

## Appendix E: Shallow Soil Investigation Report

## SHALLOW SOIL INVESTIGATION REPORT

1207 North Capitol Avenue  
San Jose, California 95132

September 30, 2020  
Partner Project Number: 20-292810.2

Prepared for:  
**Peak EF Corp**  
991 West Hedding Street  
San Jose, California 95126



September 30, 2020

Peak EF Corp  
991 West Hedding Street  
San Jose, California 95126

Subject:           Shallow Soil Investigation Report  
                      1207 North Capitol Avenue  
                      San Jose, California 95132  
                      Partner Project Number: 20-292810.1

Dear Mr. Woo:

Partner Engineering and Science, Inc. (Partner) is pleased to provide the results of the assessment performed at the above-referenced property. The following report describes the field activities, methods, and findings of the Shallow Soil Investigation conducted at the above-referenced property.

This assessment was performed consistent with acceptable industry standards. The independent conclusions represent Partner's best professional judgment based upon existing conditions and the information and data available to us during the course of this assignment.

We appreciate the opportunity to provide these services. If you have any questions concerning this report, or if we can assist you in any other matter, please contact Mark Lambson at (619) 925-9672.

Sincerely,

Partner Engineering and Science, Inc.



Nathan Maroon  
Project Scientist



Joe Mangine, PG  
Project Manager



Mark Lambson  
Principal

# TABLE OF CONTENTS

<b>1.0</b>	<b>Introduction.....</b>	<b>1</b>
1.1	Purpose .....	1
1.2	Limitations.....	1
1.3	User Reliance .....	1
<b>2.0</b>	<b>Site Background .....</b>	<b>2</b>
2.1	Site Description.....	2
2.2	Site History.....	2
2.3	Geology and Hydrogeology.....	2
<b>3.0</b>	<b>Field Activities.....</b>	<b>3</b>
3.1	Preparatory Activities.....	3
3.1.1	Health and Safety Plan.....	3
3.2	Sample Locations .....	3
3.3	Soil Sampling.....	3
3.4	Post-Sampling Activities.....	3
<b>4.0</b>	<b>Data Analysis .....</b>	<b>4</b>
4.1	Laboratory Analysis.....	4
4.2	Regulatory Agency Comparison Criteria .....	4
4.3	Soil Sample Data Analysis.....	4
4.4	Discussion .....	5
<b>5.0</b>	<b>Summary and Conclusions .....</b>	<b>6</b>

## ATTACHMENTS

Tables	1. Summary of Investigation Scope 2. Soil Sample Lead and Arsenic Laboratory Results 3. Soil Sample OCPs Laboratory Results
Figures	1. Site Vicinity Map 2. Topographic Map 3. Sample Location Map
Appendix	A. Laboratory Analytical Reports

## 1.0 INTRODUCTION

---

### 1.1 Purpose

The purpose of the investigation was to evaluate the potential impact of organochlorine pesticides (OCPs), arsenic, and/or lead to shallow soil as a consequence of a release or releases from historical on-site agricultural-related uses. Peak EF Corp provided project authorization of Partner Proposal Number P20-292810.2.

### 1.2 Limitations

This report presents a summary of work conducted by Partner. The work includes observations of site conditions encountered and the analytical results provided by an independent third-party laboratory of samples collected during the course of the project. The number and location of samples were selected to provide the required information. However, it cannot be assumed that the limited available data are representative of subsurface conditions in areas not sampled.

Conclusions and/or recommendations are based on the observations, laboratory analyses, and the governing regulations. Conclusions and/or recommendations beyond those stated and reported herein should not be inferred from this document.

Partner warrants that the environmental consulting services contained herein were accomplished in accordance with generally-accepted practices in the environmental engineering, geology, and hydrogeology fields that existed at the time and location of work. No other warranties are implied or expressed.

### 1.3 User Reliance

Partner was engaged by Peak EF Corp (the Addressee), or their authorized representative, to perform this investigation. The engagement agreement specifically states the scope and purpose of the investigation, as well as the contractual obligations and limitations of both parties. This report and the information therein, are for the exclusive use of the Addressee. This report has no other purpose and may not be relied upon, or used, by any other person or entity without the written consent of Partner. Third parties that obtain this report, or the information therein, shall have no rights of recourse or recovery against Partner, its officers, employees, vendors, successors or assigns. Any such unauthorized user shall be responsible to protect, indemnify and hold Partner, the Addressee and their respective officers, employees, vendors, successors and assigns harmless from any and all claims, damages, losses, liabilities, expenses (including reasonable attorneys' fees) and costs attributable to such use. Unauthorized use of this report shall constitute acceptance of, and commitment to, these responsibilities, which shall be irrevocable and shall apply regardless of the cause of action or legal theory pled or asserted.

This report has been completed under specific Terms and Conditions relating to scope, relying parties, limitations of liability, indemnification, dispute resolution, and other factors relevant to any reliance on this report. Any parties relying on this report do so having accepted Partner's standard Terms and Conditions, a copy of which can be found at <http://www.partneresi.com/terms-and-conditions.php>.

## **2.0 SITE BACKGROUND**

---

### **2.1 Site Description**

The subject property consists of one parcel of land comprising approximately 1.5 acres located on the southwest side of North Capitol Avenue, east of Highway 680, within a mixed residential and commercial area of San Jose, Santa Clara County, California.

The subject property is bound by commercial and residential properties to the northeast across North Capitol Avenue, commercial property to the southeast, and residential properties to the southwest and northwest. Refer to Figure 1 for a site vicinity map showing site features and surrounding properties.

### **2.2 Site History**

Based on information provided, the subject property was historically utilized for agricultural-related activities.

### **2.3 Geology and Hydrogeology**

Review of the United States Geological Survey (USGS) Calaveras Reservoir, CA Quadrangle topographic map, indicates the subject property is situated approximately 140 feet above mean sea level, and the local topography is sloping gently to the west. Refer to Figure 2 for a topographic map of the site vicinity.

The subject property is situated within the Coast Range physiographic province of the State of California. The Coast Ranges, extend approximately 600 miles from the Oregon Border to the Santa Ynez River near Santa Barbara, are characterized by elongated ranges and narrow valleys that are approximately parallel to the coast. Structural features, including faults and synclinal folds, largely control topography in the province and reflect both previous and existing regional tectonic regimes.

Based on borings advanced during this investigation, the underlying subsurface consists predominantly of brown, medium dense silt with fine gravel from the ground surface to approximately two feet below ground surface (bgs).

## **3.0 FIELD ACTIVITIES**

---

The scope of the Shallow Soil Investigation included the advancement of four shallow borings (S-1 through S-4) for the collection of representative soil samples. Refer to Table 1 for a summary of the borings, sampling schedule and laboratory analyses for this investigation.

### **3.1 Preparatory Activities**

Prior to the initiation of fieldwork, Partner completed the following activities.

#### **3.1.1 Health and Safety Plan**

Partner prepared a site-specific Health and Safety Plan, which was reviewed with on-site personnel involved in the project prior to the commencement of drilling activities.

### **3.2 Sample Locations**

Borings S-1 through S-4 were advanced in the western, northern, eastern, and southern portions of the subject property, respectively.

Refer to Figure 3 for a map indicating sample locations.

### **3.3 Soil Sampling**

Borings S-1 through S-4 were unpaved and advanced using hand auger equipment. Borings S-1 through S-4 were advanced to a terminal depth of two feet bgs.

Samples were prepared for laboratory analysis by placing soil in a single eight-ounce jar. The jars were labeled for identification and stored in an iced cooler.

Soil samples were collected from each boring at 0.5 and 2 feet bgs.

### **3.4 Post-Sampling Activities**

The boreholes were backfilled with dirt following sampling activities. No derived wastes were generated during this investigation.

## 4.0 DATA ANALYSIS

---

### 4.1 Laboratory Analysis

Partner collected eight soil samples on September 16, 2020, which were transported in an iced cooler under proper chain-of-custody protocol to SunStar Laboratories Inc., a state-certified laboratory [California Department of Public Health Environmental Laboratory Accreditation Program certificate number 2250] in the City of Lake Forest, California, for analysis on the next day. Each soil sample (eight soil samples total) were analyzed for OCPs in accordance with EPA Method 8081A, and for lead and arsenic in accordance with EPA Method 6010B.

Laboratory analytical results are included in Appendix A and discussed below.

### 4.2 Regulatory Agency Comparison Criteria

#### 2019 Environmental Screening Levels

The San Francisco Bay Regional Water Quality Control Board (SFRWQCB) has established Environmental Screening Levels (ESLs) as an initial screening level evaluation. ESLs aid in assessing the potential threats to human health, terrestrial/aquatic habitats, and/or drinking water resources due to contaminants in soil, soil gas, and/or groundwater. Under most circumstances, the presence of impacts below applicable ESLs can be assumed to not pose a significant, chronic (i.e., long-term) adverse risk to the applicable receptor of concern. Conversely, sites that exceed ESLs generally require further evaluation and/or remediation. Please note that the ESLs were developed using default assumptions (e.g., standard exposure factors) and, consequently, are only meant for screening level assessments. The ESLs should not be considered enforceable regulatory standards. Cleanup levels are ultimately dependent on site-specific factors and are established by the regulatory agencies on a case-by-case basis

### 4.3 Soil Sample Data Analysis

Lead was detected in each of the analyzed soil samples at concentrations above laboratory reporting limits (RLs). Lead was detected in soil samples S3-0.5 and S4-0.5 at concentrations of 155 and 97.2 milligrams per kilogram (mg/kg), respectively. These two detections exceed the residential ESL of 80 mg/kg, but they do not exceed the soluble threshold limit concentration (STLC) for hazardous waste in California. None of the other lead detections exceed the applicable ESLs.

Arsenic was detected in five of the analyzed soil samples at concentrations up to 8.38 mg/kg, which exceed the applicable ESLs; however, the detected arsenic concentrations did not exceed the regional background concentration of 11 mg/kg as based on the Dylan Jacques Duverge December 2011 report Establishing Background Arsenic in Soil of the Urbanized San Francisco Bay Region.

Various OCPs were detected in the analyzed soil samples; however, none of the detected OCP concentrations exceed the applicable ESLs.

Refer to Tables 2 and 3 for a summary of the soil sample lead and arsenic, and OCPs laboratory analysis results, respectively.



#### **4.4 Discussion**

Based on the results, there is evidence of lead impacts to shallow soil beneath the property. Lead was detected in two of the eight soil samples (S3-0.5 and S4-0.5) at concentrations exceeding residential screening criteria, indicating a potential human health risk for the future occupants of the subject property.

## 5.0 SUMMARY AND CONCLUSIONS

---

Partner conducted a Shallow Soil Investigation at the subject property to investigate the potential impact of OCPs, arsenic, and/or lead to shallow soil as a consequence of a release or releases from historical on-site agricultural-related uses. The scope of the Shallow Soil Investigation included the advancement of four shallow soil borings. Eight soil samples were analyzed for arsenic, lead, and OCPs.

Based on the Shallow Soil Investigation, there is evidence of lead impacts to shallow soil beneath the subject property. Lead was detected in two of the eight shallow soil samples (S3-0.5 and S4-0.5) at concentrations exceeding residential screening criteria, indicating a potential human health risk for the future occupants of the subject property.

Partner recommends additional investigation to evaluate the extent of the identified lead impacts.

## TABLES

---

Table 1: Summary of Investigation Scope  
 1207 North Capitol Avenue  
 San Jose, California 95132  
 Partner Project Number 20-292810.2  
 September 2020

Boring Identification	Location	Terminal Depth (feet bgs)	Matrix Sampled	Sampling Depths* (feet bgs)	Target Analytes
S1	Western Portion of Property	2	Soil	0.5, 2	OCPs, Arsenic, Lead
S2	Northern Portion of Property	2	Soil	0.5, 2	OCPs, Arsenic, Lead
S3	Eastern Portion of Property	2	Soil	0.5, 2	OCPs, Arsenic, Lead
S4	Southern Portion of Property	2	Soil	0.5, 2	OCPs, Arsenic, Lead

Notes:

\*Depths in bold analyzed for organochlorine pesticides (OCPs) in accordance with United States Environmental Protection Agency (EPA) Method 8081A, and for arsenic and lead via EPA Method 6010B.

bgs = below ground surface

Table 2: Soil Sample Lead and Arsenic Laboratory Results (mg/kg)

1207 North Capitol Avenue

San Jose, California 95132

Partner Project Number 20-292810.2

September 2020

Element	Residential ESL	Commercial ESL	Background Concentrations*	S1-0.5	S1-2	S2-0.5	S2-2	S3-0.5	S3-2	S4-0.5	S4-2
Arsenic (As)	0.067	0.25	11**	6.00	8.38	< 5.00	< 5.00	5.62	< 5.00	6.82	6.19
Lead (Pb)	80	320	10.1 - 37.7	38.6	31.2	29.6	19.1	<b>155</b>	30.5	<b>97.2</b>	35.6
Lead STLC	5.0***		- - -	NA	NA	NA	NA	4.7	NA	2.1	NA

Notes:

\*From Kearney Foundation of Soil Science March 1996 report Background Concentrations of Trace and Major Elements in California Soils. Background concentrations of metals are considered to be within one standard deviation from the mean metal concentrations determined by the study. Concentrations indicated in milligrams per kilogram (mg/kg).

\*\*From Dylan Jacques Duverge December 2011 report Establishing Background Arsenic in Soil of the Urbanized San Francisco Bay Region.

\*\*\*From California Code of Regulations, Title 22, Chapter 11, Article 3. Used for California regulated hazardous waste. If substance in the waste extract is equal or greater than the soluble threshold limit concentration (STLC) listed, it is considered a hazardous waste.

CAM = California Administrative Manual

ESL = Environmental Screening Level (San Francisco Bay Regional Water Quality Control Board - 2019) for evaluation of shallow soil direct exposure scenario, Table S-1

< = not detected above indicated laboratory Reporting Limit (RL)

NA = not analyzed

Values in bold exceed laboratory RLs

Highlighted values exceed one or more regulatory guideline

Table 3: Soil Sample OCPs Laboratory Results  
 1207 North Capitol Avenue  
 San Jose, California 95132  
 Partner Project Number 20-292810.2  
 September 2020

EPA Method	OCPs via 8081									
Units	(mg/kg)									
Analyte	Residential ESL	Commercial ESL	S1-0.5	S1-2	S2-0.5	S2-2	S3-0.5	S3-2	S4-0.5	S4-2
Dieldrin	0.037	0.16	< 0.0050	< 0.0050	0.0059	< 0.0050	< 0.0050	< 0.0050	0.0082	< 0.0050
4,4-DDT	1.9	8.5	0.071	0.0054	0.0078	< 0.0050	0.05	< 0.0050	0.028	< 0.0050
4,4-DDE	1.8	8.3	0.34	0.038	0.063	< 0.0050	0.24	0.016	0.21	0.049
gamma-Chlordane	0.48	2.2	< 0.050	< 0.050	0.023	0.092	0.006	< 0.050	< 0.050	< 0.050
alpha-Chlordane	0.48	2.2	< 0.050	< 0.050	0.022	0.076	0.0062	< 0.050	< 0.050	< 0.050
Other OCPs	Varies	Varies	ND	ND	ND	ND	ND	ND	ND	ND

Notes:

EPA = United States Environmental Protection Agency

OCP = organochlorine pesticides

mg/kg = milligrams per kilogram

ESL = Environmental Screening Level (San Francisco Bay Regional Water Quality Control Board - 2019) for evaluation of shallow soil direct exposure scenario, Table S-1

< = not detected above indicated laboratory Reporting Limit (RL)

ND = not detected above laboratory RL

Values in bold exceed laboratory RLs

## FIGURES

---

**PARTNER**



50 25 0 50 100  
 Approximate Scale: 1" = 100'


**PARTNER**

Engineering and Science, Inc.  
 1017 22nd Avenue, Suite 107  
 Oakland, California 94606

Project Number: 20-292810.2



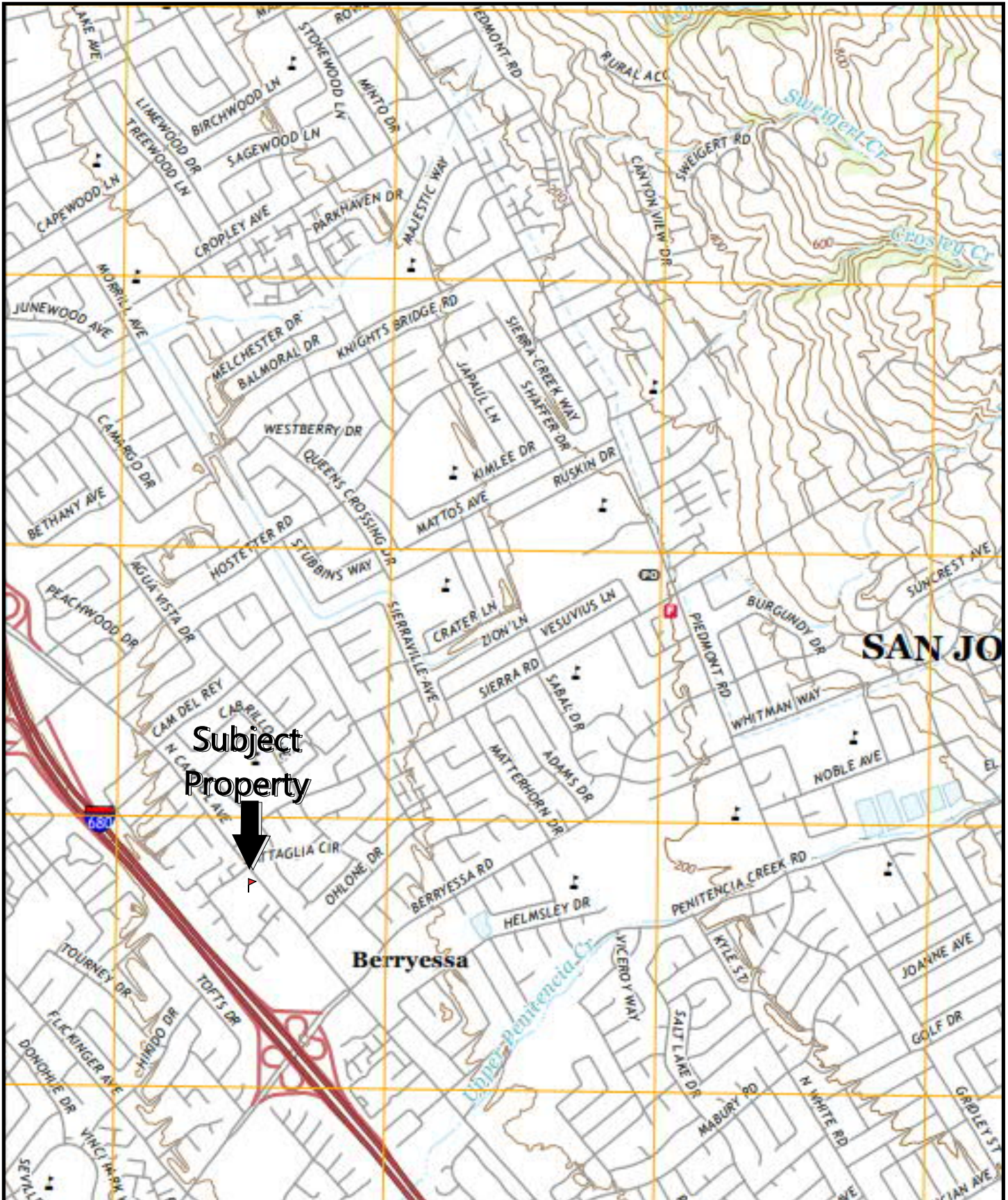
**Legend**

Subject Property 

**Site Vicinity Map**

Figure	Prepared By	Date
1	N. Maroon	Sept 2020
1207 North Capitol Avenue San Jose, California 95132		





# PARTNER

Engineering and Science, Inc.  
1017 22nd Avenue, Suite 107  
Oakland, California 94606

Project Number: 20-292810.2



USGS Calaveras Reservoir, CA Quadrangle  
Version: 2018 Current as of: 2018

## Topographic Map

Figure	Prepared By	Date
2	N. Maroon	Sept 2020
1207 North Capitol Avenue San Jose, California 95132		







30 7 0 15 30  
 Approximate Scale: 1" = 30'

**PARTNER**  
 Engineering and Science, Inc.  
 1017 22nd Avenue, Suite 107  
 Oakland, California 94606

Project Number: 20-292810.2

**Legend**

-  Subject Site
-  Sample Location

**Sample Location Map**

Figure	Prepared By	Date
3	N. Maroon	Sept 2020
1207 North Capitol Avenue San Jose, California 95132		

## APPENDIX A: LABORATORY ANALYTICAL REPORTS

---

**PARTNER**



25712 Commercentre Drive  
Lake Forest, California 92630  
949.297.5020 Phone  
949.297.5027 Fax

22 September 2020

Joe Mangine  
Partner Engineering & Science, Inc.--Oakland  
1017 22nd Ave. Suite 107  
Oakland, CA 94606  
RE: 1207 North Capitol Ave.

Enclosed are the results of analyses for samples received by the laboratory on 09/17/20 09:00. If you have any questions concerning this report, please feel free to contact me.

Sincerely,

Mike Jaroudi  
Project Manager



25712 Commercentre Drive  
 Lake Forest, California 92630  
 949.297.5020 Phone  
 949.297.5027 Fax

Partner Engineering & Science, Inc.--Oakland  
 1017 22nd Ave. Suite 107  
 Oakland CA, 94606

Project: 1207 North Capitol Ave.  
 Project Number: 19-292810.1  
 Project Manager: Joe Mangine

**Reported:**  
 09/22/20 11:07

**ANALYTICAL REPORT FOR SAMPLES**

Sample ID	Laboratory ID	Matrix	Date Sampled	Date Received
S1-0.5	T203325-01	Soil	09/16/20 10:15	09/17/20 09:00
S1-2	T203325-02	Soil	09/16/20 10:30	09/17/20 09:00
S2-0.5	T203325-03	Soil	09/16/20 11:00	09/17/20 09:00
S2-2	T203325-04	Soil	09/16/20 11:20	09/17/20 09:00
S3-0.5	T203325-05	Soil	09/16/20 11:30	09/17/20 09:00
S3-2	T203325-06	Soil	09/16/20 11:45	09/17/20 09:00
S4-0.5	T203325-07	Soil	09/16/20 12:00	09/17/20 09:00
S4-2	T203325-08	Soil	09/16/20 12:20	09/17/20 09:00

SunStar Laboratories, Inc.

*The results in this report apply to the samples analyzed in accordance with the chain of custody document. This analytical report must be reproduced in its entirety.*

Mike Jaroudi, Project Manager

Partner Engineering & Science, Inc.--Oakland  
1017 22nd Ave. Suite 107  
Oakland CA, 94606

Project: 1207 North Capitol Ave.  
Project Number: 19-292810.1  
Project Manager: Joe Mangine

**Reported:**  
09/22/20 11:07

**DETECTIONS SUMMARY**

**Sample ID:** S1-0.5 **Laboratory ID:** T203325-01

Analyte	Reporting		Units	Method	Notes
	Result	Limit			
Arsenic	6.00	5.00	mg/kg	EPA 6010b	
Lead	38.6	3.00	mg/kg	EPA 6010b	

**Sample ID:** S1-0.5 **Laboratory ID:** T203325-01RE1

Analyte	Reporting		Units	Method	Notes
	Result	Limit			
4,4'-DDE	0.34	0.050	mg/kg	EPA 8081A	
4,4'-DDT	0.071	0.0050	mg/kg	EPA 8081A	

**Sample ID:** S1-2 **Laboratory ID:** T203325-02

Analyte	Reporting		Units	Method	Notes
	Result	Limit			
Arsenic	8.38	5.00	mg/kg	EPA 6010b	
Lead	31.2	3.00	mg/kg	EPA 6010b	

**Sample ID:** S1-2 **Laboratory ID:** T203325-02RE1

Analyte	Reporting		Units	Method	Notes
	Result	Limit			
4,4'-DDE	0.038	0.0050	mg/kg	EPA 8081A	
4,4'-DDT	0.0054	0.0050	mg/kg	EPA 8081A	

**Sample ID:** S2-0.5 **Laboratory ID:** T203325-03

Analyte	Reporting		Units	Method	Notes
	Result	Limit			
Lead	29.6	3.00	mg/kg	EPA 6010b	

SunStar Laboratories, Inc.



*The results in this report apply to the samples analyzed in accordance with the chain of custody document. This analytical report must be reproduced in its entirety.*

Mike Jaroudi, Project Manager

Partner Engineering & Science, Inc.--Oakland  
1017 22nd Ave. Suite 107  
Oakland CA, 94606

Project: 1207 North Capitol Ave.  
Project Number: 19-292810.1  
Project Manager: Joe Mangine

Reported:  
09/22/20 11:07

Sample ID: S2-0.5

Laboratory ID: T203325-03RE1

Analyte	Result	Reporting		Units	Method	Notes
		Limit				
gamma-Chlordane	0.023	0.0050		mg/kg	EPA 8081A	
alpha-Chlordane	0.022	0.0050		mg/kg	EPA 8081A	
4,4'-DDE	0.063	0.0050		mg/kg	EPA 8081A	
Dieldrin	0.0059	0.0050		mg/kg	EPA 8081A	
4,4'-DDT	0.0078	0.0050		mg/kg	EPA 8081A	

Sample ID: S2-2

Laboratory ID: T203325-04

Analyte	Result	Reporting		Units	Method	Notes
		Limit				
Lead	19.1	3.00		mg/kg	EPA 6010b	

Sample ID: S2-2

Laboratory ID: T203325-04RE1

Analyte	Result	Reporting		Units	Method	Notes
		Limit				
gamma-Chlordane	0.092	0.050		mg/kg	EPA 8081A	R-07
alpha-Chlordane	0.076	0.050		mg/kg	EPA 8081A	R-07

Sample ID: S3-0.5

Laboratory ID: T203325-05

Analyte	Result	Reporting		Units	Method	Notes
		Limit				
Arsenic	5.62	5.00		mg/kg	EPA 6010b	
Lead	155	3.00		mg/kg	EPA 6010b	

Sample ID: S3-0.5

Laboratory ID: T203325-05RE1

Analyte	Result	Reporting		Units	Method	Notes
		Limit				
gamma-Chlordane	0.0060	0.0050		mg/kg	EPA 8081A	
alpha-Chlordane	0.0062	0.0050		mg/kg	EPA 8081A	
4,4'-DDE	0.24	0.050		mg/kg	EPA 8081A	
4,4'-DDT	0.050	0.0050		mg/kg	EPA 8081A	

SunStar Laboratories, Inc.



The results in this report apply to the samples analyzed in accordance with the chain of custody document. This analytical report must be reproduced in its entirety.

Mike Jaroudi, Project Manager

Partner Engineering & Science, Inc.--Oakland  
1017 22nd Ave. Suite 107  
Oakland CA, 94606

Project: 1207 North Capitol Ave.  
Project Number: 19-292810.1  
Project Manager: Joe Mangine

Reported:  
09/22/20 11:07

Sample ID: S3-2

Laboratory ID: T203325-06

Analyte	Result	Reporting		Units	Method	Notes
		Limit				
Lead	30.5	3.00		mg/kg	EPA 6010b	

Sample ID: S3-2

Laboratory ID: T203325-06RE1

Analyte	Result	Reporting		Units	Method	Notes
		Limit				
4,4'-DDE	0.016	0.0050		mg/kg	EPA 8081A	

Sample ID: S4-0.5

Laboratory ID: T203325-07

Analyte	Result	Reporting		Units	Method	Notes
		Limit				
Arsenic	6.82	5.00		mg/kg	EPA 6010b	
Lead	97.2	3.00		mg/kg	EPA 6010b	

Sample ID: S4-0.5

Laboratory ID: T203325-07RE1

Analyte	Result	Reporting		Units	Method	Notes
		Limit				
4,4'-DDE	0.21	0.050		mg/kg	EPA 8081A	
Dieldrin	0.0082	0.0050		mg/kg	EPA 8081A	
4,4'-DDT	0.028	0.0050		mg/kg	EPA 8081A	

Sample ID: S4-2

Laboratory ID: T203325-08

Analyte	Result	Reporting		Units	Method	Notes
		Limit				
Arsenic	6.19	5.00		mg/kg	EPA 6010b	
Lead	35.6	3.00		mg/kg	EPA 6010b	

Sample ID: S4-2

Laboratory ID: T203325-08RE1

Analyte	Result	Reporting		Units	Method	Notes
		Limit				
4,4'-DDE	0.049	0.0050		mg/kg	EPA 8081A	

SunStar Laboratories, Inc.



The results in this report apply to the samples analyzed in accordance with the chain of custody document. This analytical report must be reproduced in its entirety.

Mike Jaroudi, Project Manager





25712 Commercentre Drive  
Lake Forest, California 92630  
949.297.5020 Phone  
949.297.5027 Fax

Partner Engineering & Science, Inc.--Oakland  
1017 22nd Ave. Suite 107  
Oakland CA, 94606

Project: 1207 North Capitol Ave.  
Project Number: 19-292810.1  
Project Manager: Joe Mangine

**Reported:**  
09/22/20 11:07

---

SunStar Laboratories, Inc.

*The results in this report apply to the samples analyzed in accordance with the chain of custody document. This analytical report must be reproduced in its entirety.*

---

Mike Jaroudi, Project Manager



25712 Commercentre Drive  
 Lake Forest, California 92630  
 949.297.5020 Phone  
 949.297.5027 Fax

Partner Engineering & Science, Inc.--Oakland 1017 22nd Ave. Suite 107 Oakland CA, 94606	Project: 1207 North Capitol Ave. Project Number: 19-292810.1 Project Manager: Joe Mangine	Reported: 09/22/20 11:07
---	---	-----------------------------

**S1-0.5**  
**T203325-01 (Soil)**

Analyte	Result	Reporting Limit	Units	Dilution	Batch	Prepared	Analyzed	Method	Notes
---------	--------	-----------------	-------	----------	-------	----------	----------	--------	-------

**SunStar Laboratories, Inc.**

**Metals by EPA 6010B**

Arsenic	6.00	5.00	mg/kg	1	0091730	09/17/20	09/18/20	EPA 6010b	
Lead	38.6	3.00	"	"	"	"	"	"	

SunStar Laboratories, Inc.

*The results in this report apply to the samples analyzed in accordance with the chain of custody document. This analytical report must be reproduced in its entirety.*

Mike Jaroudi, Project Manager

Partner Engineering & Science, Inc.--Oakland  
1017 22nd Ave. Suite 107  
Oakland CA, 94606

Project: 1207 North Capitol Ave.  
Project Number: 19-292810.1  
Project Manager: Joe Mangine

Reported:  
09/22/20 11:07

**S1-0.5**  
**T203325-01RE1 (Soil)**

Analyte	Result	Reporting Limit	Units	Dilution	Batch	Prepared	Analyzed	Method	Notes
---------	--------	-----------------	-------	----------	-------	----------	----------	--------	-------

**SunStar Laboratories, Inc.**

**Organochlorine Pesticides by EPA Method 8081A**

alpha-BHC	ND	0.0050	mg/kg	1	0091805	09/18/20	09/21/20	EPA 8081A	
gamma-BHC (Lindane)	ND	0.0050	"	"	"	"	"	"	
beta-BHC	ND	0.0050	"	"	"	"	"	"	
delta-BHC	ND	0.0050	"	"	"	"	"	"	
Heptachlor	ND	0.0050	"	"	"	"	"	"	
Aldrin	ND	0.0050	"	"	"	"	"	"	
Heptachlor epoxide	ND	0.0050	"	"	"	"	"	"	
gamma-Chlordane	ND	0.0050	"	"	"	"	"	"	
alpha-Chlordane	ND	0.0050	"	"	"	"	"	"	
Endosulfan I	ND	0.0050	"	"	"	"	"	"	
<b>4,4'-DDE</b>	<b>0.34</b>	0.050	"	10	"	"	"	"	
Dieldrin	ND	0.0050	"	1	"	"	"	"	
Endrin	ND	0.0050	"	"	"	"	"	"	
4,4'-DDD	ND	0.0050	"	"	"	"	"	"	
Endosulfan II	ND	0.0050	"	"	"	"	"	"	
<b>4,4'-DDT</b>	<b>0.071</b>	0.0050	"	"	"	"	"	"	
Endrin aldehyde	ND	0.0050	"	"	"	"	"	"	
Endosulfan sulfate	ND	0.0050	"	"	"	"	"	"	
Methoxychlor	ND	0.0050	"	"	"	"	"	"	
Endrin ketone	ND	0.0050	"	"	"	"	"	"	
Toxaphene	ND	0.020	"	"	"	"	"	"	
Surrogate: Tetrachloro-meta-xylene		77.6 %		35-140	"	"	"	"	
Surrogate: Decachlorobiphenyl		79.2 %		35-140	"	"	"	"	

SunStar Laboratories, Inc.



The results in this report apply to the samples analyzed in accordance with the chain of custody document. This analytical report must be reproduced in its entirety.

Mike Jaroudi, Project Manager



25712 Commercentre Drive  
 Lake Forest, California 92630  
 949.297.5020 Phone  
 949.297.5027 Fax

Partner Engineering & Science, Inc.--Oakland 1017 22nd Ave. Suite 107 Oakland CA, 94606	Project: 1207 North Capitol Ave. Project Number: 19-292810.1 Project Manager: Joe Mangine	<b>Reported:</b> 09/22/20 11:07
---	---	------------------------------------

**S1-2**  
**T203325-02 (Soil)**

Analyte	Result	Reporting Limit	Units	Dilution	Batch	Prepared	Analyzed	Method	Notes
---------	--------	-----------------	-------	----------	-------	----------	----------	--------	-------

**SunStar Laboratories, Inc.**

**Metals by EPA 6010B**

<b>Arsenic</b>	<b>8.38</b>	5.00	mg/kg	1	0091730	09/17/20	09/18/20	EPA 6010b	
<b>Lead</b>	<b>31.2</b>	3.00	"	"	"	"	"	"	

SunStar Laboratories, Inc.

*The results in this report apply to the samples analyzed in accordance with the chain of custody document. This analytical report must be reproduced in its entirety.*

Mike Jaroudi, Project Manager

Partner Engineering & Science, Inc.--Oakland  
1017 22nd Ave. Suite 107  
Oakland CA, 94606

Project: 1207 North Capitol Ave.  
Project Number: 19-292810.1  
Project Manager: Joe Mangine

Reported:  
09/22/20 11:07

**S1-2**

**T203325-02RE1 (Soil)**

Analyte	Result	Reporting Limit	Units	Dilution	Batch	Prepared	Analyzed	Method	Notes
---------	--------	-----------------	-------	----------	-------	----------	----------	--------	-------

**SunStar Laboratories, Inc.**

**Organochlorine Pesticides by EPA Method 8081A**

alpha-BHC	ND	0.0050	mg/kg	1	0091805	09/18/20	09/21/20	EPA 8081A	
gamma-BHC (Lindane)	ND	0.0050	"	"	"	"	"	"	
beta-BHC	ND	0.0050	"	"	"	"	"	"	
delta-BHC	ND	0.0050	"	"	"	"	"	"	
Heptachlor	ND	0.0050	"	"	"	"	"	"	
Aldrin	ND	0.0050	"	"	"	"	"	"	
Heptachlor epoxide	ND	0.0050	"	"	"	"	"	"	
gamma-Chlordane	ND	0.0050	"	"	"	"	"	"	
alpha-Chlordane	ND	0.0050	"	"	"	"	"	"	
Endosulfan I	ND	0.0050	"	"	"	"	"	"	
<b>4,4'-DDE</b>	<b>0.038</b>	0.0050	"	"	"	"	"	"	
Dieldrin	ND	0.0050	"	"	"	"	"	"	
Endrin	ND	0.0050	"	"	"	"	"	"	
4,4'-DDD	ND	0.0050	"	"	"	"	"	"	
Endosulfan II	ND	0.0050	"	"	"	"	"	"	
<b>4,4'-DDT</b>	<b>0.0054</b>	0.0050	"	"	"	"	"	"	
Endrin aldehyde	ND	0.0050	"	"	"	"	"	"	
Endosulfan sulfate	ND	0.0050	"	"	"	"	"	"	
Methoxychlor	ND	0.0050	"	"	"	"	"	"	
Endrin ketone	ND	0.0050	"	"	"	"	"	"	
Toxaphene	ND	0.020	"	"	"	"	"	"	
Surrogate: Tetrachloro-meta-xylene		83.5 %		35-140	"	"	"	"	
Surrogate: Decachlorobiphenyl		85.9 %		35-140	"	"	"	"	

SunStar Laboratories, Inc.



The results in this report apply to the samples analyzed in accordance with the chain of custody document. This analytical report must be reproduced in its entirety.

Mike Jaroudi, Project Manager



25712 Commercentre Drive  
 Lake Forest, California 92630  
 949.297.5020 Phone  
 949.297.5027 Fax

Partner Engineering & Science, Inc.--Oakland 1017 22nd Ave. Suite 107 Oakland CA, 94606	Project: 1207 North Capitol Ave. Project Number: 19-292810.1 Project Manager: Joe Mangine	<b>Reported:</b> 09/22/20 11:07
---	---	------------------------------------

**S2-0.5**  
**T203325-03 (Soil)**

Analyte	Result	Reporting Limit	Units	Dilution	Batch	Prepared	Analyzed	Method	Notes
---------	--------	-----------------	-------	----------	-------	----------	----------	--------	-------

**SunStar Laboratories, Inc.**

**Metals by EPA 6010B**

Arsenic	ND	5.00	mg/kg	1	0091730	09/17/20	09/18/20	EPA 6010b	
<b>Lead</b>	<b>29.6</b>	3.00	"	"	"	"	"	"	

SunStar Laboratories, Inc.

*The results in this report apply to the samples analyzed in accordance with the chain of custody document. This analytical report must be reproduced in its entirety.*

Mike Jaroudi, Project Manager

Partner Engineering & Science, Inc.--Oakland  
1017 22nd Ave. Suite 107  
Oakland CA, 94606

Project: 1207 North Capitol Ave.  
Project Number: 19-292810.1  
Project Manager: Joe Mangine

Reported:  
09/22/20 11:07

**S2-0.5**  
**T203325-03RE1 (Soil)**

Analyte	Result	Reporting Limit	Units	Dilution	Batch	Prepared	Analyzed	Method	Notes
---------	--------	-----------------	-------	----------	-------	----------	----------	--------	-------

**SunStar Laboratories, Inc.**

**Organochlorine Pesticides by EPA Method 8081A**

alpha-BHC	ND	0.0050	mg/kg	1	0091805	09/18/20	09/21/20	EPA 8081A	
gamma-BHC (Lindane)	ND	0.0050	"	"	"	"	"	"	
beta-BHC	ND	0.0050	"	"	"	"	"	"	
delta-BHC	ND	0.0050	"	"	"	"	"	"	
Heptachlor	ND	0.0050	"	"	"	"	"	"	
Aldrin	ND	0.0050	"	"	"	"	"	"	
Heptachlor epoxide	ND	0.0050	"	"	"	"	"	"	
<b>gamma-Chlordane</b>	<b>0.023</b>	0.0050	"	"	"	"	"	"	
<b>alpha-Chlordane</b>	<b>0.022</b>	0.0050	"	"	"	"	"	"	
Endosulfan I	ND	0.0050	"	"	"	"	"	"	
<b>4,4'-DDE</b>	<b>0.063</b>	0.0050	"	"	"	"	"	"	
<b>Dieldrin</b>	<b>0.0059</b>	0.0050	"	"	"	"	"	"	
Endrin	ND	0.0050	"	"	"	"	"	"	
4,4'-DDD	ND	0.0050	"	"	"	"	"	"	
Endosulfan II	ND	0.0050	"	"	"	"	"	"	
<b>4,4'-DDT</b>	<b>0.0078</b>	0.0050	"	"	"	"	"	"	
Endrin aldehyde	ND	0.0050	"	"	"	"	"	"	
Endosulfan sulfate	ND	0.0050	"	"	"	"	"	"	
Methoxychlor	ND	0.0050	"	"	"	"	"	"	
Endrin ketone	ND	0.0050	"	"	"	"	"	"	
Toxaphene	ND	0.020	"	"	"	"	"	"	
Surrogate: Tetrachloro-meta-xylene		86.0 %		35-140	"	"	"	"	
Surrogate: Decachlorobiphenyl		70.8 %		35-140	"	"	"	"	

SunStar Laboratories, Inc.



The results in this report apply to the samples analyzed in accordance with the chain of custody document. This analytical report must be reproduced in its entirety.

Mike Jaroudi, Project Manager



25712 Commercentre Drive  
 Lake Forest, California 92630  
 949.297.5020 Phone  
 949.297.5027 Fax

Partner Engineering & Science, Inc.--Oakland 1017 22nd Ave. Suite 107 Oakland CA, 94606	Project: 1207 North Capitol Ave. Project Number: 19-292810.1 Project Manager: Joe Mangine	<b>Reported:</b> 09/22/20 11:07
---	---	------------------------------------

**S2-2**  
**T203325-04 (Soil)**

Analyte	Result	Reporting Limit	Units	Dilution	Batch	Prepared	Analyzed	Method	Notes
---------	--------	-----------------	-------	----------	-------	----------	----------	--------	-------

**SunStar Laboratories, Inc.**

**Metals by EPA 6010B**

Arsenic	ND	5.00	mg/kg	1	0091730	09/17/20	09/18/20	EPA 6010b	
<b>Lead</b>	<b>19.1</b>	3.00	"	"	"	"	"	"	

SunStar Laboratories, Inc.

*The results in this report apply to the samples analyzed in accordance with the chain of custody document. This analytical report must be reproduced in its entirety.*

Mike Jaroudi, Project Manager



Partner Engineering & Science, Inc.--Oakland  
1017 22nd Ave. Suite 107  
Oakland CA, 94606

Project: 1207 North Capitol Ave.  
Project Number: 19-292810.1  
Project Manager: Joe Mangine

Reported:  
09/22/20 11:07

**S2-2**

**T203325-04RE1 (Soil)**

Analyte	Result	Reporting Limit	Units	Dilution	Batch	Prepared	Analyzed	Method	Notes
---------	--------	-----------------	-------	----------	-------	----------	----------	--------	-------

**SunStar Laboratories, Inc.**

**Organochlorine Pesticides by EPA Method 8081A**

alpha-BHC	ND	0.050	mg/kg	10	0091805	09/18/20	09/21/20	EPA 8081A	R-07
gamma-BHC (Lindane)	ND	0.050	"	"	"	"	"	"	R-07
beta-BHC	ND	0.050	"	"	"	"	"	"	R-07
delta-BHC	ND	0.050	"	"	"	"	"	"	R-07
Heptachlor	ND	0.050	"	"	"	"	"	"	R-07
Aldrin	ND	0.050	"	"	"	"	"	"	R-07
Heptachlor epoxide	ND	0.050	"	"	"	"	"	"	R-07
<b>gamma-Chlordane</b>	<b>0.092</b>	0.050	"	"	"	"	"	"	R-07
<b>alpha-Chlordane</b>	<b>0.076</b>	0.050	"	"	"	"	"	"	R-07
Endosulfan I	ND	0.050	"	"	"	"	"	"	R-07
4,4'-DDE	ND	0.050	"	"	"	"	"	"	R-07
Dieldrin	ND	0.050	"	"	"	"	"	"	R-07
Endrin	ND	0.050	"	"	"	"	"	"	R-07
4,4'-DDD	ND	0.050	"	"	"	"	"	"	R-07
Endosulfan II	ND	0.050	"	"	"	"	"	"	R-07
4,4'-DDT	ND	0.050	"	"	"	"	"	"	R-07
Endrin aldehyde	ND	0.050	"	"	"	"	"	"	R-07
Endosulfan sulfate	ND	0.050	"	"	"	"	"	"	R-07
Methoxychlor	ND	0.050	"	"	"	"	"	"	R-07
Endrin ketone	ND	0.050	"	"	"	"	"	"	R-07
Toxaphene	ND	0.20	"	"	"	"	"	"	R-07
Surrogate: Tetrachloro-meta-xylene		89.9 %		35-140	"	"	"	"	R-07
Surrogate: Decachlorobiphenyl		99.1 %		35-140	"	"	"	"	R-07

SunStar Laboratories, Inc.



The results in this report apply to the samples analyzed in accordance with the chain of custody document. This analytical report must be reproduced in its entirety.

Mike Jaroudi, Project Manager



25712 Commercentre Drive  
 Lake Forest, California 92630  
 949.297.5020 Phone  
 949.297.5027 Fax

Partner Engineering & Science, Inc.--Oakland 1017 22nd Ave. Suite 107 Oakland CA, 94606	Project: 1207 North Capitol Ave. Project Number: 19-292810.1 Project Manager: Joe Mangine	<b>Reported:</b> 09/22/20 11:07
---	---	------------------------------------

**S3-0.5**  
**T203325-05 (Soil)**

Analyte	Result	Reporting Limit	Units	Dilution	Batch	Prepared	Analyzed	Method	Notes
---------	--------	-----------------	-------	----------	-------	----------	----------	--------	-------

**SunStar Laboratories, Inc.**

**Metals by EPA 6010B**

<b>Arsenic</b>	<b>5.62</b>	5.00	mg/kg	1	0091730	09/17/20	09/18/20	EPA 6010b	
<b>Lead</b>	<b>155</b>	3.00	"	"	"	"	"	"	

SunStar Laboratories, Inc.

*The results in this report apply to the samples analyzed in accordance with the chain of custody document. This analytical report must be reproduced in its entirety.*

Mike Jaroudi, Project Manager

Partner Engineering & Science, Inc.--Oakland  
1017 22nd Ave. Suite 107  
Oakland CA, 94606

Project: 1207 North Capitol Ave.  
Project Number: 19-292810.1  
Project Manager: Joe Mangine

Reported:  
09/22/20 11:07

**S3-0.5**

**T203325-05RE1 (Soil)**

Analyte	Result	Reporting Limit	Units	Dilution	Batch	Prepared	Analyzed	Method	Notes
---------	--------	-----------------	-------	----------	-------	----------	----------	--------	-------

**SunStar Laboratories, Inc.**

**Organochlorine Pesticides by EPA Method 8081A**

alpha-BHC	ND	0.0050	mg/kg	1	0091805	09/18/20	09/21/20	EPA 8081A	
gamma-BHC (Lindane)	ND	0.0050	"	"	"	"	"	"	
beta-BHC	ND	0.0050	"	"	"	"	"	"	
delta-BHC	ND	0.0050	"	"	"	"	"	"	
Heptachlor	ND	0.0050	"	"	"	"	"	"	
Aldrin	ND	0.0050	"	"	"	"	"	"	
Heptachlor epoxide	ND	0.0050	"	"	"	"	"	"	
<b>gamma-Chlordane</b>	<b>0.0060</b>	0.0050	"	"	"	"	"	"	
<b>alpha-Chlordane</b>	<b>0.0062</b>	0.0050	"	"	"	"	"	"	
Endosulfan I	ND	0.0050	"	"	"	"	"	"	
<b>4,4'-DDE</b>	<b>0.24</b>	0.050	"	10	"	"	"	"	
Dieldrin	ND	0.0050	"	1	"	"	"	"	
Endrin	ND	0.0050	"	"	"	"	"	"	
4,4'-DDD	ND	0.0050	"	"	"	"	"	"	
Endosulfan II	ND	0.0050	"	"	"	"	"	"	
<b>4,4'-DDT</b>	<b>0.050</b>	0.0050	"	"	"	"	"	"	
Endrin aldehyde	ND	0.0050	"	"	"	"	"	"	
Endosulfan sulfate	ND	0.0050	"	"	"	"	"	"	
Methoxychlor	ND	0.0050	"	"	"	"	"	"	
Endrin ketone	ND	0.0050	"	"	"	"	"	"	
Toxaphene	ND	0.020	"	"	"	"	"	"	
Surrogate: Tetrachloro-meta-xylene		94.0 %		35-140	"	"	"	"	
Surrogate: Decachlorobiphenyl		84.6 %		35-140	"	"	"	"	

SunStar Laboratories, Inc.



The results in this report apply to the samples analyzed in accordance with the chain of custody document. This analytical report must be reproduced in its entirety.

Mike Jaroudi, Project Manager



25712 Commercentre Drive  
 Lake Forest, California 92630  
 949.297.5020 Phone  
 949.297.5027 Fax

Partner Engineering & Science, Inc.--Oakland 1017 22nd Ave. Suite 107 Oakland CA, 94606	Project: 1207 North Capitol Ave. Project Number: 19-292810.1 Project Manager: Joe Mangine	<b>Reported:</b> 09/22/20 11:07
---	---	------------------------------------

**S3-2**  
**T203325-06 (Soil)**

Analyte	Result	Reporting Limit	Units	Dilution	Batch	Prepared	Analyzed	Method	Notes
---------	--------	-----------------	-------	----------	-------	----------	----------	--------	-------

**SunStar Laboratories, Inc.**

**Metals by EPA 6010B**

Arsenic	ND	5.00	mg/kg	1	0091730	09/17/20	09/18/20	EPA 6010b	
<b>Lead</b>	<b>30.5</b>	3.00	"	"	"	"	"	"	

SunStar Laboratories, Inc.

*The results in this report apply to the samples analyzed in accordance with the chain of custody document. This analytical report must be reproduced in its entirety.*

Mike Jaroudi, Project Manager

Partner Engineering & Science, Inc.--Oakland  
1017 22nd Ave. Suite 107  
Oakland CA, 94606

Project: 1207 North Capitol Ave.  
Project Number: 19-292810.1  
Project Manager: Joe Mangine

Reported:  
09/22/20 11:07

**S3-2**

**T203325-06RE1 (Soil)**

Analyte	Result	Reporting Limit	Units	Dilution	Batch	Prepared	Analyzed	Method	Notes
---------	--------	-----------------	-------	----------	-------	----------	----------	--------	-------

**SunStar Laboratories, Inc.**

**Organochlorine Pesticides by EPA Method 8081A**

alpha-BHC	ND	0.0050	mg/kg	1	0091805	09/18/20	09/21/20	EPA 8081A	
gamma-BHC (Lindane)	ND	0.0050	"	"	"	"	"	"	
beta-BHC	ND	0.0050	"	"	"	"	"	"	
delta-BHC	ND	0.0050	"	"	"	"	"	"	
Heptachlor	ND	0.0050	"	"	"	"	"	"	
Aldrin	ND	0.0050	"	"	"	"	"	"	
Heptachlor epoxide	ND	0.0050	"	"	"	"	"	"	
gamma-Chlordane	ND	0.0050	"	"	"	"	"	"	
alpha-Chlordane	ND	0.0050	"	"	"	"	"	"	
Endosulfan I	ND	0.0050	"	"	"	"	"	"	
<b>4,4'-DDE</b>	<b>0.016</b>	0.0050	"	"	"	"	"	"	
Dieldrin	ND	0.0050	"	"	"	"	"	"	
Endrin	ND	0.0050	"	"	"	"	"	"	
4,4'-DDD	ND	0.0050	"	"	"	"	"	"	
Endosulfan II	ND	0.0050	"	"	"	"	"	"	
4,4'-DDT	ND	0.0050	"	"	"	"	"	"	
Endrin aldehyde	ND	0.0050	"	"	"	"	"	"	
Endosulfan sulfate	ND	0.0050	"	"	"	"	"	"	
Methoxychlor	ND	0.0050	"	"	"	"	"	"	
Endrin ketone	ND	0.0050	"	"	"	"	"	"	
Toxaphene	ND	0.020	"	"	"	"	"	"	
Surrogate: Tetrachloro-meta-xylene		86.1 %		35-140	"	"	"	"	
Surrogate: Decachlorobiphenyl		79.6 %		35-140	"	"	"	"	

SunStar Laboratories, Inc.



The results in this report apply to the samples analyzed in accordance with the chain of custody document. This analytical report must be reproduced in its entirety.

Mike Jaroudi, Project Manager



25712 Commercentre Drive  
 Lake Forest, California 92630  
 949.297.5020 Phone  
 949.297.5027 Fax

Partner Engineering & Science, Inc.--Oakland 1017 22nd Ave. Suite 107 Oakland CA, 94606	Project: 1207 North Capitol Ave. Project Number: 19-292810.1 Project Manager: Joe Mangine	<b>Reported:</b> 09/22/20 11:07
---	---	------------------------------------

**S4-0.5**  
**T203325-07 (Soil)**

Analyte	Result	Reporting Limit	Units	Dilution	Batch	Prepared	Analyzed	Method	Notes
---------	--------	-----------------	-------	----------	-------	----------	----------	--------	-------

**SunStar Laboratories, Inc.**

**Metals by EPA 6010B**

<b>Arsenic</b>	<b>6.82</b>	5.00	mg/kg	1	0091730	09/17/20	09/18/20	EPA 6010b	
<b>Lead</b>	<b>97.2</b>	3.00	"	"	"	"	"	"	

SunStar Laboratories, Inc.

*The results in this report apply to the samples analyzed in accordance with the chain of custody document. This analytical report must be reproduced in its entirety.*

Mike Jaroudi, Project Manager

Partner Engineering & Science, Inc.--Oakland  
1017 22nd Ave. Suite 107  
Oakland CA, 94606

Project: 1207 North Capitol Ave.  
Project Number: 19-292810.1  
Project Manager: Joe Mangine

Reported:  
09/22/20 11:07

**S4-0.5**  
**T203325-07RE1 (Soil)**

Analyte	Result	Reporting Limit	Units	Dilution	Batch	Prepared	Analyzed	Method	Notes
---------	--------	-----------------	-------	----------	-------	----------	----------	--------	-------

**SunStar Laboratories, Inc.**

**Organochlorine Pesticides by EPA Method 8081A**

alpha-BHC	ND	0.0050	mg/kg	1	0091805	09/18/20	09/21/20	EPA 8081A	
gamma-BHC (Lindane)	ND	0.0050	"	"	"	"	"	"	
beta-BHC	ND	0.0050	"	"	"	"	"	"	
delta-BHC	ND	0.0050	"	"	"	"	"	"	
Heptachlor	ND	0.0050	"	"	"	"	"	"	
Aldrin	ND	0.0050	"	"	"	"	"	"	
Heptachlor epoxide	ND	0.0050	"	"	"	"	"	"	
gamma-Chlordane	ND	0.0050	"	"	"	"	"	"	
alpha-Chlordane	ND	0.0050	"	"	"	"	"	"	
Endosulfan I	ND	0.0050	"	"	"	"	"	"	
<b>4,4'-DDE</b>	<b>0.21</b>	0.050	"	10	"	"	"	"	
<b>Dieldrin</b>	<b>0.0082</b>	0.0050	"	1	"	"	"	"	
Endrin	ND	0.0050	"	"	"	"	"	"	
4,4'-DDD	ND	0.0050	"	"	"	"	"	"	
Endosulfan II	ND	0.0050	"	"	"	"	"	"	
<b>4,4'-DDT</b>	<b>0.028</b>	0.0050	"	"	"	"	"	"	
Endrin aldehyde	ND	0.0050	"	"	"	"	"	"	
Endosulfan sulfate	ND	0.0050	"	"	"	"	"	"	
Methoxychlor	ND	0.0050	"	"	"	"	"	"	
Endrin ketone	ND	0.0050	"	"	"	"	"	"	
Toxaphene	ND	0.020	"	"	"	"	"	"	
Surrogate: Tetrachloro-meta-xylene		91.5 %		35-140	"	"	"	"	
Surrogate: Decachlorobiphenyl		86.1 %		35-140	"	"	"	"	

SunStar Laboratories, Inc.



The results in this report apply to the samples analyzed in accordance with the chain of custody document. This analytical report must be reproduced in its entirety.

Mike Jaroudi, Project Manager



25712 Commercentre Drive  
 Lake Forest, California 92630  
 949.297.5020 Phone  
 949.297.5027 Fax

Partner Engineering & Science, Inc.--Oakland 1017 22nd Ave. Suite 107 Oakland CA, 94606	Project: 1207 North Capitol Ave. Project Number: 19-292810.1 Project Manager: Joe Mangine	Reported: 09/22/20 11:07
---	---	-----------------------------

**S4-2**  
**T203325-08 (Soil)**

Analyte	Result	Reporting Limit	Units	Dilution	Batch	Prepared	Analyzed	Method	Notes
---------	--------	-----------------	-------	----------	-------	----------	----------	--------	-------

**SunStar Laboratories, Inc.**

**Metals by EPA 6010B**

<b>Arsenic</b>	<b>6.19</b>	5.00	mg/kg	1	0091730	09/17/20	09/18/20	EPA 6010b	
<b>Lead</b>	<b>35.6</b>	3.00	"	"	"	"	"	"	

SunStar Laboratories, Inc.

*The results in this report apply to the samples analyzed in accordance with the chain of custody document. This analytical report must be reproduced in its entirety.*

Mike Jaroudi, Project Manager



Partner Engineering & Science, Inc.--Oakland  
1017 22nd Ave. Suite 107  
Oakland CA, 94606

Project: 1207 North Capitol Ave.  
Project Number: 19-292810.1  
Project Manager: Joe Mangine

Reported:  
09/22/20 11:07

**S4-2**

**T203325-08RE1 (Soil)**

Analyte	Result	Reporting Limit	Units	Dilution	Batch	Prepared	Analyzed	Method	Notes
---------	--------	-----------------	-------	----------	-------	----------	----------	--------	-------

**SunStar Laboratories, Inc.**

**Organochlorine Pesticides by EPA Method 8081A**

alpha-BHC	ND	0.0050	mg/kg	1	0091805	09/18/20	09/21/20	EPA 8081A	
gamma-BHC (Lindane)	ND	0.0050	"	"	"	"	"	"	
beta-BHC	ND	0.0050	"	"	"	"	"	"	
delta-BHC	ND	0.0050	"	"	"	"	"	"	
Heptachlor	ND	0.0050	"	"	"	"	"	"	
Aldrin	ND	0.0050	"	"	"	"	"	"	
Heptachlor epoxide	ND	0.0050	"	"	"	"	"	"	
gamma-Chlordane	ND	0.0050	"	"	"	"	"	"	
alpha-Chlordane	ND	0.0050	"	"	"	"	"	"	
Endosulfan I	ND	0.0050	"	"	"	"	"	"	
<b>4,4'-DDE</b>	<b>0.049</b>	0.0050	"	"	"	"	"	"	
Dieldrin	ND	0.0050	"	"	"	"	"	"	
Endrin	ND	0.0050	"	"	"	"	"	"	
4,4'-DDD	ND	0.0050	"	"	"	"	"	"	
Endosulfan II	ND	0.0050	"	"	"	"	"	"	
4,4'-DDT	ND	0.0050	"	"	"	"	"	"	
Endrin aldehyde	ND	0.0050	"	"	"	"	"	"	
Endosulfan sulfate	ND	0.0050	"	"	"	"	"	"	
Methoxychlor	ND	0.0050	"	"	"	"	"	"	
Endrin ketone	ND	0.0050	"	"	"	"	"	"	
Toxaphene	ND	0.020	"	"	"	"	"	"	
Surrogate: Tetrachloro-meta-xylene		93.5 %		35-140	"	"	"	"	
Surrogate: Decachlorobiphenyl		81.8 %		35-140	"	"	"	"	

SunStar Laboratories, Inc.



The results in this report apply to the samples analyzed in accordance with the chain of custody document. This analytical report must be reproduced in its entirety.

Mike Jaroudi, Project Manager



25712 Commercentre Drive  
 Lake Forest, California 92630  
 949.297.5020 Phone  
 949.297.5027 Fax

Partner Engineering & Science, Inc.--Oakland  
 1017 22nd Ave. Suite 107  
 Oakland CA, 94606

Project: 1207 North Capitol Ave.  
 Project Number: 19-292810.1  
 Project Manager: Joe Mangine

Reported:  
 09/22/20 11:07

**Metals by EPA 6010B - Quality Control**  
**SunStar Laboratories, Inc.**

Analyte	Result	Reporting Limit	Units	Spike Level	Source Result	%REC	%REC Limits	RPD	RPD Limit	Notes
---------	--------	-----------------	-------	-------------	---------------	------	-------------	-----	-----------	-------

**Batch 0091730 - EPA 3050B**

**Blank (0091730-BLK1)**

Prepared: 09/17/20 Analyzed: 09/18/20

Antimony	ND	3.00	mg/kg							
Arsenic	ND	5.00	"							
Barium	ND	1.00	"							
Beryllium	ND	1.00	"							
Cadmium	ND	2.00	"							
Chromium	ND	2.00	"							
Cobalt	ND	2.00	"							
Copper	ND	1.00	"							
Lead	ND	3.00	"							
Molybdenum	ND	5.00	"							
Nickel	ND	2.00	"							
Selenium	ND	5.00	"							
Silver	ND	2.00	"							
Thallium	ND	5.00	"							
Vanadium	ND	5.00	"							
Zinc	ND	1.00	"							

**LCS (0091730-BS1)**

Prepared: 09/17/20 Analyzed: 09/18/20

Arsenic	88.3	5.00	mg/kg	100		88.3	75-125			
Barium	87.3	1.00	"	100		87.3	75-125			
Cadmium	87.0	2.00	"	100		87.0	75-125			
Chromium	88.0	2.00	"	100		88.0	75-125			
Lead	86.3	3.00	"	100		86.3	75-125			

**Matrix Spike (0091730-MS1)**

Source: T203316-01

Prepared: 09/17/20 Analyzed: 09/18/20

Arsenic	83.0	5.00	mg/kg	93.5	ND	88.8	75-125			
Barium	185	1.00	"	93.5	110	79.8	75-125			
Cadmium	81.1	2.00	"	93.5	0.510	86.2	75-125			
Chromium	94.2	2.00	"	93.5	13.7	86.1	75-125			
Lead	80.3	3.00	"	93.5	3.23	82.5	75-125			

SunStar Laboratories, Inc.

The results in this report apply to the samples analyzed in accordance with the chain of custody document. This analytical report must be reproduced in its entirety.

Mike Jaroudi, Project Manager



25712 Commercentre Drive  
 Lake Forest, California 92630  
 949.297.5020 Phone  
 949.297.5027 Fax

Partner Engineering & Science, Inc.--Oakland 1017 22nd Ave. Suite 107 Oakland CA, 94606	Project: 1207 North Capitol Ave. Project Number: 19-292810.1 Project Manager: Joe Mangine	Reported: 09/22/20 11:07
---	---	-----------------------------

**Metals by EPA 6010B - Quality Control**

**SunStar Laboratories, Inc.**

Analyte	Result	Reporting Limit	Units	Spike Level	Source Result	%REC	%REC Limits	RPD	RPD Limit	Notes
---------	--------	-----------------	-------	-------------	---------------	------	-------------	-----	-----------	-------

**Batch 0091730 - EPA 3050B**

Matrix Spike Dup (0091730-MSD1)	Source: T203316-01			Prepared: 09/17/20 Analyzed: 09/18/20						
Arsenic	82.9	5.00	mg/kg	92.6	ND	89.5	75-125	0.129	20	
Barium	183	1.00	"	92.6	110	79.0	75-125	0.754	20	
Cadmium	79.9	2.00	"	92.6	0.510	85.8	75-125	1.46	20	
Chromium	93.3	2.00	"	92.6	13.7	85.9	75-125	0.973	20	
Lead	80.0	3.00	"	92.6	3.23	82.9	75-125	0.390	20	

SunStar Laboratories, Inc.

*The results in this report apply to the samples analyzed in accordance with the chain of custody document. This analytical report must be reproduced in its entirety.*

Mike Jaroudi, Project Manager



25712 Commercentre Drive  
 Lake Forest, California 92630  
 949.297.5020 Phone  
 949.297.5027 Fax

Partner Engineering & Science, Inc.--Oakland  
 1017 22nd Ave. Suite 107  
 Oakland CA, 94606

Project: 1207 North Capitol Ave.  
 Project Number: 19-292810.1  
 Project Manager: Joe Mangine

Reported:  
 09/22/20 11:07

**Organochlorine Pesticides by EPA Method 8081A - Quality Control**

**SunStar Laboratories, Inc.**

Analyte	Result	Reporting Limit	Units	Spike Level	Source Result	%REC	%REC Limits	RPD	RPD Limit	Notes
---------	--------	-----------------	-------	-------------	---------------	------	-------------	-----	-----------	-------

**Batch 0091805 - EPA 3550C ECD/GCMS**

**Blank (0091805-BLK1)**

Prepared: 09/18/20 Analyzed: 09/21/20

alpha-BHC	ND	0.0050	mg/kg							
gamma-BHC (Lindane)	ND	0.0050	"							
beta-BHC	ND	0.0050	"							
delta-BHC	ND	0.0050	"							
Heptachlor	ND	0.0050	"							
Aldrin	ND	0.0050	"							
Heptachlor epoxide	ND	0.0050	"							
gamma-Chlordane	ND	0.0050	"							
alpha-Chlordane	ND	0.0050	"							
Endosulfan I	ND	0.0050	"							
4,4'-DDE	ND	0.0050	"							
Dieldrin	ND	0.0050	"							
Endrin	ND	0.0050	"							
4,4'-DDD	ND	0.0050	"							
Endosulfan II	ND	0.0050	"							
4,4'-DDT	ND	0.0050	"							
Endrin aldehyde	ND	0.0050	"							
Endosulfan sulfate	ND	0.0050	"							
Methoxychlor	ND	0.0050	"							
Endrin ketone	ND	0.0050	"							
Toxaphene	ND	0.020	"							
Surrogate: Tetrachloro-meta-xylene	0.00805		"	0.0101		79.7	35-140			
Surrogate: Decachlorobiphenyl	0.00831		"	0.0101		82.3	35-140			

**LCS (0091805-BS1)**

Prepared: 09/18/20 Analyzed: 09/21/20

gamma-BHC (Lindane)	0.0361	0.0050	mg/kg	0.0404		89.3	40-120			
Heptachlor	0.0375	0.0050	"	0.0404		92.9	40-120			
Aldrin	0.0211	0.0050	"	0.0404		52.1	40-120			
Dieldrin	0.0388	0.0050	"	0.0404		96.1	40-120			
Endrin	0.0395	0.0050	"	0.0404		97.7	40-120			
4,4'-DDT	0.0428	0.0050	"	0.0404		106	33-147			
Surrogate: Tetrachloro-meta-xylene	0.00779		"	0.0101		77.1	35-140			
Surrogate: Decachlorobiphenyl	0.00766		"	0.0101		75.8	35-140			

SunStar Laboratories, Inc.

The results in this report apply to the samples analyzed in accordance with the chain of custody document. This analytical report must be reproduced in its entirety.

Mike Jaroudi, Project Manager



25712 Commercentre Drive  
 Lake Forest, California 92630  
 949.297.5020 Phone  
 949.297.5027 Fax

Partner Engineering & Science, Inc.--Oakland  
 1017 22nd Ave. Suite 107  
 Oakland CA, 94606

Project: 1207 North Capitol Ave.  
 Project Number: 19-292810.1  
 Project Manager: Joe Mangine

Reported:  
 09/22/20 11:07

**Organochlorine Pesticides by EPA Method 8081A - Quality Control**

**SunStar Laboratories, Inc.**

Analyte	Result	Reporting Limit	Units	Spike Level	Source Result	%REC	%REC Limits	RPD	RPD Limit	Notes
---------	--------	-----------------	-------	-------------	---------------	------	-------------	-----	-----------	-------

**Batch 0091805 - EPA 3550C ECD/GCMS**

**LCS Dup (0091805-BSD1)**

Prepared: 09/18/20 Analyzed: 09/21/20

gamma-BHC (Lindane)	0.0405	0.0050	mg/kg	0.0404		100	40-120	11.5	30	
Heptachlor	0.0431	0.0050	"	0.0404		107	40-120	13.7	30	
Aldrin	0.0248	0.0050	"	0.0404		61.4	40-120	16.4	30	
Dieldrin	0.0453	0.0050	"	0.0404		112	40-120	15.4	30	
Endrin	0.0460	0.0050	"	0.0404		114	40-120	15.4	30	
4,4'-DDT	0.0500	0.0050	"	0.0404		124	33-147	15.4	30	
Surrogate: Tetrachloro-meta-xylene	0.00857		"	0.0101		84.8	35-140			
Surrogate: Decachlorobiphenyl	0.00905		"	0.0101		89.6	35-140			

SunStar Laboratories, Inc.

The results in this report apply to the samples analyzed in accordance with the chain of custody document. This analytical report must be reproduced in its entirety.

Mike Jaroudi, Project Manager



25712 Commercentre Drive  
Lake Forest, California 92630  
949.297.5020 Phone  
949.297.5027 Fax

Partner Engineering & Science, Inc.--Oakland  
1017 22nd Ave. Suite 107  
Oakland CA, 94606

Project: 1207 North Capitol Ave.  
Project Number: 19-292810.1  
Project Manager: Joe Mangine

**Reported:**  
09/22/20 11:07

### Notes and Definitions

- R-07 Reporting limit for this compound(s) has been raised to account for dilution necessary due to high levels of interfering compound(s) and/or matrix affect.
- 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

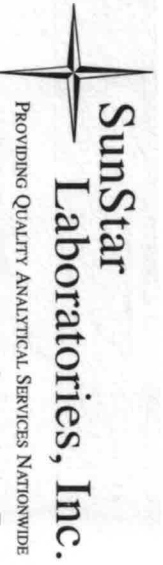
---

SunStar Laboratories, Inc.

*The results in this report apply to the samples analyzed in accordance with the chain of custody document. This analytical report must be reproduced in its entirety.*

---

Mike Jaroudi, Project Manager



PROVIDING QUALITY ANALYTICAL SERVICES NATIONWIDE  
25712 Commerce Centre Drive, Lake Forest, CA 92630  
949-297-5020

# Chain of Custody Record

Client: Partner ESS  
Address: Oakland  
Phone: 510-410-1009 Fax: \_\_\_\_\_  
Project Manager: Joe Mangione

Date: 9/16/20 Page: 1 of 1  
Project Name: 1207 North Capital Avenue  
Collector: D. Maroon Client Project #: 19-292810.1  
Batch #: T203325 EDF #: \_\_\_\_\_

Laboratory ID #	Sample ID	Date Sampled	Time	Sample Type	Container Type	8260	8260 + OXY	8260 BTEX, OXY only	8270	8021 BTEX	8015M (gasoline)	8015M (diesel)	8015M Ext./Carbon Chain	6010/7000 Title 22 Metals	6020 ICP-MS Metals	8081 OCP's	6010 arsenic + lead only	Notes	Total # of containers	
	S1-O.5	9/16/20	1015	SD11	8oz yr															
	S2-O.5		1100																	
	S3-O.5		1120																	
	S4-O.5		1130																	
	S4-O.5		1145																	
	S4-O.5		1200																	
	S4-O.5		1220																	
Relinquished by: (signature)		Date / Time	Received by: (signature)		Date / Time	Total # of containers		Chain of Custody seal		Seals intact		Received good condition/cold						Notes		
[Signature]		9/16/20 130	[Signature]		9/16/20 131			N/A		N/A								6010 arsenic and lead only		
Relinquished by: (signature)		Date / Time	Received by: (signature)		Date / Time															
[Signature]		9/17/20 9:00	[Signature]		9/17/20 9:00															
Relinquished by: (signature)		Date / Time	Received by: (signature)		Date / Time	Turn around time:														
[Signature]		9/17/20 9:00	[Signature]		9/17/20 9:00	48 hr														

Sample disposal instructions: Disposal @ \$2.00 each \_\_\_\_\_ Return to client \_\_\_\_\_ Pickup \_\_\_\_\_

COC 192996

## SAMPLE RECEIVING REVIEW SHEET

Batch/Work Order #: T203325

Client Name: PARTNER Project: 1207 N. CAPITOL AVE

Delivered by:  Client  SunStar Courier  GLS  FedEx  Other

If Courier, Received by: \_\_\_\_\_ Date/Time Courier Received: \_\_\_\_\_

Lab Received by: DAVE Date/Time Lab Received: 9-17-20 9:00

Total number of coolers received: 1 Thermometer ID: SC-1 Calibration due: 8/17/21

Temperature:	Cooler #1	5.0 °C +/- the CF (-0.2°C) =	5.8 °C corrected temperature
Temperature:	Cooler #2	°C +/- the CF (-0.2°C) =	°C corrected temperature
Temperature:	Cooler #3	°C +/- the CF (-0.2°C) =	°C corrected temperature
<b>Temperature criteria = ≤ 6°C (no frozen containers)</b>		Within criteria?	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No
<b>If NO:</b>			
Samples received on ice?		<input type="checkbox"/> Yes	<input type="checkbox"/> No → Complete Non-Conformance Sheet
If on ice, samples received same day collected?		<input type="checkbox"/> Yes → Acceptable	<input type="checkbox"/> No → Complete Non-Conformance Sheet

Custody seals intact on cooler/sample  Yes  No\*  N/A

Sample containers intact  Yes  No\*

Sample labels match Chain of Custody IDs  Yes  No\*

Total number of containers received match COC  Yes  No\*

Proper containers received for analyses requested on COC  Yes  No\*

Proper preservative indicated on COC/containers for analyses requested  Yes  No\*  N/A

Complete shipment received in good condition with correct temperatures, containers, labels, volumes preservatives and within method specified holding times  Yes  No\*

\* Complete Non-Conformance Receiving Sheet if checked Cooler/Sample Review - Initials and date: BC

**Comments:**  
\_\_\_\_\_  
\_\_\_\_\_



**WORK ORDER**

**T203325**

**Client:** Partner Engineering & Science, Inc.--Oakland  
**Project:** 1207 North Capitol Ave.

**Project Manager:** Mike Jaroudi  
**Project Number:** 19-292810.1

**Report To:**

Partner Engineering & Science, Inc.--Oakland  
 Joe Mangine  
 1017 22nd Ave. Suite 107  
 Oakland, CA 94606

Date Due: 09/21/20 17:00 (2 day TAT)

Received By: Dave Berner

Date Received: 09/17/20 09:00

Logged In By: Brian Charon

Date Logged In: 09/17/20 09:15

Samples Received at: **5.8°C**  
 Custody Seals Yes Received On Ice Yes  
 Containers Intact Yes  
 COC/Labels Agree Yes  
 Preservation Confirmed No

Analysis	Due	TAT	Expires	Comments
<b>T203325-01 S1-0.5 [Soil] Sampled 09/16/20 10:15 (GMT-08:00) Pacific Time (US &amp;</b>				
6010 Individual Metals	09/21/20 15:00	2	03/15/21 10:15	As,Pb only
8081 Pesticides	09/21/20 15:00	2	09/30/20 10:15	
<b>T203325-02 S1-2 [Soil] Sampled 09/16/20 10:30 (GMT-08:00) Pacific Time (US &amp;</b>				
6010 Individual Metals	09/21/20 15:00	2	03/15/21 10:30	As,Pb only
8081 Pesticides	09/21/20 15:00	2	09/30/20 10:30	
<b>T203325-03 S2-0.5 [Soil] Sampled 09/16/20 11:00 (GMT-08:00) Pacific Time (US &amp;</b>				
6010 Individual Metals	09/21/20 15:00	2	03/15/21 11:00	As,Pb only
8081 Pesticides	09/21/20 15:00	2	09/30/20 11:00	
<b>T203325-04 S2-2 [Soil] Sampled 09/16/20 11:20 (GMT-08:00) Pacific Time (US &amp;</b>				
6010 Individual Metals	09/21/20 15:00	2	03/15/21 11:20	As,Pb only
8081 Pesticides	09/21/20 15:00	2	09/30/20 11:20	
<b>T203325-05 S3-0.5 [Soil] Sampled 09/16/20 11:30 (GMT-08:00) Pacific Time (US &amp;</b>				
6010 Individual Metals	09/21/20 15:00	2	03/15/21 11:30	As,Pb only
8081 Pesticides	09/21/20 15:00	2	09/30/20 11:30	

**WORK ORDER**

**T203325**

<b>Client:</b> Partner Engineering & Science, Inc.--Oakland	<b>Project Manager:</b> Mike Jaroudi
<b>Project:</b> 1207 North Capitol Ave.	<b>Project Number:</b> 19-292810.1

Analysis	Due	TAT	Expires	Comments
<b>T203325-06 S3-2 [Soil] Sampled 09/16/20 11:45 (GMT-08:00) Pacific Time (US &amp;</b>				
6010 Individual Metals	09/21/20 15:00	2	03/15/21 11:45	As,Pb only
8081 Pesticides	09/21/20 15:00	2	09/30/20 11:45	
<b>T203325-07 S4-0.5 [Soil] Sampled 09/16/20 12:00 (GMT-08:00) Pacific Time (US &amp;</b>				
6010 Individual Metals	09/21/20 15:00	2	03/15/21 12:00	As,Pb only
8081 Pesticides	09/21/20 15:00	2	09/30/20 12:00	
<b>T203325-08 S4-2 [Soil] Sampled 09/16/20 12:20 (GMT-08:00) Pacific Time (US &amp;</b>				
6010 Individual Metals	09/21/20 15:00	2	03/15/21 12:20	As,Pb only
8081 Pesticides	09/21/20 15:00	2	09/30/20 12:20	



25712 Commercentre Drive  
Lake Forest, California 92630  
949.297.5020 Phone  
949.297.5027 Fax

25 September 2020

Joe Mangine  
Partner Engineering & Science, Inc.--Oakland  
1017 22nd Ave. Suite 107  
Oakland, CA 94606  
RE: 1207 North Capitol Ave.

Enclosed are the results of analyses for samples received by the laboratory on 09/17/20 09:00. If you have any questions concerning this report, please feel free to contact me.

Sincerely,

Mike Jaroudi  
Project Manager



25712 Commercentre Drive  
Lake Forest, California 92630  
949.297.5020 Phone  
949.297.5027 Fax

Partner Engineering & Science, Inc.--Oakland  
1017 22nd Ave. Suite 107  
Oakland CA, 94606

Project: 1207 North Capitol Ave.  
Project Number: 19-292810.1  
Project Manager: Joe Mangine

**Reported:**  
09/25/20 16:38

**ANALYTICAL REPORT FOR SAMPLES**

Sample ID	Laboratory ID	Matrix	Date Sampled	Date Received
S3-0.5	T203325-05	Soil	09/16/20 11:30	09/17/20 09:00
S4-0.5	T203325-07	Soil	09/16/20 12:00	09/17/20 09:00

SunStar Laboratories, Inc.

*The results in this report apply to the samples analyzed in accordance with the chain of custody document. This analytical report must be reproduced in its entirety.*

Mike Jaroudi, Project Manager

Partner Engineering & Science, Inc.--Oakland  
1017 22nd Ave. Suite 107  
Oakland CA, 94606

Project: 1207 North Capitol Ave.  
Project Number: 19-292810.1  
Project Manager: Joe Mangine

**Reported:**  
09/25/20 16:38

**DETECTIONS SUMMARY**

**Sample ID:** S3-0.5

**Laboratory ID:** T203325-05

Analyte	Result	Reporting		Units	Method	Notes
		Limit				
Lead	4.7	0.50		mg/l	STLC Waste Extraction I	

**Sample ID:** S4-0.5

**Laboratory ID:** T203325-07

Analyte	Result	Reporting		Units	Method	Notes
		Limit				
Lead	2.1	0.50		mg/l	STLC Waste Extraction I	





25712 Commercentre Drive  
 Lake Forest, California 92630  
 949.297.5020 Phone  
 949.297.5027 Fax

Partner Engineering & Science, Inc.--Oakland 1017 22nd Ave. Suite 107 Oakland CA, 94606	Project: 1207 North Capitol Ave. Project Number: 19-292810.1 Project Manager: Joe Mangine	<b>Reported:</b> 09/25/20 16:38
---	---	------------------------------------

**S3-0.5**  
**T203325-05 (Soil)**

Analyte	Result	Reporting Limit	Units	Dilution	Batch	Prepared	Analyzed	Method	Notes
---------	--------	-----------------	-------	----------	-------	----------	----------	--------	-------

**SunStar Laboratories, Inc.**

**STLC Metals by 6000/7000 Series Methods**

Analyte	Result	Reporting Limit	Units	Dilution	Batch	Prepared	Analyzed	Method	Notes
Lead	4.7	0.50	mg/l	1	0092329	09/23/20	09/25/20	STLC Waste Extraction Test	

SunStar Laboratories, Inc.

*The results in this report apply to the samples analyzed in accordance with the chain of custody document. This analytical report must be reproduced in its entirety.*

Mike Jaroudi, Project Manager



25712 Commercentre Drive  
 Lake Forest, California 92630  
 949.297.5020 Phone  
 949.297.5027 Fax

Partner Engineering & Science, Inc.--Oakland 1017 22nd Ave. Suite 107 Oakland CA, 94606	Project: 1207 North Capitol Ave. Project Number: 19-292810.1 Project Manager: Joe Mangine	<b>Reported:</b> 09/25/20 16:38
---	---	------------------------------------

**S4-0.5**  
**T203325-07 (Soil)**

Analyte	Result	Reporting Limit	Units	Dilution	Batch	Prepared	Analyzed	Method	Notes
---------	--------	-----------------	-------	----------	-------	----------	----------	--------	-------

**SunStar Laboratories, Inc.**

**STLC Metals by 6000/7000 Series Methods**

Analyte	Result	Reporting Limit	Units	Dilution	Batch	Prepared	Analyzed	Method	Notes
Lead	2.1	0.50	mg/l	1	0092329	09/23/20	09/25/20	STLC Waste Extraction Test	

SunStar Laboratories, Inc.

*The results in this report apply to the samples analyzed in accordance with the chain of custody document. This analytical report must be reproduced in its entirety.*

Mike Jaroudi, Project Manager



25712 Commercentre Drive  
 Lake Forest, California 92630  
 949.297.5020 Phone  
 949.297.5027 Fax

Partner Engineering & Science, Inc.--Oakland 1017 22nd Ave. Suite 107 Oakland CA, 94606	Project: 1207 North Capitol Ave. Project Number: 19-292810.1 Project Manager: Joe Mangine	Reported: 09/25/20 16:38
---	---	-----------------------------

**STLC Metals by 6000/7000 Series Methods - Quality Control**  
**SunStar Laboratories, Inc.**

Analyte	Result	Reporting Limit	Units	Spike Level	Source Result	%REC	%REC Limits	RPD	RPD Limit	Notes
---------	--------	-----------------	-------	-------------	---------------	------	-------------	-----	-----------	-------

**Batch 0092329 - STLC Metals**

<b>Blank (0092329-BLK1)</b>				Prepared: 09/23/20 Analyzed: 09/25/20						
Lead	ND	0.50	mg/l							
<b>LCS (0092329-BS1)</b>				Prepared: 09/23/20 Analyzed: 09/25/20						
Lead	9.15	0.50	mg/l	10.0		91.5	75-125			
<b>Matrix Spike (0092329-MS1)</b>				Source: T203325-05 Prepared: 09/23/20 Analyzed: 09/25/20						
Lead	13.1	0.50	mg/l	10.0	4.68	84.4	75-125			
<b>Matrix Spike Dup (0092329-MSD1)</b>				Source: T203325-05 Prepared: 09/23/20 Analyzed: 09/25/20						
Lead	13.2	0.50	mg/l	10.0	4.68	85.6	75-125	0.909	30	

SunStar Laboratories, Inc.

*The results in this report apply to the samples analyzed in accordance with the chain of custody document. This analytical report must be reproduced in its entirety.*

Mike Jaroudi, Project Manager





25712 Commercentre Drive  
Lake Forest, California 92630  
949.297.5020 Phone  
949.297.5027 Fax

Partner Engineering & Science, Inc.--Oakland  
1017 22nd Ave. Suite 107  
Oakland CA, 94606

Project: 1207 North Capitol Ave.  
Project Number: 19-292810.1  
Project Manager: Joe Mangine

**Reported:**  
09/25/20 16:38

### 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

---

SunStar Laboratories, Inc.

*The results in this report apply to the samples analyzed in accordance with the chain of custody document. This analytical report must be reproduced in its entirety.*

---

Mike Jaroudi, Project Manager



**SunStar  
Laboratories, Inc.**

PROVIDING QUALITY ANALYTICAL SERVICES NATIONWIDE  
25712 Commerce Centre Drive, Lake Forest, CA 92630  
949-297-5020

**Chain of Custody Record**

Client: Partner ESS  
Address: Oakland  
Phone: 510-410-1009 Fax: \_\_\_\_\_  
Project Manager: Joe Mangione

Date: 9/16/20 Page: 1 of 1  
Project Name: 1207 North Capital Avenue  
Collector: N. Maroon Client Project #: 19-292810.1  
Batch #: T203325 EDF #: \_\_\_\_\_

Laboratory ID #	Sample ID	Date Sampled	Time	Sample Type	Container Type	8260	8260 + OXY	8260 BTEX, OXY only	8270	8021 BTEX	8015M (gasoline)	8015M (diesel)	8015M Ext./Carbon Chain	6010/7000 Title 22 Metals	6020 ICP-MS Metals	8081 OCPs	6010 arsenic + lead only	Comments/Preservative	Total # of containers
	S1-D.5	9/16/20	1015	SD11	8021														
	S2-D.5		1030																
	S3-D.5		1100																
	S3-D.5		1120																
	S3-D.5		1130																
	S4-D.5		1145																
	S4-D.5		1200																
	S4-D.5		1220																
Relinquished by: (signature) <u>[Signature]</u>		Date / Time <u>9/16/20 130</u>		Received by: (signature) <u>[Signature]</u>		Date / Time <u>9/16/20 131</u>		Total # of containers		Chain of Custody seals <u>[Signature]</u> <u>[Signature]</u>		Seals intact? <u>[Signature]</u> <u>[Signature]</u>		Received good condition/cold		Notes <u>6010 arsenic and lead only</u>			
Relinquished by: (signature) <u>[Signature]</u>		Date / Time <u>9/17/20 9:00</u>		Received by: (signature) <u>[Signature]</u>		Date / Time <u>9/17/20 9:00</u>		Turn around time: <u>48 hr</u>		Seals intact? <u>[Signature]</u> <u>[Signature]</u>		Received good condition/cold							
Relinquished by: (signature)		Date / Time		Received by: (signature)		Date / Time													

Sample disposal instructions: Disposal @ \$2.00 each \_\_\_\_\_ Return to client \_\_\_\_\_ Pickup \_\_\_\_\_

COC 192996

## SAMPLE RECEIVING REVIEW SHEET

Batch/Work Order #: T203325

Client Name: PARTNER Project: 1207 N. CAPITOL AVE

Delivered by:  Client  SunStar Courier  GLS  FedEx  Other

If Courier, Received by: \_\_\_\_\_ Date/Time Courier Received: \_\_\_\_\_

Lab Received by: DAVE Date/Time Lab Received: 9-17-20 9:00

Total number of coolers received: 1 Thermometer ID: SC-1 Calibration due: 8/17/21

Temperature:	Cooler #1	5.0 °C +/- the CF (-0.2°C) =	5.8 °C corrected temperature
Temperature:	Cooler #2	°C +/- the CF (-0.2°C) =	°C corrected temperature
Temperature:	Cooler #3	°C +/- the CF (-0.2°C) =	°C corrected temperature
<b>Temperature criteria = ≤ 6°C (no frozen containers)</b>		Within criteria?	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No
<b>If NO:</b>			
Samples received on ice?		<input type="checkbox"/> Yes	<input type="checkbox"/> No → Complete Non-Conformance Sheet
If on ice, samples received same day collected?		<input type="checkbox"/> Yes → Acceptable	<input type="checkbox"/> No → Complete Non-Conformance Sheet

Custody seals intact on cooler/sample  Yes  No\*  N/A

Sample containers intact  Yes  No\*

Sample labels match Chain of Custody IDs  Yes  No\*

Total number of containers received match COC  Yes  No\*

Proper containers received for analyses requested on COC  Yes  No\*

Proper preservative indicated on COC/containers for analyses requested  Yes  No\*  N/A

Complete shipment received in good condition with correct temperatures, containers, labels, volumes preservatives and within method specified holding times  Yes  No\*

\* Complete Non-Conformance Receiving Sheet if checked Cooler/Sample Review - Initials and date: BC

**Comments:**

---



---

**WORK ORDER**

**T203325**

**Client:** Partner Engineering & Science, Inc.--Oakland  
**Project:** 1207 North Capitol Ave.

**Project Manager:** Mike Jaroudi  
**Project Number:** 19-292810.1

**Report To:**

Partner Engineering & Science, Inc.--Oakland  
 Joe Mangine  
 1017 22nd Ave. Suite 107  
 Oakland, CA 94606

Date Due: 09/21/20 17:00 (2 day TAT)

Received By: Dave Berner

Date Received: 09/17/20 09:00

Logged In By: Brian Charon

Date Logged In: 09/17/20 09:15

Samples Received at: **5.8°C**  
 Custody Seals Yes Received On Ice Yes  
 Containers Intact Yes  
 COC/Labels Agree Yes  
 Preservation Confirmed No

Analysis	Due	TAT	Expires	Comments
----------	-----	-----	---------	----------

**T203325-01 S1-0.5 [Soil] Sampled 09/16/20 10:15 (GMT-08:00) Pacific Time (US &**

6010 Individual Metals	09/21/20 15:00	2	03/15/21 10:15	As,Pb only
8081 Pesticides	09/21/20 15:00	2	09/30/20 10:15	

**T203325-02 S1-2 [Soil] Sampled 09/16/20 10:30 (GMT-08:00) Pacific Time (US &**

6010 Individual Metals	09/21/20 15:00	2	03/15/21 10:30	As,Pb only
8081 Pesticides	09/21/20 15:00	2	09/30/20 10:30	

**T203325-03 S2-0.5 [Soil] Sampled 09/16/20 11:00 (GMT-08:00) Pacific Time (US &**

6010 Individual Metals	09/21/20 15:00	2	03/15/21 11:00	As,Pb only
8081 Pesticides	09/21/20 15:00	2	09/30/20 11:00	

**T203325-04 S2-2 [Soil] Sampled 09/16/20 11:20 (GMT-08:00) Pacific Time (US &**

6010 Individual Metals	09/21/20 15:00	2	03/15/21 11:20	As,Pb only
8081 Pesticides	09/21/20 15:00	2	09/30/20 11:20	

**T203325-05 S3-0.5 [Soil] Sampled 09/16/20 11:30 (GMT-08:00) Pacific Time (US &**

6010 Individual Metals	09/21/20 15:00	2	03/15/21 11:30	As,Pb only
8081 Pesticides	09/21/20 15:00	2	09/30/20 11:30	

**WORK ORDER**

**T203325**

<b>Client:</b> Partner Engineering & Science, Inc.--Oakland	<b>Project Manager:</b> Mike Jaroudi
<b>Project:</b> 1207 North Capitol Ave.	<b>Project Number:</b> 19-292810.1

Analysis	Due	TAT	Expires	Comments
<b>T203325-06 S3-2 [Soil] Sampled 09/16/20 11:45 (GMT-08:00) Pacific Time (US &amp;</b>				
6010 Individual Metals	09/21/20 15:00	2	03/15/21 11:45	As,Pb only
8081 Pesticides	09/21/20 15:00	2	09/30/20 11:45	
<b>T203325-07 S4-0.5 [Soil] Sampled 09/16/20 12:00 (GMT-08:00) Pacific Time (US &amp;</b>				
6010 Individual Metals	09/21/20 15:00	2	03/15/21 12:00	As,Pb only
8081 Pesticides	09/21/20 15:00	2	09/30/20 12:00	
<b>T203325-08 S4-2 [Soil] Sampled 09/16/20 12:20 (GMT-08:00) Pacific Time (US &amp;</b>				
6010 Individual Metals	09/21/20 15:00	2	03/15/21 12:20	As,Pb only
8081 Pesticides	09/21/20 15:00	2	09/30/20 12:20	

**WORK ORDER**

**T203325**

**Client:** Partner Engineering & Science, Inc.--Oakland  
**Project:** 1207 North Capitol Ave.

**Project Manager:** Mike Jaroudi  
**Project Number:** 19-292810.1

**Report To:**

Partner Engineering & Science, Inc.--Oakland  
 Joe Mangine  
 1017 22nd Ave. Suite 107  
 Oakland, CA 94606

Date Due: 09/21/20 17:00 (2 day TAT)

Received By: Dave Berner

Date Received: 09/17/20 09:00

Logged In By: Brian Charon

Date Logged In: 09/17/20 09:15

Samples Received at: **5.8°C**  
 Custody Seals Yes Received On Ice Yes  
 Containers Intact Yes  
 COC/Labels Agree Yes  
 Preservation Confirmed No

Analysis	Due	TAT	Expires	Comments
<b>T203325-01 S1-0.5 [Soil] Sampled 09/16/20 10:15 (GMT-08:00) Pacific Time (US &amp;</b>				
6010 Individual Metals	09/21/20 15:00	2	03/15/21 10:15	As,Pb only
8081 Pesticides	09/21/20 15:00	2	09/30/20 10:15	
<b>T203325-02 S1-2 [Soil] Sampled 09/16/20 10:30 (GMT-08:00) Pacific Time (US &amp;</b>				
6010 Individual Metals	09/21/20 15:00	2	03/15/21 10:30	As,Pb only
8081 Pesticides	09/21/20 15:00	2	09/30/20 10:30	
<b>T203325-03 S2-0.5 [Soil] Sampled 09/16/20 11:00 (GMT-08:00) Pacific Time (US &amp;</b>				
6010 Individual Metals	09/21/20 15:00	2	03/15/21 11:00	As,Pb only
8081 Pesticides	09/21/20 15:00	2	09/30/20 11:00	
<b>T203325-04 S2-2 [Soil] Sampled 09/16/20 11:20 (GMT-08:00) Pacific Time (US &amp;</b>				
6010 Individual Metals	09/21/20 15:00	2	03/15/21 11:20	As,Pb only
8081 Pesticides	09/21/20 15:00	2	09/30/20 11:20	
<b>T203325-05 S3-0.5 [Soil] Sampled 09/16/20 11:30 (GMT-08:00) Pacific Time (US &amp;</b>				
6010 Individual Metals	09/21/20 15:00	2	03/15/21 11:30	As,Pb only
8081 Pesticides	09/21/20 15:00	2	09/30/20 11:30	
STLC Pb	09/25/20 15:00	2	03/15/21 11:30	
STLC Leaching Procedure Metals	09/25/20 15:00	2	03/15/21 11:30	

**WORK ORDER**

**T203325**

<b>Client:</b> Partner Engineering & Science, Inc.--Oakland	<b>Project Manager:</b> Mike Jaroudi
<b>Project:</b> 1207 North Capitol Ave.	<b>Project Number:</b> 19-292810.1

Analysis	Due	TAT	Expires	Comments
<b>T203325-06 S3-2 [Soil] Sampled 09/16/20 11:45 (GMT-08:00) Pacific Time (US &amp;</b>				
6010 Individual Metals	09/21/20 15:00	2	03/15/21 11:45	As,Pb only
8081 Pesticides	09/21/20 15:00	2	09/30/20 11:45	
<b>T203325-07 S4-0.5 [Soil] Sampled 09/16/20 12:00 (GMT-08:00) Pacific Time (US &amp;</b>				
6010 Individual Metals	09/21/20 15:00	2	03/15/21 12:00	As,Pb only
8081 Pesticides	09/21/20 15:00	2	09/30/20 12:00	
STLC Pb	09/25/20 15:00	2	03/15/21 12:00	
STLC Leaching Procedure Metals	09/25/20 15:00	2	03/15/21 12:00	
<b>T203325-08 S4-2 [Soil] Sampled 09/16/20 12:20 (GMT-08:00) Pacific Time (US &amp;</b>				
6010 Individual Metals	09/21/20 15:00	2	03/15/21 12:20	As,Pb only
8081 Pesticides	09/21/20 15:00	2	09/30/20 12:20	