



Jenal
7959 Lemon Grove Way, P.O. Box 459
Lemon Grove CA, 91945

Project: JE062104-11
Project Number: Cotton Wood Golf Course
Project Manager: Mr. Al Westermeyer

Reported:
24-Jun-04

Soil Analyses - Quality Control
H&P Mobile Geochemistry Lab W1

Analyte	Result	Reporting Limit	Units	Spike Level	Source Result	%REC	%REC Limits	RPD	RPD Limit	Notes
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Batch WF42201 - Freon Extraction

Blank (WF42201-BLK1)

Prepared & Analyzed: 21-Jun-04

Gasoline (C5-C11)	ND	10	mg/kg							
Diesel (C12-C24)	ND	10	"							

Matrix Spike (WF42201-MS1)

Source: W406012-02

Prepared & Analyzed: 21-Jun-04

Gasoline (C5-C11)	227	10	mg/kg	200	ND	114	67-125			
Diesel (C12-C24)	486	10	"	500	ND	97.2	67-125			

Matrix Spike Dup (WF42201-MSD1)

Source: W406012-02

Prepared & Analyzed: 21-Jun-04

Gasoline (C5-C11)	211	10	mg/kg	200	ND	106	67-125	7.31	30	
Diesel (C12-C24)	496	10	"	500	ND	99.2	67-125	2.04	30	



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Reported:
24-Jun-04

Notes and Definitions

DET Analyte DETECTED
ND Analyte NOT DETECTED at or above the reporting limit
NR Not Reported
dry Sample results reported on a dry weight basis
RPD Relative Percent Difference

Jenal
7959 Lemon Grove wy, PO Box 459
Lemon Grove, CA 91945 PM: Al Westermeier

Fax: 619-697-2400
SAM Chain-of-Custody Record
Ph: 619-697-2200

JED02104-11
040558-01

JED02104-11
Date 6/11/04 Page 1 of 1

Project Name Reference Address				ANALYSES REQUESTED					SAMPLE TYPE				NO. OF	COMMENTS
Sampler's Signature Lab To Be Used				TPH EPA 821.1	TPH EPA 821.1	BTX (BTEX)	HAZARDOUS (S&W)	SOLID	LIQUID	GRAB	COMPOSITE			
Project Name: <u>COPTONWOOD GOLF COURSE</u> Reference: <u>3121 WILLOW GROVE DRIVE</u> Address: <u>3121 WILLOW GROVE DRIVE</u> City: <u>LEMON GROVE, CA 91945</u> Sampler's Signature: <u>[Signature]</u> Lab To Be Used: <u>M</u>														COPY OF LAB RESULTS MUST BE SENT TO: Dept. of Environmental Health Dept. of Environmental Health Site Assessment and Mobile Assessment and Investigation Division P.O. Box 129261 San Diego, CA 92112-9261 San Diego, CA 92112-9261
Sample	date	time	Comments										COMMENTS	
TIS-14	6/11/04	10:30	3 feet below tank	X		X		X		X			ABOVE TPH WITH ON ALSO SAMPLES * HAVING HIGHEST TPH FOR BTEX, MTBE & OXVA (8260 B) IF 20 TPH AVE Sample TIN-14 For above 8260 B	
TIN-14	6/11/04	10:45	bottom	X		X		X		X				
/														

1 RELINQUISHED BY <u>[Signature]</u> Signature <u>[Signature]</u> Printed Name <u>SEE</u> Company <u>[Signature]</u> Date <u>6/14/04</u>	2 RELINQUISHED BY <u>[Signature]</u> Signature <u>[Signature]</u> Printed Name <u>ERRY W...</u> Company <u>[Signature]</u> Date <u>6/14/04</u>	3 RELINQUISHED BY <u>[Signature]</u> Signature <u>[Signature]</u> Printed Name <u>[Signature]</u> Company <u>[Signature]</u> Date <u>6/14/04</u>	TOTAL NO. OF CONTAINERS Sample Conditions Received On Ice (Yes/No) <u>6.4</u> Tape Seal Intact (Yes/No) <u>6.4</u> Special Shipment/Handling Or Storage Requirements: (Yes/No) Split Sample Location Site Identification H# <u>202521</u> AT# <u>5050</u> SAM <u>DANNY MARTINEZ</u> (619) 338-7315 (FAX)
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Distribution: White - Laboratory
Yellow - Contactor/Responsible Party
Pink - SAM

County of San Diego
Department of Environmental Health

MOBILE GEOCHEMISTRY
H&P

RECEIVED
2004 JUN 25 AM 11 26
D. E. H.
MAILROOM

Dear Customer:

Please note that your TPH analyses were completed at one of our other locations. You will be receiving your TPH data report under separate cover.

If you have any questions, please give us a call at (760)735-3208.

Sincerely,



Sherry Watts
H&P Mobile Geochemistry

MOBILE GEOCHEMISTRY
H&P

23 June 2004

Mr. Al Westermeyer
Jenal Engineering
POB 459
Lemon Grove, CA 91945
RE: JE061404-30

Enclosed are the results of analyses for samples received by the laboratory on 14-Jun-04 . If you have any questions concerning this report, please feel free to contact me.

Sincerely,



Tamara Davis

Laboratory Director

H&P Mobile Geochemistry operates under CA Environmental Lab Accreditation Program Numbers 1317, 1561, 1667, 1745, 1746, 1839, 2088, 2278, 2530 and 2543.

432 North Cedros Avenue, Solana Beach, California 92075 | 858 793.0401 — Fax 858 793.0404
148 South Vinewood Street, Escondido, California 92029 | 760 735.3208 — Fax 760 735.2469
2373 208th Street, Suite F-1, Torrance, California 90501 | 310 782.2929 — Fax 310 782.2798
www.HandPmg.com | 1-800-834-9888



MOBILE GEOCHEMISTRY



Jenal Engineering
POB 459
Lemon Grove CA, 91945

Project: JE061404-30
Project Number: 3121 Willow Glen Dr / AT # 5050
Project Manager: Mr. Al Westermcyer

Reported:
23-Jun-04

ANALYTICAL REPORT FOR SAMPLES

Sample ID	Laboratory ID	Matrix	Date Sampled	Date Received
TIN-14	E406027-02	Soil	11-Jun-04	14-Jun-04



Jenal Engineering
POB 459
Lemon Grove CA, 91945

Project: JE061404-30
Project Number: 3121 Willow Glen Dr / AT # 5050
Project Manager: Mr. Al Westermeyer

Reported:
23-Jun-04

Volatile Organic Compounds by EPA Method 8260B

H&P Mobile Geochemistry

Analyte	Result	Reporting Limit	Units	Dilution Factor	Batch	Prepared	Analyzed	Method	Notes
T1N-14 (E406027-02) Soil Sampled: 11-Jun-04 Received: 14-Jun-04									
Methyl tert-butyl ether	ND	5	ug/kg	0.5	EF41801	18-Jun-04	18-Jun-04	EPA 8260B	
Di-isopropyl ether	ND	5	"	"	"	"	"	"	
Ethyl tert-butyl ether	ND	5	"	"	"	"	"	"	
Tert-amyl methyl ether	ND	5	"	"	"	"	"	"	
Benzene	ND	5	"	"	"	"	"	"	
Toluene	ND	5	"	"	"	"	"	"	
Ethylbenzene	ND	5	"	"	"	"	"	"	
m,p-Xylene	ND	10	"	"	"	"	"	"	
o-Xylene	ND	5	"	"	"	"	"	"	
Tert-butyl alcohol	ND	25	"	"	"	"	"	"	
Surrogate: Dibromofluoromethane		94.4 %	65-135		"	"	"	"	
Surrogate: 1,2-Dichloroethane-d4		93.2 %	52-149		"	"	"	"	
Surrogate: Toluene-d8		93.2 %	65-135		"	"	"	"	
Surrogate: 4-Bromofluorobenzene		98.8 %	65-135		"	"	"	"	



Jenal Engineering
POB 459
Lemon Grove CA, 91945

Project: JE061404-30
Project Number: 3121 Willow Glen Dr / AT # 5050
Project Manager: Mr. Al Westermeyer

Reported:
23-Jun-04

Volatile Organic Compounds by EPA Method 8260B - Quality Control
H&P Mobile Geochemistry

Analyte	Result	Reporting Limit	Units	Spike Level	Source Result	%REC	%REC Limits	RPD	RPD Limit	Notes
Batch EF41801 - EPA 5030										
Blank (EF41801-BLK1)										
Prepared & Analyzed: 18-Jun-04										
Methyl tert-butyl ether	ND	5.0	ug/kg							
Di-isopropyl ether	ND	5.0	"							
Ethyl tert-butyl ether	ND	5.0	"							
Tert-amyl methyl ether	ND	5.0	"							
Benzene	ND	5.0	"							
Toluene	ND	5.0	"							
Ethylbenzene	ND	5.0	"							
m,p-Xylene	ND	10	"							
o-Xylene	ND	5.0	"							
Tert-butyl alcohol	ND	25	"							
Surrigate: Dibromofluoromethane	21.4		"	25.0		85.6	65-135			
Surrigate: 1,2-Dichloroethane-d4	19.8		"	25.0		79.2	52-149			
Surrigate: Toluene-d8	23.7		"	25.0		94.8	65-135			
Surrigate: 4-Bromofluorobenzene	23.5		"	25.0		94.0	65-135			
LCS (EF41801-BS1)										
Prepared & Analyzed: 18-Jun-04										
Benzene	25.1	5.0	ug/kg	25.0		100	64-135			
Toluene	26.2	5.0	"	25.0		105	65-135			
Surrigate: Dibromofluoromethane	22.5		"	25.0		90.0	65-135			
Surrigate: 1,2-Dichloroethane-d4	20.9		"	25.0		83.6	52-149			
Surrigate: Toluene-d8	23.8		"	25.0		95.2	65-135			
Surrigate: 4-Bromofluorobenzene	23.6		"	25.0		94.4	65-135			
LCS Dup (EF41801-BS1)										
Prepared & Analyzed: 18-Jun-04										
Benzene	23.2	5.0	ug/kg	25.0		92.8	64-135	7.87	30	
Toluene	24.7	5.0	"	25.0		98.8	65-135	5.89	30	
Surrigate: Dibromofluoromethane	21.6		"	25.0		86.4	65-135			
Surrigate: 1,2-Dichloroethane-d4	21.3		"	25.0		85.2	52-149			
Surrigate: Toluene-d8	23.8		"	25.0		95.2	65-135			



Jenal Engineering
 POB 459
 Lemon Grovc CA, 91945

Project: JE061404-30
 Project Number: 3121 Willow Glen Dr / AT # 5050
 Project Manager: Mr. Al Westermeyer

Reported:
 23-Jun-04

Volatile Organic Compounds by EPA Method 8260B - Quality Control
H&P Mobile Geochemistry

Analyte	Result	Reporting Limit	Units	Spike Level	Source Result	%REC	%REC Limits	RPD	RPD Limit	Notes
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Batch EF41801 - EPA 5030

LCS Dup (EF41801-BSD1)

Prepared & Analyzed: 18-Jun-04

<i>Surrogate: 4-Bromofluorobenzene</i>	23.3		ug/kg	25.0		93.2	65-135			
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Matrix Spike (EF41801-MS1)

Source: E406028-02

Prepared & Analyzed: 18-Jun-04

Benzene	22.9	5.0	ug/kg	25.0	ND	91.6	65-135			
Toluene	25.1	5.0	"	25.0	2.9	88.8	64-135			

<i>Surrogate: Dibromofluoromethane</i>	22.2		"	25.0		88.8	65-135			
<i>Surrogate: 1,2-Dichloroethane-d4</i>	20.9		"	25.0		83.6	52-149			
<i>Surrogate: Toluene-d8</i>	23.4		"	25.0		93.6	65-135			
<i>Surrogate: 4-Bromofluorobenzene</i>	24.8		"	25.0		99.2	65-135			

Matrix Spike Dup (EF41801-MSD1)

Source: E406028-02

Prepared & Analyzed: 18-Jun-04

Benzene	23.6	5.0	ug/kg	25.0	ND	94.4	65-135	3.01	30	
Toluene	24.8	5.0	"	25.0	2.9	87.6	64-135	1.20	30	

<i>Surrogate: Dibromofluoromethane</i>	22.6		"	25.0		90.4	65-135			
<i>Surrogate: 1,2-Dichloroethane-d4</i>	21.7		"	25.0		86.8	52-149			
<i>Surrogate: Toluene-d8</i>	23.5		"	25.0		94.0	65-135			
<i>Surrogate: 4-Bromofluorobenzene</i>	25.0		"	25.0		100	65-135			

MOBILE GEOCHEMISTRY



Jenal Engineering

POB 459

Lemon Grove CA, 91945

Project: JE061404-30

Project Number: 3121 Willow Glen Dr / AT # 5050

Project Manager: Mr. Al Westermeyer

Reported:

23-Jun-04

Notes and Definitions

- DET Analyte DETECTED
- ND Analyte NOT DETECTED at or above the reporting limit
- NR Not Reported
- dry Sample results reported on a dry weight basis
- RPD Relative Percent Difference

SAM Chain-of-Custody Record

JLCOLE 1404-30

Date 6/11/04 Page 1 of 1

Project Name <u>COTTONWOOD GOLF COURSE</u> Reference Address <u>3121 Willow Glen Drive</u> <u>San Jose, CA 95128</u> Sampler's Signature <u>[Signature]</u> Lab To Be Used <u>HGP</u>				ANALYSIS REQUESTED				SAMPLE TYPE				NO. OF	COPY OF LAB RESULTS MUST BE SENT TO: Dept. of Environmental Health Site Assessment and Mitigation Division P.O. Box 129261 San Diego, CA 92112-9261
				TPH DOHS METHOD	TRPH EPA 418.1	BTXE (8260B) (8026/669)	HALOGENATED (8010/801)	SOLID	LIQUID	GRAB	COMPOSITE		
sample	date	time	comments										
TIS-14	6/11/04	10:30	2-3 feet below tank	X		X			X	X		1	AVN TPH will on all
TIN-14	6/11/04	10:45	bottom	X		X			X	X		1	Samples
/													* AVN highest TPH for
/													BTEX, MTBE & OXYS (8260B)
/													IF NO TPH AVN
/													sample TIN-14 for
/													above 8260B

1 RELINQUISHED BY		Date	2 RELINQUISHED BY		Date	3 RELINQUISHED BY		Date	TOTAL NO. OF CONTAINERS
Signature <u>F Adams</u>		6-14-04	Signature			Signature			Sample Conditions Received On Ice <u>Yes</u> <u>No</u> 6.4 Tape Seal Intact <u>Yes</u> <u>No</u> Special Shipment/Handling Or Storage Requirements:
Printed Name <u>F Adams</u>		Time <u>1:30</u>	Printed Name			Printed Name			
Company <u>SEC</u>		Date	Company			Company			
RECEIVED BY		Date	RECEIVED BY		Date	RECEIVED BY (LAB)		Time	Split Sample Location Site Identification
Signature <u>[Signature]</u>		6/14/04	Signature			Signature			# <u>202521</u> AT# <u>5050</u>
Printed Name <u>Shery WAT</u>		Time <u>1:30</u>	Printed Name			Printed Name			SAM <u>DANNY MARTINEZ</u> 619 338 2315 (FAX)

Distribution: White - Laboratory
Yellow - Contractor/Responsible Party
Pink - SAM

County of San Diego
Department of Environmental Health

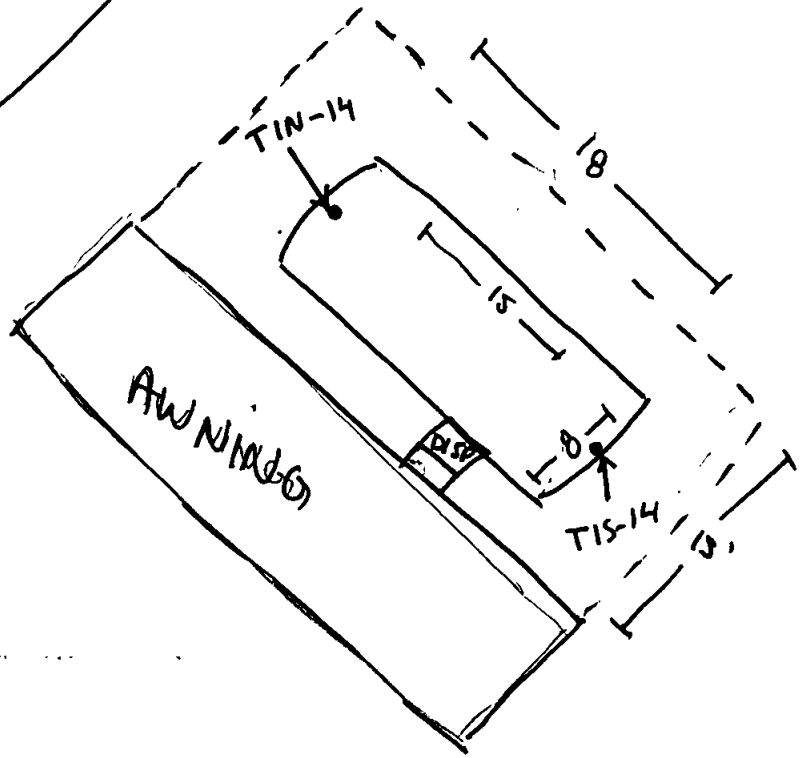
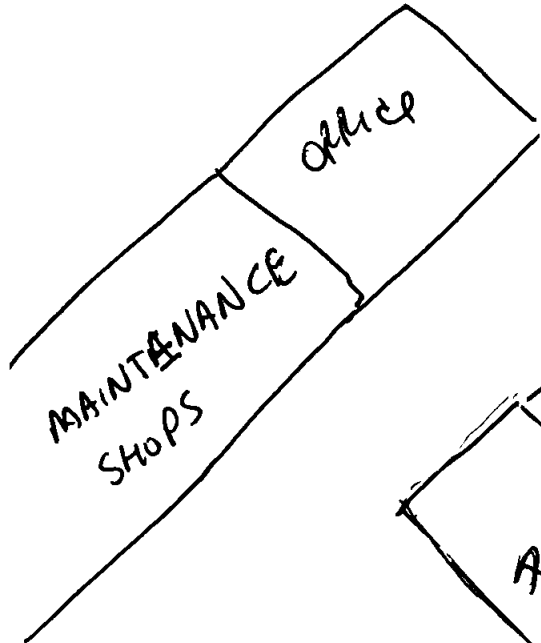
COTTONWOOD GOLF COURSE
3121 WILLOW GLEN DRIVE
EL CAJON, CA 92019
202521/AT5050



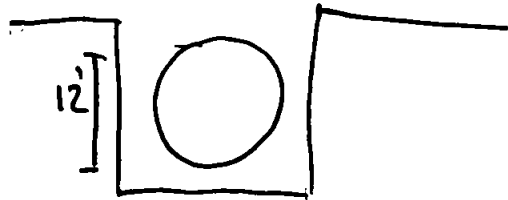
↑ TO clubhouse
≈ 300 yards



↑ TO IRRIGATION WELLS



↑ DIRT ROAD



MAP NOT TO SCALE

**COTTONWOOD GOLF COURSE
3121 WILLOW GLEN DRIVE
EL CAJON, CA 92019
202521/AT5050**



SITE LOOKING EAST



TANK PIT



TANK BEING PULED



BOTTOM OF TANK

**COTTONWOOD GOLF COURSE
3121 WILLOW GLEN DRIVE
EL CAJON, CA 92019
202521/AT5050**



SAMPLE LOCATIONST (1S-1-4)



SAMPLE LOCATIONS (1S-1-4)



NATIVE SOIL

SAM Chain-of-Custody Record

Date 6/11/04 Page 1 of 1

Project Name <u>COLTONWOOD GOLF COURSE</u> Reference Address <u>3121 Willow Glen Drive</u> <u>91 CASAN # CA 92019</u> Sampler's Signature <u>[Signature]</u> Lab To Be Used <u>MGP</u>				ANALYSIS REQUESTED TPH DOHS METHOD TRPH EPA 418.1 BTXE <u>82603</u> (8020/602) HALOGENATED (8010/601)					SAMPLE TYPE SOLID LIQUID GRAB COMPOSITE				COPY OF LAB RESULTS MUST BE SENT TO: Dept. of Environmental Health Site Assessment and Mitigation Division P.O. Box 129261 San Diego, CA 92112-9261	
Sample date time comments				COMMENTS										
TIS-14 6/11/04 10:30 } 3 feet below tank				X X X X X 1 RUN TPH full in all										
TIN-14 6/11/04 10:45 } bottom				X X X X X 1 Samples										
\				* RUN highest TPH for BTXE, M7BE + ULY (82603)										
				if no TPH RUN										
				Sample TIN-14 for above 82603										
				X										
1 RELINQUISHED BY		Date		2 RELINQUISHED BY		Date		3 RELINQUISHED BY		Date		TOTAL NO. OF CONTAINERS		
Signature		Time		Signature		Time		Signature		Time		Sample Conditions Received On Ice Yes/No Tape Seal Intact Yes/No		
Printed Name		Date		Printed Name		Date		Printed Name		Date		Special Shipment/Handling Or Storage Requirements:		
Company		Date		Company		Date		Company		Date		Split Sample Location Site Identification H# <u>202521</u> AT# <u>SUSD</u>		
RECEIVED BY		Date		RECEIVED BY		Date		RECEIVED BY (LAB)		Date		SAM <u>DANNY MARTINEZ</u> 619 338 2315 (FAX)		
Signature		Time		Signature		Time		Signature		Time		(Empty)		
Printed Name		Date		Printed Name		Date		Printed Name		Date		(Empty)		

Distribution: White - Laboratory
 Yellow - Contractor/Responsible Party
 Pink - SAM



County of San Diego
 Department of Environmental Health
 Hazardous Materials Division
 1255 Imperial Avenue
 P.O. Box 129261
 San Diego, CA 92112-9261



OFFICE USE ONLY

ACTIVITY CODE 428T23

Permit # **AT5050**
 Establishment # **202521**
 Date: **April 8, 2004**
 Expiration Date: **April 8, 2005**

Permit for Underground Storage Tank Construction/Closure

SITE NAME: **Cottonwood Golf Course**
 SITE ADDRESS: **3121 Willow Glen Drive, El Cajon 92019**
 OWNER NAME: **Premiere Golf Properties, L.P.**
 OWNER ADDRESS: **8332 Case Street, La Mesa 91942**

DESCRIPTION OF PROPOSED WORK: **Remove one underground storage tank and all associated piping**

In accordance with SDCC Ordinance Title 6, Chapter 10, Section 68.1004 (b), UST must be removed within 180 days of permit approval. The deadline to remove USTs is **October 8, 2004**.

PERMIT CONDITIONS: For tank systems that are to be removed, the excavation shall be exposed prior to the scheduled inspection and sampling points identified by the DEH inspector. Sampling is required for both tank(s) and piping. The tank(s) and piping must remain in the excavation until the DEH inspector approves the removal.

- 1) All piping and underground storage tanks must be removed at the same time. Failure to do so will result in a re-inspection and \$350.00 re-inspection fee.
- 2) A least one sample must be analyzed for MTBE and related oxygenates (DIPE, TAME, ETBE, TBA) using EPA Method 8260B
- 3) Certificate of Disposal/manifests required for tank

Please be advised:

All underground storage tanks that are to be removed **must be cleaned** and properly inerted prior to the removal

- 1) The tanks are visually free from all product, sludge, residue and debris. Residual staining caused by soil and waste consisting of light shadows, slight streaks, or minor discolorations, and soil and waste in cracks, crevices and pits may be present.
- 2) Tanks that held a Hazardous material or hazardous waste that had the potential to generate flammable vapors, must be properly inerted. A combustible gas indicator (CGI), which is properly calibrated, shall be used to measure the concentration of flammable vapor at the top, center and bottom of the underground storage tank. The concentration of flammable vapor must be below twenty percent of the Lower Explosive Limit (LEL) for the material that was contained in the tank(s) and the oxygen concentration shall be the same as that of ambient air, approximately 20.8%. The underground storage tank(s) must inerted with dry ice using a minimum of 15 pounds for every 1000 gallons of tank capacity.
- 3) Failure to have the tank properly cleaned prior to the time of the removal will result in the cancellation of the removal and will require a re-inspection and \$350.00 re-inspection fee.

This office must be given at least 48 hours notice for all required Underground Storage Tank Activity.

Please call at (619) 338-2214 to schedule an appointment. For cancellations, please call (619) 237- 8451.

Plans Reviewed and Approved By: **Robert Rapista**
 Notified 04/09/04 4m:4m.

Date: 4/08/04