dibromoethane (EDB)	mg/kg (ppm)	2	89	66-129
Chlorobenzene	mg/kg (ppm)	2	89	67-128
Ethylbenzene	mg/kg (ppm)	2	90	64-123
1,1,1,2-Tetrachloroethane	mg/kg (ppm)	2	91	64-121
m,p-Xylene	mg/kg (ppm)	4	92	68-128
o-Xylene	mg/kg (ppm)	2	90	67-129
Styrene	mg/kg (ppm)	2	89	67-129
Isopropylbenzene	mg/kg (ppm)	2	90	68-128
Bromoform	mg/kg (ppm)	2	88	56-132
n-Propylbenzene	mg/kg (ppm)	2	93	68-129
Bromobenzene	mg/kg (ppm)	2	91	69-128
1,3,5-Trimethylbenzene	mg/kg (ppm)	2	92	69-129
1,1,2,2-Tetrachloroethane	mg/kg (ppm)	2	93	56-143
1,2,3-Trichloropropane	mg/kg (ppm)	2	92	61-137
2-Chlorotoluene	mg/kg (ppm)	2	90	69-128
4-Chlorotoluene	mg/kg (ppm)	2	92	67-127
tert-Butylbenzene	mg/kg (ppm)	2	92	69-129
1,2,4-Trimethylbenzene	mg/kg (ppm)	2	92	69-128
sec-Butylbenzene	mg/kg (ppm)	2	92	69-130
p-Isopropyltoluene	mg/kg (ppm)	2	93	69-130
1,3-Dichlorobenzene	mg/kg (ppm)	2	92	69-127
1,4-Dichlorobenzene	mg/kg (ppm)	2	92	68-126
1,2-Dichlorobenzene	mg/kg (ppm)	2	93	69-127
1,2-Dibromo-3-chloropropane	mg/kg (ppm)	2	87	58-138
1,2,4-Trichlorobenzene	mg/kg (ppm)	2	86	64-135
Hexachlorobutadiene	mg/kg (ppm)	2	92	50-153
Naphthalene	mg/kg (ppm)	2	89	62-128
1,2,3-Trichlorobenzene	mg/kg (ppm)	2	86	61-126

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Date of Report: 08/05/25

Date Received: 07/16/25

Project: 2108-25001-01, F&BI 507255

**QUALITY ASSURANCE RESULTS FOR THE ANALYSIS OF SOIL  
SAMPLES FOR PAHS BY EPA METHOD 8270E SIM**

Laboratory Code: 507255-07 (Matrix Spike)

Analyte	Reporting Units	Spike Level	Sample Result (Wet wt)	Percent Recovery MS	Percent Recovery MSD	Acceptance Criteria	RPD (Limit 20)
Naphthalene	mg/kg (ppm)	0.5	<0.005	117	136	50-150	15
2-Methylnaphthalene	mg/kg (ppm)	0.5	0.17	86 b	99 b	50-150	14 b
1-Methylnaphthalene	mg/kg (ppm)	0.5	0.33	74 b	114 b	50-150	43 b
Acenaphthylene	mg/kg (ppm)	0.5	<0.005	102	102	50-150	0
Acenaphthene	mg/kg (ppm)	0.5	<0.005	88	90	50-150	2
Fluorene	mg/kg (ppm)	0.5	0.0058	96	97	50-150	1
Phenanthrene	mg/kg (ppm)	0.5	0.016	88	78	50-150	12
Anthracene	mg/kg (ppm)	0.5	<0.005	92	85	50-150	8
Fluoranthene	mg/kg (ppm)	0.5	0.0083	101	87	50-150	15
Pyrene	mg/kg (ppm)	0.5	0.013	72	74	23-169	3
Benz(a)anthracene	mg/kg (ppm)	0.5	<0.005	100	104	50-150	4
Chrysene	mg/kg (ppm)	0.5	0.0072	87	88	50-150	1
Benzo(b)fluoranthene	mg/kg (ppm)	0.5	<0.005	90	87	10-187	3
Benzo(k)fluoranthene	mg/kg (ppm)	0.5	<0.005	83	89	47-148	7
Benzo(a)pyrene	mg/kg (ppm)	0.5	<0.005	91	91	33-158	0
Indeno(1,2,3-cd)pyrene	mg/kg (ppm)	0.5	<0.005	111	103	50-150	7
Dibenz(a,h)anthracene	mg/kg (ppm)	0.5	<0.005	110	106	50-150	4
Benzo(g,h,i)perylene	mg/kg (ppm)	0.5	0.0069	97	92	41-147	5

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Date of Report: 08/05/25

Date Received: 07/16/25

Project: 2108-25001-01, F&BI 507255

**QUALITY ASSURANCE RESULTS FOR THE ANALYSIS OF SOIL  
SAMPLES FOR PAHS BY EPA METHOD 8270E SIM**

Laboratory Code: Laboratory Control Sample

Analyte	Reporting Units	Spike Level	Percent Recovery LCS	Acceptance Criteria
Naphthalene	mg/kg (ppm)	0.5	85	64-124
2-Methylnaphthalene	mg/kg (ppm)	0.5	86	63-118
1-Methylnaphthalene	mg/kg (ppm)	0.5	91	62-122
Acenaphthylene	mg/kg (ppm)	0.5	86	68-119
Acenaphthene	mg/kg (ppm)	0.5	82	61-123
Fluorene	mg/kg (ppm)	0.5	88	68-115
Phenanthrene	mg/kg (ppm)	0.5	88	67-118
Anthracene	mg/kg (ppm)	0.5	92	70-130
Fluoranthene	mg/kg (ppm)	0.5	94	70-130
Pyrene	mg/kg (ppm)	0.5	74	70-130
Benz(a)anthracene	mg/kg (ppm)	0.5	96	67-122
Chrysene	mg/kg (ppm)	0.5	95	70-130
Benzo(b)fluoranthene	mg/kg (ppm)	0.5	92	70-130
Benzo(k)fluoranthene	mg/kg (ppm)	0.5	86	70-130
Benzo(a)pyrene	mg/kg (ppm)	0.5	86	62-113
Indeno(1,2,3-cd)pyrene	mg/kg (ppm)	0.5	108	65-130
Dibenz(a,h)anthracene	mg/kg (ppm)	0.5	111	61-133
Benzo(g,h,i)perylene	mg/kg (ppm)	0.5	103	62-127

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Date of Report: 08/05/25

Date Received: 07/16/25

Project: 2108-25001-01, F&BI 507255

**QUALITY ASSURANCE RESULTS FOR THE ANALYSIS OF SOIL  
SAMPLES FOR PAHS BY EPA METHOD 8270E SIM**

Laboratory Code: Laboratory Control Sample

Analyte	Reporting Units	Spike Level	Percent Recovery LCS	Percent Recovery LCSD	Acceptance Criteria	RPD (Limit 20)
Naphthalene	mg/kg (ppm)	0.5	89	95	64-124	7
2-Methylnaphthalene	mg/kg (ppm)	0.5	86	86	63-118	0
1-Methylnaphthalene	mg/kg (ppm)	0.5	86	91	62-122	6
Acenaphthylene	mg/kg (ppm)	0.5	88	89	68-119	1
Acenaphthene	mg/kg (ppm)	0.5	80	83	61-123	4
Fluorene	mg/kg (ppm)	0.5	90	93	68-115	3
Phenanthrene	mg/kg (ppm)	0.5	88	75	67-118	16
Anthracene	mg/kg (ppm)	0.5	92	78	70-130	16
Fluoranthene	mg/kg (ppm)	0.5	89	76	70-130	16
Pyrene	mg/kg (ppm)	0.5	82	76	70-130	8
Benz(a)anthracene	mg/kg (ppm)	0.5	97	100	67-122	3
Chrysene	mg/kg (ppm)	0.5	90	94	70-130	4
Benzo(b)fluoranthene	mg/kg (ppm)	0.5	92	94	70-130	2
Benzo(k)fluoranthene	mg/kg (ppm)	0.5	87	89	70-130	2
Benzo(a)pyrene	mg/kg (ppm)	0.5	84	86	62-113	2
Indeno(1,2,3-cd)pyrene	mg/kg (ppm)	0.5	111	95	65-130	16
Dibenz(a,h)anthracene	mg/kg (ppm)	0.5	107	92	61-133	15
Benzo(g,h,i)perylene	mg/kg (ppm)	0.5	100	86	62-127	15

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Date of Report: 08/05/25

Date Received: 07/16/25

Project: 2108-25001-01, F&BI 507255

**QUALITY ASSURANCE RESULTS  
FOR THE ANALYSIS OF SOIL SAMPLES  
FOR TOTAL METALS USING EPA METHOD 6020B**

Laboratory Code: 507213-15 x5 (Matrix Spike)

Analyte	Reporting Units	Spike Level	Sample Result (Wet wt)	Percent Recovery MS	Percent Recovery MSD	Acceptance Criteria	RPD (Limit 20)
Arsenic	mg/kg (ppm)	10	<5	184 vo	87	75-125	72 vo
Barium	mg/kg (ppm)	50	61.3	78 b	34 b	75-125	79 b
Cadmium	mg/kg (ppm)	10	<5	99	101	75-125	2
Chromium	mg/kg (ppm)	50	23.2	94 b	75 b	75-125	22 b
Lead	mg/kg (ppm)	50	7.12	121	101	75-125	18
Mercury	mg/kg (ppm)	5	<5	100	98	75-125	2
Selenium	mg/kg (ppm)	5	<5	86	90	75-125	5
Silver	mg/kg (ppm)	10	<5	97	98	75-125	1

Laboratory Code: Laboratory Control Sample

Analyte	Reporting Units	Spike Level	Percent Recovery LCS	Acceptance Criteria
Arsenic	mg/kg (ppm)	10	97	80-120
Barium	mg/kg (ppm)	50	95	80-120
Cadmium	mg/kg (ppm)	10	99	80-120
Chromium	mg/kg (ppm)	50	99	80-120
Lead	mg/kg (ppm)	50	96	80-120
Mercury	mg/kg (ppm)	5	100	80-120
Selenium	mg/kg (ppm)	5	98	80-120
Silver	mg/kg (ppm)	10	97	80-120

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Date of Report: 08/05/25

Date Received: 07/16/25

Project: 2108-25001-01, F&BI 507255

**QUALITY ASSURANCE RESULTS  
FOR THE ANALYSIS OF SOIL SAMPLES  
FOR TOTAL METALS USING EPA METHOD 6020B**

Laboratory Code: 507511-01 x5 (Matrix Spike)

Analyte	Reporting Units	Spike Level	Sample Result (Wet wt)	Percent Recovery MS	Percent Recovery MSD	Acceptance Criteria	RPD (Limit 20)
Arsenic	mg/kg (ppm)	10	12.3	62 b	69 b	75-125	11 b
Barium	mg/kg (ppm)	50	65.4	82 b	92 b	75-125	11 b
Cadmium	mg/kg (ppm)	10	<5	106	107	75-125	1
Chromium	mg/kg (ppm)	50	10.4	97 b	100 b	75-125	3 b
Lead	mg/kg (ppm)	50	16.3	96 b	100 b	75-125	4 b
Mercury	mg/kg (ppm)	5	<5	102	107	75-125	5
Selenium	mg/kg (ppm)	5	<5	90	94	75-125	4
Silver	mg/kg (ppm)	10	<5	103	104	75-125	1

Laboratory Code: Laboratory Control Sample

Analyte	Reporting Units	Spike Level	Percent Recovery LCS	Acceptance Criteria
Arsenic	mg/kg (ppm)	10	95	80-120
Barium	mg/kg (ppm)	50	87	80-120
Cadmium	mg/kg (ppm)	10	104	80-120
Chromium	mg/kg (ppm)	50	96	80-120
Lead	mg/kg (ppm)	50	93	80-120
Mercury	mg/kg (ppm)	5	94	80-120
Selenium	mg/kg (ppm)	5	92	80-120
Silver	mg/kg (ppm)	10	102	80-120

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Date of Report: 08/05/25

Date Received: 07/16/25

Project: 2108-25001-01, F&BI 507255

**QUALITY ASSURANCE RESULTS  
FOR THE ANALYSIS OF SOIL SAMPLES FOR  
POLYCHLORINATED BIPHENYLS AS  
AROCLOR 1016/1260 BY EPA METHOD 8082A**

Laboratory Code: 507277-02 1/30 (Matrix Spike)

Analyte	Reporting Units	Spike Level	Sample Result (Wet Wt)	Percent Recovery MS	Percent Recovery MSD	Control Limits	RPD (Limit 20)
Aroclor 1016	mg/kg (ppm)	0.25	<0.02	80	86	29-125	7
Aroclor 1260	mg/kg (ppm)	0.25	<0.02	70	78	12-177	11

Laboratory Code: Laboratory Control Sample 1/30

Analyte	Reporting Units	Spike Level	Percent Recovery LCS	Acceptance Criteria
Aroclor 1016	mg/kg (ppm)	0.25	95	55-137
Aroclor 1260	mg/kg (ppm)	0.25	100	51-150

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Date of Report: 08/05/25

Date Received: 07/16/25

Project: 2108-25001-01, F&BI 507255

**QUALITY ASSURANCE RESULTS  
FOR THE ANALYSIS OF SOIL SAMPLES FOR  
POLYCHLORINATED BIPHENYLS AS  
AROCLOR 1016/1260 BY EPA METHOD 8082A**

Laboratory Code: Laboratory Control Sample 1/30

Analyte	Reporting Units	Spike Level	Percent Recovery LCS	Percent Recovery LCSD	Acceptance Criteria	RPD (Limit 20)
Aroclor 1016	mg/kg (ppm)	0.25	111	120	50-138	8
Aroclor 1260	mg/kg (ppm)	0.25	111	120	54-146	8

# FRIEDMAN & BRUYA, INC.

## ENVIRONMENTAL CHEMISTS

### **Data Qualifiers & Definitions**

- a - The analyte was detected at a level less than five times the reporting limit. The RPD results may not provide reliable information on the variability of the analysis.
- b - The analyte was spiked at a level that was less than five times that present in the sample. Matrix spike recoveries may not be meaningful.
- ca - The calibration results for the analyte were outside of acceptance criteria, biased low; or, the calibration results for the analyte were outside of acceptance criteria, biased high, with a detection for the analyte in the sample. The value reported is an estimate.
- c - The presence of the analyte may be due to carryover from previous sample injections.
- cf - The sample was centrifuged prior to analysis.
- d - The sample was diluted. Detection limits were raised and surrogate recoveries may not be meaningful.
- dv - Insufficient sample volume was available to achieve normal reporting limits.
- f - The sample was laboratory filtered prior to analysis.
- fb - The analyte was detected in the method blank.
- fc - The analyte is a common laboratory and field contaminant.
- hr - The sample and duplicate were reextracted and reanalyzed. RPD results were still outside of control limits. Variability is attributed to sample inhomogeneity.
- hs - Headspace was present in the container used for analysis.
- ht - The analysis was performed outside the method or client-specified holding time requirement.
- ip - Recovery fell outside of control limits due to sample matrix effects.
- j - The analyte concentration is reported between the method detection limit and the lowest calibration point. The value reported is an estimate.
- J - The internal standard associated with the analyte is out of control limits. The reported concentration is an estimate.
- jl - The laboratory control sample(s) percent recovery and/or RPD were out of control limits. The reported concentration should be considered an estimate.
- js - The surrogate associated with the analyte is out of control limits. The reported concentration should be considered an estimate.
- k - The calibration results for the analyte were outside of acceptance criteria, biased high, and the analyte was not detected in the sample.
- lc - The presence of the analyte is likely due to laboratory contamination.
- L - The reported concentration was generated from a library search.
- nm - The analyte was not detected in one or more of the duplicate analyses. Therefore, calculation of the RPD is not applicable.
- pc - The sample was received with incorrect preservation or in a container not approved by the method. The value reported should be considered an estimate.
- ve - The analyte response exceeded the valid instrument calibration range. The value reported is an estimate.
- vo - The value reported fell outside the control limits established for this analyte.
- x - The sample chromatographic pattern does not resemble the fuel standard used for quantitation.

507255

SAMPLE CHAIN OF CUSTODY

07/16/25 N3/B31

3

Report To Tom Green

Company Green

Address P.O. Box 1428

City, State, ZIP Portland OR 97205

Phone 503-575-5501 Email gung@green-hw.com

SAMPLERS (signature) [Signature]

PROJECT NAME 2108-2501-01

PO #

REMARKS

INVOICE TO

Project specific RLS? - Yes / No

Page # 1 of 3

TURNAROUND TIME

Standard turnaround

RUSH

Rush charges authorized by: \_\_\_\_\_

SAMPLE DISPOSAL

Archive samples

Other \_\_\_\_\_

Default: Dispose after 30 days

ANALYSES REQUESTED

Sample ID	Lab ID	Date Sampled	Time Sampled	Sample Type	# of Jars	NWTPH-Dx	NWTPH-Gx	BTEX EPA 8021	NWTPH-HCID	VOCs EPA 8260	PAHs EPA 8270	PCBs EPA 8082	RBDM VOCs	Total Lead	RCRA Metals	Notes
B01-5	01	07-15-25	8:41	Soil	1				X							A-per LG 07/17/25 ME
B01-10	02		8:43	Soil	1				X							C-per LG 07/23/25 ME
B02-5	03		8:53	Soil	1				X							D-per LG/ME 07/24/25
B02-10	04		8:55	Soil	1				X							
B03-3	05 A-E		13:50	Soil	5		C		B							held
B03-4	06		14:00	Soil	5		D									held
B03-9	07		14:05	Soil	5	A	A		X	B	B	B				
B03-12	08		14:20	Soil	1	A	A		X			B				
B04-5	09		13:45	Soil	1				X							labeled B04-9 AP7/16
B04-14	10		13:44	Soil	1				X							

SIGNATURE

PRINT NAME

COMPANY

DATE

TIME

Relinquished by: [Signature]

Received by: [Signature]

Toddan Flowers

Green Inc

07-15-25

7:00

Relinquished by: [Signature]

Received by: [Signature]

Nhan Phan

ECBT

7/16/25

10:30

Received by:

Sample received at 3:00

Friedman & Bruya, Inc.  
5500 4th Ave S.  
Seattle WA 98108  
(206) 285-8282  
office@friedmanandbruya.com

507255

SAMPLE CHAIN OF CUSTODY

07/16/25 N3/B3 3

Report To Yvonne Green

Company Green Air

Address P.O. Box 19488

City, State, ZIP Portland, OR 97223

Phone (503) 427-5500 Email Yvonne@Green-Air.com

SAMPLERS (signature) [Signature]

PROJECT NAME

2108-2001-01

PO #

REMARKS

INVOICE TO

Page # 2 of 3

TURNAROUND TIME

Standard turnaround  
 RUSH  
Rush charges authorized by: \_\_\_\_\_

SAMPLE DISPOSAL  
 Archive samples  
 Other \_\_\_\_\_

Default: Dispose after 30 days

Sample ID	Lab ID	Date Sampled	Time Sampled	Sample Type	# of Jars	ANALYSES REQUESTED										Notes							
						NWTPH-Dx	NWTPH-Gx	BTEX EPA 8021	NWTPH-HCID	VOCs EPA 8260	PAHs EPA 8270	PCBs EPA 8082	RBDM VOCs	Total Lead	RCRA Metals								
B05-10	11	07-15-25	11:11	Soil	1				B														
B05-15	12A-E		11:19		5		A		X					B									
B05-19-SWI	13 ↓		11:25		5				X														labeled #P7116 B05-19.5-SWI
B06-10	14		10:44		1				X														
B06-15	15		10:44		1				X														
B07-5	16		9:44		1				X														
B07-10	17		9:49		1		C		B														
B07-15	18		9:51		1				X														
B08-5	19		10:05		1				X														
B08-8	20		10:20		1		C		B														

SIGNATURE

Relinquished by: [Signature]

PRINT NAME

Sandra Harris

COMPANY

Green Air

DATE

07-15-25

TIME

18:00

Received by:

[Signature]

Nhan Phan

FE BT

7/16/25 1030

Relinquished by:

[Signature]

Samples received at 3 °C

Friedman & Bruya, Inc.  
5500 4th Ave S.  
Seattle WA 98108  
(206) 285-8282  
office@friedmanandbruya.com

507255

SAMPLE CHAIN OF CUSTODY

07/16/85 N3/B3

Page # 3 of 3

Report To Lynn Green  
 Company Green NW  
 Address P.O. Box 14403  
 City, State, ZIP Fallandy OR 97243  
 Phone (503) 452-5561 Email lynn@green-nw.com

SAMPLERS (signature) <u>[Signature]</u>	PROJECT NAME <u>2108-2807-e1</u>	PO #
REMARKS	INVOICE TO	
Project specific RIs? - Yes / No		

TURNAROUND TIME  
 Standard turnaround  
 RUSH  
 Rush charges authorized by: \_\_\_\_\_

SAMPLE DISPOSAL  
 Archive samples  
 Other \_\_\_\_\_  
 Default: Dispose after 30 days

Sample ID	Lab ID	Date Sampled	Time Sampled	Sample Type	# of Jars	ANALYSES REQUESTED							Notes	
						NWTPH-Dx	NWTPH-Gx	BTEX EPA 8021	NWTPH-HCID	VOCs EPA 8260	PAHs EPA 8270	PCBs EPA 8082		
B08-10	21	07-15-85	10:12	Soil	1	D								Hold
B08-19	22		10:14		1			X						Hold
B09-5	23		9:19		1									Hold
B09-10	24		9:21		1									Hold
B09-12.5	25		9:28		1			X						
B09-15	26		9:26		1			X						
B10-10	27		15:25		1			B						Hold
B10-5	28		15:27		1									Hold
B10-18-SWI	29A-E		15:10		5			X						
B06-20	30	7-15-85	10:46	Soil	1									Added at lab AP 7/16

Friedman & Bruya, Inc.  
 5500 4th Ave S.  
 Seattle WA 98108  
 (206) 285-8282  
 office@friedmanandbruya.com

Relinquished by: <u>[Signature]</u>	SIGNATURE	PRINT NAME	COMPANY	DATE	TIME
Received by: <u>[Signature]</u>		Jordan Khan	SNV	07-15-85	16:30
Relinquished by: <u>[Signature]</u>		Dhan Khan	FEBI	7/16/85	10:30
Received by:					

Samples received at 3 °C

# SAMPLE CONDITION UPON RECEIPT CHECKLIST

PROJECT # 507255 CLIENT Evren INITIALS/ DATE: (NP) 7/16/25

If custody seals are present on cooler, are they intact?  NA  YES  NO

Cooler/Sample temperature 3 °C  
Thermometer ID: Fluke 96312917

Were samples received on ice/cold packs?  YES  NO

How did samples arrive?  
 Over the Counter  Picked up by F&BI  FedEx/UPS/GSO

Is there a Chain-of-Custody\* (COC)?  YES  NO Initials/ Date: AP 7/16/25  
\*or other representative documents, letters, and/or shipping memos

Number of days samples have been sitting prior to receipt at laboratory 1 days

Are the samples clearly identified? (explain "no" answer below)  YES  NO

Were all sample containers received intact (i.e. not broken, leaking etc.)? (explain "no" answer below)  YES  NO

Were appropriate sample containers used?  YES  NO  Unknown

If custody seals are present on samples, are they intact?  NA  YES  NO

Are samples requiring no headspace, headspace free?  NA  YES  NO

Is the following information provided on the COC, and does it match the sample label?  
 (explain "no" answer below)

- Sample ID's  Yes  No \_\_\_\_\_  Not on COC/label
- Date Sampled  Yes  No \_\_\_\_\_  Not on COC/label
- Time Sampled  Yes  No \_\_\_\_\_  Not on COC/label
- # of Containers  Yes  No \_\_\_\_\_
- Relinquished  Yes  No \_\_\_\_\_
- Requested analysis  Yes  On Hold \_\_\_\_\_

Other comments (use a separate page if needed)  
- Labeled B04-9 (-09) & B05-19.5-SWI (-13A → E)  
- Added B06-20 (-30) at lab.

Air Samples: Were any additional canisters/tubes received?  NA  YES  NO

Number of unused TO15 canisters\*\* \_\_\_\_\_ Number of unused TO17 tubes \_\_\_\_\_  
\*\*Fill out Green manifolds billing sheet

6/23/25, 2:46 PM

# GLS.

Ship From

EVREN NW  
DAN SAIKO  
18 SE 24TH AVE  
PORTLAND, OR 97214

Ship To

FRIEDMAN & BRUYA, INC  
MICHAEL ERDAHL  
5500 4TH AVE S  
SEATTLE, WA 98108

COD: \$0.00

Weight: 0 lb(s)

Reference:

Delivery Instructions:  
Signature Type: NOT REQUIRED

Package 17 of 25

about:blank

800-322-5555  
[www.gls-us.com](http://www.gls-us.com)

PDS

Tracking #: 563164652



SEATTLE

S06437C



34900424  
**KNT WA980-7C0**

Print Date: 6/23/2025 2:46 PM

## Analytical Laboratory Data Validation Check Sheet

Project Name: Phase 2, High St, Salem, OR Project Number: 2108-25001-01

Date of Review: 8/6/25 Lab. Name: F&BI Lab Batch ID #: 507255

### Chain of Custody

- |  |   |  |  |
|--|---|--|--|
| 1.) Are all requested analyses reported? | <input checked="" type="checkbox"/> yes | <input type="checkbox"/> no            |  |
| 2.) Were the requested methods used?     | <input checked="" type="checkbox"/> yes | <input type="checkbox"/> no            |  |
| 3.) Trip blank submitted?                | <input type="checkbox"/> yes            | <input checked="" type="checkbox"/> no |  |
| 4.) Field blank submitted?               | <input type="checkbox"/> yes            | <input checked="" type="checkbox"/> no |  |

### Timing

- |  |   |                             |  |
|--|---|-----------------------------|--|
| 5.) Samples extracted within holding times?  | <input checked="" type="checkbox"/> yes | <input type="checkbox"/> no |  |
| If not, are all discrepancies footnoted?     | <input type="checkbox"/> yes            | <input type="checkbox"/> no | <input checked="" type="checkbox"/> NA |
| 6.) Analysis performed within holding times? | <input checked="" type="checkbox"/> yes | <input type="checkbox"/> no |  |
| If not, are all discrepancies footnoted?     | <input type="checkbox"/> yes            | <input type="checkbox"/> no | <input checked="" type="checkbox"/> NA |

### Quality Assurance/Quality Control

- |  |   |  |  |
|--|---|--|--|
| 7.) Are the required reporting limits reported? (MRLs vs MDLs/PQLs)            | <input checked="" type="checkbox"/> yes | <input type="checkbox"/> no            |  |
| 8.) Are all reported values above either MRL or MDL?                           | <input checked="" type="checkbox"/> yes | <input type="checkbox"/> no            |  |
| 9.) Are all values between the MDL & PQL tagged as trace?                      | <input type="checkbox"/> yes            | <input type="checkbox"/> no            | <input checked="" type="checkbox"/> NA |
| 10a.) Are reporting limits raised for other reason besides high analyte conc.? | <input type="checkbox"/> yes            | <input checked="" type="checkbox"/> no |  |
| 10b.) If so, are they footnoted?   | <input type="checkbox"/> yes            | <input type="checkbox"/> no            | <input checked="" type="checkbox"/> NA |
| 11.) Lab method blank completed?   | <input checked="" type="checkbox"/> yes | <input type="checkbox"/> no            |  |
| 12.) Lab, Field, or Trip Blank(s) report detections?                           | <input type="checkbox"/> yes            | <input checked="" type="checkbox"/> no |  |
- If yes, indicate blank type, chemical(s) and concentration(s): \_\_\_\_\_

- |   |   |                             |                             |
|---|---|-----------------------------|-----------------------------|
| 13.) For inorganics and metals, is there one method blank for each analyte? | <input checked="" type="checkbox"/> yes | <input type="checkbox"/> no | <input type="checkbox"/> NA |
| If not, are all discrepancies footnoted?                                    | <input type="checkbox"/> yes            | <input type="checkbox"/> no |                             |
| 14.) For VOCs, is there one method blank for each day of analysis?          | <input checked="" type="checkbox"/> yes | <input type="checkbox"/> no | <input type="checkbox"/> NA |
| If not, are all discrepancies footnoted?                                    | <input type="checkbox"/> yes            | <input type="checkbox"/> no |                             |
| 15.) For SVOC's, is there one method blank for each extraction batch?       | <input checked="" type="checkbox"/> yes | <input type="checkbox"/> no | <input type="checkbox"/> NA |
| If not, are all discrepancies footnoted?                                    | <input type="checkbox"/> yes            | <input type="checkbox"/> no |                             |

### Accuracy

- |  |   |  |                             |
|--|---|--|-----------------------------|
| 16.) Is there a surrogate spike recovery for all VOC & SVOC samples? | <input checked="" type="checkbox"/> yes | <input type="checkbox"/> no            | <input type="checkbox"/> NA |
| Do all surrogate spike recoveries meet accepted criteria?            | <input type="checkbox"/> yes            | <input checked="" type="checkbox"/> no |                             |
| If not, are all discrepancies footnoted?                             | <input checked="" type="checkbox"/> yes | <input type="checkbox"/> no            | <input type="checkbox"/> NA |

*The % recovery for 4-Bromofluorobenzene fell outside of control limits due to sample matrix effects.*

- |  |   |  |                             |
|--|---|--|-----------------------------|
| 17.) Is there a spike recovery for all Laboratory Control Samples? | <input checked="" type="checkbox"/> yes | <input type="checkbox"/> no            | <input type="checkbox"/> NA |
| Do all LCS/LCSD spike recoveries meet accepted criteria?           | <input type="checkbox"/> yes            | <input checked="" type="checkbox"/> no |                             |
| If not, are all discrepancies footnoted?                           | <input checked="" type="checkbox"/> yes | <input type="checkbox"/> no            | <input type="checkbox"/> NA |

*The LCS/LCSD recovery values reported fell outside the control limits established for acetone.*

- |  |   |                             |  |
|--|---|-----------------------------|--|
| 18.) Are all LCS/LCSD RPDs within acceptable limits? | <input checked="" type="checkbox"/> yes | <input type="checkbox"/> no | <input type="checkbox"/> NA            |
| If not, are all discrepancies footnoted?             | <input type="checkbox"/> yes            | <input type="checkbox"/> no | <input checked="" type="checkbox"/> NA |

### Precision

- |   |   |  |                             |
|---|---|--|-----------------------------|
| 19.) Are all matrix spike/matrix spike duplicate recoveries within acceptable limits? | <input type="checkbox"/> yes            | <input checked="" type="checkbox"/> no | <input type="checkbox"/> NA |
| If not, are all discrepancies footnoted?  | <input checked="" type="checkbox"/> yes | <input type="checkbox"/> no            | <input type="checkbox"/> NA |

*The MS/MSD recoveries fell outside the control limits established for arsenic; the analyte was spiked at a level that was less than 5 times that present in the sample. The matrix spike recovery may not be meaningful.*

- |   |   |  |                             |
|---|---|--|-----------------------------|
| 20.) Are all matrix spike/matrix spike duplicate RPDs within acceptable limits? | <input type="checkbox"/> yes            | <input checked="" type="checkbox"/> no | <input type="checkbox"/> NA |
| If not, are all discrepancies footnoted?  | <input checked="" type="checkbox"/> yes | <input type="checkbox"/> no            | <input type="checkbox"/> NA |

*The RPDs for several analytes (diesel, 1-Methylnaphthalene, arsenic, barium, and chromium) do not meet acceptance criteria and are footnoted.*

- |   |                              |                             |                             |
|---|------------------------------|-----------------------------|-----------------------------|
| 21.) Do all RPD calculations for Field Duplicates meet accepted criteria? | <input type="checkbox"/> yes | <input type="checkbox"/> no | <input type="checkbox"/> NA |
|---|------------------------------|-----------------------------|-----------------------------|

Initial Review By: SF \_\_\_\_\_

Final Review By: EB \_\_\_\_\_