HMC
HAZARD MANAGEMENT CONSULTING

January 22, 2020

Mr. Steve Hollis
IDI Logistics
840 Apollo Street, Suite 100
El Segundo, California 90245

Subject: Results of Pesticide Sampling
Northeast Corner of Rider Street and Redlands Avenue
Perris, California

Dear Mr. Hollis:

This report presents the results of the pesticide sampling completed at the property located on the northeast corner of the intersection of East Rider Street and Redlands Avenue in the city of Perris, California (Site; Figure 1). The Site, consisting of the proposed IDI Logistics (IDI) Rider 2 & 4 High Cube Warehouse and Perris Valley Storm Drain (PVSD) Channel Improvement Project, comprises approximately 99.2-acres. IDI is preparing the IDI Rider 2 & 4 High Cube Warehouse portion of the Site for industrial development. As part of its real estate due diligence, IDI retained Hazard Management Consulting, Inc. (HMC) to complete a draft Phase I Environmental Site Assessment (ESA) for the Site in 2019. Based on the results of the draft Phase I ESA, the IDI Rider 2 & 4 High Cube Warehouse portion of the Site was formerly used for agricultural purposes, however there was no indication that agricultural chemical mixing or storing was completed on-Site. Based on the fact that the IDI Rider 2 & 4 High Cube Warehouse portion of the Site is planned to be redeveloped for industrial purposes and no evidence of chemical mixing or storing was completed, the potential presence of pesticides from the historical agricultural activities was not considered a Recognized Environmental Condition (REC) and no recommendations were made.

The City of Perris is currently overseeing a California Environmental Quality Act (CEQA) review for the Site to determine the environmental impacts associated with the development of the Site with the proposed warehouse buildings and PVSD Channel improvements. As part of the CEQA process, the City of Perris and the California Department of Toxic Substances Control (DTSC), in a comment letter to the EIR Notice of Preparation, suggested further chemical analyses to address the potential pesticides that

might be present in soil to be reworked during future grading activities at the Site. Based on these requests, IDI engaged HMC to conduct the pesticide sampling presented herein.

Since the 1930s, organochlorine pesticides (OCP), such as DDT, dieldrin, and heptachlor were commonly used. Some of these insecticides, such as DDT, are persistent organic pollutants which pose a danger when they are released into the environment. DDT, which was widely used in the mid-20th century, also accumulated in food chains and caused reproductive problems (e.g. eggshell thinning) in certain bird species. In 1970, the United States banned organochlorine pesticides, and in response, farmers began using organophosphorus pesticides (OPP). Other pesticides, such as organophosphorus pesticides (OPPs), have relatively short half-lives, and therefore were not analyzed during this investigation. Arsenic was analyzed in select samples during this investigation as a potential chemical of concern due to its used in arsenical pesticides and herbicides prior to the 1950's. Additionally, the PVSD Channel runs along the eastern Site boundary which is proposed to be disturbed as part of the Site development. Historically drainage channels such as this have been found to have the potential to be impacted with pesticides from stormwater and irrigation water runoff. To ensure that no pesticide impacted soil was present, HMC included sampling of soil along the PVSD Channel in the investigation presented herein. Groundwater in the vicinity of the Site has been reported at depths of approximately 60 to 100 feet below ground surface (bgs), and therefore, any potential presence of shallow pesticides in soil is not expected to pose a threat to groundwater. The sampling completed as presented herein was to satisfy the City requirements.

OBJECTIVE

The objective of the work presented herein was to assess whether elevated concentrations of OCPs and arsenic were preset in shallow soils at the Site due to historical agricultural land use.

PESTICIDE AND ARSENIC SAMPLING AND RESULTS

The soil sampling was described herein was completed in general accordance with industry standards. Soil samples were chemically analyzed by Enviro-Chem of Pomona, California. Laboratory results of the soil samples are presented on Table 1, and laboratory reports are presented in Attachment A.

Prior to sampling, HMC divided the Site into four separate approximately equal sized sampling grids (Figure 2). Each sample point was assigned an x,y coordinate from a random number generator. These points were plotted on a scaled map of the Site (Figure 2). To determine if pesticides were present in the shallow soil associated with the drainage channel, four discreet soil samples were collected at approximately equal distances (Figure 2). Each sample point location was assigned a longitude and latitude prior to the completion of the field work to enable the points to be located in the field using a Global Positioning System (GPS).

The subsurface investigation was completed on December 10, 2019 and included the collection of soil samples at depths of approximately 0.5- and 1-foot using hand auger equipment. Since potential pesticide use would have been aerially applied, residual contaminants would reside in the upper shallow soils of the Site. Soil lithology generally consisted of fine sandy silt. The three soil samples collected at 0.5-foot from each grid were composited for chemical analysis by the laboratory, while the 1-foot samples were archived by the laboratory. Each of the 0.5-foot discrete soil samples collected along the PVSD Channel were chemically analyzed, while the 1-foot samples were archived. Each of the three-point composite samples were analyzed for OCPs and arsenic in general accordance with EPA Method Nos. 8081A and 6010B, respectively. The four discrete soil samples were also analyzed for OCPs in general accordance with EPA Method No. 8081A, and one sample (AB5) was analyzed for arsenic in general accordance with EPA Method No. 6010B.

Laboratory results were compared to both the state DTSC Screening Levels for industrial/commercial land use (DTSC-SLi) and the federal EPA Regional Screening Levels for industrial/commercial land use (RSLi). These regulatory guidelines are based on a human health risk criteria for dermal exposure, inhalation, and ingestion. As noted on Table 1, laboratory results indicated no detectable to low concentrations of OCPs, well below both the DTSC-SLi and EPA-RSLi guidelines.

Laboratory results of arsenic slightly exceeded the state DTSC-SLi guidelines, but not the federal EPA-RSLi criteria (Table 1). Arsenic is a naturally occurring metal. Due to the granitic nature of California geology, concentrations of arsenic sometimes exceed the human health guidelines prepared by the EPA and/or DTSC. The DTSC completed a study of naturally occurring concentrations of arsenic for school properties for the Los Angeles Unified School District (LAUSD). Based on its study, the DTSC concluded

that arsenic would be considered elevated at concentrations exceeding 12 milligrams per kilogram (mg/kg). Based on this information, the concentrations of arsenic detected at the Site, and therefore, would be considered low.

CONCLUSIONS AND RECOMMENDATIONS

To satisfy requirements of the City of Perris and in response to the DTSC request, pesticide and arsenic sampling was completed throughout the Site to assess whether elevated concentrations of pesticides and arsenic were present in soils that would be reworked as part of the development activities. Laboratory results indicated no detectable to low concentrations of OCPs and arsenic, below the conservative state and/or federal regulatory screening guidelines and/or background concentrations. Based on the depth to groundwater and low concentrations, there is a low likelihood that a groundwater threat is present.

Based on this information, the residual concentrations would not pose a significant human health risk to future workers or occupants of the Site, or pose a threat to groundwater. Based on these findings, HMC recommends no further investigations or remediation at this time. If you have any questions or comments regarding this report, please call the undersigned at your convenience.

Sincerely,
Hazard Management Consulting, Inc.

Mark Cousineau
Principle

Paul Roberts, P.G.
Principle Geologist

PAR/MSC/JPA/aw

Appendices: Table 1 – Laboratory Results of Shallow Soil Samples
Figure 1 – Site Location Map
Figure 2 – Sample Location Map
Attachment A – Laboratory Reports

Distribution: (1) Addressee – via email

References

Department of Toxic Substances Control (DTSC), 2005, Final Report Background Metals at Los Angeles Unified School Sites – Arsenic: Supplement to the DTSC Preliminary Endangerment Assessment (PEA) for Evaluating Background Concentrations of Arsenic at Los Angeles Unified School District (LAUSD) School Sites, dated June 6.

Department of Toxic Substances Control (DTSC), Human and Ecological Risk Office (HERO), 2019, Human Health Risk Assessment (HHRA) Note Number 3, Screening Levels (DTSC-SLs), dated April.

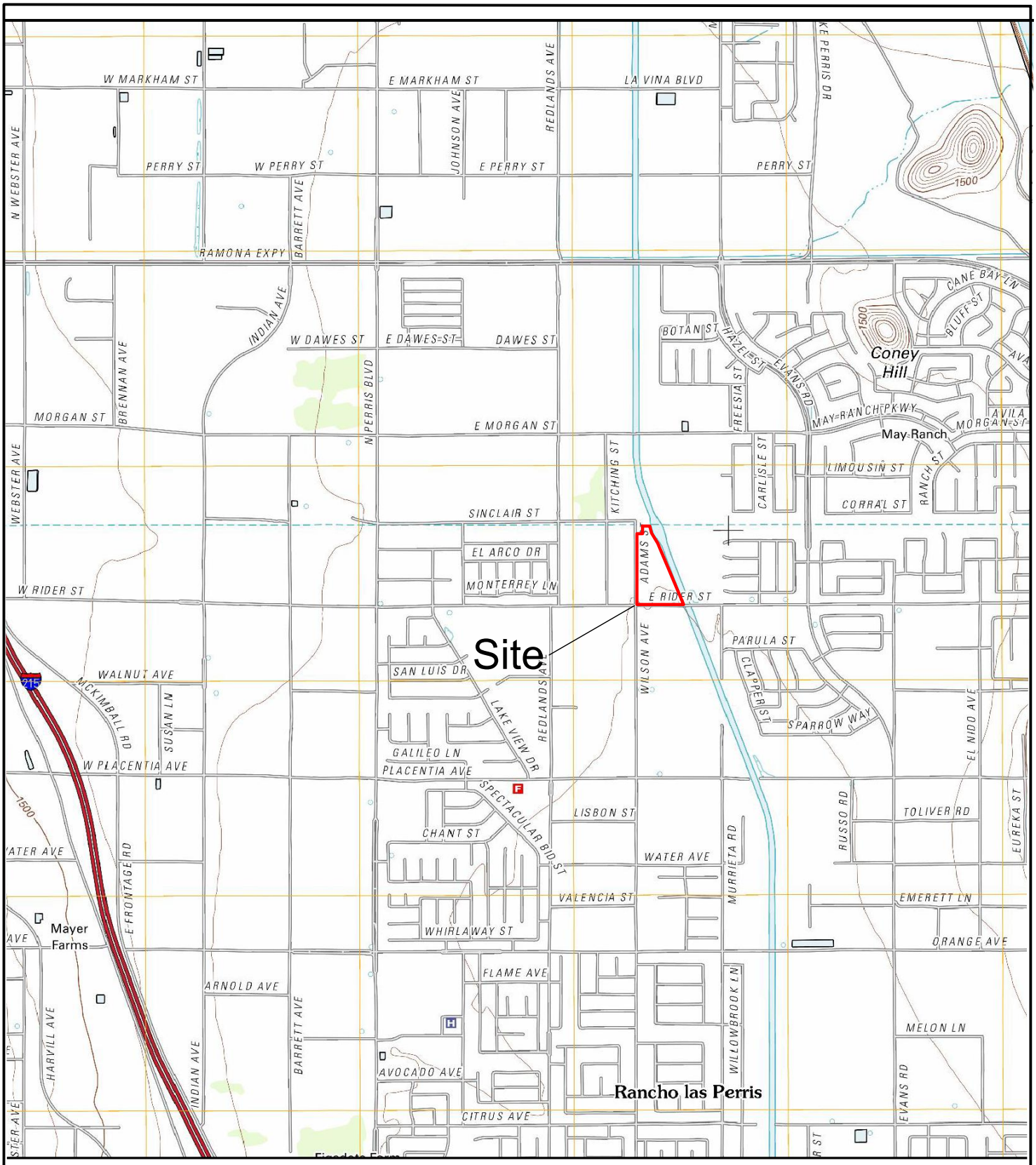
Environmental Protection Agency (EPA), 2019, Regional Screening Levels (EPA-RSLs) Summary Table, dated April.

Hazard Management Consulting, Inc. (HMC), 2019, Draft Phase I Environmental Site Assessment, IDI Rider II and IV High Cube Warehouse & Perris Valley Storm Drain Channel Improvement Project, Rider Street and Redlands Avenue, Perris, California; Draft Report prepared for Brookfield Logistics Properties, Los Angeles, California, dated August 19.

TABLE 1- LABORATORY RESULTS OF SHALLOW SOIL SAMPLES

Sample ID	Location	GPS		Date	Sample Depth (feet bgs)	Arsenic (mg/kg)	OCPs (mg/kg)		
		Latitude	Longitude				4,4'-DDE	4,4'-DDT	Other OCPs
AB1 (Composite)	AB1-A	33.83621	-117.21614	12/10/2019	0.5	**0.820**	**0.005**	ND<0.001	ND<0.001-0.020
	AB1-B	33.83438	-117.25980						
	AB1-C	33.83385	-117.21557						
AB2 (Composite)	AB2-A	33.83626	-117.21417	12/10/2019	0.5	**1.07**	ND<0.001	ND<0.001	ND<0.001-0.020
	AB2-B	33.83443	-117.21366						
	AB2-C	33.83339	-117.21332						
AB3 (Composite)	AB3-A	33.83283	-117.21557	12/10/2019	0.5	**1.20**	ND<0.001	ND<0.001	ND<0.001-0.020
	AB3-B	33.83083	-117.21604						
	AB3-C	33.83043	-117.21548						
AB4 (Composite)	AB4-A	33.83264	-117.21426	12/10/2019	0.5	**0.856**	ND<0.001	ND<0.001	ND<0.001-0.020
	AB4-B	33.83038	-117.21373						
	AB4-C	33.83037	-117.21318						
AB5		33.83637	-117.21231	12/10/2019	0.5	**1.34**	ND<0.001	ND<0.001	ND<0.001-0.020
AB6		33.83500	-117.21199	12/10/2019	0.5	**--**	**0.006**	**0.003**	ND<0.001-0.020
AB7		33.83327	-11721142	12/10/2019	0.5	**--**	**0.002**	ND<0.001	ND<0.001-0.020
AB8		33.83172	-117.21059	12/10/2019	0.5	**--**	ND<0.001	ND<0.001	ND<0.001-0.020
Regulatory Screening Guidelines									
DTSC-SLi						0.36	NA	NA	Various
EPA-RSLi						3.0	9.3	8.5	Various
Background Concentrations for Arsenic						12	NA	NA	NA

Notes:
Sample ID - sample identification
feet bgs - feet below the ground surface
mg/kg - milligrams per kilogram
NA - not applicable/not available
ND - no detectable concentration above the laboratory reporting limit
--- - not analyzed
OCPs - organochlorine pesticides analyzed in general accordance with EPA Method No. 8081A
4,4'-DDE - dichlorodiphenyldichloroethylene
4,4'-DDT - dichlorodiphenyltrichloroethane
DTSC-SLi - Department of Toxic Substances Control Screening Levels, Note 3, for industrial/commercial land use, dated April 2019
Background Concentrations for Arsenic obtained from the DTSC, Final Report Background Metals at Los Angeles Unified School Sites - Arsenic Supplement to the DTSC Preliminary Endangerment Assessment for evaluating background concentrations of arsenic at Los Angeles Unified School District (LAUSD) school sites, dated June 6, 2005
EPA RSLi - EPA Region 9, Regional Screening Levels for industrial/commercial land use, dated April 2019.



HMC HAZARD MANAGEMENT CONSULTING	PROJECT NO. **101137001**	**SITE LOCATION MAP**	FIGURE **1**
	DATE **01/20**	NORTHEAST CORNER OF RIDER STREET AND REDLANDS AVENUE PERRIS, CALIFORNIA	

LEGEND

- Approximate Site Boundary
- Grid Assigned by Hazard Management Consulting, Inc. During Soil Sampling Activities
- AB1-A — Soil Sample Location and Designation

N

Approximate Scale, in feet

0 200 400

NOTE: DIMENSIONS, DIRECTIONS AND LOCATIONS ARE APPROXIMATE.

HMC HAZARD MANAGEMENT CONSULTING

PROJECT NO.	SAMPLE LOCATION MAP	FIGURE
101137001		2
DATE 01/20	NORTHEAST CORNER OF RIDER STREET AND REDLANDS AVENUE PERRIS, CALIFORNIA	

ATTACHMENT A

LABORATORY REPORTS

Enviro – Chem, Inc.
1214 E. Lexington Avenue, Pomona, CA 91766 Tel (909) 590-5905 Fax (909) 590-5907

Date: December 16, 2019

Mr. Jon Anderson
Hazard Management Consulting, Inc.
211 W. Avenida Cordoba, Suite 200
San Clemente, CA 92672
Tel(951)736-5334 E-Mail: JAnderson@ArdentEnv.com

Project: **HMC - NEC Rider St. / 101137001**
Lab I.D.: **191211-12 through -43**

Dear Mr. Anderson:

The **analytical results** for the soil samples, received by our lab on December 11, 2019, are attached. The samples were received chilled, intact, and accompanying chain of custody.

Enviro-Chem appreciates the opportunity to provide you and your company this and other services. Please do not hesitate to call us if you have any questions.

Sincerely,

Curtis Desilets
Vice President/Program Manager

Andy Wang
Laboratory Manager

Enviro – Chem, Inc.
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LABORATORY REPORT

CUSTOMER: **Hazard Management Consulting, Inc.**
211 W. Avenida Cordoba, Suite 200, San Clemente, CA 92672
Tel(951)736-5334 E-Mail: JAnderson@ArdentEnv.com

PROJECT: **HMC - NEC Rider St. / 101137001**
SAMPLING DATE: 12/10/19 DATE RECEIVED: 12/11/19
MATRIX: SOIL DATE ANALYZED: 12/13/19
REPORT TO: MR. JON ANDERSON DATE REPORTED: 12/16/19

EPA 6010B FOR TTLC-ARSENIC
UNITS: mg/Kg = MILLIGRAM PER KILOGRAM = PPM

SAMPLE I.D.	LAB I.D.	ARSENIC RESULT	DF
AB1-B-0.5'	191211-14	0.820	1
AB2-B-0.5'	191211-20	1.07	1
AB3-C-0.5'	191211-28	1.20	1
AB4-A-0.5'	191211-30	0.856	1
AB5-0.5'	191211-36	1.34	1
Method Blank	---	ND	1
	PQL	**0.30**	

COMMENTS:
DF = Dilution Factor
PQL = Practical Quantitation Limit
Actual Detection Limit = DF X PQL
ND = Non-Detected or below the Actual Detection Limit
TTLC = Total Threshold Limit Concentration
STLC = Soluble Threshold Limit Concentration
STLC Limit for Arsenic = 5 PPM
* = STLC analysis is recommended (if marked)
*** = The concentration exceeds the TTLC Limit @ 500 PPM, therefore the sample is defined as hazardous waste as per CCR-TITLE 22 (if marked)

Data Reviewed and Approved by: _____
CAL-DHS ELAP CERTIFICATE No.: 1555

QA/QC for Metals Analysis --TTLC--SOLID/SOIL MATRIX

Matrix Spike/ Matrix Spike Duplicate/ LCS :

ANALYSIS DATE: 12/13/2019

Unit : mg/Kg(ppm)

Analysis	Spk.Sample ID	CONC.	LCS %Rec.	LCS STATUS	Sample Result	Spike Conc.	MS	% Rec MS	MSD	% Rec MSD	% RPD
Chromium(Cr)	191212-27	50.0	106	PASS	41.2	50.0	88.4	94%	89.5	97%	2%
Lead(Pb)	191212-27	50.0	109	PASS	56.9	50.0	106	98%	107	100%	2%
Arsenic(As)	191212-27	50.0	102	PASS	4.72	50.0	52.3	95%	53.7	98%	3%

ANALYSIS DATE. : 12/12/2019

Analysis	Spk.Sample ID	LCS CONC.	LCS %Rec.	LCS STATUS	Sample Result	Spike Conc.	MS	% Rec MS	MSD	% Rec MSD	% RPD
Mercury (Hg)	191211-44	0.125	92	PASS	0	0.125	0.109	87%	0.104	83%	4%

MS/MSD Status:

Analysis	%MS	%MSD	%LCS	%RPD
Chromium(Cr)	PASS	PASS	PASS	PASS
Lead(Pb)	PASS	PASS	PASS	PASS
Arsenic(As)	PASS	PASS	PASS	PASS
Mercury (Hg)	PASS	PASS	PASS	PASS
Accepted Range	**75 ~ 125**	**75 ~ 125**	**85 ~ 115**	**0 ~ 20**

ANALYST: _____

FINAL REVIEWER: _____

*=Fail due to matrix interference

Note:LCS is in control therefore results are in control

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211 W. Avenida Cordoba, Suite 200, San Clemente, CA 92672
Tel(951)736-5334 E-Mail: JAnderson@ArdentEnv.com

PROJECT: **HMC - NEC Rider St. / 101137001**

SAMPLING DATE:12/10/19
MATRIX:SOIL
REPORT TO:MR. JON ANDERSON

DATE RECEIVED:12/11/19
DATE EXTRACTED:12/12/19
DATE ANALYZED:12/12/19
DATE REPORTED:12/16/19

SAMPLE I.D.: **AB1-A-0.5'/AB1-B-0.5'/AB1-C-0.5' (Composite)**
LAB I.D.: 191211-12/-14/-16 (Composite)

Organochlorine Pesticides Analysis
Method: EPA 8081A
Unit: mg/Kg = Milligram Per Kilogram = PPM

PARAMETER	SAMPLE RESULT	PQL	DF
Aldrin	ND	0.001	1
alpha-BHC	ND	0.001	1
beta-BHC	ND	0.001	1
gamma-BHC (Lindane)	ND	0.001	1
delta-BHC	ND	0.001	1
alpha-Chlordane	ND	0.001	1
gamma-Chlordane	ND	0.001	1
Total Chlordane (Technical)	ND	0.005	1
4,4'-DDD	ND	0.001	1
4,4'-DDE	0.005	0.001	1
4,4'-DDT	ND	0.001	1
Dieldrin	ND	0.001	1
Endosulfan I	ND	0.001	1
Endosulfan II	ND	0.001	1
Endosulfan Sulfate	ND	0.001	1
Endrin	ND	0.001	1
Endrin Aldehyde	ND	0.001	1
Endrin Ketone	ND	0.001	1
Heptachlor Epoxide	ND	0.001	1
Heptachlor	ND	0.001	1
Methoxyclor	ND	0.001	1
Toxaphene	ND	0.020	1

COMMENTS:
DF = DILUTION FACTOR
PQL = PRACTICAL QUANTITATION LIMIT
ACTUAL DETECTION LIMIT = PQL X DF
ND = NON-DETECTED OR BELOW THE ACTUAL DETECTION LIMIT

DATA REVIEWED AND APPROVED BY: _____
CAL-DHS ELAP CERTIFICATE No.: 1555

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Tel(951)736-5334 E-Mail: JAnderson@ArdentEnv.com

PROJECT: **HMC - NEC Rider St. / 101137001**

SAMPLING DATE:12/10/19
MATRIX:SOIL
REPORT TO:MR. JON ANDERSON

DATE RECEIVED:12/11/19
DATE EXTRACTED:12/12/19
DATE ANALYZED:12/12/19
DATE REPORTED:12/16/19

SAMPLE I.D.: **AB2-A-0.5'/AB2-B-0.5'/AB2-C-0.5' (Composite)**
LAB I.D.: 191211-18/-20/-22 (Composite)

Organochlorine Pesticides Analysis
Method: EPA 8081A
Unit: mg/Kg = Milligram Per Kilogram = PPM

PARAMETER	SAMPLE RESULT	PQL	DF
Aldrin	ND	0.001	1
alpha-BHC	ND	0.001	1
beta-BHC	ND	0.001	1
gamma-BHC (Lindane)	ND	0.001	1
delta-BHC	ND	0.001	1
alpha-Chlordane	ND	0.001	1
gamma-Chlordane	ND	0.001	1
Total Chlordane (Technical)	ND	0.005	1
4,4'-DDD	ND	0.001	1
4,4'-DDE	ND	0.001	1
4,4'-DDT	ND	0.001	1
Dieldrin	ND	0.001	1
Endosulfan I	ND	0.001	1
Endosulfan II	ND	0.001	1
Endosulfan Sulfate	ND	0.001	1
Endrin	ND	0.001	1
Endrin Aldehyde	ND	0.001	1
Endrin Ketone	ND	0.001	1
Heptachlor Epoxide	ND	0.001	1
Heptachlor	ND	0.001	1
Methoxyclor	ND	0.001	1
Toxaphene	ND	0.020	1

COMMENTS:
DF = DILUTION FACTOR
PQL = PRACTICAL QUANTITATION LIMIT
ACTUAL DETECTION LIMIT = PQL X DF
ND = NON-DETECTED OR BELOW THE ACTUAL DETECTION LIMIT

DATA REVIEWED AND APPROVED BY: _____
CAL-DHS ELAP CERTIFICATE No.: 1555

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PROJECT: **HMC - NEC Rider St. / 101137001**

SAMPLING DATE:12/10/19
MATRIX:SOIL
REPORT TO:MR. JON ANDERSON

DATE RECEIVED:12/11/19
DATE EXTRACTED:12/12/19
DATE ANALYZED:12/12/19
DATE REPORTED:12/16/19

SAMPLE I.D.: **AB3-A-0.5'/AB3-B-0.5'/AB3-C-0.5' (Composite)**
LAB I.D.: 191211-24/-26/-28 (Composite)

Organochlorine Pesticides Analysis
Method: EPA 8081A
Unit: mg/Kg = Milligram Per Kilogram = PPM

PARAMETER	SAMPLE RESULT	PQL	DF
Aldrin	ND	0.001	1
alpha-BHC	ND	0.001	1
beta-BHC	ND	0.001	1
gamma-BHC (Lindane)	ND	0.001	1
delta-BHC	ND	0.001	1
alpha-Chlordane	ND	0.001	1
gamma-Chlordane	ND	0.001	1
Total Chlordane (Technical)	ND	0.005	1
4,4'-DDD	ND	0.001	1
4,4'-DDE	ND	0.001	1
4,4'-DDT	ND	0.001	1
Dieldrin	ND	0.001	1
Endosulfan I	ND	0.001	1
Endosulfan II	ND	0.001	1
Endosulfan Sulfate	ND	0.001	1
Endrin	ND	0.001	1
Endrin Aldehyde	ND	0.001	1
Endrin Ketone	ND	0.001	1
Heptachlor Epoxide	ND	0.001	1
Heptachlor	ND	0.001	1
Methoxyclor	ND	0.001	1
Toxaphene	ND	0.020	1

COMMENTS:
DF = DILUTION FACTOR
PQL = PRACTICAL QUANTITATION LIMIT
ACTUAL DETECTION LIMIT = PQL X DF
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DATA REVIEWED AND APPROVED BY: _____
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PROJECT: **HMC - NEC Rider St. / 101137001**

SAMPLING DATE:12/10/19
MATRIX:SOIL
REPORT TO:MR. JON ANDERSON

DATE RECEIVED:12/11/19
DATE EXTRACTED:12/12/19
DATE ANALYZED:12/12/19
DATE REPORTED:12/16/19

SAMPLE I.D.: **AB4-A-0.5'/AB4-B-0.5'/AB4-C-0.5' (Composite)**
LAB I.D.: 191211-30/-32/-34 (Composite)

Organochlorine Pesticides Analysis
Method: EPA 8081A
Unit: mg/Kg = Milligram Per Kilogram = PPM

PARAMETER	SAMPLE RESULT	PQL	DF
Aldrin	ND	0.001	1
alpha-BHC	ND	0.001	1
beta-BHC	ND	0.001	1
gamma-BHC (Lindane)	ND	0.001	1
delta-BHC	ND	0.001	1
alpha-Chlordane	ND	0.001	1
gamma-Chlordane	ND	0.001	1
Total Chlordane (Technical)	ND	0.005	1
4,4'-DDD	ND	0.001	1
4,4'-DDE	ND	0.001	1
4,4'-DDT	ND	0.001	1
Dieldrin	ND	0.001	1
Endosulfan I	ND	0.001	1
Endosulfan II	ND	0.001	1
Endosulfan Sulfate	ND	0.001	1
Endrin	ND	0.001	1
Endrin Aldehyde	ND	0.001	1
Endrin Ketone	ND	0.001	1
Heptachlor Epoxide	ND	0.001	1
Heptachlor	ND	0.001	1
Methoxyclor	ND	0.001	1
Toxaphene	ND	0.020	1

COMMENTS:
DF = DILUTION FACTOR
PQL = PRACTICAL QUANTITATION LIMIT
ACTUAL DETECTION LIMIT = PQL X DF
ND = NON-DETECTED OR BELOW THE ACTUAL DETECTION LIMIT

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MATRIX:SOIL
REPORT TO:MR. JON ANDERSON

DATE RECEIVED:12/11/19
DATE EXTRACTED:12/12/19
DATE ANALYZED:12/12/19
DATE REPORTED:12/16/19

SAMPLE I.D.: **AB5-0.5'**
LAB I.D.: 191211-36

Organochlorine Pesticides Analysis
Method: EPA 8081A
Unit: mg/Kg = Milligram Per Kilogram = PPM

PARAMETER	SAMPLE RESULT	PQL	DF
Aldrin	ND	0.001	1
alpha-BHC	ND	0.001	1
beta-BHC	ND	0.001	1
gamma-BHC (Lindane)	ND	0.001	1
delta-BHC	ND	0.001	1
alpha-Chlordane	ND	0.001	1
gamma-Chlordane	ND	0.001	1
Total Chlordane (Technical)	ND	0.005	1
4,4'-DDD	ND	0.001	1
4,4'-DDE	ND	0.001	1
4,4'-DDT	ND	0.001	1
Dieldrin	ND	0.001	1
Endosulfan I	ND	0.001	1
Endosulfan II	ND	0.001	1
Endosulfan Sulfate	ND	0.001	1
Endrin	ND	0.001	1
Endrin Aldehyde	ND	0.001	1
Endrin Ketone	ND	0.001	1
Heptachlor Epoxide	ND	0.001	1
Heptachlor	ND	0.001	1
Methoxyclor	ND	0.001	1
Toxaphene	ND	0.020	1

COMMENTS:
DF = DILUTION FACTOR
PQL = PRACTICAL QUANTITATION LIMIT
ACTUAL DETECTION LIMIT = PQL X DF
ND = NON-DETECTED OR BELOW THE ACTUAL DETECTION LIMIT

DATA REVIEWED AND APPROVED BY: _____
CAL-DHS ELAP CERTIFICATE No.: 1555

Enviro – Chem, Inc.
1214 E. Lexington Avenue, Pomona, CA 91766 Tel (909) 590-5905 Fax (909) 590-5907

LABORATORY REPORT

CUSTOMER: **Hazard Management Consulting, Inc.**
211 W. Avenida Cordoba, Suite 200, San Clemente, CA 92672
Tel(951)736-5334 E-Mail: JAnderson@ArdentEnv.com

PROJECT: **HMC - NEC Rider St. / 101137001**

SAMPLING DATE:12/10/19
MATRIX:SOIL
REPORT TO:MR. JON ANDERSON

DATE RECEIVED:12/11/19
DATE EXTRACTED:12/12/19
DATE ANALYZED:12/12/19
DATE REPORTED:12/16/19

SAMPLE I.D.: **AB6-0.5'**
LAB I.D.: 191211-38

Organochlorine Pesticides Analysis
Method: EPA 8081A
Unit: mg/Kg = Milligram Per Kilogram = PPM

PARAMETER	SAMPLE RESULT	PQL	DF
Aldrin	ND	0.001	1
alpha-BHC	ND	0.001	1
beta-BHC	ND	0.001	1
gamma-BHC (Lindane)	ND	0.001	1
delta-BHC	ND	0.001	1
alpha-Chlordane	ND	0.001	1
gamma-Chlordane	ND	0.001	1
Total Chlordane (Technical)	ND	0.005	1
4,4'-DDD	ND	0.001	1
4,4'-DDE	0.006	0.001	1
4,4'-DDT	0.003	0.001	1
Dieldrin	ND	0.001	1
Endosulfan I	ND	0.001	1
Endosulfan II	ND	0.001	1
Endosulfan Sulfate	ND	0.001	1
Endrin	ND	0.001	1
Endrin Aldehyde	ND	0.001	1
Endrin Ketone	ND	0.001	1
Heptachlor Epoxide	ND	0.001	1
Heptachlor	ND	0.001	1
Methoxyclor	ND	0.001	1
Toxaphene	ND	0.020	1

COMMENTS:
DF = DILUTION FACTOR
PQL = PRACTICAL QUANTITATION LIMIT
ACTUAL DETECTION LIMIT = PQL X DF
ND = NON-DETECTED OR BELOW THE ACTUAL DETECTION LIMIT

DATA REVIEWED AND APPROVED BY: _____
CAL-DHS ELAP CERTIFICATE No.: 1555

Enviro – Chem, Inc.
1214 E. Lexington Avenue, Pomona, CA 91766 Tel (909) 590-5905 Fax (909) 590-5907

LABORATORY REPORT

CUSTOMER: **Hazard Management Consulting, Inc.**
211 W. Avenida Cordoba, Suite 200, San Clemente, CA 92672
Tel(951)736-5334 E-Mail: JAnderson@ArdentEnv.com

PROJECT: **HMC - NEC Rider St. / 101137001**

SAMPLING DATE:12/10/19
MATRIX:SOIL
REPORT TO:MR. JON ANDERSON

DATE RECEIVED:12/11/19
DATE EXTRACTED:12/12/19
DATE ANALYZED:12/12/19
DATE REPORTED:12/16/19

SAMPLE I.D.: **AB7-0.5'**
LAB I.D.: 191211-40

Organochlorine Pesticides Analysis
Method: EPA 8081A
Unit: mg/Kg = Milligram Per Kilogram = PPM

PARAMETER	SAMPLE RESULT	PQL	DF
Aldrin	ND	0.001	1
alpha-BHC	ND	0.001	1
beta-BHC	ND	0.001	1
gamma-BHC (Lindane)	ND	0.001	1
delta-BHC	ND	0.001	1
alpha-Chlordane	ND	0.001	1
gamma-Chlordane	ND	0.001	1
Total Chlordane (Technical)	ND	0.005	1
4,4'-DDD	ND	0.001	1
4,4'-DDE	0.002	0.001	1
4,4'-DDT	ND	0.001	1
Dieldrin	ND	0.001	1
Endosulfan I	ND	0.001	1
Endosulfan II	ND	0.001	1
Endosulfan Sulfate	ND	0.001	1
Endrin	ND	0.001	1
Endrin Aldehyde	ND	0.001	1
Endrin Ketone	ND	0.001	1
Heptachlor Epoxide	ND	0.001	1
Heptachlor	ND	0.001	1
Methoxyclor	ND	0.001	1
Toxaphene	ND	0.020	1

COMMENTS:
DF = DILUTION FACTOR
PQL = PRACTICAL QUANTITATION LIMIT
ACTUAL DETECTION LIMIT = PQL X DF
ND = NON-DETECTED OR BELOW THE ACTUAL DETECTION LIMIT

DATA REVIEWED AND APPROVED BY: _____
CAL-DHS ELAP CERTIFICATE No.: 1555

Enviro – Chem, Inc.
1214 E. Lexington Avenue, Pomona, CA 91766 Tel (909) 590-5905 Fax (909) 590-5907

LABORATORY REPORT

CUSTOMER: **Hazard Management Consulting, Inc.**
211 W. Avenida Cordoba, Suite 200, San Clemente, CA 92672
Tel(951)736-5334 E-Mail: JAnderson@ArdentEnv.com

PROJECT: **HMC - NEC Rider St. / 101137001**

SAMPLING DATE:12/10/19
MATRIX:SOIL
REPORT TO:MR. JON ANDERSON

DATE RECEIVED:12/11/19
DATE EXTRACTED:12/12/19
DATE ANALYZED:12/12/19
DATE REPORTED:12/16/19

SAMPLE I.D.: **AB8-0.5'**
LAB I.D.: 191211-42

Organochlorine Pesticides Analysis
Method: EPA 8081A
Unit: mg/Kg = Milligram Per Kilogram = PPM

PARAMETER	SAMPLE RESULT	PQL	DF
Aldrin	ND	0.001	1
alpha-BHC	ND	0.001	1
beta-BHC	ND	0.001	1
gamma-BHC (Lindane)	ND	0.001	1
delta-BHC	ND	0.001	1
alpha-Chlordane	ND	0.001	1
gamma-Chlordane	ND	0.001	1
Total Chlordane (Technical)	ND	0.005	1
4,4'-DDD	ND	0.001	1
4,4'-DDE	ND	0.001	1
4,4'-DDT	ND	0.001	1
Dieldrin	ND	0.001	1
Endosulfan I	ND	0.001	1
Endosulfan II	ND	0.001	1
Endosulfan Sulfate	ND	0.001	1
Endrin	ND	0.001	1
Endrin Aldehyde	ND	0.001	1
Endrin Ketone	ND	0.001	1
Heptachlor Epoxide	ND	0.001	1
Heptachlor	ND	0.001	1
Methoxyclor	ND	0.001	1
Toxaphene	ND	0.020	1

COMMENTS:
DF = DILUTION FACTOR
PQL = PRACTICAL QUANTITATION LIMIT
ACTUAL DETECTION LIMIT = PQL X DF
ND = NON-DETECTED OR BELOW THE ACTUAL DETECTION LIMIT

DATA REVIEWED AND APPROVED BY: _____
CAL-DHS ELAP CERTIFICATE No.: 1555

Enviro – Chem, Inc.
1214 E. Lexington Avenue, Pomona, CA 91766 Tel (909) 590-5905 Fax (909) 590-5907

METHOD BLANK REPORT

CUSTOMER: **Hazard Management Consulting, Inc.**
211 W. Avenida Cordoba, Suite 200, San Clemente, CA 92672
Tel(951)736-5334 E-Mail: JAnderson@ArdentEnv.com

PROJECT: **HMC - NEC Rider St. / 101137001**

SAMPLING DATE:12/10/19
MATRIX:SOIL
REPORT TO:MR. JON ANDERSON

DATE RECEIVED:12/11/19
DATE EXTRACTED:12/12/19
DATE ANALYZED:12/12/19
DATE REPORTED:12/16/19

METHOD BLANK REPORT FOR LAB I.D.: 191211-12/-14/-16 (COMPOSITE), 191211-18/-20/-22 (COMPOSITE), 191211-24/-26/-28 (COMPOSITE), 191211-30/-32/-34 (COMPOSITE), 191211-36, -38, -40, -42

Organochlorine Pesticides Analysis
Method: EPA 8081A
Unit: mg/Kg = Milligram Per Kilogram = PPM

PARAMETER	SAMPLE RESULT	PQL	DF
Aldrin	ND	0.001	1
alpha-BHC	ND	0.001	1
beta-BHC	ND	0.001	1
gamma-BHC (Lindane)	ND	0.001	1
delta-BHC	ND	0.001	1
alpha-Chlordane	ND	0.001	1
gamma-Chlordane	ND	0.001	1
Total Chlordane (Technical)	ND	0.005	1
4,4'-DDD	ND	0.001	1
4,4'-DDE	ND	0.001	1
4,4'-DDT	ND	0.001	1
Dieldrin	ND	0.001	1
Endosulfan I	ND	0.001	1
Endosulfan II	ND	0.001	1
Endosulfan Sulfate	ND	0.001	1
Endrin	ND	0.001	1
Endrin Aldehyde	ND	0.001	1
Endrin Ketone	ND	0.001	1
Heptachlor Epoxide	ND	0.001	1
Heptachlor	ND	0.001	1
Methoxyclor	ND	0.001	1
Toxaphene	ND	0.020	1

COMMENTS:
DF = DILUTION FACTOR
PQL = PRACTICAL QUANTITATION LIMIT
ACTUAL DETECTION LIMIT = PQL X DF
ND = NON-DETECTED OR BELOW THE ACTUAL DETECTION LIMIT

DATA REVIEWED AND APPROVED BY: _____
CAL-DHS ELAP CERTIFICATE No.: 1555

Enviro-Chem, Inc.

1214 E. Lexington Avenue, Pomona, CA 91766 Tel (909)590-5905 Fax (909)590-5907

EPA 8081 QA/QC Report

Matrix: **Soil/Solid/Liquid(Oil)** Date Analyzed: 12/12/19

Unit: **mg/Kg (ppm)**

Matrix Spike (MS)/Matrix Spike Duplicate (MSD)

Spiked Sample Lab I.D.: 191211-36 MS/MSD

Analyte	S.R.	spk conc	MS	%REC	MSD	%REC	%RPD	ACP %RPD	ACP %REC
Gamma-BHC	0.000	0.00500	0.00594	**119%**	0.00560	**112%**	**6%**	**0-20%**	**70-130**
Aldrin	0.000	0.00500	0.00546	**109%**	0.00525	**105%**	**4%**	**0-20%**	**70-130**
4,4-DDE	0.000	0.00500	0.00514	**103%**	0.00522	**104%**	**2%**	**0-20%**	**70-130**

Lab Control Spike (LCS) Recovery:

Analyte	spk conc	LCS	% REC	ACP %REC
Gamma-BHC	0.00500	0.00534	**107%**	**75-125**
Aldrin	0.00500	0.00511	**102%**	**75-125**
4,4-DDE	0.00500	0.00505	**101%**	**75-125**
Dieldrin	0.00500	0.00512	**102%**	**75-125**

Surrogate Recovery	ACP%	%REC	%REC	%REC	%REC	%REC	%REC	%REC
Sample I.D.		MB	191211-12,14,16	191211-18,20,22	191211-24,26,28	191211-30,32,34	191211-36	191211-38
Tetra-chloro-meta-xylene	50-150	108%	113%	110%	112%	114%	115%	111%
Decachlorobiphenyl	50-150	91%	95%	94%	99%	91%	98%	92%

Surrogate Recovery	ACP%	%REC	%REC	%REC	%REC	%REC	%REC	%REC
Sample I.D.		191211-40	191211-42					
Tetra-chloro-meta-xylene	50-150	112%	112%					
Decachlorobiphenyl	50-150	97%	94%					

Surrogate Recovery	ACP%	%REC	%REC	%REC	%REC	%REC	%REC	%REC
Sample I.D.								
Tetra-chloro-meta-xylene	50-150							
Decachlorobiphenyl	50-150							

S.R. = Sample Result

spk conc = Spike Concentration

%REC = Percent Recovery

ACP %RPD = Acceptable Percent RPD Range

ACP %REC = Acceptable Percent Recovery Range

** = Surrogate fail due to matrix interference (If Marked)*

Note: *LCS, MS, MSD are in control therefore results are in control.*

Analyzed and Reviewed By: MS

Final Reviewer:

Enviro-Chem, Inc. Laboratories
1214 E. Lexington Avenue,
Pomona, CA 91766
Tel: (909) 590-5905 Fax: (909) 590-5907
CA-DHS ELAP CERTIFICATE #1555

Turnaround Time
0 Same Day
0 24 Hours
0 48 Hours
0 72 Hours
0 ~~1 Week (Standard)~~
Other:

SAMPLE ID	LAB ID	SAMPLING DATE	SAMPLING TIME	MATRIX	No. OF CONTAINERS	TEMPERATURE	PRESERVATION	OCPs 8081A	Arsenic 6010	Hold	COMMENTS
AB1-A-0.5'	19121-12	12-10-19	8:08	Soil	1	ice		X			
AB1-A-1'	-13		8:10						X		Composite AB1A-0.5' AB1B-0.5' AB1-C-0.5' for OCPs
AB1-B-0.5'	-14		8:19						X		
AB1-B-1'	-15		8:20						X		
AB1-C-0.5'	-16		8:27								
AB1-C-1'	-17		8:29						X		
AB2-A-0.5'	-18		8:48					X			
AB2-A-1'	-19		8:50						X		Composite AB2-A-0.5' AB2-B-0.5' AB2-C-0.5' for ocps
AB2-B-0.5'	-20		8:56						X		
AB2-B-1'	-21		8:58						X		
AB2-C-0.5'	-22		9:06								
AB2-C-1'	-23		9:08						X		
~~AB3~~-AB3-A-0.5'	-24		9:22					X			Composite AB3-A-0.5' AB3-B-0.5' AB3-C-0.5'
AB3-A-1'	-25		9:24						X		
AB3-B-0.5'	-26		9:34								

Analysis Required

Misc./PO#

Company Name: HAZARD MANAGEMENT CONSULTING, INC	Project Contact: PAUL ROBERTS/ Jon Anderson	Sampler's Signature: Jon Anderson
Address: 211 W. AVENIDA CORDOBA, #200	Tel: 951-736-5334	Project Name/ID: HMC-NEC RIDER ST. 101137001.
City/State/Zip: SAN CLEMENTE CA	Fax/Email: Jandarson@arbandcw.com	

Relinquished by: Jon Anderson	Received by: [illegible]	Date & Time: 12/11/19 0910	Instructions for Sample Storage After Analysis:
Relinquished by: [illegible]	Received by: WP	Date & Time: 12/11/19 1135	O Dispose of O Return to Client O Store (30 Days)
Relinquished by:	Received by:	Date & Time:	O Other:

CHAIN OF CUSTODY RECORD

Date: 12-10-19.

WHITE WITH SAMPLE • YELLOW TO CLIENT

Enviro-Chem, Inc. Laboratories
1214 E. Lexington Avenue,
Pomona, CA 91766
Tel: (909) 590-5905 Fax: (909) 590-5907
CA-DHS ELAP CERTIFICATE #1555

Turnaround Time
0 Same Day
0 24 Hours
0 48 Hours
0 72 Hours
0 1 Week (Standard)
Other:

SAMPLE ID	LAB ID	SAMPLING DATE	SAMPLING TIME	MATRIX	No. OF CONTAINERS	TEMPERATURE	PRESERVATION	Analysis Required: OCP's	Soil A	Arsenic	Gold	Hold	COMMENTS
AB3-B-1	19121-27	12-10-19	9:36	Soil	1						X		
AB3-C-0.5'	-28		9:44							X			
AB3-C-1'	-29		9:46								X		
AB4-A-0.5'	-30		10:00					X		X			Composite AB4-A-0.5' AB4-B-0.5 AB4-C-0.5' For OCPs
AB4-A-1'	-31		10:02								X		
AB4-B-0.5'	-32		10:11										
AB4-B-1'	-33		10:13								X		
AB4-C-0.5'	-34		10:20										
AB4-C-1'	-35		10:22								X		
AB5-0.5'	-36		10:36					X		X			
AB5-1	-37		10:36								X		
AB6-0.5'	-38		10:42					X					
AB6-1'	-39		10:44								X		
AB7-0.5'	-40		10:51					X					
AB7-1'	-41		10:53								X		

Misc./PO#

Company Name: HAZARD MANAGEMENT CONSULTING, INC	Project Contact: PAUL ROBERTS / Jon Anderson	Sampler's Signature: Jon Anderson
Address: 211 W. AVENIDA CORDOBA #200	Tel: 951-736-5334	Project Name/ID: HMC-NEC RIVER ST
City/State/Zip: SAN CLEMENTE, CA	Fax/Email: janderson@enviroenv.com	10113700 1

Relinquished by: Jon Anderson	Received by:	Date & Time: 12/9/19 0910
Relinquished by:	Received by:	Date & Time: 12/11/19 835
Relinquished by:	Received by:	Date & Time:

Instructions for Sample Storage After Analysis:
O Dispose of O Return to Client O Store (30 Days)
O Other:

CHAIN OF CUSTODY RECORD

Date: 12-10-19

WHITE WITH SAMPLE • YELLOW TO CLIENT

Enviro-Chem, Inc. Laboratories
1214 E. Lexington Avenue,
Pomona, CA 91766
Tel: (909) 590-5905 Fax: (909) 590-5907
CA-DHS ELAP CERTIFICATE #1555

Turnaround Time
0 Same Day
0 24 Hours
0 48 Hours
0 72 Hours
0 1 Week (Standard)
Other:

SAMPLE ID	LAB ID	SAMPLING DATE	SAMPLING TIME	MATRIX	No. OF CONTAINERS	TEMPERATURE	PRESERVATION	Analysis Required: OCPs 8081A	Arsenic 6010	Hold	COMMENTS
AB8-0.5'	19121-42	12-10-19	11:05	Soil	1			X			
AB8-1'	-43	↓	11:06	↓	↓				X		

Misc./PO#

Company Name: HAZARD MANAGEMENT CONSULTING INC.
Address: 211 W. AVENIDA CORDOBA, #200
City/State/Zip: SAN CLEMENTE / CA

Project Contact: PAul Roberts / Jon Anderson
Tel: 951-736-5334
Fax/Email: janderson@ardentenv.com

Sampler's Signature: Jon Anderson
Project Name/ID: HMC - NEC RIVER ST.
10113700 1.

Relinquished by: Jon Anderson	Received by:	Date & Time: 12/10/19 0910	Instructions for Sample Storage After Analysis:
Relinquished by:	Received by:	Date & Time: 12/10/19 1135	O Dispose of O Return to Client O Store (30 Days)
Relinquished by:	Received by:	Date & Time:	O Other:

CHAIN OF CUSTODY RECORD

Date: 12-10-19.

WHITE WITH SAMPLE • YELLOW TO CLIENT