

January 27, 2026

Oregon Department of Environmental Quality
Voluntary Cleanup Program
700 NE Multnomah Street, Suite 600
Portland, Oregon 97232-4199

Attention: Kevin Dana – Cleanup Project Manager (Kevin.Dana@deq.oregon.gov)

Subject: Limited Site Investigation
Former Gresham Outlook Property
1190 NE Division Street
Gresham, Oregon 97020
ECSI No. 0651

INTRODUCTION

Central Engineering Services (Central) is pleased to submit this Limited Site Investigation (SI) report (SI Report) to the Oregon Department of Environmental Quality (DEQ) for the Former Gresham Outlook property at 1190 NE Division Street in Gresham, Oregon (herein referred to as the Site; Figure 1). The Site is enrolled in DEQ's Voluntary Cleanup Program (VCP) and is assigned Environmental Cleanup Site Information (ECSI) No. 0651. Central prepared a Work Plan for Limited Investigation (Work Plan) dated December 11, 2025 and the Work Plan was approved by DEQ on December 11, 2025. The SI was conducted with the intention of satisfying DEQ requirements to issue a No Further Action (NFA) letter.

The SI Report includes a summary of the project background, field activities, analytical results, and conclusions and recommendations.

BACKGROUND

In 1988, DEQ investigated a release of potassium hydroxide near Burlingame Creek on the southern portion of the Site and issued a Notice of Violation (NOV). Soil cleanup action was completed on the Site to satisfy the NOV. Confirmation soil samples were not included in DEQ's files. The Site was added to the DEQ Inventory of Confirmed Releases in 1988, and subsequently removed in 1989 as a result of DEQ rule changes. The Site was apparently added to the new ECSI database in 1989, without notification to the property owner. During a standard 5-year review by DEQ in 1994, the Site was recommended for Site Screening.

To move forward with an NFA determination, the Site was entered in the VCP. With the Site in the VCP, Central engaged DEQ to identify an efficient pathway to regulatory closure. In 2025, Ramboll conducted a limited Phase II Environmental Site Assessment (ESA) and collected soil and groundwater data beneath the paved area on the southern portion of the Site, with all contaminants of interest being non-detect. DEQ noted that the locations of the borings advanced by Ramboll were north of the area where the potassium hydroxide was reportedly released from a drum, impacting near-surface soil along the southern boundary of the Site. DEQ concluded that a limited assessment of the shallow soil on the southern property boundary, just south of the asphalt pavement and chain-link fence, would be appropriate to determine whether any residual impacts are present and support regulatory closure, if warranted based on the analytical data.

SCOPE OF SERVICES

On December 23, 2025, Central conducted a limited SI in general accordance with the Work Plan, and included the following:

- Prepared a site-specific Health and Safety Plan (HASP) prior to fieldwork in accordance with the U.S. Occupational Safety and Health Administration and Part 1910.120 of Title 29 of the Code of Federal Regulations. A copy of the HASP was present on-site during all field activities.
- Placed the Oregon One Call for public utility notification services on December 16, 2025.
- Advanced two hand-auger borings near the top of the slope along the southern property boundary to a depth of 3 feet below ground surface (bgs). Boring locations are shown on Figure 2.
- Collected a vertical composite soil sample from each boring from depths of 0 to 3 feet bgs (HA-01 and HA-02).

Boring locations were adjusted due to access limitations, vegetation, and refusal due to what appeared to be a concrete slab close to the chain-link fence on the southern property boundary.

Samples were collected using a stainless-steel hand auger. Soil was placed in a stainless-steel bowl and homogenized with a stainless-steel spoon in general accordance with the U.S. Environmental Protection Agency (EPA) Soil Sampling Operating Procedures, 2023 guidance document. Reusable equipment (i.e., stainless steel bowls, spoons, and hand auger) was decontaminated between each sampling location using Alconox and deionized water. Investigation-derived waste (IDW) (i.e., excess soil not used for sampling) was used to fill the exploration hole.

Samples were submitted to Apex Laboratories, LLC of Tigard, Oregon (Apex). All samples were placed into a laboratory-provided container and transported to Apex on ice, following standard chain-of-custody procedures. Samples were submitted for analysis under standard turnaround time. Soil samples were analyzed for the following:

- Diesel- and oil-range organics (DRO and ORO) by Method NWTPH-Dx;
- Polycyclic aromatic hydrocarbons (PAHs) by EPA Method 8270D-SIM; and
- Resource Conservation and Recovery Act (RCRA) 8 metals by EPA Method 6020B.

RESULTS

Results from field activities and analytical results for soil samples are summarized below. A copy of the laboratory analytical results is provided in Attachment A.

FIELD ACTIVITIES

Soils encountered generally consisted of brown medium-stiff to stiff silt with sand, trace gravel, with low to medium plasticity. No obvious signs of contamination based on visual and olfactory observation were identified during soil sampling.

ANALYTICAL RESULTS

Detected soil analytical results are summarized in Table 1. Laboratory analytical reports are provided in Attachment A. The data are compared to the applicable regulatory screening levels below, as appropriate:

- Oregon DEQ Risk-Based Concentrations (RBCs) for soil ingestion, dermal contact, and inhalation for occupational, construction worker, and excavation worker receptors;
- DEQ RBCs for soil volatilization to outdoor air for occupational receptors;
- DEQ RBCs for soil leaching to groundwater for occupational receptors;
- DEQ Clean Fill Criteria; and

- DEQ Portland Basin Background Metals concentrations.

DRO, ORO, and PAHs were not detected or were detected below applicable screening levels.

Total metals were not detected or were detected below applicable screening levels, with the exception of sample HA-02. In the sample collected from HA-02, lead and silver were detected at 34.6 milligrams per kilogram (mg/kg) and 1.35 mg/kg, respectively, which only slightly exceeded DEQ Portland Basin Background Metals concentrations of 28 mg/kg for lead and 0.82 mg/kg for silver but are significantly less than applicable DEQ RBCs. In the sample collected from HA-02, arsenic was detected at 2.02 mg/kg, which exceeded DEQ RBCs for soil ingestion, dermal contact, and inhalation for occupational receptors, but did not exceed DEQ Portland Basin Background Metals concentrations.

CONCLUSIONS AND RECOMMENDATIONS

On December 23, 2025, Central conducted a limited SI to determine whether any residual impacts from the 1988 release from a drum on the southern boundary of the Site are present. DRO, ORO, and PAHs were either not detected above the method reporting limit, or were detected at concentrations below applicable screening levels, including DEQ Clean Fill Criteria which are generally based on ecological risk screening levels. Total metals were not detected or were detected below applicable screening levels, with the exception of sample HA-02, which had lead and silver concentrations that slightly exceeded the DEQ Portland Basin Background Metals concentrations but were significantly less than applicable DEQ RBCs. The lead and silver detections are considered to be representative of background conditions and not indicative of a release or warranting further assessment.

Based on the analytical results, this SI did not identify substances at concentrations that would pose a risk to human or ecological receptors. Central believes that the limited assessment of shallow soil at the reported drum release location on the southern property boundary has effectively addressed potential for residual impacts consistent with DEQ requirements and the DEQ-approved work plan, and recommends an NFA determination and regulatory closure of the Former Gresham Outlook Site.

CLOSING

We appreciate DEQ's involvement and support on this project. Please contact the undersigned if you have any questions regarding this submittal and request for regulatory closure.

Respectfully,

Central Engineering Services



Taylor Lee, E.I.T.
Staff Engineer



Craig Ware, R.G.
Principal Geologist

Attachments:

- Figure 1 – Site Map
- Figure 2 – Site Plan
- Table 1 – Soil Analytical Results – Diesel- and Oil-Range Organics, Polycyclic Aromatic Hydrocarbons, and Total Metals
- Attachment A – Laboratory Analytical Report

LIMITATIONS

This environmental investigation was conducted following industry standards to assess site conditions accurately. However, the following limitations apply:

Scope and Boundaries: The assessment was limited to the defined scope of work. Areas outside the specified boundaries were not evaluated.

Site Access: Access restrictions, including physical barriers and safety concerns, may have limited observations in certain areas.

Sampling and Analysis: Samples were collected at representative locations. Environmental conditions may vary spatially and over time, so findings reflect conditions at the time of sampling.

Data Accuracy: Analytical results were obtained from accredited laboratories. Variations in sampling, handling, and analysis procedures may affect data accuracy.

Historical Information: Historical records and third-party information were reviewed. The accuracy of these sources cannot be independently verified.

Regulatory Scope: This report is for environmental assessment purposes only and is not intended as a legal or regulatory compliance document.

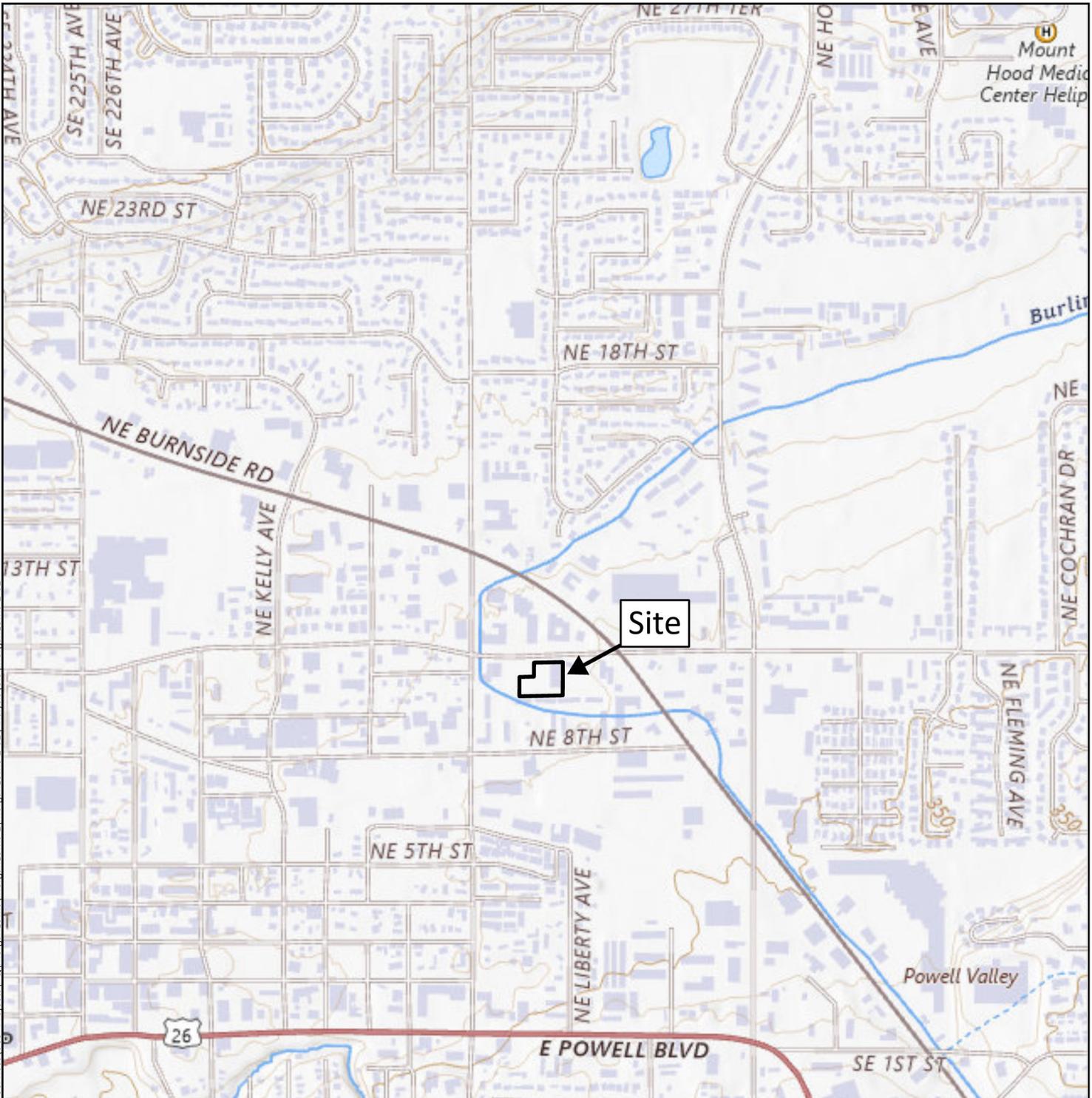
Unanticipated Conditions: Findings are based on observed conditions. Unidentified environmental issues may exist and require further assessment if encountered in the future.

Report Use: This report is intended solely for DOWL and its client. Third parties should not rely on it without permission from Central.

These limitations should be considered when interpreting this report's findings and conclusions.



Figures



Site Map

1190 Northeast Division Street, Gresham, OR

| | |
|---|----------|
|  | Figure 1 |
|---|----------|

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USGS The National Map: National Boundaries Dataset, 3DEP Elevation Program, Geographic Names Information System, National Hydrography Dataset, National Land Cover Database, National Structures Dataset, and National Transportation Dataset; USGS Global Ecosystems; U.S. Census Bureau TIGER/Line data; USFS Road data; Natural Earth Data; U.S. Department of State HIU; NOAA National Centers for Environmental Information. Data refreshed October 27, 2025. Map data © OpenStreetMap contributors, Microsoft, Facebook, Inc. and its affiliates, Esri Community Maps contributors, Map layer by Esri



Legend

-  Approximate Site Boundary
-  Hand Auger Boring Location (Central)
-  Previous Soil Boring Location (Ramboll)



| | |
|---|--|
| Site Plan | |
| 1190 Northeast Division Street, Gresham, OR | |
|  | CENTRAL ENGINEERING SERVICES |
| Figure 2 | |

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Sources: © OpenStreetMap (and) contributors, CC-BY-SA, Microsoft, Vantor, Esri Community Maps Contributors, Oregon Metro, Oregon State Parks, State of Oregon GEO, © OpenStreetMap, Microsoft, Esri, TomTom, Garmin, SafeGraph, GeoTechnologies, Inc, METI/NASA, USGS, Bureau of Land Management, EPA, NPS, US Census Bureau, USDA, USFWS



Tables

Table 1
Soil Analytical Results - Diesel Range Organics, Polycyclic Aromatic Hydrocarbons, and Total Metals
Former Gresham Outlook
Gresham, Oregon

| | | | DEQ RBCs | | | | | DEQ Clean Fill Criteria ⁶ | DEQ Portland Basin Background Metals ⁷ |
|---|--------------------|-----------------|--|----------------------------------|--------------------------------|-------------------------------|------------------------------|--------------------------------------|---|
| | | | Soil Ingestion, Dermal Contact, and Inhalation | | | Volatilization to Outdoor Air | Soil Leaching to Groundwater | | |
| Sample ID | HA-01 | HA-02 | Occupational ¹ | Construction Worker ² | Excavation Worker ³ | Occupational ⁴ | Occupational ⁵ | | |
| Sample Depth (feet bgs) | 0-3 | 0-3 | | | | | | | |
| Sample Date | 12/23/2025 | 12/23/2025 | | | | | | | |
| Concentrations (mg/kg) | | | | | | | | | |
| Diesel Range Organics by NWTPH-Dx | | | | | | | | | |
| Diesel Range Organics | <22.4 | <22.7 | 14,000 | 4,600 | >Max | >Max | >Max | 1,100 | -- |
| Oil Range Organics | 229 F-03 | 476 F-03 | | | | | | | -- |
| Polycyclic Aromatic Hydrocarbons by EPA Method 8270E-SIM | | | | | | | | | |
| 1-Methylnaphthalene | <0.0453 | <0.0437 | -- | -- | -- | -- | -- | 0.36 | -- |
| 2-Methylnaphthalene | <0.0453 | <0.0437 | -- | -- | -- | -- | -- | 11 | -- |
| Acenaphthene | <0.0453 | <0.0437 | 70,000 | 21,000 | 590,000 | >Max | >Csat | 0.25 | -- |
| Acenaphthylene | <0.0453 | <0.0437 | -- | -- | -- | -- | -- | 120 | -- |
| Anthracene | <0.0453 | <0.0437 | 350,000 | 110,000 | >Max | >Max | >Csat | 6.8 | -- |
| Benzo(a)anthracene | <0.0453 | <0.0437 | 21 | 170 | 4,800 | >Csat | >Csat | 0.73 | -- |
| Benzo(a)pyrene | <0.0453 | <0.0437 | 2.1 | 17 | 490 | NV | >Csat | 0.11 | -- |
| Benzo(b)fluoranthene | 0.0495 | <0.0437 | 21 | 170 | 4,900 | NV | >Csat | 1.1 | -- |
| Benzo(g,h,i)perylene | 0.0472 | <0.0437 | -- | -- | -- | -- | -- | 25 | -- |
| Benzo(k)fluoranthene | <0.0453 | <0.0437 | 210 | 1,700 | 49,000 | NV | >Csat | 11 | -- |
| Chrysene | 0.0523 M-05 | <0.0437 | 2,100 | 17,000 | 490,000 | NV | >Csat | 3.1 | -- |
| Dibenzo(a,h)anthracene | <0.0453 | <0.0437 | 2.1 | 17 | 490 | NV | >Csat | 0.11 | -- |
| Dibenzofuran | <0.0453 | <0.0437 | -- | -- | -- | -- | -- | 0.002 | -- |
| Fluoranthene | 0.0628 | <0.0437 | 30,000 | 10,000 | 280,000 | NV | >Csat | 10 | -- |
| Fluorene | <0.0453 | <0.0437 | 47,000 | 14,000 | 390,000 | >Max | >Csat | 3.7 | -- |
| Indeno(1,2,3-cd)pyrene | <0.0453 | <0.0437 | 21 | 170 | 4,900 | NV | >Csat | 1.1 | -- |
| Naphthalene | <0.0453 | <0.0437 | 23 | 580 | 16,000 | 83 | 0.34 | 0.077 | -- |
| Phenanthrene | <0.0453 | <0.0437 | -- | -- | -- | -- | -- | 5.5 | -- |
| Pyrene | 0.0821 | <0.0437 | 23,000 | 7,500 | 210,000 | >Max | >Csat | 10 | -- |
| Total Metals by EPA 6020B (ICPMS) | | | | | | | | | |
| Arsenic | 1.47 | 2.02 | 1.9 | 15 | 420 | NV | -- | -- | 8.8 |
| Barium | 95.5 | 113 | 220,000 | 69,000 | >Max | NV | -- | -- | 790 |
| Cadmium | <0.272 | 0.268 | 1,100 | 350 | 9,700 | NV | -- | -- | 0.63 |
| Chromium | 20.3 | 38.2 | >Max | 530,000 | >Max | NV | -- | -- | 76 |
| Lead | 17.2 | 34.6 | 800 | 800 | 800 | NV | 30 | -- | <u>28</u> |
| Mercury | <0.109 | <0.0980 | 350 | 110 | 2,900 | NV | -- | -- | 0.23 |
| Selenium | <1.36 | <1.23 | -- | -- | -- | -- | -- | -- | 0.71 |
| Silver | 0.687 | 1.35 | 5,800 | 1,800 | 49,000 | NV | -- | -- | <u>0.82</u> |

NOTES:

Results in **bold** denote concentrations above the laboratory minimum reporting limit.

Results underlined denote concentrations exceeding applicable DEQ Background Metals

< denotes analyte not detected at or exceeding the laboratory reporting limit listed.

-- no data available

mg/kg - milligram per kilogram

bgs - below ground surface

NV - nonvolatile

F-03 = The result for this hydrocarbon range is elevated due to the presence of individual analyte peaks in the quantitation range that are not representative of the fuel pattern reported.

M-05 = Estimated results. Peak separation for structural isomers is insufficient for accurate quantification.

¹Department of Environmental Quality (DEQ) Risk Based Concentrations (RBCs) Soil Ingestion, Dermal Contact, and Inhalation for Occupational data table revised August 2023

²Department of Environmental Quality (DEQ) Risk Based Concentrations (RBCs) Soil Ingestion, Dermal Contact, and Inhalation for Construction Worker data table revised August 2023

³Department of Environmental Quality (DEQ) Risk Based Concentrations (RBCs) Soil Ingestion, Dermal Contact, and Inhalation for Excavation Worker data table revised August 2023

⁴Department of Environmental Quality (DEQ) Risk Based Concentrations (RBCs) Soil Volatilization to Outdoor Air for Occupational data table revised August 2023

⁵Department of Environmental Quality (DEQ) Risk Based Concentrations (RBCs) Soil Leaching to Groundwater for Occupational data table revised August 2023

⁶Department of Environmental Quality (DEQ) Clean Fill Criteria Table 2 revised June 2019

⁷Department of Environmental Quality (DEQ) Portland Basin Background Metals revised June 2019

DEQ = Department of Environmental Quality

RBCs = Risk Based Concentrations



Attachment A: Laboratory Analytical Report



ANALYTICAL REPORT

Apex Laboratories, LLC

6700 S.W. Sandburg Street
Tigard, OR 97223
503-718-2323
ORELAP ID: OR100062

Thursday, January 8, 2026

Megan Masterson
Central Engineering Services
7662 SW Mohawk St
Tualatin, OR 97062

RE: A5L2087 - Former Gresham Outlook - MorganLewis-1-01

Thank you for using Apex Laboratories. We greatly appreciate your business and strive to provide the highest quality services to the environmental industry.

Enclosed are the results of analyses for work order A5L2087, which was received by the laboratory on 12/23/2025 at 11:55:00AM.

If you have any questions concerning this report or the services we offer, please feel free to contact me by email at: pnerenberg@apex-labs.com, or by phone at 503-718-2323.

Please note: All samples will be disposed of within 30 days of sample receipt, unless prior arrangements have been made.

Table with 1 column and 1 row: Cooler Receipt Information. Content: Acceptable Receipt Temperature is less than, or equal to, 6 degC (not frozen), or received on ice the same day as sampling. (See Cooler Receipt Form for details). Default Cooler 1.9 degC

This Final Report is the official version of the data results for this sample submission, unless superseded by a subsequent, labeled amended report. All other deliverables derived from this data, including Electronic Data Deliverables (EDDs), CLP-like forms, client requested summary sheets, and all other products are considered secondary to this report.



Apex Laboratories

Philip Nerenberg (signature)

Philip Nerenberg, Lab Director

The results in this report apply to the samples analyzed in accordance with the chain of custody document(s) and updated by any subsequent written communications. This analytical report must be reproduced in its entirety.



ANALYTICAL REPORT

Apex Laboratories, LLC

6700 S.W. Sandburg Street
Tigard, OR 97223
503-718-2323
ORELAP ID: OR100062

| | | |
|--|--|--|
| Central Engineering Services 7662 SW Mohawk St Tualatin, OR 97062 | Project: Former Gresham Outlook Project Number: MorganLewis-1-01 Project Manager: Megan Masterson | Report ID: A5L2087 - 01 08 26 1656 |
|--|--|--|

ANALYTICAL REPORT FOR SAMPLES

SAMPLE INFORMATION

| Client Sample ID | Laboratory ID | Matrix | Date Sampled | Date Received |
|------------------|---------------|--------|----------------|----------------|
| HA-01 | A5L2087-01 | Soil | 12/23/25 10:15 | 12/23/25 11:55 |
| HA-02 | A5L2087-02 | Soil | 12/23/25 10:50 | 12/23/25 11:55 |

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Philip Nerenberg, Lab Director



ANALYTICAL REPORT

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| | | |
|--|--|---|
| Central Engineering Services 7662 SW Mohawk St Tualatin, OR 97062 | Project: Former Gresham Outlook Project Number: MorganLewis-1-01 Project Manager: Megan Masterson | Report ID: A5L2087 - 01 08 26 1656 |
|--|--|---|

ANALYTICAL SAMPLE RESULTS

Diesel and/or Oil Hydrocarbons by NWTPH-Dx

| Analyte | Sample Result | Detection Limit | Reporting Limit | Units | Dilution | Date Analyzed | Method Ref. | Notes |
|--------------------------------------|---------------|-----------------------|---------------------|-------------------------|-----------------------|-----------------------|-----------------|-------------|
| HA-01 (A5L2087-01RE1) | | | Matrix: Soil | | Batch: 25L0886 | | | |
| Diesel | ND | --- | 22.4 | mg/kg dry | 1 | 12/24/25 16:12 | NWTPH-Dx | |
| Oil | 229 | --- | 44.8 | mg/kg dry | 1 | 12/24/25 16:12 | NWTPH-Dx | F-03 |
| <i>Surrogate: o-Terphenyl (Surr)</i> | | <i>Recovery: 86 %</i> | | <i>Limits: 50-150 %</i> | <i>1</i> | <i>12/24/25 16:12</i> | <i>NWTPH-Dx</i> | |
| HA-02 (A5L2087-02) | | | Matrix: Soil | | Batch: 25L0886 | | | |
| Diesel | ND | --- | 22.7 | mg/kg dry | 1 | 12/24/25 18:01 | NWTPH-Dx | |
| Oil | 476 | --- | 45.4 | mg/kg dry | 1 | 12/24/25 18:01 | NWTPH-Dx | F-03 |
| <i>Surrogate: o-Terphenyl (Surr)</i> | | <i>Recovery: 82 %</i> | | <i>Limits: 50-150 %</i> | <i>1</i> | <i>12/24/25 18:01</i> | <i>NWTPH-Dx</i> | |

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Philip Nerenberg, Lab Director

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| | | |
|--|--|---|
| Central Engineering Services 7662 SW Mohawk St Tualatin, OR 97062 | Project: Former Gresham Outlook Project Number: MorganLewis-1-01 Project Manager: Megan Masterson | Report ID: A5L2087 - 01 08 26 1656 |
|--|--|---|

ANALYTICAL SAMPLE RESULTS

Polycyclic Aromatic Hydrocarbons (PAHs) by EPA 8270E (SIM)

| Analyte | Sample Result | Detection Limit | Reporting Limit | Units | Dilution | Date Analyzed | Method Ref. | Notes |
|---|---------------|------------------------|-----------------|-------------------------|----------|-----------------------|-----------------------|----------------------|
| HA-01 (A5L2087-01) | | | | Matrix: Soil | | Batch: 25L0894 | | |
| Acenaphthene | ND | --- | 45.3 | ug/kg dry | 4 | 12/24/25 16:28 | EPA 8270E SIM | |
| Acenaphthylene | ND | --- | 45.3 | ug/kg dry | 4 | 12/24/25 16:28 | EPA 8270E SIM | |
| Anthracene | ND | --- | 45.3 | ug/kg dry | 4 | 12/24/25 16:28 | EPA 8270E SIM | |
| Benz(a)anthracene | ND | --- | 45.3 | ug/kg dry | 4 | 12/24/25 16:28 | EPA 8270E SIM | |
| Benzo(a)pyrene | ND | --- | 45.3 | ug/kg dry | 4 | 12/24/25 16:28 | EPA 8270E SIM | |
| Benzo(b)fluoranthene | 49.5 | --- | 45.3 | ug/kg dry | 4 | 12/24/25 16:28 | EPA 8270E SIM | |
| Benzo(k)fluoranthene | ND | --- | 45.3 | ug/kg dry | 4 | 12/24/25 16:28 | EPA 8270E SIM | |
| Benzo(g,h,i)perylene | 47.2 | --- | 45.3 | ug/kg dry | 4 | 12/24/25 16:28 | EPA 8270E SIM | |
| Chrysene | 52.3 | --- | 45.3 | ug/kg dry | 4 | 12/24/25 16:28 | EPA 8270E SIM | M-05 |
| Dibenz(a,h)anthracene | ND | --- | 45.3 | ug/kg dry | 4 | 12/24/25 16:28 | EPA 8270E SIM | |
| Fluoranthene | 62.8 | --- | 45.3 | ug/kg dry | 4 | 12/24/25 16:28 | EPA 8270E SIM | |
| Fluorene | ND | --- | 45.3 | ug/kg dry | 4 | 12/24/25 16:28 | EPA 8270E SIM | |
| Indeno(1,2,3-cd)pyrene | ND | --- | 45.3 | ug/kg dry | 4 | 12/24/25 16:28 | EPA 8270E SIM | |
| 1-Methylnaphthalene | ND | --- | 45.3 | ug/kg dry | 4 | 12/24/25 16:28 | EPA 8270E SIM | |
| 2-Methylnaphthalene | ND | --- | 45.3 | ug/kg dry | 4 | 12/24/25 16:28 | EPA 8270E SIM | |
| Naphthalene | ND | --- | 45.3 | ug/kg dry | 4 | 12/24/25 16:28 | EPA 8270E SIM | |
| Phenanthrene | ND | --- | 45.3 | ug/kg dry | 4 | 12/24/25 16:28 | EPA 8270E SIM | |
| Pyrene | 82.1 | --- | 45.3 | ug/kg dry | 4 | 12/24/25 16:28 | EPA 8270E SIM | |
| Dibenzofuran | ND | --- | 45.3 | ug/kg dry | 4 | 12/24/25 16:28 | EPA 8270E SIM | |
| <i>Surrogate: 2-Fluorobiphenyl (Surr)</i> | | <i>Recovery: 102 %</i> | | <i>Limits: 44-120 %</i> | | <i>4</i> | <i>12/24/25 16:28</i> | <i>EPA 8270E SIM</i> |
| <i>p-Terphenyl-d14 (Surr)</i> | | <i>88 %</i> | | <i>54-127 %</i> | | <i>4</i> | <i>12/24/25 16:28</i> | <i>EPA 8270E SIM</i> |

| | | | | | | | | |
|---------------------------|----|-----|------|---------------------|---|-----------------------|---------------|-------------|
| HA-02 (A5L2087-02) | | | | Matrix: Soil | | Batch: 25L0894 | | R-04 |
| Acenaphthene | ND | --- | 43.7 | ug/kg dry | 4 | 12/24/25 16:53 | EPA 8270E SIM | |
| Acenaphthylene | ND | --- | 43.7 | ug/kg dry | 4 | 12/24/25 16:53 | EPA 8270E SIM | |
| Anthracene | ND | --- | 43.7 | ug/kg dry | 4 | 12/24/25 16:53 | EPA 8270E SIM | |
| Benz(a)anthracene | ND | --- | 43.7 | ug/kg dry | 4 | 12/24/25 16:53 | EPA 8270E SIM | |
| Benzo(a)pyrene | ND | --- | 43.7 | ug/kg dry | 4 | 12/24/25 16:53 | EPA 8270E SIM | |
| Benzo(b)fluoranthene | ND | --- | 43.7 | ug/kg dry | 4 | 12/24/25 16:53 | EPA 8270E SIM | |
| Benzo(k)fluoranthene | ND | --- | 43.7 | ug/kg dry | 4 | 12/24/25 16:53 | EPA 8270E SIM | |
| Benzo(g,h,i)perylene | ND | --- | 43.7 | ug/kg dry | 4 | 12/24/25 16:53 | EPA 8270E SIM | |
| Chrysene | ND | --- | 43.7 | ug/kg dry | 4 | 12/24/25 16:53 | EPA 8270E SIM | |
| Dibenz(a,h)anthracene | ND | --- | 43.7 | ug/kg dry | 4 | 12/24/25 16:53 | EPA 8270E SIM | |

Apex Laboratories

Philip Nerenberg, Lab Director

The results in this report apply to the samples analyzed in accordance with the chain of custody document(s) and updated by any subsequent written communications. This analytical report must be reproduced in its entirety.



ANALYTICAL REPORT

Apex Laboratories, LLC

6700 S.W. Sandburg Street
Tigard, OR 97223
503-718-2323
ORELAP ID: OR100062

| | | |
|---|---|--|
| <p>Central Engineering Services 7662 SW Mohawk St Tualatin, OR 97062</p> | <p>Project: Former Gresham Outlook Project Number: MorganLewis-1-01 Project Manager: Megan Masterson</p> | <p style="text-align: right;">Report ID: A5L2087 - 01 08 26 1656</p> |
|---|---|--|

ANALYTICAL SAMPLE RESULTS

Polycyclic Aromatic Hydrocarbons (PAHs) by EPA 8270E (SIM)

| Analyte | Sample Result | Detection Limit | Reporting Limit | Units | Dilution | Date Analyzed | Method Ref. | Notes |
|---|---------------|------------------------|-----------------|-------------------------|----------|-----------------------|-----------------------|----------------------|
| HA-02 (A5L2087-02) | | | | Matrix: Soil | | Batch: 25L0894 | | R-04 |
| Fluoranthene | ND | --- | 43.7 | ug/kg dry | 4 | 12/24/25 16:53 | EPA 8270E SIM | |
| Fluorene | ND | --- | 43.7 | ug/kg dry | 4 | 12/24/25 16:53 | EPA 8270E SIM | |
| Indeno(1,2,3-cd)pyrene | ND | --- | 43.7 | ug/kg dry | 4 | 12/24/25 16:53 | EPA 8270E SIM | |
| 1-Methylnaphthalene | ND | --- | 43.7 | ug/kg dry | 4 | 12/24/25 16:53 | EPA 8270E SIM | |
| 2-Methylnaphthalene | ND | --- | 43.7 | ug/kg dry | 4 | 12/24/25 16:53 | EPA 8270E SIM | |
| Naphthalene | ND | --- | 43.7 | ug/kg dry | 4 | 12/24/25 16:53 | EPA 8270E SIM | |
| Phenanthrene | ND | --- | 43.7 | ug/kg dry | 4 | 12/24/25 16:53 | EPA 8270E SIM | |
| Pyrene | ND | --- | 43.7 | ug/kg dry | 4 | 12/24/25 16:53 | EPA 8270E SIM | |
| Dibenzofuran | ND | --- | 43.7 | ug/kg dry | 4 | 12/24/25 16:53 | EPA 8270E SIM | |
| <i>Surrogate: 2-Fluorobiphenyl (Surr)</i> | | <i>Recovery: 103 %</i> | | <i>Limits: 44-120 %</i> | | <i>4</i> | <i>12/24/25 16:53</i> | <i>EPA 8270E SIM</i> |
| <i>p-Terphenyl-d14 (Surr)</i> | | <i>86 %</i> | | <i>54-127 %</i> | | <i>4</i> | <i>12/24/25 16:53</i> | <i>EPA 8270E SIM</i> |

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ANALYTICAL REPORT

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| | | |
|--|--|---|
| Central Engineering Services 7662 SW Mohawk St Tualatin, OR 97062 | Project: Former Gresham Outlook Project Number: MorganLewis-1-01 Project Manager: Megan Masterson | Report ID: A5L2087 - 01 08 26 1656 |
|--|--|---|

ANALYTICAL SAMPLE RESULTS

Total Metals by EPA 6020B (ICPMS)

| Analyte | Sample Result | Detection Limit | Reporting Limit | Units | Dilution | Date Analyzed | Method Ref. | Notes |
|---|---------------|-----------------|-----------------|-----------|----------|----------------|-------------|-------|
| HA-01 (A5L2087-01) Matrix: Soil | | | | | | | | |
| Batch: 26A0025 | | | | | | | | |
| Arsenic | 1.47 | --- | 1.36 | mg/kg dry | 10 | 01/03/26 01:04 | EPA 6020B | |
| Cadmium | ND | --- | 0.272 | mg/kg dry | 10 | 01/03/26 01:04 | EPA 6020B | |
| Chromium | 20.3 | --- | 1.36 | mg/kg dry | 10 | 01/03/26 01:04 | EPA 6020B | |
| Selenium | ND | --- | 1.36 | mg/kg dry | 10 | 01/03/26 01:04 | EPA 6020B | |
| HA-01 (A5L2087-01RE1) Matrix: Soil | | | | | | | | |
| Batch: 26A0025 | | | | | | | | |
| Barium | 95.5 | --- | 1.36 | mg/kg dry | 10 | 01/03/26 23:44 | EPA 6020B | |
| Lead | 17.2 | --- | 0.272 | mg/kg dry | 10 | 01/03/26 23:44 | EPA 6020B | |
| Mercury | ND | --- | 0.109 | mg/kg dry | 10 | 01/03/26 23:44 | EPA 6020B | |
| Silver | 0.687 | --- | 0.272 | mg/kg dry | 10 | 01/03/26 23:44 | EPA 6020B | |
| HA-02 (A5L2087-02) Matrix: Soil | | | | | | | | |
| Batch: 26A0025 | | | | | | | | |
| Arsenic | 2.02 | --- | 1.23 | mg/kg dry | 10 | 01/03/26 01:09 | EPA 6020B | |
| Cadmium | 0.268 | --- | 0.245 | mg/kg dry | 10 | 01/03/26 01:09 | EPA 6020B | |
| Chromium | 38.2 | --- | 1.23 | mg/kg dry | 10 | 01/03/26 01:09 | EPA 6020B | |
| Selenium | ND | --- | 1.23 | mg/kg dry | 10 | 01/03/26 01:09 | EPA 6020B | |
| HA-02 (A5L2087-02RE1) Matrix: Soil | | | | | | | | |
| Batch: 26A0025 | | | | | | | | |
| Barium | 113 | --- | 1.23 | mg/kg dry | 10 | 01/03/26 23:50 | EPA 6020B | |
| Lead | 34.6 | --- | 0.245 | mg/kg dry | 10 | 01/03/26 23:50 | EPA 6020B | |
| Mercury | ND | --- | 0.0980 | mg/kg dry | 10 | 01/03/26 23:50 | EPA 6020B | |
| Silver | 1.35 | --- | 0.245 | mg/kg dry | 10 | 01/03/26 23:50 | EPA 6020B | |

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| <u>Central Engineering Services</u> 7662 SW Mohawk St Tualatin, OR 97062 | Project: Former Gresham Outlook Project Number: MorganLewis-1-01 Project Manager: Megan Masterson | Report ID: A5L2087 - 01 08 26 1656 |
|--|--|---|

ANALYTICAL SAMPLE RESULTS

Percent Dry Weight

| Analyte | Sample Result | Detection Limit | Reporting Limit | Units | Dilution | Date Analyzed | Method Ref. | Notes |
|---------------------------|---------------|-----------------|-----------------|---------------------|----------|-----------------------|-------------|-------|
| HA-01 (A5L2087-01) | | | | Matrix: Soil | | Batch: 25L0917 | | |
| % Solids | 77.2 | --- | 1.00 | % | 1 | 12/27/25 07:12 | EPA 8000D | |
| HA-02 (A5L2087-02) | | | | Matrix: Soil | | Batch: 25L0904 | | |
| % Solids | 80.0 | --- | 1.00 | % | 1 | 12/26/25 08:22 | EPA 8000D | |

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QUALITY CONTROL (QC) SAMPLE RESULTS

Diesel and/or Oil Hydrocarbons by NWTPH-Dx

| Analyte | Result | Detection Limit | Reporting Limit | Units | Dilution | Spike Amount | Source Result | % REC | % REC Limits | RPD | RPD Limit | Notes |
|--|--------------|------------------------|-----------------|-------------------------|----------|---|---------------|-------|--------------|-----|-----------|-------|
| Batch 25L0886 - EPA 3546 (Fuels) | | | | | | Soil | | | | | | |
| Blank (25L0886-BLK1) | | | | | | Prepared: 12/24/25 08:03 Analyzed: 12/24/25 10:21 | | | | | | |
| <u>NWTPH-Dx</u> | | | | | | | | | | | | |
| Diesel | ND | --- | 20.0 | mg/kg wet | 1 | --- | --- | --- | --- | --- | --- | |
| Oil | ND | --- | 40.0 | mg/kg wet | 1 | --- | --- | --- | --- | --- | --- | |
| <i>Surr: o-Terphenyl (Surr)</i> | | <i>Recovery: 86 %</i> | | <i>Limits: 50-150 %</i> | | <i>Dilution: 1x</i> | | | | | | |
| LCS (25L0886-BS1) | | | | | | Prepared: 12/24/25 08:03 Analyzed: 12/24/25 10:43 | | | | | | |
| <u>NWTPH-Dx</u> | | | | | | | | | | | | |
| Diesel | 111 | --- | 20.0 | mg/kg wet | 1 | 125 | --- | 89 | 38-132% | --- | --- | |
| <i>Surr: o-Terphenyl (Surr)</i> | | <i>Recovery: 91 %</i> | | <i>Limits: 50-150 %</i> | | <i>Dilution: 1x</i> | | | | | | |
| Duplicate (25L0886-DUP1) | | | | | | Prepared: 12/24/25 08:03 Analyzed: 12/24/25 11:25 | | | | | | |
| <u>QC Source Sample: Non-SDG (A5L2035-01)</u> | | | | | | | | | | | | |
| Diesel | 23800 | --- | 201 | mg/kg dry | 10 | --- | 18500 | --- | --- | 25 | 30% | F-11 |
| Oil | ND | --- | 402 | mg/kg dry | 10 | --- | ND | --- | --- | --- | 30% | |
| <i>Surr: o-Terphenyl (Surr)</i> | | <i>Recovery: 103 %</i> | | <i>Limits: 50-150 %</i> | | <i>Dilution: 10x</i> | | | | | | |
| Duplicate (25L0886-DUP3) | | | | | | Prepared: 12/24/25 11:14 Analyzed: 12/24/25 16:55 | | | | | | |
| <u>QC Source Sample: HA-01 (A5L2087-01RE1)</u> | | | | | | | | | | | | |
| <u>NWTPH-Dx</u> | | | | | | | | | | | | |
| Diesel | ND | --- | 21.7 | mg/kg dry | 1 | --- | ND | --- | --- | --- | 30% | |
| Oil | 254 | --- | 43.4 | mg/kg dry | 1 | --- | 229 | --- | --- | 10 | 30% | F-03 |
| <i>Surr: o-Terphenyl (Surr)</i> | | <i>Recovery: 82 %</i> | | <i>Limits: 50-150 %</i> | | <i>Dilution: 1x</i> | | | | | | |

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QUALITY CONTROL (QC) SAMPLE RESULTS

Polycyclic Aromatic Hydrocarbons (PAHs) by EPA 8270E (SIM)

| Analyte | Result | Detection Limit | Reporting Limit | Units | Dilution | Spike Amount | Source Result | % REC | % REC Limits | RPD | RPD Limit | Notes |
|--------------------------------------|--------|-----------------------|-----------------|-------------------------|----------|---|---------------|-------|--------------|-----|-----------|-------|
| Batch 25L0894 - EPA 3546 | | | | | | Soil | | | | | | |
| Blank (25L0894-BLK1) | | | | | | Prepared: 12/24/25 09:21 Analyzed: 12/24/25 14:20 | | | | | | |
| EPA 8270E SIM | | | | | | | | | | | | |
| Acenaphthene | ND | --- | 2.67 | ug/kg wet | 1 | --- | --- | --- | --- | --- | --- | --- |
| Acenaphthylene | ND | --- | 2.67 | ug/kg wet | 1 | --- | --- | --- | --- | --- | --- | --- |
| Anthracene | ND | --- | 2.67 | ug/kg wet | 1 | --- | --- | --- | --- | --- | --- | --- |
| Benzo(a)anthracene | ND | --- | 2.67 | ug/kg wet | 1 | --- | --- | --- | --- | --- | --- | --- |
| Benzo(a)pyrene | ND | --- | 2.67 | ug/kg wet | 1 | --- | --- | --- | --- | --- | --- | --- |
| Benzo(b)fluoranthene | ND | --- | 2.67 | ug/kg wet | 1 | --- | --- | --- | --- | --- | --- | --- |
| Benzo(k)fluoranthene | ND | --- | 2.67 | ug/kg wet | 1 | --- | --- | --- | --- | --- | --- | --- |
| Benzo(g,h,i)perylene | ND | --- | 2.67 | ug/kg wet | 1 | --- | --- | --- | --- | --- | --- | --- |
| Chrysene | ND | --- | 2.67 | ug/kg wet | 1 | --- | --- | --- | --- | --- | --- | --- |
| Dibenz(a,h)anthracene | ND | --- | 2.67 | ug/kg wet | 1 | --- | --- | --- | --- | --- | --- | --- |
| Fluoranthene | ND | --- | 2.67 | ug/kg wet | 1 | --- | --- | --- | --- | --- | --- | --- |
| Fluorene | ND | --- | 2.67 | ug/kg wet | 1 | --- | --- | --- | --- | --- | --- | --- |
| Indeno(1,2,3-cd)pyrene | ND | --- | 2.67 | ug/kg wet | 1 | --- | --- | --- | --- | --- | --- | --- |
| 1-Methylnaphthalene | ND | --- | 2.67 | ug/kg wet | 1 | --- | --- | --- | --- | --- | --- | --- |
| 2-Methylnaphthalene | ND | --- | 2.67 | ug/kg wet | 1 | --- | --- | --- | --- | --- | --- | --- |
| Naphthalene | ND | --- | 2.67 | ug/kg wet | 1 | --- | --- | --- | --- | --- | --- | --- |
| Phenanthrene | ND | --- | 2.67 | ug/kg wet | 1 | --- | --- | --- | --- | --- | --- | --- |
| Pyrene | ND | --- | 2.67 | ug/kg wet | 1 | --- | --- | --- | --- | --- | --- | --- |
| Dibenzofuran | ND | --- | 2.67 | ug/kg wet | 1 | --- | --- | --- | --- | --- | --- | --- |
| <i>Surr: 2-Fluorobiphenyl (Surr)</i> | | <i>Recovery: 92 %</i> | | <i>Limits: 44-120 %</i> | | <i>Dilution: 1x</i> | | | | | | |
| <i>p-Terphenyl-d14 (Surr)</i> | | <i>92 %</i> | | <i>54-127 %</i> | | <i>"</i> | | | | | | |

| | | | | | | | | | | | | |
|--------------------------|-----|-----|------|-----------|---|---|-----|-----|---------|-----|-----|-----|
| LCS (25L0894-BS1) | | | | | | Prepared: 12/24/25 09:21 Analyzed: 12/24/25 14:46 | | | | | | |
| EPA 8270E SIM | | | | | | | | | | | | |
| Acenaphthene | 524 | --- | 2.67 | ug/kg wet | 1 | 533 | --- | 98 | 40-123% | --- | --- | --- |
| Acenaphthylene | 531 | --- | 2.67 | ug/kg wet | 1 | 533 | --- | 99 | 32-132% | --- | --- | --- |
| Anthracene | 529 | --- | 2.67 | ug/kg wet | 1 | 533 | --- | 99 | 47-123% | --- | --- | --- |
| Benzo(a)anthracene | 506 | --- | 2.67 | ug/kg wet | 1 | 533 | --- | 95 | 49-126% | --- | --- | --- |
| Benzo(a)pyrene | 561 | --- | 2.67 | ug/kg wet | 1 | 533 | --- | 105 | 45-129% | --- | --- | --- |
| Benzo(b)fluoranthene | 528 | --- | 2.67 | ug/kg wet | 1 | 533 | --- | 99 | 45-132% | --- | --- | --- |
| Benzo(k)fluoranthene | 509 | --- | 2.67 | ug/kg wet | 1 | 533 | --- | 95 | 47-132% | --- | --- | --- |
| Benzo(g,h,i)perylene | 488 | --- | 2.67 | ug/kg wet | 1 | 533 | --- | 91 | 43-134% | --- | --- | --- |
| Chrysene | 516 | --- | 2.67 | ug/kg wet | 1 | 533 | --- | 97 | 50-124% | --- | --- | --- |

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|--|--|---|

QUALITY CONTROL (QC) SAMPLE RESULTS

Polycyclic Aromatic Hydrocarbons (PAHs) by EPA 8270E (SIM)

| Analyte | Result | Detection Limit | Reporting Limit | Units | Dilution | Spike Amount | Source Result | % REC | % REC Limits | RPD | RPD Limit | Notes |
|--------------------------------------|--------|-----------------------|--------------------------|-------------------------|----------|--------------------------|---------------|-------|--------------|-----|-----------|-------|
| Batch 25L0894 - EPA 3546 | | | | | | | | | | | | |
| Soil | | | | | | | | | | | | |
| LCS (25L0894-BS1) | | | Prepared: 12/24/25 09:21 | | | Analyzed: 12/24/25 14:46 | | | | | | |
| Dibenz(a,h)anthracene | 562 | --- | 2.67 | ug/kg wet | 1 | 533 | --- | 105 | 45-134% | --- | --- | |
| Fluoranthene | 530 | --- | 2.67 | ug/kg wet | 1 | 533 | --- | 99 | 50-127% | --- | --- | |
| Fluorene | 511 | --- | 2.67 | ug/kg wet | 1 | 533 | --- | 96 | 43-125% | --- | --- | |
| Indeno(1,2,3-cd)pyrene | 532 | --- | 2.67 | ug/kg wet | 1 | 533 | --- | 100 | 45-133% | --- | --- | |
| 1-Methylnaphthalene | 499 | --- | 2.67 | ug/kg wet | 1 | 533 | --- | 94 | 40-120% | --- | --- | |
| 2-Methylnaphthalene | 491 | --- | 2.67 | ug/kg wet | 1 | 533 | --- | 92 | 38-122% | --- | --- | |
| Naphthalene | 491 | --- | 2.67 | ug/kg wet | 1 | 533 | --- | 92 | 35-123% | --- | --- | |
| Phenanthrene | 518 | --- | 2.67 | ug/kg wet | 1 | 533 | --- | 97 | 50-121% | --- | --- | |
| Pyrene | 525 | --- | 2.67 | ug/kg wet | 1 | 533 | --- | 99 | 47-127% | --- | --- | |
| Dibenzofuran | 516 | --- | 2.67 | ug/kg wet | 1 | 533 | --- | 97 | 44-120% | --- | --- | |
| <i>Surr: 2-Fluorobiphenyl (Surr)</i> | | <i>Recovery: 99 %</i> | | <i>Limits: 44-120 %</i> | | <i>Dilution: 1x</i> | | | | | | |
| <i>p-Terphenyl-d14 (Surr)</i> | | <i>92 %</i> | | <i>54-127 %</i> | | <i>"</i> | | | | | | |

| | | | | | | | | | | | | |
|---|----|-----|--------------------------|-----------|----|--------------------------|----|-----|-------------|-----|-----|--|
| Duplicate (25L0894-DUP1) | | | | | | | | | | | | |
| | | | Prepared: 12/24/25 09:21 | | | Analyzed: 12/24/25 15:37 | | | R-04 | | | |
| QC Source Sample: Non-SDG (A5L1962-06) | | | | | | | | | | | | |
| Acenaphthene | ND | --- | 33.7 | ug/kg dry | 10 | --- | ND | --- | --- | --- | 30% | |
| Acenaphthylene | ND | --- | 33.7 | ug/kg dry | 10 | --- | ND | --- | --- | --- | 30% | |
| Anthracene | ND | --- | 33.7 | ug/kg dry | 10 | --- | ND | --- | --- | --- | 30% | |
| Benz(a)anthracene | ND | --- | 33.7 | ug/kg dry | 10 | --- | ND | --- | --- | --- | 30% | |
| Benzo(a)pyrene | ND | --- | 33.7 | ug/kg dry | 10 | --- | ND | --- | --- | --- | 30% | |
| Benzo(b)fluoranthene | ND | --- | 33.7 | ug/kg dry | 10 | --- | ND | --- | --- | --- | 30% | |
| Benzo(k)fluoranthene | ND | --- | 33.7 | ug/kg dry | 10 | --- | ND | --- | --- | --- | 30% | |
| Benzo(g,h,i)perylene | ND | --- | 33.7 | ug/kg dry | 10 | --- | ND | --- | --- | --- | 30% | |
| Chrysene | ND | --- | 33.7 | ug/kg dry | 10 | --- | ND | --- | --- | --- | 30% | |
| Dibenz(a,h)anthracene | ND | --- | 33.7 | ug/kg dry | 10 | --- | ND | --- | --- | --- | 30% | |
| Fluoranthene | ND | --- | 33.7 | ug/kg dry | 10 | --- | ND | --- | --- | --- | 30% | |
| Fluorene | ND | --- | 33.7 | ug/kg dry | 10 | --- | ND | --- | --- | --- | 30% | |
| Indeno(1,2,3-cd)pyrene | ND | --- | 33.7 | ug/kg dry | 10 | --- | ND | --- | --- | --- | 30% | |
| 1-Methylnaphthalene | ND | --- | 33.7 | ug/kg dry | 10 | --- | ND | --- | --- | --- | 30% | |
| 2-Methylnaphthalene | ND | --- | 33.7 | ug/kg dry | 10 | --- | ND | --- | --- | --- | 30% | |
| Naphthalene | ND | --- | 33.7 | ug/kg dry | 10 | --- | ND | --- | --- | --- | 30% | |
| Phenanthrene | ND | --- | 33.7 | ug/kg dry | 10 | --- | ND | --- | --- | --- | 30% | |
| Pyrene | ND | --- | 33.7 | ug/kg dry | 10 | --- | ND | --- | --- | --- | 30% | |
| Dibenzofuran | ND | --- | 33.7 | ug/kg dry | 10 | --- | ND | --- | --- | --- | 30% | |

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|--|--|---|

QUALITY CONTROL (QC) SAMPLE RESULTS

Polycyclic Aromatic Hydrocarbons (PAHs) by EPA 8270E (SIM)

| Analyte | Result | Detection Limit | Reporting Limit | Units | Dilution | Spike Amount | Source Result | % REC | % REC Limits | RPD | RPD Limit | Notes |
|---|--------|-----------------------|-----------------|-------------------------|----------|---|---------------|-------|--------------|-----|-----------|-------------|
| Batch 25L0894 - EPA 3546 | | | | | | Soil | | | | | | |
| Duplicate (25L0894-DUP1) | | | | | | Prepared: 12/24/25 09:21 Analyzed: 12/24/25 15:37 | | | | | | R-04 |
| QC Source Sample: Non-SDG (A5L1962-06) | | | | | | | | | | | | |
| <i>Surr: 2-Fluorobiphenyl (Surr)</i> | | <i>Recovery: 92 %</i> | | <i>Limits: 44-120 %</i> | | <i>Dilution: 10x</i> | | | | | | |
| <i>p-Terphenyl-d14 (Surr)</i> | | <i>87 %</i> | | <i>54-127 %</i> | | " | | | | | | |

| Matrix Spike (25L0894-MS1) | | | | | | Prepared: 12/24/25 09:21 Analyzed: 12/24/25 16:02 | | | | | | |
|---|-----|-----------------------|------|-------------------------|----|---|----|----|---------|-----|-----|--|
| QC Source Sample: Non-SDG (A5L1962-06) | | | | | | | | | | | | |
| EPA 8270E SIM | | | | | | | | | | | | |
| Acenaphthene | 588 | --- | 33.1 | ug/kg dry | 10 | 663 | ND | 89 | 40-123% | --- | --- | |
| Acenaphthylene | 593 | --- | 33.1 | ug/kg dry | 10 | 663 | ND | 89 | 32-132% | --- | --- | |
| Anthracene | 565 | --- | 33.1 | ug/kg dry | 10 | 663 | ND | 85 | 47-123% | --- | --- | |
| Benz(a)anthracene | 551 | --- | 33.1 | ug/kg dry | 10 | 663 | ND | 83 | 49-126% | --- | --- | |
| Benzo(a)pyrene | 579 | --- | 33.1 | ug/kg dry | 10 | 663 | ND | 87 | 45-129% | --- | --- | |
| Benzo(b)fluoranthene | 551 | --- | 33.1 | ug/kg dry | 10 | 663 | ND | 83 | 45-132% | --- | --- | |
| Benzo(k)fluoranthene | 556 | --- | 33.1 | ug/kg dry | 10 | 663 | ND | 84 | 47-132% | --- | --- | |
| Benzo(g,h,i)perylene | 524 | --- | 33.1 | ug/kg dry | 10 | 663 | ND | 79 | 43-134% | --- | --- | |
| Chrysene | 577 | --- | 33.1 | ug/kg dry | 10 | 663 | ND | 87 | 50-124% | --- | --- | |
| Dibenz(a,h)anthracene | 559 | --- | 33.1 | ug/kg dry | 10 | 663 | ND | 84 | 45-134% | --- | --- | |
| Fluoranthene | 567 | --- | 33.1 | ug/kg dry | 10 | 663 | ND | 86 | 50-127% | --- | --- | |
| Fluorene | 578 | --- | 33.1 | ug/kg dry | 10 | 663 | ND | 87 | 43-125% | --- | --- | |
| Indeno(1,2,3-cd)pyrene | 568 | --- | 33.1 | ug/kg dry | 10 | 663 | ND | 86 | 45-133% | --- | --- | |
| 1-Methylnaphthalene | 579 | --- | 33.1 | ug/kg dry | 10 | 663 | ND | 87 | 40-120% | --- | --- | |
| 2-Methylnaphthalene | 568 | --- | 33.1 | ug/kg dry | 10 | 663 | ND | 86 | 38-122% | --- | --- | |
| Naphthalene | 577 | --- | 33.1 | ug/kg dry | 10 | 663 | ND | 87 | 35-123% | --- | --- | |
| Phenanthrene | 569 | --- | 33.1 | ug/kg dry | 10 | 663 | ND | 86 | 50-121% | --- | --- | |
| Pyrene | 567 | --- | 33.1 | ug/kg dry | 10 | 663 | ND | 86 | 47-127% | --- | --- | |
| Dibenzofuran | 581 | --- | 33.1 | ug/kg dry | 10 | 663 | ND | 88 | 44-120% | --- | --- | |
| <i>Surr: 2-Fluorobiphenyl (Surr)</i> | | <i>Recovery: 89 %</i> | | <i>Limits: 44-120 %</i> | | <i>Dilution: 10x</i> | | | | | | |
| <i>p-Terphenyl-d14 (Surr)</i> | | <i>80 %</i> | | <i>54-127 %</i> | | " | | | | | | |

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Philip Nerenberg, Lab Director

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ANALYTICAL REPORT

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ORELAP ID: OR100062

| | | |
|-------------------------------------|---|--------------------------------|
| Central Engineering Services | Project: Former Gresham Outlook | |
| 7662 SW Mohawk St | Project Number: MorganLewis-1-01 | Report ID: |
| Tualatin, OR 97062 | Project Manager: Megan Masterson | A5L2087 - 01 08 26 1656 |

QUALITY CONTROL (QC) SAMPLE RESULTS

Total Metals by EPA 6020B (ICPMS)

| Analyte | Result | Detection Limit | Reporting Limit | Units | Dilution | Spike Amount | Source Result | % REC | % REC Limits | RPD | RPD Limit | Notes |
|---|--------|-----------------|-----------------|-----------|----------|---|---------------|-------|--------------|-----|-----------|-------|
| Batch 26A0025 - EPA 3051A | | | | | | Soil | | | | | | |
| Blank (26A0025-BLK1) | | | | | | Prepared: 01/02/26 13:15 Analyzed: 01/02/26 23:34 | | | | | | |
| <u>EPA 6020B</u> | | | | | | | | | | | | |
| Arsenic | ND | --- | 1.00 | mg/kg wet | 10 | --- | --- | --- | --- | --- | --- | |
| Cadmium | ND | --- | 0.200 | mg/kg wet | 10 | --- | --- | --- | --- | --- | --- | |
| Chromium | ND | --- | 1.00 | mg/kg wet | 10 | --- | --- | --- | --- | --- | --- | |
| Selenium | ND | --- | 1.00 | mg/kg wet | 10 | --- | --- | --- | --- | --- | --- | |
| Blank (26A0025-BLK2) | | | | | | Prepared: 01/02/26 13:15 Analyzed: 01/03/26 22:14 | | | | | | |
| <u>EPA 6020B</u> | | | | | | | | | | | | |
| Barium | ND | --- | 1.00 | mg/kg wet | 10 | --- | --- | --- | --- | --- | --- | Q-16 |
| Lead | ND | --- | 0.200 | mg/kg wet | 10 | --- | --- | --- | --- | --- | --- | Q-16 |
| Mercury | ND | --- | 0.0800 | mg/kg wet | 10 | --- | --- | --- | --- | --- | --- | Q-16 |
| Silver | ND | --- | 0.200 | mg/kg wet | 10 | --- | --- | --- | --- | --- | --- | Q-16 |
| LCS (26A0025-BS1) | | | | | | Prepared: 01/02/26 13:15 Analyzed: 01/02/26 23:40 | | | | | | |
| <u>EPA 6020B</u> | | | | | | | | | | | | |
| Arsenic | 52.5 | --- | 1.00 | mg/kg wet | 10 | 50.0 | --- | 105 | 80-120% | --- | --- | |
| Cadmium | 51.7 | --- | 0.200 | mg/kg wet | 10 | 50.0 | --- | 104 | 80-120% | --- | --- | |
| Chromium | 49.8 | --- | 1.00 | mg/kg wet | 10 | 50.0 | --- | 100 | 80-120% | --- | --- | |
| Selenium | 25.0 | --- | 1.00 | mg/kg wet | 10 | 25.0 | --- | 100 | 80-120% | --- | --- | |
| LCS (26A0025-BS2) | | | | | | Prepared: 01/02/26 13:15 Analyzed: 01/03/26 22:20 | | | | | | |
| <u>EPA 6020B</u> | | | | | | | | | | | | |
| Barium | 52.2 | --- | 1.00 | mg/kg wet | 10 | 50.0 | --- | 105 | 80-120% | --- | --- | Q-16 |
| Lead | 50.8 | --- | 0.200 | mg/kg wet | 10 | 50.0 | --- | 102 | 80-120% | --- | --- | Q-16 |
| Mercury | 0.999 | --- | 0.0800 | mg/kg wet | 10 | 1.00 | --- | 100 | 80-120% | --- | --- | Q-16 |
| Silver | 25.1 | --- | 0.200 | mg/kg wet | 10 | 25.0 | --- | 100 | 80-120% | --- | --- | Q-16 |
| Duplicate (26A0025-DUP1) | | | | | | Prepared: 01/02/26 13:15 Analyzed: 01/02/26 23:51 | | | | | | |
| <u>QC Source Sample: Non-SDG (A5L1970-01)</u> | | | | | | | | | | | | |
| Arsenic | 4.68 | --- | 1.38 | mg/kg dry | 10 | --- | 3.93 | --- | --- | 17 | 20% | |
| Cadmium | ND | --- | 0.275 | mg/kg dry | 10 | --- | ND | --- | --- | --- | 20% | |
| Chromium | 45.5 | --- | 1.38 | mg/kg dry | 10 | --- | 33.5 | --- | --- | 30 | 20% | Q-04 |
| Selenium | ND | --- | 1.38 | mg/kg dry | 10 | --- | ND | --- | --- | --- | 20% | |

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|--|--|---|
| Central Engineering Services 7662 SW Mohawk St Tualatin, OR 97062 | Project: Former Gresham Outlook Project Number: MorganLewis-1-01 Project Manager: Megan Masterson | Report ID: ASL2087 - 01 08 26 1656 |
|--|--|---|

QUALITY CONTROL (QC) SAMPLE RESULTS

Total Metals by EPA 6020B (ICPMS)

| Analyte | Result | Detection Limit | Reporting Limit | Units | Dilution | Spike Amount | Source Result | % REC | % REC Limits | RPD | RPD Limit | Notes |
|--|-------------|-----------------|-----------------|-----------|----------|---|---------------|------------|----------------|-----|-----------|------------|
| Batch 26A0025 - EPA 3051A | | | | | | Soil | | | | | | |
| Duplicate (26A0025-DUP2) | | | | | | Prepared: 01/02/26 13:15 Analyzed: 01/03/26 22:31 | | | | | | |
| QC Source Sample: Non-SDG (ASL1970-01RE1) | | | | | | | | | | | | |
| Barium | 180 | --- | 1.38 | mg/kg dry | 10 | --- | 170 | --- | --- | 5 | 20% | Q-16 |
| Lead | 18.9 | --- | 0.275 | mg/kg dry | 10 | --- | 19.0 | --- | --- | 0.4 | 20% | Q-16 |
| Mercury | ND | --- | 0.110 | mg/kg dry | 10 | --- | 0.0757 | --- | --- | *** | 20% | Q-16 |
| Silver | ND | --- | 0.275 | mg/kg dry | 10 | --- | ND | --- | --- | --- | 20% | Q-16 |
| Matrix Spike (26A0025-MS1) | | | | | | Prepared: 01/02/26 13:15 Analyzed: 01/02/26 23:56 | | | | | | |
| QC Source Sample: Non-SDG (ASL1970-01) | | | | | | | | | | | | |
| EPA 6020B | | | | | | | | | | | | |
| Arsenic | 74.7 | --- | 1.44 | mg/kg dry | 10 | 71.8 | 3.93 | 99 | 75-125% | --- | --- | |
| Cadmium | 71.5 | --- | 0.288 | mg/kg dry | 10 | 71.8 | ND | 100 | 75-125% | --- | --- | |
| Chromium | 105 | --- | 1.44 | mg/kg dry | 10 | 71.8 | 33.5 | 99 | 75-125% | --- | --- | |
| Selenium | 29.6 | --- | 1.44 | mg/kg dry | 10 | 36.0 | ND | 82 | 75-125% | --- | --- | |
| Matrix Spike (26A0025-MS2) | | | | | | Prepared: 01/02/26 13:15 Analyzed: 01/03/26 22:37 | | | | | | |
| QC Source Sample: Non-SDG (ASL1970-01RE1) | | | | | | | | | | | | |
| EPA 6020B | | | | | | | | | | | | |
| Lead | 87.0 | --- | 0.288 | mg/kg dry | 10 | 71.8 | 19.0 | 95 | 75-125% | --- | --- | Q-16 |
| Mercury | 1.41 | --- | 0.115 | mg/kg dry | 10 | 1.44 | 0.0757 | 93 | 75-125% | --- | --- | Q-16 |
| Silver | 34.4 | --- | 0.288 | mg/kg dry | 10 | 36.0 | ND | 96 | 75-125% | --- | --- | Q-16 |
| Matrix Spike (26A0025-MS3) | | | | | | Prepared: 01/02/26 13:15 Analyzed: 01/05/26 14:18 | | | | | | |
| QC Source Sample: Non-SDG (ASL1970-01RE1) | | | | | | | | | | | | |
| EPA 6020B | | | | | | | | | | | | |
| Barium | 276 | --- | 1.44 | mg/kg dry | 10 | 71.8 | 170 | 147 | 75-125% | --- | --- | Q-16, Q-65 |

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QUALITY CONTROL (QC) SAMPLE RESULTS

Percent Dry Weight

| Analyte | Result | Detection Limit | Reporting Limit | Units | Dilution | Spike Amount | Source Result | % REC | % REC Limits | RPD | RPD Limit | Notes |
|--|--------|-----------------|---|-------|----------|--------------|---------------|-------|--------------|-----|-----------|-------|
| Batch 25L0904 - Dry Weight Prep (EPA 8000D) | | | | | | | Soil | | | | | |
| Duplicate (25L0904-DUP1) | | | Prepared: 12/24/25 10:57 Analyzed: 12/26/25 08:22 | | | | | | | | | |
| <u>QC Source Sample: Non-SDG (A5L2013-01)</u> | | | | | | | | | | | | |
| % Solids | 78.6 | --- | 1.00 | % | 1 | --- | 81.1 | --- | --- | 3 | 10% | |
| Duplicate (25L0904-DUP2) | | | Prepared: 12/24/25 10:57 Analyzed: 12/26/25 08:22 | | | | | | | | | |
| <u>QC Source Sample: Non-SDG (A5L2023-01)</u> | | | | | | | | | | | | |
| % Solids | 85.0 | --- | 1.00 | % | 1 | --- | 84.5 | --- | --- | 0.6 | 10% | |

No Client related Batch QC samples analyzed for this batch. See notes page for more information.

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|--|--|---|

QUALITY CONTROL (QC) SAMPLE RESULTS

Percent Dry Weight

| Analyte | Result | Detection Limit | Reporting Limit | Units | Dilution | Spike Amount | Source Result | % REC | % REC Limits | RPD | RPD Limit | Notes | |
|--|--------|-----------------|---|-------|----------|--------------|---------------|-------|--------------|-----|-----------|-------|--|
| Batch 25L0917 - Dry Weight Prep (EPA 8000D) | | | | | | Soil | | | | | | | |
| Duplicate (25L0917-DUP1) | | | Prepared: 12/26/25 08:38 Analyzed: 12/27/25 07:12 | | | | | | CONT | | | | |
| <u>QC Source Sample: Non-SDG (A5L1963-01)</u> | | | | | | | | | | | | | |
| % Solids | 70.8 | --- | 1.00 | % | 1 | --- | 71.5 | --- | --- | 1 | 10% | | |
| Duplicate (25L0917-DUP2) | | | Prepared: 12/26/25 08:38 Analyzed: 12/27/25 07:12 | | | | | | | | | | |
| <u>QC Source Sample: Non-SDG (A5L2035-01)</u> | | | | | | | | | | | | | |
| % Solids | 84.7 | --- | 1.00 | % | 1 | --- | 83.9 | --- | --- | 1 | 10% | | |
| Duplicate (25L0917-DUP3) | | | Prepared: 12/26/25 08:38 Analyzed: 12/27/25 07:12 | | | | | | | | | | |
| <u>QC Source Sample: Non-SDG (A5L2143-01)</u> | | | | | | | | | | | | | |
| % Solids | 80.0 | --- | 1.00 | % | 1 | --- | 77.2 | --- | --- | 4 | 10% | | |
| Duplicate (25L0917-DUP4) | | | Prepared: 12/26/25 09:51 Analyzed: 12/27/25 07:12 | | | | | | CONT | | | | |
| <u>QC Source Sample: Non-SDG (A5I1570-19)</u> | | | | | | | | | | | | | |
| % Solids | 93.4 | --- | 1.00 | % | 1 | --- | 93.3 | --- | --- | 0.1 | 10% | | |
| Duplicate (25L0917-DUP5) | | | Prepared: 12/26/25 09:51 Analyzed: 12/27/25 07:12 | | | | | | CONT | | | | |
| <u>QC Source Sample: Non-SDG (A5I1570-01)</u> | | | | | | | | | | | | | |
| % Solids | 95.1 | --- | 1.00 | % | 1 | --- | 94.9 | --- | --- | 0.2 | 10% | | |

No Client related Batch QC samples analyzed for this batch. See notes page for more information.

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|--|--|---|

SAMPLE PREPARATION INFORMATION

Diesel and/or Oil Hydrocarbons by NWTPH-Dx

Prep: EPA 3546 (Fuels)

| Lab Number | Matrix | Method | Sampled | Prepared | Sample Initial/Final | Default Initial/Final | RL Prep Factor |
|-----------------------|--------|----------|----------------|----------------|----------------------|-----------------------|----------------|
| <u>Batch: 25L0886</u> | | | | | | | |
| A5L2087-01RE1 | Soil | NWTPH-Dx | 12/23/25 10:15 | 12/24/25 11:14 | 11.57g/5mL | 10g/5mL | 0.86 |
| A5L2087-02 | Soil | NWTPH-Dx | 12/23/25 10:50 | 12/24/25 11:14 | 11.02g/5mL | 10g/5mL | 0.91 |

Polycyclic Aromatic Hydrocarbons (PAHs) by EPA 8270E (SIM)

Prep: EPA 3546

| Lab Number | Matrix | Method | Sampled | Prepared | Sample Initial/Final | Default Initial/Final | RL Prep Factor |
|-----------------------|--------|---------------|----------------|----------------|----------------------|-----------------------|----------------|
| <u>Batch: 25L0894</u> | | | | | | | |
| A5L2087-01 | Soil | EPA 8270E SIM | 12/23/25 10:15 | 12/24/25 09:21 | 11.44g/5mL | 10g/5mL | 0.87 |
| A5L2087-02 | Soil | EPA 8270E SIM | 12/23/25 10:50 | 12/24/25 09:21 | 11.44g/5mL | 10g/5mL | 0.87 |

Total Metals by EPA 6020B (ICPMS)

Prep: EPA 3051A

| Lab Number | Matrix | Method | Sampled | Prepared | Sample Initial/Final | Default Initial/Final | RL Prep Factor |
|-----------------------|--------|-----------|----------------|----------------|----------------------|-----------------------|----------------|
| <u>Batch: 26A0025</u> | | | | | | | |
| A5L2087-01 | Soil | EPA 6020B | 12/23/25 10:15 | 01/02/26 13:15 | 0.476g/50mL | 0.5g/50mL | 1.05 |
| A5L2087-01RE1 | Soil | EPA 6020B | 12/23/25 10:15 | 01/02/26 13:15 | 0.476g/50mL | 0.5g/50mL | 1.05 |
| A5L2087-02 | Soil | EPA 6020B | 12/23/25 10:50 | 01/02/26 13:15 | 0.51g/50mL | 0.5g/50mL | 0.98 |
| A5L2087-02RE1 | Soil | EPA 6020B | 12/23/25 10:50 | 01/02/26 13:15 | 0.51g/50mL | 0.5g/50mL | 0.98 |

Percent Dry Weight

Prep: Dry Weight Prep (EPA 8000D)

| Lab Number | Matrix | Method | Sampled | Prepared | Sample Initial/Final | Default Initial/Final | RL Prep Factor |
|-----------------------|--------|-----------|----------------|----------------|----------------------|-----------------------|----------------|
| <u>Batch: 25L0904</u> | | | | | | | |
| A5L2087-02 | Soil | EPA 8000D | 12/23/25 10:50 | 12/24/25 10:57 | 1g | 1g | 1.00 |
| <u>Batch: 25L0917</u> | | | | | | | |
| A5L2087-01 | Soil | EPA 8000D | 12/23/25 10:15 | 12/26/25 08:38 | 1g | 1g | 1.00 |

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| <p><u>Central Engineering Services</u> 7662 SW Mohawk St Tualatin, OR 97062</p> | <p>Project: <u>Former Gresham Outlook</u> Project Number: MorganLewis-1-01 Project Manager: Megan Masterson</p> | <p style="text-align: right;"><u>Report ID:</u> A5L2087 - 01 08 26 1656</p> |
|--|--|---|

QUALIFIER DEFINITIONS

Client Sample and Quality Control (QC) Sample Qualifier Definitions:

Apex Laboratories

- CONT** The Sample Container provided for this analysis was not provided by Apex Laboratories, and has not been verified as part of the Apex Quality System.
- F-03** The result for this hydrocarbon range is elevated due to the presence of individual analyte peaks in the quantitation range that are not representative of the fuel pattern reported.
- F-11** The hydrocarbon pattern indicates possible weathered diesel, mineral oil, or a contribution from a related component.
- M-05** Estimated results. Peak separation for structural isomers is insufficient for accurate quantification.
- Q-04** Spike recovery and/or RPD is outside control limits due to a non-homogeneous sample matrix.
- Q-16** Reanalysis of an original Batch QC sample.
- Q-65** Spike recovery is estimated due to the high analyte concentration of the source sample.
- R-04** Reporting levels elevated due to preparation and/or analytical dilution necessary for analysis.

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|--|--|---|

REPORTING NOTES AND CONVENTIONS:

Abbreviations:

- DET Analyte DETECTED at or above the detection or reporting limit.
- ND Analyte NOT DETECTED at or above the detection or reporting limit.
- NR Result Not Reported
- RPD Relative Percent Difference. RPDs for Matrix Spikes and Matrix Spike Duplicates are based on concentration, not recovery.

Detection Limits: Limit of Detection (LOD)

Validated Limits of Detection (LODs) are normally set at a level of one half the validated Limit of Quantitation (LOQ).
If no value is listed ('----'), then the data has not been evaluated below the Reporting Limit.

Reporting Limits: Limit of Quantitation (LOQ)

Validated Limits of Quantitation (LOQs) are reported as the Reporting Limits for all analyses where the LOQ, MRL, PQL or CRL are requested. The LOQ represents a level at or above the low point of the calibration curve, that has been validated according to Apex Laboratories' comprehensive LOQ policies and procedures.

Reporting and Detection Limits: Default Limits

Default Reporting and Detection Limits are based on 100% dry weight with the minimum dilution for the analysis. Reporting and Detection Limits are raised due to moisture content, additional dilutions required for analysis, matrix interferences and in other cases, as necessary.

Reporting Conventions:

Basis: Results for soil samples are generally reported on a 100% dry weight basis.

The Result Basis is listed following the units as "dry", "wet", or " " (blank) designation.

"dry" Sample results and Reporting Limits are reported on a dry weight basis. (i.e. "ug/kg dry")
See Percent Solids section for details of dry weight analysis.

"wet" Sample results and Reporting Limits for this analysis are normally dry weight corrected, but have not been modified in this case.

" " Results without 'wet' or 'dry' designation are not normally dry weight corrected. These results are considered 'As Received'.

Results for Volatiles analyses on soils and sediments that are reported on a "dry weight" basis include the water miscible solvent (WMS) correction referenced in the EPA 8000 Method guidance documents. Solid and Liquid samples reported on an "As Received" basis do not have the WMS correction applied, as dry weight was not performed.

QC Source:

In cases where there is insufficient sample provided for Sample Duplicates and/or Matrix Spikes, a Lab Control Sample Duplicate (LCS Dup) may be analyzed to demonstrate accuracy and precision of the extraction batch.

Non-Client Batch QC Samples (Duplicates and Matrix Spike/Duplicates) may not be included in this report. Please request a Full QC report if this data is required.

Miscellaneous Notes:

" --- " QC results are not applicable. For example, % Recoveries for Blanks and Duplicates, % RPD for Blanks, Blank Spikes and Matrix Spikes, etc.

" *** " Used to indicate a possible discrepancy with the Sample and Sample Duplicate results when the %RPD is not available. In this case, either the Sample or the Sample Duplicate has a reportable result for this analyte, while the other is Non Detect (ND).

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|--|--|---|

REPORTING NOTES AND CONVENTIONS (Cont.):

Blanks:

Standard practice is to evaluate the results from Blank QC Samples down to a level equal to one half of the Reporting Limit (RL). Blank results for gravimetric analyses are evaluated to the Reporting Level, not to half of the Reporting Level.

- For Blank hits falling between ½ the RL and the RL (J flagged hits), the associated sample and QC data will receive a 'B-02' qualifier.
- For Blank hits above the RL, the associated sample and QC data will receive a 'B' qualifier, per Apex Laboratories' Blank Policy.

For further details, please request a copy of this document.

- Sample results flagged with a 'B' or 'B-02' qualifier are potentially biased high if the sample results are less than ten times the level found in the blank for inorganic analyses, or less than five times the level found in the blank for organic analyses.

'B' and 'B-02' qualifications are only applied to sample results detected above the Reporting Level, if results are not reported to the MDL.

Preparation Notes:

Mixed Matrix Samples:

Water Samples:

Water samples containing significant amounts of sediment are decanted or separated prior to extraction, and only the water portion analyzed, unless otherwise directed by the client.

Soil and Sediment Samples:

Soil and Sediment samples containing significant amounts of water are decanted prior to extraction, and only the solid portion analyzed, unless otherwise directed by the client.

Sampling and Preservation Notes:

Certain regulatory programs, such as National Pollutant Discharge Elimination System (NPDES), require that activities such as sample filtration (for dissolved metals, orthophosphate, hexavalent chromium, etc.) and testing of short hold analytes (pH, Dissolved Oxygen, etc.) be performed in the field (on-site) within a short time window. In addition, sample matrix spikes are required for some analyses, and sufficient volume must be provided, and billable site specific QC requested, if this is required. All regulatory permits should be reviewed to ensure that these requirements are being met.

Data users should be aware of which regulations pertain to the samples they submit for testing. If related sample collection activities are not approved for a particular regulatory program, results should be considered estimates. Apex Laboratories will qualify these analytes according to the most stringent requirements, however results for samples that are for non-regulatory purposes may be acceptable.

Samples that have been filtered and preserved at Apex Laboratories per client request are listed in the preparation section of the report with the date and time of filtration listed.

Apex Laboratories maintains detailed records on sample receipt, including client label verification, cooler temperature, sample preservation, hold time compliance and field filtration. Data is qualified as necessary, and the lack of qualification indicates compliance with required parameters.

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|--|--|--|

Decanted Samples:

Soils/Sediments:

Unless TCLP analysis is required or there is notification otherwise for a specific project, all Soil and Sediments containing excess water are decanted prior to analysis in order to provide the most representative sample for analysis.

Water Samples:

Water samples containing solids and sediment may need to be decanted in order to eliminate these particulates from the water extractions. In the case of organics extractions, a solvent rinse of the container will not be performed.

Volatiles Soils (5035s)

Samples that are field preserved by 5035 for volatiles are dry weight corrected using the same dry weight correction as for normal analyses. In the case of decanted samples, the dry weight may be performed on a decanted sample, while the aliquot for 5035 may not have been treated the same way. If this is a concern, please submit separate containers for dry weight analysis for volatiles can be provided.

All samples decanted in the laboratory are noted in this report with the DCNT qualifier indicating the sample was decanted.

Apex Laboratories

The results in this report apply to the samples analyzed in accordance with the chain of custody document(s) and updated by any subsequent written communications. This analytical report must be reproduced in its entirety.

Philip Nerenberg, Lab Director



ANALYTICAL REPORT

Apex Laboratories, LLC
6700 S.W. Sandburg Street
Tigard, OR 97223
503-718-2323
ORELAP ID: OR100062

Table with 3 columns: Client info (Central Engineering Services), Project info (Former Gresham Outlook), and Report ID (A5L2087 - 01 08 26 1656).

LABORATORY ACCREDITATION INFORMATION

ORELAP Certification ID: OR100062 (Primary Accreditation) -
EPA ID: OR01039

All methods and analytes reported from work performed at Apex Laboratories are included on Apex Laboratories' ORELAP Scope of Certification, with the exception of any analyte(s) listed below:

Apex Laboratories

Table header with columns: Matrix, Analysis, TNI_ID, Analyte, TNI_ID, Accreditation

All reported analytes are included in Apex Laboratories' current ORELAP scope.

Secondary Accreditations

Apex Laboratories also maintains reciprocal accreditation with non-TNI states (Washington DOE), as well as other state specific accreditations not listed here.

Subcontract Laboratory Accreditations

Subcontracted data falls outside of Apex Laboratories' Scope of Accreditation. Please see the Subcontract Laboratory report for full details, or contact your Project Manager for more information.

Field Testing Parameters

Results for Field Tested data are provided by the client or sampler, and fall outside of Apex Laboratories' Scope of Accreditation.

Apex Laboratories

Handwritten signature of Philip Nerenberg

Philip Nerenberg, Lab Director

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ANALYTICAL REPORT

Apex Laboratories, LLC

6700 S.W. Sandburg Street
Tigard, OR 97223
503-718-2323
ORELAP ID: OR100062

| | | |
|--|--|---|
| Central Engineering Services 7662 SW Mohawk St Tualatin, OR 97062 | Project: Former Gresham Outlook Project Number: MorganLewis-1-01 Project Manager: Megan Masterson | Report ID: A5L2087 - 01 08 26 1656 |
|--|--|---|

APEX LABS COOLER RECEIPT FORM

Client: Central Engineering Element WO#: A5L2087

Project/Project #: Former Gresham outlook / MorganLewis-1-01

Delivery Info:

Date/time received: 12/23/25 @ 11:55 By: AM

Delivered by: Apex Client XESS FedEx UPS Radio Morgan SDS Evergreen Other

From USDA Regulated Origin? Yes No

Cooler Inspection Date/time inspected: 12/23/25 @ 12:00 By: AM

Chain of Custody included? Yes No

Signed/dated by client? Yes No

Contains USDA Reg. Soils? Yes No Unsure (email RegSoils)

| | Cooler #1 | Cooler #2 | Cooler #3 | Cooler #4 | Cooler #5 | Cooler #6 | Cooler #7 |
|----------------------------|-------------|-----------|-----------|-----------|-----------|-----------|-----------|
| Temperature (°C) | <u>1.9</u> | | | | | | |
| Custody seals? (Y/N) | <u>N</u> | | | | | | |
| Received on ice? (Y/N) | <u>Y</u> | | | | | | |
| Temp. blanks? (Y/N) | <u>N</u> | | | | | | |
| Ice type: (Gel/Real/Other) | <u>Real</u> | | | | | | |
| Condition (In/Out): | <u>1^</u> | | | | | | |

Cooler out of temp? (Y/N) Possible reason why: _____

Green dots applied to out of temperature samples? Yes No

Out of temperature samples form initiated? Yes No

Sample Inspection: Date/time inspected: 12/23/25 @ 11:03 By: AM

All samples intact? Yes No Comments: _____

Bottle labels/COCs agree? Yes No Comments: _____

COC/container discrepancies form initiated? Yes No

Containers/volumes received appropriate for analysis? Yes No Comments: _____

Do VOA vials have visible headspace? Yes No NA

Comments: _____

Water samples: pH checked: Yes No NA pH appropriate? Yes No NA pH ID: _____

Comments: _____

Labeled by: AM

Witness: _____

Cooler Inspected by: AM

Form Y-003 R-02

Apex Laboratories

Philip Nerenberg

Philip Nerenberg, Lab Director

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