



June 17, 2021

Mr. Matt Englhard
Proficiency Capital
17777 San Vicente Boulevard, Suite 780
Los Angeles, CA 90049

Subject: **Limited Soil Investigation Report**
 280 and 25264 E Nance Street and
 APN 302100031
 Perris, California 92571

Dear Mr. Englhard,

This report presents the results of a limited soil investigation completed at the property referenced above in the City of Perris, California (Site; Figure 1). As part of their real estate due diligence, Proficiency Capital retained Hazard Management Consulting, Inc. (HMC) to complete a Phase I Environmental Site Assessment (ESA) for the Site. Based on the results of the Phase I ESA, HMC found no RECs however identified historic agricultural uses at the Site.

BACKGROUND

Based on the findings of the Phase I ESA, The Site is noted to be an approximately 6.64-acre parcel. The Site has historically been used for agricultural purposes and residential uses. The Site currently contains a residence, vacant land, and remnants and foundations of former storage and residential structures. No RECs were identified however the City of Perris has requested that pesticides in soil be evaluated, given the agricultural history of the Site.

OBJECTIVES

The objectives of the work described herein were to assess whether a release of hazardous substances has occurred at the Site.

DATA EVALUATION CRITERIA

As part of the investigation described herein, soil samples were collected from nine locations at the Site. Samples were analyzed by Sunstar Laboratories, a State-certified laboratory located in Lake Forest, California. The soil samples were analyzed for organochlorine pesticides in general accordance with EPA Method No. 8081A.

Soil samples were compared to State and Federal screening levels to assess whether detectable concentrations would present a possible human health risk to construction workers and future occupants or the environment. Laboratory analyses were compared to the California Department of Toxic Substances Control (DTSC) Soil Screening Levels for industrial/commercial land use (DTSC-SLi), the Environmental Protection Agency (EPA) Region 9, Regional Screening Levels for industrial/commercial land use (EPA-RSLi), and the San Francisco Bay Regional Water Quality Control Board (SFBRWQCB) Environmental Screening Levels for industrial direct exposure human health risk levels (SFBRWQCB-ESLi). These regulatory guidelines present suggested cleanup goals for the protection of workers and future occupants based on an industrial/commercial land use and for the protection of groundwater. The DTSC-SLi, EPA-RSLi, and SFBRWQCB-ESLi values are human health risk criteria based on dermal contact, ingestion, and inhalation. Table 1 presents these guidelines.

SOIL INVESTIGATION

Upon authorization of this project, Underground Services Alert (USA) was notified at least 72 hours in advance that the work described above was to occur at the Site. The soil investigation included the advancement of nine borings (designated B1 through B9; Figure 2) for the collection of shallow soil samples and took place on May 19, 2021.

The soil samples were collected with hand auger equipment. Soil sampling equipment was decontaminated using a critical cleaning detergent and de-ionized water in conjunction with the "triple rinse method" prior to the collection of each soil sample. Samples were collected in laboratory supplied four ounce glass jars. The soil samples taken were transported in a chilled cooler under Chain of Custody (COC) procedures to Sunstar Laboratories. Work was completed by and under the direction of Mr. Troy Taylor, a Project Scientist from HMC.

As noted on Table 1 and depicted in Figure 2, the borings locations were chosen in a rough grid pattern to screen the Site for residual pesticide concentrations in soil.

All samples collected at the Site were collected at one foot bgs. The samples were generally reported with non-detectable to very low concentrations of pesticides. None of the detectable concentrations exceeded any of the screening levels used to compare results to.

CONCLUSIONS AND RECOMMENDATIONS

Proficiency Capital retained the services of HMC to conduct a Limited Subsurface Investigation (LSI) at the Site to assess pesticide concentrations in soil, as requested by the City of Perris. The LSI included the collection of soil samples to assess if residual pesticide concentrations have adversely affected the subsurface. The results of the LSI generally reported undetectable to minor concentrations of organochlorine pesticides. Although low residual pesticide concentrations were reported, none of the detections exceeded regulatory screening levels.

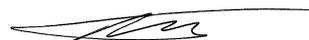
Based on the results of this investigation, there has been no evidence that pesticide concentrations reported at the Site pose a threat to human health or the environment. It is HMC's opinion that no further investigation into pesticides in soil is warranted at the Site.

If there are any questions or comments regarding this report, please contact the undersigned at your convenience.

Sincerely,
Hazard Management Consulting, Inc.



Mark S. Cousineau
Principal



Troy Taylor
Project Scientist

Attachments:

Table 1 – Laboratory Results of Soil Samples

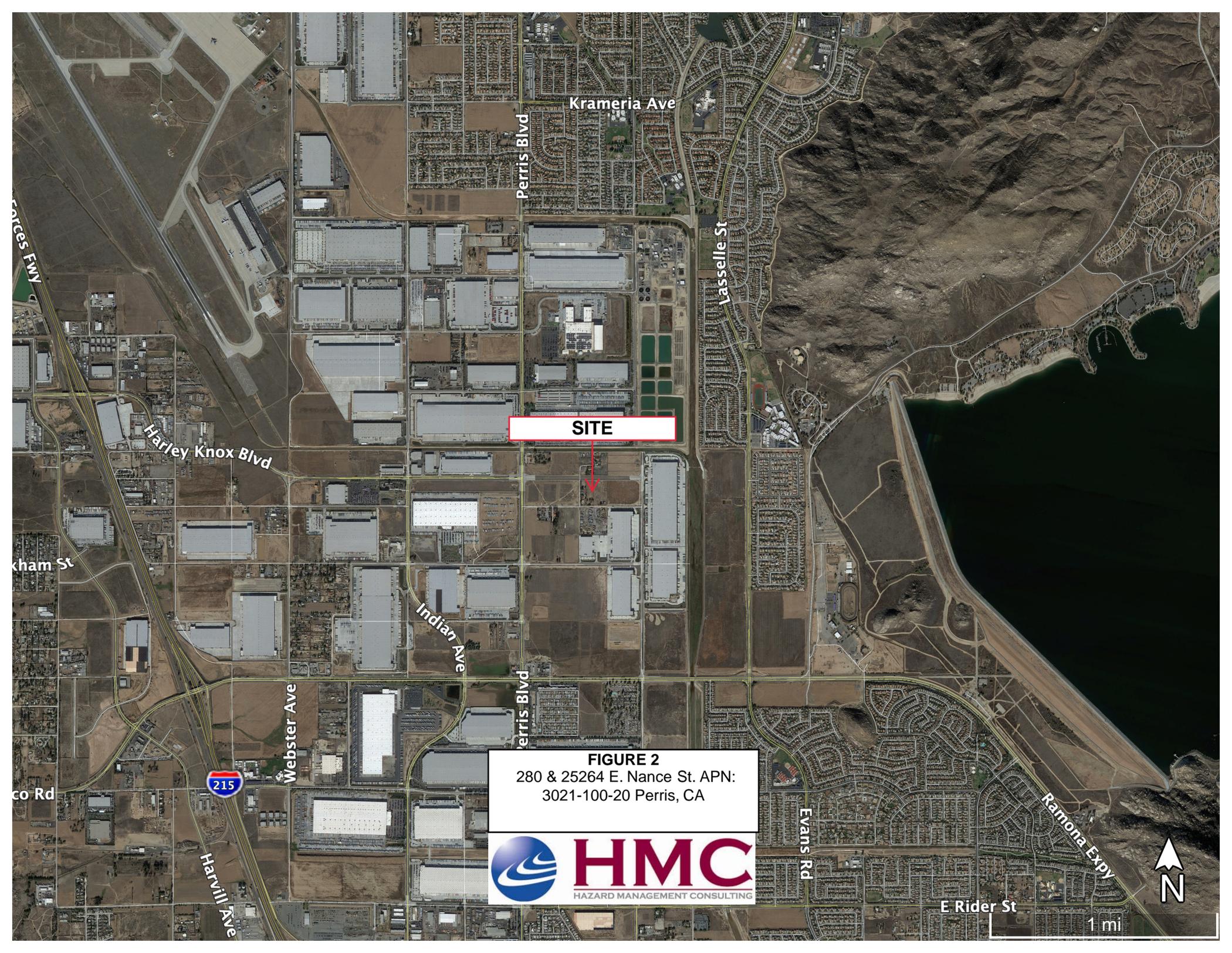
Figure 1 – Site Location Map

Figure 2 – Sample Locations Map

Attachment A – Laboratory Reports

TABLE 1 - LABORATORY RESULTS OF SOIL SAMPLING

Location and Rationale	Sample ID	Date Sampled	Sample Depth (feet bgs)	Organochlorine Pesticides (ug/Kg)		
				4,4'-DDE	4,4'-DDT	Other Pest.
Grid Screening	B1	5/19/21	1	21	ND<5	ND<5-20
	B2	5/19/21	1	ND<5	ND<5	ND<5-20
	B3	5/19/21	1	ND<5	ND<5	ND<5-20
	B4	5/19/21	1	7.8	ND<5	ND<5-20
	B5	5/19/21	1	11	5.8	ND<5-20
	B6	5/19/21	1	18	10	ND<5-20
	B7	5/19/21	1	8.7	9.2	ND<5-20
	B8	5/19/21	1	8.4	ND<5	ND<5-20
	B9	5/19/21	1	18	ND<5	ND<5-20
Regulatory Screening Levels - Protection of Human Health						
DTSC-Sli				9,300	7,100	Various
EPA-RSLi				9,300	8,500	Various
SFBRWQCB ESL				8,300	8,500	Various
Notes:						
Sample ID - Sample Identification						
feet bgs - feet below ground surface						
Organochlorine Pesticides analyzed in general accordance with EPA Method No. 8081A						
ug/Kg - micrograms per kilogram						
ND - no detectable concentrations above the laboratory reporting limit						
NA - Not Applicable						
* - Not Analyzed						
DTSC-Sli - California Department of Toxic Substance Control, Human and Ecological Risk Office, Note 3, Screening Levels for industrial/commercial land use, date June 2018						
EPA-RSLi - EPA Region 9, Regional Screening Levels for industrial/commercial land use, dated November 2018						
SFBRWQCB - San Francisco Bay Regional Water Quality Control Board Environmental Screening Levels 2019 (Rev. 2)						
Highlighted areas indicated concentrations that exceeded screening levels presented in this table						



SITE

FIGURE 2

280 & 25264 E. Nance St. APN:
3021-100-20 Perris, CA



1 mi

FIGURE 2
280 & 25264 E. Nance St.
APN: 3021-100-20
Perris, CA



E Nance St

200 ft



280 and 25264 E. Nance St. &
APN: 302-100-031
Perris, California 92571

ATTACHMENT A
Laboratory Report



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

25 May 2021

Troy Taylor
Hazard Management Consulting, Inc.
211 West Avenida Cordoba, Suite 200
San Clemente, CA 92672
RE: Nance St. Perris

Enclosed are the results of analyses for samples received by the laboratory on 05/19/21 15:50. 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

Hazard Management Consulting, Inc.
 211 West Avenida Cordoba, Suite 200
 San Clemente CA, 92672

Project: Nance St. Perris
 Project Number: [none]
 Project Manager: Troy Taylor

Reported:
 05/25/21 14:04

ANALYTICAL REPORT FOR SAMPLES

Sample ID	Laboratory ID	Matrix	Date Sampled	Date Received
B1	T211668-01	Soil	05/19/21 13:29	05/19/21 15:50
B2	T211668-02	Soil	05/19/21 13:35	05/19/21 15:50
B3	T211668-03	Soil	05/19/21 13:39	05/19/21 15:50
B4	T211668-04	Soil	05/19/21 13:45	05/19/21 15:50
B5	T211668-05	Soil	05/19/21 13:50	05/19/21 15:50
B6	T211668-06	Soil	05/19/21 13:57	05/19/21 15:50
B7	T211668-07	Soil	05/19/21 14:03	05/19/21 15:50
B8	T211668-08	Soil	05/19/21 14:09	05/19/21 15:50
B9	T211668-09	Soil	05/19/21 14:13	05/19/21 15:50

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

Hazard Management Consulting, Inc.
211 West Avenida Cordoba, Suite 200
San Clemente CA, 92672

Project: Nance St. Perris
Project Number: [none]
Project Manager: Troy Taylor

Reported:
05/25/21 14:04

DETECTIONS SUMMARY

Sample ID: B1 **Laboratory ID:** T211668-01

Analyte	Result	Reporting		Units	Method	Notes
		Limit				
4,4'-DDE	21	5.0		ug/kg	EPA 8081A	

Sample ID: B2 **Laboratory ID:** T211668-02

No Results Detected

Sample ID: B3 **Laboratory ID:** T211668-03

No Results Detected

Sample ID: B4 **Laboratory ID:** T211668-04

Analyte	Result	Reporting		Units	Method	Notes
		Limit				
4,4'-DDE	7.8	5.0		ug/kg	EPA 8081A	

Sample ID: B5 **Laboratory ID:** T211668-05

Analyte	Result	Reporting		Units	Method	Notes
		Limit				
4,4'-DDE	11	5.0		ug/kg	EPA 8081A	
4,4'-DDT	5.8	5.0		ug/kg	EPA 8081A	

Sample ID: B6 **Laboratory ID:** T211668-06

Analyte	Result	Reporting		Units	Method	Notes
		Limit				
4,4'-DDE	18	5.0		ug/kg	EPA 8081A	
4,4'-DDT	10	5.0		ug/kg	EPA 8081A	

SunStar Laboratories, Inc.



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Mike Jaroudi, Project Manager

Hazard Management Consulting, Inc.
211 West Avenida Cordoba, Suite 200
San Clemente CA, 92672

Project: Nance St. Perris
Project Number: [none]
Project Manager: Troy Taylor

Reported:
05/25/21 14:04

Sample ID: B7

Laboratory ID: T211668-07

Analyte	Result	Reporting		Units	Method	Notes
		Limit				
4,4'-DDE	8.7	5.0		ug/kg	EPA 8081A	
4,4'-DDT	9.2	5.0		ug/kg	EPA 8081A	

Sample ID: B8

Laboratory ID: T211668-08

Analyte	Result	Reporting		Units	Method	Notes
		Limit				
4,4'-DDE	8.4	5.0		ug/kg	EPA 8081A	

Sample ID: B9

Laboratory ID: T211668-09

Analyte	Result	Reporting		Units	Method	Notes
		Limit				
4,4'-DDE	18	5.0		ug/kg	EPA 8081A	

SunStar Laboratories, Inc.



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Mike Jaroudi, Project Manager

Hazard Management Consulting, Inc.
211 West Avenida Cordoba, Suite 200
San Clemente CA, 92672

Project: Nance St. Perris
Project Number: [none]
Project Manager: Troy Taylor

Reported:
05/25/21 14:04

B1
T211668-01 (Soil)

Analyte	Result	Reporting Limit	Units	Dilution	Batch	Prepared	Analyzed	Method	Notes
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SunStar Laboratories, Inc.

Organochlorine Pesticides by EPA Method 8081A

alpha-BHC	ND	5.0	ug/kg	1	1051939	05/19/21	05/20/21	EPA 8081A	
gamma-BHC (Lindane)	ND	5.0	"	"	"	"	"	"	
beta-BHC	ND	5.0	"	"	"	"	"	"	
delta-BHC	ND	5.0	"	"	"	"	"	"	
Heptachlor	ND	5.0	"	"	"	"	"	"	
Aldrin	ND	5.0	"	"	"	"	"	"	
Heptachlor epoxide	ND	5.0	"	"	"	"	"	"	
gamma-Chlordane	ND	5.0	"	"	"	"	"	"	
alpha-Chlordane	ND	5.0	"	"	"	"	"	"	
Endosulfan I	ND	5.0	"	"	"	"	"	"	
4,4'-DDE	21	5.0	"	"	"	"	"	"	
Dieldrin	ND	5.0	"	"	"	"	"	"	
Endrin	ND	5.0	"	"	"	"	"	"	
4,4'-DDD	ND	5.0	"	"	"	"	"	"	
Endosulfan II	ND	5.0	"	"	"	"	"	"	
4,4'-DDT	ND	5.0	"	"	"	"	"	"	
Endrin aldehyde	ND	5.0	"	"	"	"	"	"	
Endosulfan sulfate	ND	5.0	"	"	"	"	"	"	
Methoxychlor	ND	5.0	"	"	"	"	"	"	
Endrin ketone	ND	5.0	"	"	"	"	"	"	
Toxaphene	ND	20	"	"	"	"	"	"	
Surrogate: Tetrachloro-meta-xylene		59.2 %		35-140	"	"	"	"	
Surrogate: Decachlorobiphenyl		89.5 %		35-140	"	"	"	"	

SunStar Laboratories, Inc.



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Mike Jaroudi, Project Manager

Hazard Management Consulting, Inc.
211 West Avenida Cordoba, Suite 200
San Clemente CA, 92672

Project: Nance St. Perris
Project Number: [none]
Project Manager: Troy Taylor

Reported:
05/25/21 14:04

B2
T211668-02 (Soil)

Analyte	Result	Reporting Limit	Units	Dilution	Batch	Prepared	Analyzed	Method	Notes
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SunStar Laboratories, Inc.

Organochlorine Pesticides by EPA Method 8081A

alpha-BHC	ND	5.0	ug/kg	1	1051939	05/19/21	05/20/21	EPA 8081A	
gamma-BHC (Lindane)	ND	5.0	"	"	"	"	"	"	
beta-BHC	ND	5.0	"	"	"	"	"	"	
delta-BHC	ND	5.0	"	"	"	"	"	"	
Heptachlor	ND	5.0	"	"	"	"	"	"	
Aldrin	ND	5.0	"	"	"	"	"	"	
Heptachlor epoxide	ND	5.0	"	"	"	"	"	"	
gamma-Chlordane	ND	5.0	"	"	"	"	"	"	
alpha-Chlordane	ND	5.0	"	"	"	"	"	"	
Endosulfan I	ND	5.0	"	"	"	"	"	"	
4,4'-DDE	ND	5.0	"	"	"	"	"	"	
Dieldrin	ND	5.0	"	"	"	"	"	"	
Endrin	ND	5.0	"	"	"	"	"	"	
4,4'-DDD	ND	5.0	"	"	"	"	"	"	
Endosulfan II	ND	5.0	"	"	"	"	"	"	
4,4'-DDT	ND	5.0	"	"	"	"	"	"	
Endrin aldehyde	ND	5.0	"	"	"	"	"	"	
Endosulfan sulfate	ND	5.0	"	"	"	"	"	"	
Methoxychlor	ND	5.0	"	"	"	"	"	"	
Endrin ketone	ND	5.0	"	"	"	"	"	"	
Toxaphene	ND	20	"	"	"	"	"	"	
Surrogate: Tetrachloro-meta-xylene		63.8 %		35-140	"	"	"	"	
Surrogate: Decachlorobiphenyl		100 %		35-140	"	"	"	"	

SunStar Laboratories, Inc.



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Mike Jaroudi, Project Manager

Hazard Management Consulting, Inc.
211 West Avenida Cordoba, Suite 200
San Clemente CA, 92672

Project: Nance St. Perris
Project Number: [none]
Project Manager: Troy Taylor

Reported:
05/25/21 14:04

B3
T211668-03 (Soil)

Analyte	Result	Reporting Limit	Units	Dilution	Batch	Prepared	Analyzed	Method	Notes
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SunStar Laboratories, Inc.

Organochlorine Pesticides by EPA Method 8081A

Analyte	Result	Reporting Limit	Units	Dilution	Batch	Prepared	Analyzed	Method	Notes
alpha-BHC	ND	5.0	ug/kg	1	1051939	05/19/21	05/20/21	EPA 8081A	
gamma-BHC (Lindane)	ND	5.0	"	"	"	"	"	"	
beta-BHC	ND	5.0	"	"	"	"	"	"	
delta-BHC	ND	5.0	"	"	"	"	"	"	
Heptachlor	ND	5.0	"	"	"	"	"	"	
Aldrin	ND	5.0	"	"	"	"	"	"	
Heptachlor epoxide	ND	5.0	"	"	"	"	"	"	
gamma-Chlordane	ND	5.0	"	"	"	"	"	"	
alpha-Chlordane	ND	5.0	"	"	"	"	"	"	
Endosulfan I	ND	5.0	"	"	"	"	"	"	
4,4'-DDE	ND	5.0	"	"	"	"	"	"	
Dieldrin	ND	5.0	"	"	"	"	"	"	
Endrin	ND	5.0	"	"	"	"	"	"	
4,4'-DDD	ND	5.0	"	"	"	"	"	"	
Endosulfan II	ND	5.0	"	"	"	"	"	"	
4,4'-DDT	ND	5.0	"	"	"	"	"	"	
Endrin aldehyde	ND	5.0	"	"	"	"	"	"	
Endosulfan sulfate	ND	5.0	"	"	"	"	"	"	
Methoxychlor	ND	5.0	"	"	"	"	"	"	
Endrin ketone	ND	5.0	"	"	"	"	"	"	
Toxaphene	ND	20	"	"	"	"	"	"	
Surrogate: Tetrachloro-meta-xylene		71.4 %		35-140	"	"	"	"	
Surrogate: Decachlorobiphenyl		99.4 %		35-140	"	"	"	"	

SunStar Laboratories, Inc.



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Mike Jaroudi, Project Manager

Hazard Management Consulting, Inc.
211 West Avenida Cordoba, Suite 200
San Clemente CA, 92672

Project: Nance St. Perris
Project Number: [none]
Project Manager: Troy Taylor

Reported:
05/25/21 14:04

B4
T211668-04 (Soil)

Analyte	Result	Reporting Limit	Units	Dilution	Batch	Prepared	Analyzed	Method	Notes
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SunStar Laboratories, Inc.

Organochlorine Pesticides by EPA Method 8081A

alpha-BHC	ND	5.0	ug/kg	1	1051939	05/19/21	05/20/21	EPA 8081A	
gamma-BHC (Lindane)	ND	5.0	"	"	"	"	"	"	
beta-BHC	ND	5.0	"	"	"	"	"	"	
delta-BHC	ND	5.0	"	"	"	"	"	"	
Heptachlor	ND	5.0	"	"	"	"	"	"	
Aldrin	ND	5.0	"	"	"	"	"	"	
Heptachlor epoxide	ND	5.0	"	"	"	"	"	"	
gamma-Chlordane	ND	5.0	"	"	"	"	"	"	
alpha-Chlordane	ND	5.0	"	"	"	"	"	"	
Endosulfan I	ND	5.0	"	"	"	"	"	"	
4,4'-DDE	7.8	5.0	"	"	"	"	"	"	
Dieldrin	ND	5.0	"	"	"	"	"	"	
Endrin	ND	5.0	"	"	"	"	"	"	
4,4'-DDD	ND	5.0	"	"	"	"	"	"	
Endosulfan II	ND	5.0	"	"	"	"	"	"	
4,4'-DDT	ND	5.0	"	"	"	"	"	"	
Endrin aldehyde	ND	5.0	"	"	"	"	"	"	
Endosulfan sulfate	ND	5.0	"	"	"	"	"	"	
Methoxychlor	ND	5.0	"	"	"	"	"	"	
Endrin ketone	ND	5.0	"	"	"	"	"	"	
Toxaphene	ND	20	"	"	"	"	"	"	
Surrogate: Tetrachloro-meta-xylene		63.5 %		35-140	"	"	"	"	
Surrogate: Decachlorobiphenyl		95.7 %		35-140	"	"	"	"	

SunStar Laboratories, Inc.



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Mike Jaroudi, Project Manager

Hazard Management Consulting, Inc.
211 West Avenida Cordoba, Suite 200
San Clemente CA, 92672

Project: Nance St. Perris
Project Number: [none]
Project Manager: Troy Taylor

Reported:
05/25/21 14:04

B5
T211668-05 (Soil)

Analyte	Result	Reporting Limit	Units	Dilution	Batch	Prepared	Analyzed	Method	Notes
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SunStar Laboratories, Inc.

Organochlorine Pesticides by EPA Method 8081A

alpha-BHC	ND	5.0	ug/kg	1	1051939	05/19/21	05/20/21	EPA 8081A	
gamma-BHC (Lindane)	ND	5.0	"	"	"	"	"	"	
beta-BHC	ND	5.0	"	"	"	"	"	"	
delta-BHC	ND	5.0	"	"	"	"	"	"	
Heptachlor	ND	5.0	"	"	"	"	"	"	
Aldrin	ND	5.0	"	"	"	"	"	"	
Heptachlor epoxide	ND	5.0	"	"	"	"	"	"	
gamma-Chlordane	ND	5.0	"	"	"	"	"	"	
alpha-Chlordane	ND	5.0	"	"	"	"	"	"	
Endosulfan I	ND	5.0	"	"	"	"	"	"	
4,4'-DDE	11	5.0	"	"	"	"	"	"	
Dieldrin	ND	5.0	"	"	"	"	"	"	
Endrin	ND	5.0	"	"	"	"	"	"	
4,4'-DDD	ND	5.0	"	"	"	"	"	"	
Endosulfan II	ND	5.0	"	"	"	"	"	"	
4,4'-DDT	5.8	5.0	"	"	"	"	"	"	
Endrin aldehyde	ND	5.0	"	"	"	"	"	"	
Endosulfan sulfate	ND	5.0	"	"	"	"	"	"	
Methoxychlor	ND	5.0	"	"	"	"	"	"	
Endrin ketone	ND	5.0	"	"	"	"	"	"	
Toxaphene	ND	20	"	"	"	"	"	"	
Surrogate: Tetrachloro-meta-xylene		63.3 %		35-140	"	"	"	"	
Surrogate: Decachlorobiphenyl		94.1 %		35-140	"	"	"	"	

SunStar Laboratories, Inc.



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Mike Jaroudi, Project Manager

Hazard Management Consulting, Inc.
211 West Avenida Cordoba, Suite 200
San Clemente CA, 92672

Project: Nance St. Perris
Project Number: [none]
Project Manager: Troy Taylor

Reported:
05/25/21 14:04

B6
T211668-06 (Soil)

Analyte	Result	Reporting Limit	Units	Dilution	Batch	Prepared	Analyzed	Method	Notes
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SunStar Laboratories, Inc.

Organochlorine Pesticides by EPA Method 8081A

alpha-BHC	ND	5.0	ug/kg	1	1051939	05/19/21	05/20/21	EPA 8081A	
gamma-BHC (Lindane)	ND	5.0	"	"	"	"	"	"	
beta-BHC	ND	5.0	"	"	"	"	"	"	
delta-BHC	ND	5.0	"	"	"	"	"	"	
Heptachlor	ND	5.0	"	"	"	"	"	"	
Aldrin	ND	5.0	"	"	"	"	"	"	
Heptachlor epoxide	ND	5.0	"	"	"	"	"	"	
gamma-Chlordane	ND	5.0	"	"	"	"	"	"	
alpha-Chlordane	ND	5.0	"	"	"	"	"	"	
Endosulfan I	ND	5.0	"	"	"	"	"	"	
4,4'-DDE	18	5.0	"	"	"	"	"	"	
Dieldrin	ND	5.0	"	"	"	"	"	"	
Endrin	ND	5.0	"	"	"	"	"	"	
4,4'-DDD	ND	5.0	"	"	"	"	"	"	
Endosulfan II	ND	5.0	"	"	"	"	"	"	
4,4'-DDT	10	5.0	"	"	"	"	"	"	
Endrin aldehyde	ND	5.0	"	"	"	"	"	"	
Endosulfan sulfate	ND	5.0	"	"	"	"	"	"	
Methoxychlor	ND	5.0	"	"	"	"	"	"	
Endrin ketone	ND	5.0	"	"	"	"	"	"	
Toxaphene	ND	20	"	"	"	"	"	"	
Surrogate: Tetrachloro-meta-xylene		49.6 %		35-140	"	"	"	"	
Surrogate: Decachlorobiphenyl		78.0 %		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

Hazard Management Consulting, Inc.
211 West Avenida Cordoba, Suite 200
San Clemente CA, 92672

Project: Nance St. Perris
Project Number: [none]
Project Manager: Troy Taylor

Reported:
05/25/21 14:04

B7
T211668-07 (Soil)

Analyte	Result	Reporting Limit	Units	Dilution	Batch	Prepared	Analyzed	Method	Notes
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SunStar Laboratories, Inc.

Organochlorine Pesticides by EPA Method 8081A

alpha-BHC	ND	5.0	ug/kg	1	1051939	05/19/21	05/20/21	EPA 8081A	
gamma-BHC (Lindane)	ND	5.0	"	"	"	"	"	"	
beta-BHC	ND	5.0	"	"	"	"	"	"	
delta-BHC	ND	5.0	"	"	"	"	"	"	
Heptachlor	ND	5.0	"	"	"	"	"	"	
Aldrin	ND	5.0	"	"	"	"	"	"	
Heptachlor epoxide	ND	5.0	"	"	"	"	"	"	
gamma-Chlordane	ND	5.0	"	"	"	"	"	"	
alpha-Chlordane	ND	5.0	"	"	"	"	"	"	
Endosulfan I	ND	5.0	"	"	"	"	"	"	
4,4'-DDE	8.7	5.0	"	"	"	"	"	"	
Dieldrin	ND	5.0	"	"	"	"	"	"	
Endrin	ND	5.0	"	"	"	"	"	"	
4,4'-DDD	ND	5.0	"	"	"	"	"	"	
Endosulfan II	ND	5.0	"	"	"	"	"	"	
4,4'-DDT	9.2	5.0	"	"	"	"	"	"	
Endrin aldehyde	ND	5.0	"	"	"	"	"	"	
Endosulfan sulfate	ND	5.0	"	"	"	"	"	"	
Methoxychlor	ND	5.0	"	"	"	"	"	"	
Endrin ketone	ND	5.0	"	"	"	"	"	"	
Toxaphene	ND	20	"	"	"	"	"	"	
Surrogate: Tetrachloro-meta-xylene		55.9 %		35-140	"	"	"	"	
Surrogate: Decachlorobiphenyl		87.3 %		35-140	"	"	"	"	

SunStar Laboratories, Inc.



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Mike Jaroudi, Project Manager

Hazard Management Consulting, Inc.
211 West Avenida Cordoba, Suite 200
San Clemente CA, 92672

Project: Nance St. Perris
Project Number: [none]
Project Manager: Troy Taylor

Reported:
05/25/21 14:04

B8
T211668-08 (Soil)

Analyte	Result	Reporting Limit	Units	Dilution	Batch	Prepared	Analyzed	Method	Notes
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SunStar Laboratories, Inc.

Organochlorine Pesticides by EPA Method 8081A

alpha-BHC	ND	5.0	ug/kg	1	1051939	05/19/21	05/20/21	EPA 8081A	
gamma-BHC (Lindane)	ND	5.0	"	"	"	"	"	"	
beta-BHC	ND	5.0	"	"	"	"	"	"	
delta-BHC	ND	5.0	"	"	"	"	"	"	
Heptachlor	ND	5.0	"	"	"	"	"	"	
Aldrin	ND	5.0	"	"	"	"	"	"	
Heptachlor epoxide	ND	5.0	"	"	"	"	"	"	
gamma-Chlordane	ND	5.0	"	"	"	"	"	"	
alpha-Chlordane	ND	5.0	"	"	"	"	"	"	
Endosulfan I	ND	5.0	"	"	"	"	"	"	
4,4'-DDE	8.4	5.0	"	"	"	"	"	"	
Dieldrin	ND	5.0	"	"	"	"	"	"	
Endrin	ND	5.0	"	"	"	"	"	"	
4,4'-DDD	ND	5.0	"	"	"	"	"	"	
Endosulfan II	ND	5.0	"	"	"	"	"	"	
4,4'-DDT	ND	5.0	"	"	"	"	"	"	
Endrin aldehyde	ND	5.0	"	"	"	"	"	"	
Endosulfan sulfate	ND	5.0	"	"	"	"	"	"	
Methoxychlor	ND	5.0	"	"	"	"	"	"	
Endrin ketone	ND	5.0	"	"	"	"	"	"	
Toxaphene	ND	20	"	"	"	"	"	"	
Surrogate: Tetrachloro-meta-xylene		59.2 %		35-140	"	"	"	"	
Surrogate: Decachlorobiphenyl		94.5 %		35-140	"	"	"	"	

SunStar Laboratories, Inc.



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Mike Jaroudi, Project Manager

Hazard Management Consulting, Inc.
211 West Avenida Cordoba, Suite 200
San Clemente CA, 92672

Project: Nance St. Perris
Project Number: [none]
Project Manager: Troy Taylor

Reported:
05/25/21 14:04

B9
T211668-09 (Soil)

Analyte	Result	Reporting Limit	Units	Dilution	Batch	Prepared	Analyzed	Method	Notes
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SunStar Laboratories, Inc.

Organochlorine Pesticides by EPA Method 8081A

alpha-BHC	ND	5.0	ug/kg	1	1051939	05/19/21	05/20/21	EPA 8081A	
gamma-BHC (Lindane)	ND	5.0	"	"	"	"	"	"	
beta-BHC	ND	5.0	"	"	"	"	"	"	
delta-BHC	ND	5.0	"	"	"	"	"	"	
Heptachlor	ND	5.0	"	"	"	"	"	"	
Aldrin	ND	5.0	"	"	"	"	"	"	
Heptachlor epoxide	ND	5.0	"	"	"	"	"	"	
gamma-Chlordane	ND	5.0	"	"	"	"	"	"	
alpha-Chlordane	ND	5.0	"	"	"	"	"	"	
Endosulfan I	ND	5.0	"	"	"	"	"	"	
4,4'-DDE	18	5.0	"	"	"	"	"	"	
Dieldrin	ND	5.0	"	"	"	"	"	"	
Endrin	ND	5.0	"	"	"	"	"	"	
4,4'-DDD	ND	5.0	"	"	"	"	"	"	
Endosulfan II	ND	5.0	"	"	"	"	"	"	
4,4'-DDT	ND	5.0	"	"	"	"	"	"	
Endrin aldehyde	ND	5.0	"	"	"	"	"	"	
Endosulfan sulfate	ND	5.0	"	"	"	"	"	"	
Methoxychlor	ND	5.0	"	"	"	"	"	"	
Endrin ketone	ND	5.0	"	"	"	"	"	"	
Toxaphene	ND	20	"	"	"	"	"	"	
Surrogate: Tetrachloro-meta-xylene		59.4 %		35-140	"	"	"	"	
Surrogate: Decachlorobiphenyl		99.8 %		35-140	"	"	"	"	

SunStar Laboratories, Inc.



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Mike Jaroudi, Project Manager



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 Lake Forest, California 92630
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Hazard Management Consulting, Inc. 211 West Avenida Cordoba, Suite 200 San Clemente CA, 92672	Project: Nance St. Perris Project Number: [none] Project Manager: Troy Taylor	Reported: 05/25/21 14:04
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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
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Batch 1051939 - EPA 3550C ECD/GCMS

Blank (1051939-BLK1)

Prepared: 05/19/21 Analyzed: 05/20/21

alpha-BHC	ND	5.0	ug/kg							
gamma-BHC (Lindane)	ND	5.0	"							
beta-BHC	ND	5.0	"							
delta-BHC	ND	5.0	"							
Heptachlor	ND	5.0	"							
Aldrin	ND	5.0	"							
Heptachlor epoxide	ND	5.0	"							
gamma-Chlordane	ND	5.0	"							
alpha-Chlordane	ND	5.0	"							
Endosulfan I	ND	5.0	"							
4,4'-DDE	ND	5.0	"							
Dieldrin	ND	5.0	"							
Endrin	ND	5.0	"							
4,4'-DDD	ND	5.0	"							
Endosulfan II	ND	5.0	"							
4,4'-DDT	ND	5.0	"							
Endrin aldehyde	ND	5.0	"							
Endosulfan sulfate	ND	5.0	"							
Methoxychlor	ND	5.0	"							
Endrin ketone	ND	5.0	"							
Toxaphene	ND	20	"							
Surrogate: Tetrachloro-meta-xylene	7.32		"	10.0		73.2	35-140			
Surrogate: Decachlorobiphenyl	10.9		"	10.0		109	35-140			

LCS (1051939-BS1)

Prepared: 05/19/21 Analyzed: 05/20/21

gamma-BHC (Lindane)	34.5	5.0	ug/kg	40.0		86.3	40-120			
Heptachlor	34.1	5.0	"	40.0		85.3	40-120			
Aldrin	25.8	5.0	"	40.0		64.4	40-120			
Dieldrin	35.4	5.0	"	40.0		88.5	40-120			
Endrin	35.4	5.0	"	40.0		88.4	40-120			
4,4'-DDT	27.9	5.0	"	40.0		69.7	33-147			
Surrogate: Tetrachloro-meta-xylene	7.20		"	10.0		72.0	35-140			
Surrogate: Decachlorobiphenyl	11.2		"	10.0		112	35-140			

SunStar Laboratories, Inc.

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Mike Jaroudi, Project Manager



25712 Commercentre Drive
 Lake Forest, California 92630
 949.297.5020 Phone
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Hazard Management Consulting, Inc. 211 West Avenida Cordoba, Suite 200 San Clemente CA, 92672	Project: Nance St. Perris Project Number: [none] Project Manager: Troy Taylor	Reported: 05/25/21 14:04
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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
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Batch 1051939 - EPA 3550C ECD/GCMS

LCS Dup (1051939-BSD1)

Prepared: 05/19/21 Analyzed: 05/20/21

gamma-BHC (Lindane)	35.6	5.0	ug/kg	40.0		89.0	40-120	3.14	30	
Heptachlor	34.7	5.0	"	40.0		86.7	40-120	1.57	30	
Aldrin	25.7	5.0	"	40.0		64.2	40-120	0.355	30	
Dieldrin	35.4	5.0	"	40.0		88.5	40-120	0.0237	30	
Endrin	35.3	5.0	"	40.0		88.3	40-120	0.207	30	
4,4'-DDT	28.2	5.0	"	40.0		70.4	33-147	0.974	30	
Surrogate: Tetrachloro-meta-xylene	7.18		"	10.0		71.8	35-140			
Surrogate: Decachlorobiphenyl	11.0		"	10.0		110	35-140			

SunStar Laboratories, Inc.

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Mike Jaroudi, Project Manager

Hazard Management Consulting, Inc.
211 West Avenida Cordoba, Suite 200
San Clemente CA, 92672

Project: Nance St. Perris
Project Number: [none]
Project Manager: Troy Taylor

Reported:
05/25/21 14:04

Notes and Definitions

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

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

WORK ORDER

T211668

Client: Hazard Management Consulting, Inc.
Project: Nance St. Perris

Project Manager: Mike Jaroudi
Project Number: [none]

Report To:

Hazard Management Consulting, Inc.
 Troy Taylor
 211 West Avenida Cordoba, Suite 200
 San Clemente, CA 92672

Date Due: 05/26/21 17:00 (5 day TAT)

Received By: Jennifer Berger

Date Received: 05/19/21 15:50

Logged In By: Jennifer Berger

Date Logged In: 05/19/21 16:10

Samples Received at: **2.7°C**
 Custody Seals No Received On Ice Yes
 Containers Intact Yes
 COC/Labels Agree Yes
 Preservation Confir Yes

Analysis	Due	TAT	Expires	Comments
T211668-01 B1 [Soil] Sampled 05/19/21 13:29 (GMT-08:00) Pacific Time (US & 8081 Pesticides	05/26/21 15:00	5	06/02/21 13:29	
T211668-02 B2 [Soil] Sampled 05/19/21 13:35 (GMT-08:00) Pacific Time (US & 8081 Pesticides	05/26/21 15:00	5	06/02/21 13:35	
T211668-03 B3 [Soil] Sampled 05/19/21 13:39 (GMT-08:00) Pacific Time (US & 8081 Pesticides	05/26/21 15:00	5	06/02/21 13:39	
T211668-04 B4 [Soil] Sampled 05/19/21 13:45 (GMT-08:00) Pacific Time (US & 8081 Pesticides	05/26/21 15:00	5	06/02/21 13:45	
T211668-05 B5 [Soil] Sampled 05/19/21 13:50 (GMT-08:00) Pacific Time (US & 8081 Pesticides	05/26/21 15:00	5	06/02/21 13:50	
T211668-06 B6 [Soil] Sampled 05/19/21 13:57 (GMT-08:00) Pacific Time (US & 8081 Pesticides	05/26/21 15:00	5	06/02/21 13:57	
T211668-07 B7 [Soil] Sampled 05/19/21 14:03 (GMT-08:00) Pacific Time (US & 8081 Pesticides	05/26/21 15:00	5	06/02/21 14:03	
T211668-08 B8 [Soil] Sampled 05/19/21 14:09 (GMT-08:00) Pacific Time (US & 8081 Pesticides	05/26/21 15:00	5	06/02/21 14:09	
T211668-09 B9 [Soil] Sampled 05/19/21 14:13 (GMT-08:00) Pacific Time (US & 8081 Pesticides	05/26/21 15:00	5	06/02/21 14:13	

Reviewed By _____

Date _____

WORK ORDER

T211668

Client: Hazard Management Consulting, Inc.
Project: Nance St. Perris

Project Manager: Mike Jaroudi
Project Number: [none]

Reviewed By _____

Date _____