# Appendix G-3

Phase II Environmental Site Assessment

# Phase II Environmental Site Assessment

Southeast Corner of Portola Parkway and Jeffrey Road
Irvine, California 92602

Stantec

Prepared for:
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Project/File:
185806650

Stantec Consulting Services Inc.

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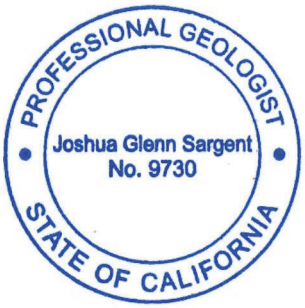


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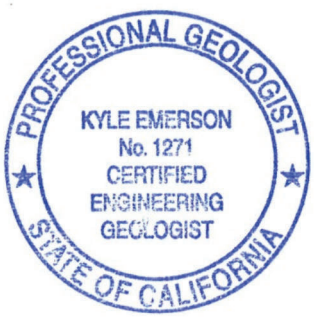

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# 1 Introduction

Stantec Consulting Services, Inc. (Stantec) has prepared this Phase II Environmental Site Assessment (ESA) report on behalf of Brookfield Properties c/o Brookfield SoCal Land Constructors, LLC (the "client") for the properties located at the southeast corner of Portola Parkway and Jeffrey Road, within the City of Irvine, County of Orange, California (the "Property" or "Site", **Figure 1** and **Figure 2**). Site assessment activities presented in this report were completed in accordance with Stantec's *Proposal for Supplemental Phase II Environmental Site Assessment*, dated July 31, 2024, and the *General Agreement For Consulting Services* between the Client and Stantec, dated September 27, 2024. It is our understanding that the Site is contemplated for redevelopment as a residential community, identified as Gateway. The proposed Gateway development plan is presented on **Figure 2A**.

This investigation has confirmed that chemicals associated with historical agricultural use are present in Site soils, including lead, arsenic, 4,4-DDE, 4-4-DDT, and endrin, but at concentrations below residential screening levels and naturally occurring background concentrations (*e.g.*, arsenic), and therefore do not require remedial action or cleanup. However, cumulative DDT isomer concentrations were detected during this assessment at concentrations exceeding the California hazardous waste threshold of 1.0 mg/kg. These concentrations are similar to concentrations reported by AEI in 2023. Therefore, potential exists of that soils exported from the Site may be classified as California hazardous waste due to cumulative DDT isomer concentrations. If export of soil is planned in connection with the contemplated Site development, that soil should be sampled to confirm concentrations of DDT isomers for disposal prior to removal from the Property for proper disposal classification.

No environmental impacts were identified in the stockpile soils located in the eastern portion of the Site. Further, institutional knowledge regarding the source of the large stockpile located in the northeastern portion of the Site, reported to have been generated from the Orchard Hills development project located north of the Site beyond Jeffrey Road, have shown shallow soils from that project do not contains OCPs, arsenic, or lead at concentrations exceeding residential screening levels. This institutional knowledge of these soil characteristics were confirmed during this investigation, and further confirmed no total petroleum hydrocarbons (TPH) or volatile organic compounds (VOCs) were presented within these stockpiled soils, or within the smaller stockpiles located within sampling grid 16. Therefore, the stockpiles located in the eastern portion of the Site are not considered a REC.

The results of the soil vapor investigation performed proximate to the former UST locations did not indicate a release from the USTs. A single petroleum-related VOC, naphthalene, was detected at concentrations very slightly exceeding the 0.03 AF residential screening level of 2.77 µg/m$^3$. The very slight exceedance of naphthalene in this single soil vapor sample is not considered an indication that the USTs have leaked. The minor detection of naphthalene is not considered representative of soil vapor conditions at the Site, and therefore, is not considered a REC to the Site.

Stantec recommends preparation and implementation of a Soil Management Plan (SMP) to address the potential to encounter any subsurface features during construction.

## 1.1 Property Description and Operations

The Subject Property consists of approximately 80 acres and is developed with agricultural fields, portable and permanent buildings, storage sheds, storage yards, and unpaved roadways. According to historical Site documents, the property has been occupied by various landscape and agricultural operations since approximately 1938. Former Site tenants are sourced from historical Site documents, as discussed in **Section 1.3**. Surrounding properties include residential to the north, west, and southwest, vacant land to the southeast, and various commercial uses to the northeast. A Property location map is illustrated on **Figure 1**. A Property map with the current configuration is provided as **Figure 2**.

## 1.2 Property Geology and Hydrogeology

The Subject Property lies within the eastern margin of the Los Angeles Basin, a large structural depression within the Peninsular Range geomorphic province. At the easternmost portion of the Los Angeles Basin is the Tustin Plain, located south and adjacent to the Downey Plain, which is the largest area of recent alluvial sedimentation. The Tustin Plain is composed of alluvial fans with elevations from 150 to 500 feet above mean sea level that formed along the southwest flank of the Santa Ana Mountains with a region slope to the west. The alluvial deposits of Holocene-Quaternary age that comprise the Tustin Plain consist mainly of sands, gravels, silts and clays. Generally, the coarse grained sediments are deposited near the inland hills as alluvial fans, whereas deposition of progressively finer grained sediments occurs towards the river flood-plains. The upper fan areas are interpreted as intake areas where recharge of the groundwater takes place. Hydraulic continuity may exist between alluvial sediments of the fan areas and certain water-bearing sediments of the central lowlands. Replenishment of groundwater occurs in the intake area by infiltration from major streams within their permeable channels and from irrigation water and rain.

The Newport-Inglewood Fault is a major northwest-southeast trending strike-slip fault that terminates near Costa Mesa. This fault does not appear to extend beneath the subject property. Several minor faults including the Peralta Hills Fault and El Modeno fault are located northwest and north of the property and are not considered to be seismically active or potentially active.

The Subject Property is located within the Coastal Plain of Orange County, a groundwater basin which underlies a coastal alluvial plain in northwestern Orange County. The basin is bound on the northwest and the north by the Los Angeles-Orange County boundary. The Whittier fault zone and consolidated rocks of the Puente Hills and Chino Hills bound the northeast extent of the basin. The basin is bound on the east by consolidated rocks of the Santa Ana Mountains, in the area of the Subject Property, and on the south by consolidated rocks of the Laguna Hills and San Joaquin Hills. The Pacific Ocean is the southwest extent of the basin (Department of Water Resources [DWR], 2020).

Groundwater is found in area irrigation wells at depths greater than 100-feet below ground surface (bgs); however, first unconfined groundwater has been identified between approximately 100 to 125 feet bgs. The regional stratigraphy is comprised of interbedded silt, clay and sand that are typical of sediments deposited on alluvial fans during flood stages.

## 1.3 Background

Stantec was provided the report titled *Phase I Environmental Site Assessment* prepared by AEI Consultants (AEI) dated May 4, 2023, for the Property and surrounding properties addressed as 10851, 10405, 11153, 11159, 11405, 11491, 11501 11502, 11911 Jeffrey Road, Irvine, Orange County, California 92602. AEI identified that the Property has historically been used for agricultural activities, and performed a shallow soil assessment across the Property, as discussed in the AEI report entitled *Limited Subsurface Investigation Report*, dated May 17, 2023.

Based on a review of the AEI reports, Stantec identified the following recognized environmental concerns (RECs) for the Gateway project that require further assessment:

- **Historical Agriculture Use.** Stantec's review of the abovementioned reports identified that the Property has been used for agricultural activities since at least 1938. Assessments completed by AEI identified organochlorine pesticide (OCPs) impacted soils on the Property. An environmental remediation was competed to remove the pesticide impacted soils under the oversight of the Orange County Health Care Agency (OCHCA). Based on the results of the removal process the Site received closure in September of 2010 from the OCHCA. Based on the history of agricultural use, AEI Consultants (AEI) performed additional sampling in 2023 which including composite sampling on a grid to confirm that no pesticides or arsenic impacted soils were present above residential cleanup levels. The results from AEI's investigation found no pesticides or arsenic above levels requiring remedial action; however, Stantec noted that there are gaps on the Property where no data was collected, notably in the northeast portions. Stantec also noted that no lead sampling has been performed on the Property and lead-arsenate based herbicides may have been used and accumulated in shallow soils at concentrations above residential screening levels. Stantec recommends performing additional composite sampling of shallow soil for organochlorine pesticides (OCPs) and discrete sampling of arsenic to appropriately characterize the Property in areas that were not previously sampled by AEI or were not a part of the Property when AEI performed their investigation. Discrete soil sampling should also be performed across the Property previously assessment by AEI for lead analysis.

- **Undocumented Soil Stockpiles.** Recent aerial photographs reveal multiple soil stockpiles in the northeast portion of the Property. Since the source of these stockpiles is not known, Stantec recommends that samples be collected from the stockpiles and analyzed for total petroleum hydrocarbons (TPH), volatile organic compounds (VOCs), California Code of Regulations (CCR) title 22 metals, and OCPs. In the event that these stockpiles are not present during the proposed sampling event, surface soils in the stockpiles area will be collected for the analysis proposed above.

- **Former Fuel USTs.** A former 1,000-gallon gasoline underground storage tank (UST) and 6,000-gallon diesel UST were removed from the Property in September of 1998. Sampling performed at the time of removal as well as sampling performed during a reassessment of the area under OCHCA oversight reported no gasoline range petroleum hydrocarbons, diesel range petroleum hydrocarbons, benzene, ethylbenzene, toluene, or xylenes (BTEX) above laboratory reporting in the collected soil samples. However, former environmental reports available through Geotracker do not indicate that soil vapor sampling was performed at the Property. Although no contaminants were detected in soil, small pockets of residual petroleum hydrocarbons can remain in place in the subsurface that were not detected during past soil sampling that can contribute to elevated VOC concentrations in soil vapor, which have the ability to create a potential vapor intrusion risk to future site occupants. Therefore,

Stantec recommends that soil vapor in the area of the former USTs be screened in the location of the former USTs indicated on maps contained in AEI's Phase I ESA.

The following sections of this report discuss the results of the recommended assessments stated above.

# 2 Field Investigation

Prior to the commencement of fieldwork activities, Stantec made the following preparations:

## 2.1 Pre-Field Activities

In accordance with federal Occupational Safety and Health Administration (OSHA) regulations (29 CFR, Section 1910.120), Stantec developed a site-specific Health and Safety Plan (HASP) for the Property. All Stantec personnel and subcontractors associated with the project were required to be familiar with and comply with all provisions of the HASP.

Stantec visited the Property to mark the proposed boring locations. Subsequent to the marking, underground Service Alert (USA) was notified at least 72-hours prior to the commencement of drilling activities.

A geophysical/utility locating company (GPRS) was engaged to scan for any evidence of the former USTs, and clear the proposed soil vapor borings proximate to these former USTs.

## 2.2 Investigation

Stantec provided the services of a field geologist to supervise and direct all on-site activities. All work was conducted under the direct supervision of a State of California professional geologist, and included the following:

- Former USTs:
  - (2) soil vapor borings were advancement in the approximate area of the former USTs reportedly removed from the Site in 1998.
- Former and current agricultural operations:
  - (12) discrete soil sampling locations advanced within previous areas assessed by AEI (areas 1 through 9, 12, 13, and 16), with shallow soil samples analyzed for lead.
  - (16) soil borings advanced within four areas (areas 11, 19, 20, and 21) with composite soil samples analyzed for OCPs, and discrete soil samples analyzed by arsenic and lead.
- On-site stockpiles:
  - Composite soil samples collected from the stockpiles located in sampling grid 17.
  - (2) soil borings advanced within the large stockpile observed along Jeffrey Road to approximately 20 feet, with soil samples collected at 10- and 20-feet below ground surface.

These soil sampling efforts were performed to supplement the AEI soil sampling performed in 2023, and to assess the stockpiles currently located on the Property located along Jeffrey Road. All AEI and Stantec boring locations are depicted on **Figure 3**.

### 2.2.1 Geophysical Survey - Utility Locating and UST Excavation Evaluation

Stantec subcontracted the services of Ground Penetrating Radar Systems, Inc (GPRS), a geophysical surveyor, to perform a non-intrusive subsurface survey to identify any indications of existing USTs or evidence of backfilled UST excavations (*i.e.*, UST cavities), or potential product piping. The survey was performed using ground penetrating radar (GPR) antennae to scan the surface of the ground, and electromagnetic equipment. Additionally, the area was also cleared for subsurface utilities which may be in conflict with proposed boring locations.

### 2.2.2 Soil Boring and Sampling Procedures

Prior to boring advancement, borings SV-1 and SV-2, located in the approximate location of the reportedly removed USTs, were cleared of belowground utilities using ground penetrating radar (GPR) and by clearing the top five feet of soil using a hand auger. Once confirmed clear, the borings were advanced using a Geoprobe direct push rig to the targeted depth based on the issue being assessed. During advancement, collection of subsurface soils was performed in five-foot intervals starting at the surface. All of the direct push borings were advanced and sampled using a Geoprobe 6610DT rig equipped with 5-foot-long by 1.25-inch inner diameter sampler with acetate sample liners.

Soil borings SP1 and SP2 were advanced within the large stockpile located in the northeastern portion of the Site, located along Jeffrey Road. Given the height of this stockpiles was measured at approximately 20 to 25 feet, these soil borings were advanced to a depth of 20 feet, as to remain entirely within the stockpiled soil.

At each five-foot sampling interval, the sampler was driven into undisturbed soil using a hydraulic ram on the Geoprobe rig. Upon advancement of the sampler through the desired sampling depth interval, the sample liner was retrieved from the boring. The drilling and sampling sequence was then repeated for the entire depth of the boring.

The soils from each of the direct push borings were visually examined by Stantec field personnel who classified the soils in accordance with the unified soil classification system (USCS). A photoionization detector (PID) was used to monitor/field screen the soils collected. Field screening for VOCs was achieved by removing the soil from the uppermost sample sleeve and placing it in a zip-lock type baggie. A PID probe was inserted into the baggie to monitor the headspace for VOC vapors which was used to aid in deciding which samples would be analyzed.

The remainder of the soil brings advanced during this investigation were advanced using a hand auger. Soil sampling from these locations was achieved by discharging soils from the predetermined soil sampling interval directly into laboratory-provided pre-cleaned glass bottleware, and sealed with a Teflon-lined lid.

### 2.2.3 Soil Vapor Probe Installation

At the completion of drilling to target depth, boreholes SV-1 and SV-2 were completed with soil vapor monitoring probes set at 5 and 15 feet bgs. Soil vapor samples were collected in accordance with the methods and procedures outlined by the DTSC and CRWQCB Advisory – Active Soil Gas Investigations, dated July 2015. A minimum 48-hour equilibrium period was allowed to elapse between the time of installation and the time soil vapor samples were collected.

Each sample probe was constructed with a permeable PennPlex vapor tip connected to ¼-inch outer diameter Nylaflow tubing that was lowered to the bottom of the borehole and backfilled with filter sand, until approximately 6-inches of filter pack was placed. A transition seal consisting of approximately 6-inches of dry bentonite was then placed above the filter pack, followed by an annular seal consisting of hydrated bentonite until the next sampling interval was reached. The sequence was then repeated to install the second monitoring point followed by hydrated bentonite up to the surface. At the surface, the exposed nylon tubing was capped with tight fitting plastic endcaps and labeled to indicate sampling depth.

### 2.2.4 Soil Vapor Sampling

Soil vapor samples were collected in general accordance with the methods and procedures outlined by the DTSC and CRWQCB Advisory – Active Soil Gas Investigations, dated July 2015 (Advisory), including a 48-hour equilibrium period between the time of installation and the time soil vapor samples were collected. Prior to sampling, a shut-in test was conducted on the sample train to ensure all connections and fittings are airtight. The shut-in test was performed on the sampling train by applying a vacuum of 100 inches of water column (WC) to the sampling train and monitoring magnehelic gauges for a pressure drop for one minute. If loss of vacuum was observed, fittings were adjusted as needed until no vacuum loss was observed during subsequent shut-in tests.

After the sampling equipment passed the shut-in test, the probe was purged to remove internal air from the sample train (calculated from the internal volume of the tubing and probe tip; the void space of the sand pack around the probe tip; and the void space of the dry bentonite in the annular space). Three internal volumes were purged from each sampling location. Immediately following purging the internal volumes, the soil vapor was collected into a passivated 1-liter Summa Canister sampling container connected to the sampling port with Teflon® or Nylaflow® tubing. A three-compound tracer gas consisting of n-pentane, n-heptane, and n-hexane was placed above the surface seal and along the sampling train to evaluate the integrity of the seal. The samples were collected by a soil vapor sampling technician for analysis for VOCs following USEPA method 8260B at an off-Site stationary laboratory.

The tracer compound mixture of n-pentane, n-hexane, and n-heptane was used by the laboratory technician during sample collection. The tracer compound was not detected above reporting limits in any of the samples.

### 2.2.5 Field Equipment Cleaning Procedures

To maintain quality control during drilling operations, all drill rods and reusable soil sampling equipment was decontaminated using a triple bucket rinse. Prior to drilling at a given location or sampling interval, all equipment coming in direct contact with soil samples was scrubbed with an Alconox scrub solution followed by a clean tap water rinse and then a final distilled water rinse. The disposable acetate soil sample liners were used for one sampling interval and then discarded. Soil vapor sampling materials were not re-used and remain dedicated to the borehole and sample interval in which they were installed.

### 2.2.6 Investigation Deviations

Stantec made the following observations during this assessment, which altered the scope of work originally proposed:

- On-site stockpiles:
    - » Sampling grid 17, previously assessed by AEI, contained several small soil stockpiles. Therefore, four (4) grab soil samples were collected from these piles and composited into a single soil sample (Composite-1) to characterize potential impacts from these soil stockpiles. Consequently, no discrete soil sample was collected from natural surficial soils within this area for lead analysis.
    - » Stantec observed that no soil sampling had been performed in the area located north of sampling grids 16 and 17. Therefore, Stantec proposed to sample shallow soils in this area to assess the potential presence of OCPs, arsenic and lead from historical on-site agricultural operations. However, upon arrival to the Site, Stantec observed that an approximate 200’ x 700’ x 20’ tall (or approximately 103,000 cubic yard) stockpile was observed in this area. It is reported that this material is sourced from the nearby Orchard Hills residential development, located north of the Site beyond Jeffrey Road. Therefore, Stantec advanced two (2) soil borings advanced within this large stockpile to 20 feet below ground surface, with soil samples collected at 10- and 20-foot depths within each boring.

# 3 Laboratory Testing Program

All soil samples collected during this investigation were delivered under chain of custody to Jones Environmental Laboratories, Inc. (JEL), based out of Santa Fe Springs, California. Collected soil samples were submitted for potential analysis of the following by the appropriate United States Environmental Protection Agency (USEPA) test methods:

- Total Petroleum Hydrocarbons (TPH) by USEPA 8015;
- Volatile Organic Compounds (VOCs) by USEPA 8260B;
- Arsenic and lead by USEPA 6010B;
- California Code of Regulations (CCR) Title 22 metals by USEPA 6010B and 7471A; and,
- OCPs by USEPA 8081A.

Soil vapor samples collected during this investigation were delivered under chain of custody to an off-Site stationary laboratory operated by JEL. Soil vapor samples were submitted for analyses of GRO and VOCs by USEPA method 8260B.

JEL is certified to perform hazardous waste testing by the California State Water Resources Control Board, Environmental Laboratory Accreditation Program (ELAP).

# 4 Investigation Results

A summary of the field investigations performed during this assessment by Stantec, and previous assessments performed by AEI, related to the former agricultural activities, former USTs, and observed soil stockpiles is provided in the following table.

| Feature Assessed | | Boring Identification | Analysis Performed |
|---|---|---|---|
| Former and Current Agricultural Operations | AEI: | 1-1 through 13-4, and 16-1 through 17-2 (47 borings total, 14 discrete soil samples and 17 composite soil samples) | Discrete samples: arsenic<br>Composite samples: OCPs |
| | Stantec: | 1 through 9, 12, 13, and 16 (discrete soil samples), and 11-1 through 11-4, 19-1 through 21-4 (4 composite soil samples) | Discrete samples: arsenic and lead<br>Composite samples: OCPs |
| Former USTs | AEI: | None | -- |
| | Stantec: | SV-1 and SV-2 | Analysis: VOCs (soil vapor) |
| Observed Soil Stockpiles | AEI: | None | -- |
| | Stantec: | SP1 and SP2 (northern soil stockpile) and Composite-1 through Composite-4 (southern small stockpiles) | Analysis: TPH, VOCs, Metals, OCPs |

The boring locations are depicted on **Figure 3**.

## 4.1 Field Observations

Upon arrival to the Site, Stantec observed that an approximate 200’ x 700’ x 20’ tall (or approximately 103,000 cubic yard) stockpile was observed in the northeastern portion of the Site, located along Jeffrey Road. It is reported that this material is sourced from the nearby Orchard Hills residential development, located north of the Site beyond Jeffrey Road. Additionally, several small stockpiles were observed in sampling grid 17 along the southern Property boundary.

Shallow soils encountered across the Property during these assessment activities consisted of silty sand and sandy silt to the maximum explored depth of 15 feet below ground surface (bgs) at soil borings SV-1 and SV-2. Groundwater was not encountered during this investigation. Soils within the stockpiles assessed during this assessment were observed to consist of silty sand with variable amounts of gravel and clay.

## 4.2 Subsurface Geophysical Survey Results

The geophysical survey performed within the open area at the reported location of the former USTs resulted in no indications of the former USTs, or related UST infrastructure (*i.e.*, product lines, electrical

lines for pumps, etc.). Additionally, no other subsurface utilities, such as electrical, natural gas, sanity sewer, and municipal water supply, were identified in the proximity of the UST areas.

## 4.3 Analytical Results

Select soil samples collected during this assessment were analyzed for the presence of TPH, VOCs, OCPs, lead, arsenic, and full CCR title 22 metals. Soil vapor samples collected during this assessment were analyzed for VOCs and gasoline range organics (GRO). Laboratory analytical test results from this assessment are presented on the laboratory data sheets attached as **Appendix A**. Soil results are discussed in units of milligram per kilogram (mg/kg) and summarized on **Tables 1 through 3**. Soil vapor results are discussed in unit of micrograms per cubic meter ($\mu g/m^3$) and summarized on **Table 4**.

The laboratory test results from the investigation are discussed below and were compared to the more conservative value between the DTSC Human and Ecological Risk Office (HERO) Note 3 screening level for residential sites (DTSC, 2022), and the United States Environmental Protection Agency (USEPA) Regional Screening Levels (RSLs) for residential sites (USEPA, 2024). San Francisco Bay Regional Water Quality Control Board (SFBRWQCB) Environmental Screening Levels (ESLs) were used for TPH evaluation. An attenuation factor (AF) of 0.03 were used to evaluate soil vapor concentrations.

### 4.3.1 Historical Agricultural Activities

Select OCPs were detected above laboratory reporting limits in composite soil samples 11, 19, and 20, including 4,4-DDE, 4,4-DDT, and endrin, however at concentrations below residential screening level. These OCP results are consistent with the OCP results reported by the AEI sampling across the Site, and no other OCPs were detected above laboratory reporting limits in any of the soil samples analyzed during this assessment. However, cumulative DDT isomers within composite soil sample 11 are reported at 1.316 mg/kg, exceeding the California hazardous waste threshold of 1.0 mg/kg.

Sixteen (16) discrete soil samples were collected across the Site to supplement the AEI dataset. Lead was detected in these discrete soil samples at concentrations ranging from 3.1 to 18.9 mg/kg. The detected concentrations of lead are below the residential use screening level of 80 mg/kg (DTSC, 2022). Arsenic was detected above the laboratory reporting limit of 5.0 mg/kg in a single soil sample at a concentration of 5.7 mg/kg, which is below 12 mg/kg, which is the upper end of the range considered to be naturally occurring in California used as a cleanup levels for arsenic.

### 4.3.2 Undocumented Stockpiles

A total of four (4) discrete soil samples were collected from the northern stockpile area, and a single (1) multi-point composite soil sample was collected from the southern stockpile area. No VOCs, TPH as gasoline range organics (GRO) or oil range organics (ORO), or OCPs were detected above the laboratory reporting limits in any of these samples. TPH as diesel range organics (DRO) was detected at a concentration of 27.6 mg/kg in a single sample from the large stockpile area, well below the residential screening level of 260 mg/kg. Various metals were detected in all of these samples, but at concentrations below residential screening levels. With regard to arsenic, a single detected was reported above the

laboratory reporting limit at 6.8 mg/kg, which is well below the upper-bound regional background concentration of 11.0 mg/kg, used by regulatory agencies as a cleanup goal. Therefore, no evidence of environmental impacts have been identified in these stockpiled soils.

### 4.3.3 UST Soil Vapor Results

A total of four (4) soil vapor samples were collected in the approximate location of the removed USTs in the central portion of the Site. Soil vapor sampling results indicated several VOCs are present in soil vapor including in this area at concentrations below residential screening levels using an attenuation factor (AF) of 0.03, with the exception of naphthalene. Naphthalene, a petroleum-based VOC, was detected up to 3 µg/$m^3$ in sample SV-1-15, exceeding the 0.03 AF residential screening level of 2.77 µg/$m^3$. The very slight exceedance of naphthalene in this single soil vapor sample is not considered an indication that the USTs have leaked, given the following considerations:

- The reported concentration is within ±30% of the residential screening level, which is the quality assurance / quality control range of the analytical laboratory.
- The is an absence of other petroleum-based VOCs, namely benzene, toluene, ethylbenzene, and xylenes (BTEX) compounds, which if found to be present are indicative of a release. These compounds are not present, and therefore are supporting evidence that a release has not occurred from these historical USTs.

The minor detection of naphthalene is not considered representative of soil vapor conditions at the Site, and therefore, is not considered a REC to the Site.

# 5 Conclusions and Recommendations

Chemicals associated with historical agricultural use are present in Site soils, including lead, arsenic, 4,4-DDE, 4-4-DDT, and endrin, but at concentrations below residential screening levels and naturally occurring background concentrations (*e.g.*, arsenic). However, cumulative DDT isomer concentrations were detected during this assessment at concentrations exceeding the California hazardous waste threshold of 1.0 mg/kg in sampling grid 11. These concentrations are similar to concentrations reported by AEI in 2023 within sampling grid 11 (0.978 mg/kg), and nearby sampling grids. Therefore, there is potential that soils exported from Site may be classified as California hazardous waste due to cumulative DDT isomer concentrations. If export of soil is planned in connection with the contemplated Site development, that soil should be sampled to confirm concentrations of DDT isomers for disposal prior to removal from the Property for proper disposal classification.

No environmental impacts were identified in the stockpile soils located in the eastern portion of the Site. Further, institutional knowledge regarding the source of the large stockpile located in the northeastern portion of the Site, reported to have been generated from the Orchard Hills development project located north of the Site beyond Jeffrey Road, have shown shallow soils from that project do not contains OCPs, arsenic, or lead at concentrations exceeding residential screening levels. This institutional knowledge of these soil characteristics were confirmed during this investigation, and further confirmed no TPH or VOCs were presented within these stockpiled soils, or within the smaller stockpiles located within sampling grid 16. Therefore, the stockpiles located in the eastern portion of the Site are not considered a REC.

The results of the soil vapor investigation performed proximate to the former UST locations did not indicate a release from the USTs. A single petroleum-related VOC, naphthalene, was detected at concentrations very slightly exceeding the 0.03 AF residential screening level of 2.77 µg/m$^3$. The very slight exceedance of naphthalene in this single soil vapor sample is not considered an indication that the USTs have leaked. The minor detection of naphthalene is not considered representative of soil vapor conditions at the Site, and therefore, is not considered a REC to the Site.

Given the long history of the Site for commercial and agricultural uses, there is potential that previously undocumented and/or unknown structures may be identified during redevelopment of the Site. Therefore, Stantec recommends preparation and implementation of a Soil Management Plan (SMP) to address the potential to encounter any subsurface features during construction. The SMP would include protocols to properly identify and manage subsurface features, potential impacts, and proper notification requirements.

# Tables

# Table 1
## Summary of Soil Sample Analytical Results - Arsenic, Lead, and OCPs
## Southeast Corner of Jeffrey Road and Portola Parkway, Irvine, California

Stantec Project Number: 185806650

| Sample Area | Sample ID | Sample Type | Sample Depth (feet) | Sample Date | Arsenic and Lead by 6010B | | OCPs by 8081A | | | | |
|---|---|---|---|---|---|---|---|---|---|---|---|
| | | | | | Arsenic | Lead | 4,4'-DDE | 4,4'-DDT | Cumulative DDD | Endrin | Other |
| ***Residential Screening Level*** | | | | | ***0.68*** | ***80*** | ***2.0*** | ***1.9*** | ***--*** | ***19*** | ***varies*** |
| ***Naturally Occurring California Background Levels*** | | | | | ***0.6 - 11.0*** | ***12.4 - 97.1*** | ***--*** | ***--*** | ***--*** | ***--*** | ***varies*** |
| ***Hazardous Waste Levels*** | | | | | ***500*** | ***1000*** | ***--*** | ***--*** | ***1.00*** | ***--*** | ***varies*** |
| 1 | S-1* | Composite | 0.5 | 4/20/2023 | -- | -- | **0.216** | **0.0454** | **0.2614** | **0.018** | <varies |
| | S-1-3* | Discrete | | | **2.4** | -- | -- | -- | -- | -- | -- |
| | 1 | Discrete | | 8/16/2024 | -- | **6.7** | -- | -- | -- | -- | -- |
| 2 | S-2* | Composite | 0.5 | 4/20/2023 | -- | -- | **0.234** | **0.156** | **0.39** | **0.0185** | <0.010 |
| | S-2-1* | Discrete | | | **2.8** | -- | -- | -- | -- | -- | |
| | 2 | Discrete | | 8/16/2024 | -- | **7.3** | -- | -- | -- | -- | -- |
| 3 | S-3* | Composite | 0.5 | 4/20/2023 | -- | -- | **0.54** | **0.324** | **0.864** | **0.0235** | <0.010 |
| | S-3-2* | Discrete | | | **3.9** | -- | -- | -- | -- | -- | |
| | 3 | Discrete | | 8/16/2024 | -- | **4.6** | -- | -- | -- | -- | -- |
| 4 | S-4* | Composite | 0.5 | 4/20/2023 | -- | -- | **0.67** | **0.237** | **0.907** | **0.0286** | <0.010 |
| | S-4-2* | Discrete | | | **3.8** | -- | -- | -- | -- | -- | |
| | 4 | Discrete | | 8/16/2024 | -- | **3.1** | -- | -- | -- | -- | -- |
| 5 | S-5* | Composite | 0.5 | 4/20/2023 | -- | -- | **0.545** | **0.287** | **0.832** | **0.0243** | <0.010 |
| | S-5-1* | Discrete | | | **3.7** | -- | -- | -- | -- | -- | |
| | 5 | Discrete | | 8/16/2024 | -- | **4.5** | -- | -- | -- | -- | -- |
| 6 | S-6* | Composite | 0.5 | 4/20/2023 | -- | -- | **0.565** | **0.411** | **0.976** | **0.0327** | <0.010 |
| | S-6-1* | Discrete | | | **3.9** | -- | -- | -- | -- | -- | |
| | 6 | Discrete | | 8/16/2024 | -- | **4.3** | -- | -- | -- | -- | -- |
| 7 | S-7* | Composite | 0.5 | 4/20/2023 | -- | | **0.28** | **0.18** | **0.460** | **0.0289** | <0.010 |
| | S-7-4* | Discrete | | | **3.4** | | -- | -- | -- | -- | |
| | 7 | Discrete | | 8/16/2024 | | **5.9** | -- | -- | -- | -- | -- |
| 8 | S-8* | Composite | 0.5 | 4/20/2023 | -- | -- | **0.505** | **0.411** | **0.916** | **0.0254** | <0.010 |
| | DUP-4* | Composite | | | -- | -- | **0.457** | **0.345** | **0.802** | **0.0252** | <0.010 |
| | S-8-1* | Discrete | | | **5.2** | -- | -- | -- | -- | -- | |
| | DUP-3* | Discrete | | | **5.8** | -- | -- | -- | -- | -- | |
| | 8 | Discrete | | 8/16/2024 | -- | **5.3** | -- | -- | -- | -- | -- |
| 9 | S-9* | Composite | 0.5 | 4/20/2023 | -- | -- | **0.49** | **0.391** | **0.881** | **0.024** | <0.010 |
| | S-9-1* | Discrete | | | **5.8** | -- | -- | -- | -- | -- | |
| | 9 | Discrete | | 8/16/2024 | -- | **4.7** | -- | -- | -- | -- | -- |
| 11 | S-11* | Composite | 0.5 | 4/20/2023 | -- | -- | **0.525** | **0.453** | **0.978** | **0.0299** | <0.010 |
| | S-11-2* | Discrete | | | **4.4** | -- | -- | -- | -- | -- | |
| | 11 | Composite | | 8/16/2024 | -- | -- | **0.737** | **0.579** | **1.316** | **0.158** | <0.010 |
| | 11-1 | Discrete | | 8/16/2024 | -- | **18.9** | -- | -- | -- | -- | |
| 12 | S-12* | Composite | 0.5 | 4/20/2023 | -- | -- | **0.53** | **0.246** | **0.776** | **0.0222** | <0.010 |
| | S-12-2* | Discrete | | | **3.6** | -- | -- | -- | -- | -- | |
| | 12 | Discrete | | 8/16/2024 | -- | **5.8** | -- | -- | -- | -- | -- |
| 13 | S-13* | Composite | 0.5 | 4/20/2023 | -- | -- | **0.0404** | **0.0117** | **0.0521** | **0.0058** | <0.010 |
| | S-13-4* | Discrete | | | **4.2** | -- | -- | -- | -- | -- | |
| | 13 | Discrete | | 8/16/2024 | -- | **6** | -- | -- | -- | -- | -- |
| 16 | S-16* | Composite | 0.5 | 4/20/2023 | -- | -- | **0.0329** | **0.0085** | **0.0414** | **0.0037** | <0.010 |
| | DUP-2* | Composite | | | -- | -- | **0.0307** | **0.0098** | **0.0405** | **0.0037** | <0.010 |
| | S-16-1* | Discrete | | | **4.5** | -- | -- | -- | -- | -- | |
| | DUP-1* | Discrete | | | **4.1** | -- | -- | -- | -- | -- | |
| | 16 | Discrete | | 8/16/2024 | -- | **3.3** | -- | -- | -- | -- | -- |
| 17 | S-17* | Composite | 0.5 | 4/20/2023 | -- | -- | **0.0616** | **0.0251** | **0.0867** | **0.0067** | <0.010 |
| | S-17-2* | Discrete | | | **4.4** | -- | -- | -- | -- | -- | |
| 19 | 19 | Composite | 0.5 | 8/16/2024 | -- | -- | **0.0225** | <0.010 | **0.0225** | <0.010 | <0.010 |
| | 19-1 | Discrete | | | <5.0 | **6.3** | -- | -- | -- | -- | |
| 20 | 20 | Composite | 0.5 | 8/16/2024 | -- | -- | **0.105** | **0.0599** | **0.1649** | **0.011** | <0.010 |
| | 20-1 | Discrete | | | <5.0 | **4.8** | -- | -- | -- | -- | |
| 21 | 21 | Composite | 0.5 | 8/16/2024 | -- | -- | <0.010 | <0.010 | <0.010 | <0.010 | <0.010 |
| | 21-1 | Discrete | | | 5.7 | **3.7** | -- | -- | -- | -- | |
| Stockpile Area | Composite 1 | Composite | -- | 8/16/2024 | <5.0 | **3.4** | <0.010 | <0.010 | <0.010 | <0.010 | <0.010 |
| | SP1-10 | Discrete | 10 | 8/16/2024 | <5.0 | **3.7** | <0.010 | <0.010 | <0.010 | <0.010 | <0.010 |
| | SP1-20 | Discrete | 20 | 8/16/2024 | <5.0 | **3.1** | <0.010 | <0.010 | <0.010 | <0.010 | <0.010 |
| | SP2-10 | Discrete | 10 | 8/16/2024 | <5.0 | **2.6** | <0.010 | <0.010 | <0.010 | <0.010 | <0.010 |
| | SP2-20 | Discrete | 20 | 8/16/2024 | **6.8** | **3.6** | <0.010 | <0.010 | <0.010 | <0.010 | <0.010 |

Notes:

All concentrations reported in milligrams per kilogram (mg/kg).

RSL - United States Environmental Protection Agency Regional Screening Level

DTSC - Department of Toxic Substance Control

HERO HHRA - Human and Ecological Risk Office Human Health Risk Assessment

NA - Not Analyzed

NE - Not Established

OCPs - Organochlorine Pesticides

**BOLD** Denotes analyte was detected above the laboratory reporting limit

< - Denotes analyte was not detected above the laboratory reporting limit

* - Denotes sample collected by AEI Consultants

Analyte exceeds California hazardous waste level.

# Table 2
# Summary of Soil Sample Analytical Results - TPH and VOCs
# Southeast Corner of Jeffrey Road and Portola Parkway, Irvine, California

*Stantec Project Number: 185806650*

| Sample Area | Sample ID | Sample Depth (feet) | Sample Date | TPH by 8015B | | VOCs by 8260B | | | | | |
|---|---|---|---|---|---|---|---|---|---|---|---|
| | | | | DRO | ORO | GRO | Benzene | Ethylbenzene | Toluene | Xylenes | Other |
| ***Residential Screening Level*** | | | | ***260*** | ***1200*** | ***430*** | ***0.33*** | ***5.9*** | ***1,100*** | ***580*** | ***varies*** |
| Stockpile Area | Composite 1 | -- | 8/16/2024 | <10.0 | <10.0 | <0.20 | <0.001 | <0.001 | <0.001 | <0.001 | <varies |
| | SP1-10 | 10 | 8/16/2024 | **27.6** | <10.0 | <0.20 | <0.001 | <0.001 | <0.001 | <0.001 | <varies |
| | SP1-20 | 20 | 8/16/2024 | <10.0 | <10.0 | <0.20 | <0.001 | <0.001 | <0.001 | <0.001 | <varies |
| | SP2-10 | 10 | 8/16/2024 | <10.0 | <10.0 | <0.20 | <0.001 | <0.001 | <0.001 | <0.001 | <varies |
| | SP2-20 | 20 | 8/16/2024 | <10.0 | <10.0 | <0.20 | <0.001 | <0.001 | <0.001 | <0.001 | <varies |

Notes:

All concentrations reported in milligrams per kilogram (mg/kg).

RSL - United States Environmental Protection Agency Regional Screening Level

DTSC - Department of Toxic Substance Control

HERO HHRA - Human and Ecological Risk Office Human Health Risk Assessment

NA - Not Analyzed

NE - Not Established

OCPs - Organochlorine Pesticides

**BOLD** Denotes analyte was detected above the laboratory reporting limit

< - Denotes analyte was not detected above the laboratory reporting limit

# Table 3
## Summary of Soil Sample Analytical Results - Title 22 Metals
## Southeast Corner of Jeffrey Road and Portola Parkway, Irvine, California

*Stantec Project Number: 185806650*

| Sample Area | Sample ID | Sample Depth (1) | Sample Date | Title 22 Metals (2) | | | | | | | | | | | | | | |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| | | | | Antimony | Arsenic | Barium | Beryllium | Cadmium | Chromium | Cobalt | Copper | Lead | Molybdenum | Nickel | Selenium | Vanadium | Zinc | Mercury |
| *Residential Land Use Screening Levels (3)* | | | | *31* | *0.11* | *15000* | *15* | *5.2* | *36000* | *23* | *3100* | *80* | *390* | *490* | *390* | *390* | *23000* | *1.0* |
| *California Background Levels Range (4)* | | | | *0.15-1.95* | *0.6-12.0 (5)* | *133-1400* | *0.25-2.7* | *0.05-1.70* | *23-1,579* | *2.7-46.9* | *9.1-96.4* | *12.4-97.1* | *5,580-73,400* | *9-509* | *0.015-0.430* | *75-288* | *133-236* | *0.1-0.9* |
| 1 | S-1-3* | 0.5 | 4/20/2023 | -- | **2.4** | -- | -- | -- | -- | -- | -- | -- | -- | -- | -- | -- | -- | -- |
| | 1 | 0.5 | 8/16/2024 | -- | -- | -- | -- | -- | -- | -- | -- | **6.7** | -- | -- | -- | -- | -- | -- |
| 2 | S-2-1* | 0.5 | 4/20/2023 | -- | **2.8** | -- | -- | -- | -- | -- | -- | -- | -- | -- | -- | -- | -- | -- |
| | 2 | 0.5 | 8/16/2024 | -- | -- | -- | -- | -- | -- | -- | -- | **7.3** | -- | -- | -- | -- | -- | -- |
| 3 | S-3-2* | 0.5 | 4/20/2023 | -- | **3.9** | -- | -- | -- | -- | -- | -- | -- | -- | -- | -- | -- | -- | -- |
| | 3 | 0.5 | 8/16/2024 | -- | -- | -- | -- | -- | -- | -- | -- | **4.6** | -- | -- | -- | -- | -- | -- |
| 4 | S-4-2* | 0.5 | 4/20/2023 | -- | **3.8** | -- | -- | -- | -- | -- | -- | -- | -- | -- | -- | -- | -- | -- |
| | 4 | 0.5 | 8/16/2024 | -- | -- | -- | -- | -- | -- | -- | -- | **3.1** | -- | -- | -- | -- | -- | -- |
| 5 | S-5-1* | 0.5 | 4/20/2023 | -- | **3.7** | -- | -- | -- | -- | -- | -- | -- | -- | -- | -- | -- | -- | -- |
| | 5 | 0.5 | 8/16/2024 | -- | -- | -- | -- | -- | -- | -- | -- | **4.5** | -- | -- | -- | -- | -- | -- |
| 6 | S-6-1* | 0.5 | 4/20/2023 | -- | **3.9** | -- | -- | -- | -- | -- | -- | -- | -- | -- | -- | -- | -- | -- |
| | 6 | 0.5 | 8/16/2024 | -- | -- | -- | -- | -- | -- | -- | -- | **4.3** | -- | -- | -- | -- | -- | -- |
| 7 | S-7-4* | 0.5 | 4/20/2023 | -- | **3.4** | -- | -- | -- | -- | -- | -- | -- | -- | -- | -- | -- | -- | -- |
| | 7 | 0.5 | 8/16/2024 | -- | -- | -- | -- | -- | -- | -- | -- | **5.9** | -- | -- | -- | -- | -- | -- |
| 8 | S-8-1* | 0.5 | 4/20/2023 | -- | **5.2** | -- | -- | -- | -- | -- | -- | -- | -- | -- | -- | -- | -- | -- |
| | DUP-3* | 0.5 | 4/20/2023 | -- | **5.8** | -- | -- | -- | -- | -- | -- | -- | -- | -- | -- | -- | -- | -- |
| | 8 | 0.5 | 8/16/2024 | -- | -- | -- | -- | -- | -- | -- | -- | **5.3** | -- | -- | -- | -- | -- | -- |
| 9 | S-9-1* | 0.5 | 4/20/2023 | -- | **5.8** | -- | -- | -- | -- | -- | -- | -- | -- | -- | -- | -- | -- | -- |
| | 9 | 0.5 | 8/16/2024 | -- | -- | -- | -- | -- | -- | -- | -- | **4.7** | -- | -- | -- | -- | -- | -- |
| 11 | S-11-2* | 0.5 | 4/20/2023 | -- | **4.4** | -- | -- | -- | -- | -- | -- | -- | -- | -- | -- | -- | -- | -- |
| | 1-Nov | 0.5 | 8/16/2024 | -- | -- | -- | -- | -- | -- | -- | -- | **18.9** | -- | -- | -- | -- | -- | -- |
| 12 | S-12-2* | 0.5 | 4/20/2023 | -- | **3.6** | -- | -- | -- | -- | -- | -- | -- | -- | -- | -- | -- | -- | -- |
| | 1-Dec | 0.5 | 8/16/2024 | -- | -- | -- | -- | -- | -- | -- | -- | **5.8** | -- | -- | -- | -- | -- | -- |
| 13 | S-13-4* | 0.5 | 4/20/2023 | -- | **4.2** | -- | -- | -- | -- | -- | -- | -- | -- | -- | -- | -- | -- | -- |
| | 13-1 | 0.5 | 8/16/2024 | -- | -- | -- | -- | -- | -- | -- | -- | **6.0** | -- | -- | -- | -- | -- | -- |
| 16 | S-16-1* | 0.5 | 4/20/2023 | -- | **4.5** | -- | -- | -- | -- | -- | -- | -- | -- | -- | -- | -- | -- | -- |
| | DUP-1* | 0.5 | 4/20/2023 | -- | **4.1** | -- | -- | -- | -- | -- | -- | -- | -- | -- | -- | -- | -- | -- |
| | 16-1 | 0.5 | 8/16/2024 | -- | -- | -- | -- | -- | -- | -- | -- | **3.3** | -- | -- | -- | -- | -- | -- |
| 17 | S-17-2* | 0.5 | 4/20/2023 | -- | **4.4** | -- | -- | -- | -- | -- | -- | -- | -- | -- | -- | -- | -- | -- |
| 19 | 19-1 | 0.5 | 8/16/2024 | -- | <5.0 | -- | -- | -- | -- | -- | -- | **6.3** | -- | -- | -- | -- | -- | -- |
| 20 | 20-1 | 0.5 | 8/16/2024 | -- | <5.0 | -- | -- | -- | -- | -- | -- | **4.8** | -- | -- | -- | -- | -- | -- |
| 21 | 21-1 | 0.5 | 8/16/2024 | -- | 5.7 | -- | -- | -- | -- | -- | -- | **3.7** | -- | -- | -- | -- | -- | -- |
| Stockpile Area | Composite 1 | 0.5 | 8/16/2024 | <5.0 | <5.0 | **85.3** | <0.5 | 2.2 | **11** | **4.9** | **6.4** | **3.4** | **1.1** | **4.9** | <5.0 | **33.4** | **40.2** | <0.020 |
| | SP1-10 | 10 | 8/16/2024 | <5.0 | <5.0 | **61.1** | <0.5 | 2.2 | **11.1** | **3.8** | **7.3** | **3.7** | **1.7** | **7.1** | <5.0 | **28.3** | **31.4** | **0.028** |
| | SP1-20 | 20 | 8/16/2024 | <5.0 | <5.0 | **95.2** | <0.5 | **2.1** | **10.7** | **5.4** | **6.3** | **3.1** | <0.5 | **5.8** | <5.0 | **32** | **41.3** | <0.020 |
| | SP2-10 | 10 | 8/16/2024 | <5.0 | <5.0 | **57.4** | <0.5 | **1.4** | **7.5** | **2.9** | **5.8** | **2.6** | **1.2** | **4.7** | <5.0 | **19.6** | **27.7** | <0.020 |
| | SP2-20 | 20 | 8/16/2024 | <5.0 | **6.8** | **52.2** | <0.5 | **1.2** | **8.1** | **3.9** | **7.3** | **3.6** | **0.5** | **3.8** | <5.0 | **24.1** | **30.2** | <0.020 |

Notes:

All concentrations reported in milligram per kilogram (mg/kg)

* - Denotes sample collected by AEI Consultants

(1) - Depth reported in feet below ground surface

(2) - Analyses performed by USEPA test methods 6010B and 7471A

(3) - More conservative screening level between USEPA Region 9 RSL (May 2024) and DTSC HERO Note 3 (May 2022).

(4) - Bradford et al., UCR and DTSC, Background Concentrations of Trace and Major Elements in California Soils, March 1996.

(5) - Chernoff et al., DTSC, Determination of a Southern California Regional Background Arsenic Concentration in Soil, 2012

<- Denotes the analyte was not detected above the laboratory PQL

**BOLD** - Denotes the analyte was detected above the laboratory reporting limit.

Abbreviations:

DTSC - Department of Toxic Substances Control

HERO - Human and Ecologic Risk Office

RSL - Regional Screening Level

UCR - University California, Riverside

USEPA - United States Environmental Protection Agency

# Table 4
## Summary of Soil Vapor Sample Analytical Results
## Southeast Corner of Jeffrey Road and Portola Parkway, Irvine, California

*Stantec Project Number: 185806650*

| Sample ID | Sample Depth (1) | Sample Date | GRO | Chloroform | 1,1-DCE | Dichlorofluoromethane (Freon 12) | Naphthalene | PCE | TBA | TCE | 1,2,4-TMB | 1,3,5-TMB | m.p-Xylene | o-Xylene | Other VOCs |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| ***Residential Screening Level (0.03 AF) (2)*** | | | ***20,000 (3)*** | ***4.0*** | ***60*** | ***NE*** | ***2.77*** | ***15.3*** | ***173,333*** | ***16.0*** | ***2,100*** | ***2,100*** | ***3,333*** | ***3,333*** | ***Varies*** |
| SV-1-5 | 5 | 8/21/2024 | <1000 | <2 | **4** | **6** | **2** | **6** | **79** | **2** | <2 | <2 | <5 | <2 | <varies |
| SV-1-15 | 15 | 8/21/2024 | <1000 | **3** | **3** | <5 | **3** | **11** | **57** | <2 | **3** | <2 | <5 | <2 | <varies |
| SV-2-5 | 5 | 8/21/2024 | <1000 | <2 | **3** | **6** | **2** | **5** | **70** | <2 | <2 | <2 | <5 | <2 | <varies |
| SV-2-15 | 15 | 8/21/2024 | <1000 | **3** | **2** | <5 | **2** | **11** | **92** | <2 | **12** | **5** | **5** | **2** | <varies |

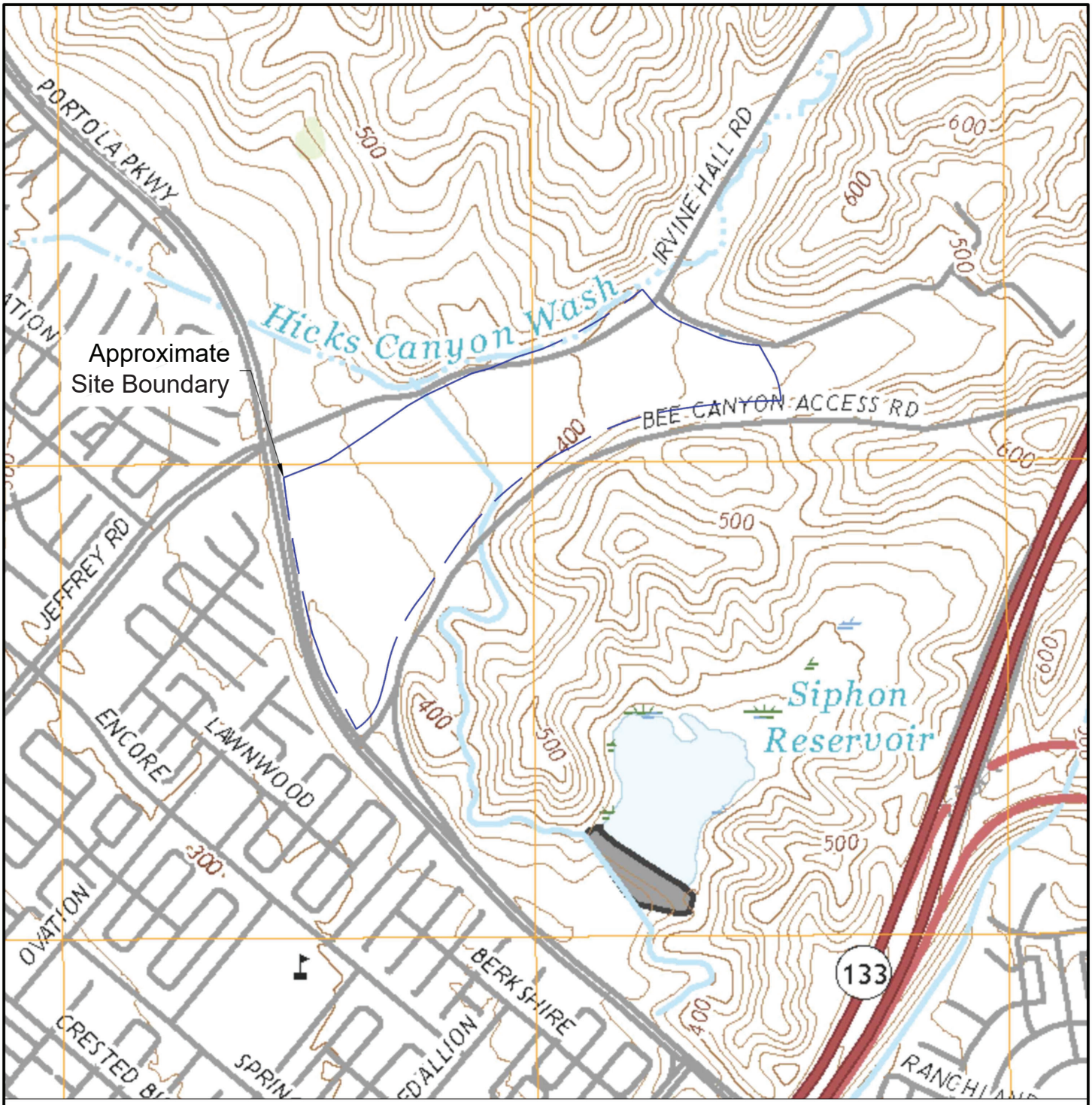
Notes:

All concentrations reprted in microgramper cubic meter (µg/m$^3$)

J-flag concentrations are smmarized only for compounds where the MDL exceeds residential screening level. For full list of J-flag results, refer to laboratory analytical report.

(1) - Reported as feet below original grade.
(2) - More conservative screening level between USEPA Region 9 RSL (May 2024) and DTSC HERO Note 3 (May 2022).
(3) - SFBRWQCB ESL used for TPH screening levels (2019, Rev. 2)
"<" - Results reported below Laboratory Reporting Limit.
**BOLD** - Analyte detected above laboratory reportlining limit
Indicates value above the residential screening level (0.03 AF)
AF - Attenuation Factor
CA EPA - California Environmental Protection Agency
DTSC - Department of Toxic Substance Control
EPA - United States Environmental Protection Agency
HERO - Human and Ecological Risk Office
NA - Not Analyzed
NE - Not Established
PCE - Tetrachloroethene
TBA - tert Butylalcohol
TCE - Trichloroethylene
1,2,4-TMB - 1,2,4-Trimethylbenzene
1,3,5-TMB - 1,3,5-Trimethylbenzene
VOCs - Volatile Organic Compounds

# Figures




Notes

Approximate Property Boundary

N

0 1000' 2000'

Stantec

Statnec Consulting Services, Inc.
735 East Carnegie Drive, Suite 280
San Bernardino, California 92408
Tel: (909) 335-6116
www.stantec.com

Client/Project
Brookfield Residential

Gateway
11501 Jeffrey Road
Irvine, CA

Project No.
185806650

Title
Site Location Map

Drawn By
JS

Date
2024.08.12

Approved By
KE

Figure No.
1

u:\185806650\05_report_deliv\drawings_design\cad_fig\brookfield_irvinge_gateway

2024.09.11 1:51:47 PM


u:\185806650\05_report_deliv\drawings_design\cad_fig\brookfield_irvinge_gateway

2024.09.11 1:40:50 PM

Stantec

Statnec Consulting Services, Inc.
735 East Carnegie Drive, Suite 280
San Bernardino, California 92408
Tel: (909) 335-6116
www.stantec.com

Notes
- Approximate Property Boundary
- Sampling Grid Line
- Approximate Location of Former Diesel UST
- Approximate Location of Former Gasoline UST
- Stockpile Area

N

0 400’ 800’

Client/Project
Brookfield Residential

Gateway
11501 Jeffrey Road
Irvine, CA

Project No.
185806650

Title
Site Map

Drawn By
JS

Date
2024.08.12

Approved By
KE

Figure No.
2


| PA | | PRODUCT | UNIT | DENSITY (DU/AC) | AREA (AC) |
|---|---|---|---|---|---|
| | | **MARKET RATE** | | | |
| ☑ | 2 | 3-Story Townhomes (Lantana) | 116 | 22 | 5.3 |
| ☑ | 3 | 3-Story Triplex (Luna) | 63 | 17 | 3.7 |
| ☑ | 4 | 6-pack Cluster (Poppy) | 64 | 11 | 5.6 |
| ☑ | 5 | 3-Story Duplex (Altair) | 86 | 23 | 3.8 |
| ☑ | 6 | 2-Story Motorcourt (Citrus) | 84 | 20 | 4.2 |
| ☑ | 7 | 6-pack Cluster (Poppy) | 58 | 10 | 5.7 |
| ☑ | 9 | 3-Story Triplex (Luna) | 69 | 17 | 4.1 |
| ☑ | 10 | 3-Story KTGY Paired Homes | 80 | 21 | 3.8 |
| ☑ | 11 | 3-Story Triplex (Luna) | 60 | 19 | 3.1 |
| ☑ | 12 | 3-Story Townhomes (Lantana) | 85 | 24 | 3.6 |
| ☑ | 13 | 2-Story Motorcourt (Citrus) | 80 | 20 | 4.0 |
| ☑ | 14 | 3-Story Duplex (Altair) | 82 | 20 | 4.2 |
| | | SUB-TOTAL | 927.0 | 18 | 51.1 |
| | | **AFFORDABLE** | | | |
| ☑ | 1 | 3-Story Affordable Apartments | 159 | 31 | 5.2 |
| ☑ | 8 | 3-Story Affordable Apartments | 150 | 37 | 4.1 |
| | | SUB-TOTAL | 309 | 33 | 9.3 |
| | | | 1,236 | 20 | 60.4 |

| | UNIT |
|---|---|
| Apartments | 309 |
| Lantana - TH | 201 |
| Citrus - Motorcourt | 164 |
| Luna - Triplex | 192 |
| Altair - Duplex | 168 |
| Poppy - 6-pax-s | 122 |
| KTGY Paired Homes | 80 |
| | 1,236 |

| | |
|---|---|
| Market Rate | 927 |
| Apartments | 309 |
| | 1,236 |

| | |
|---|---|
| Total Unit | 1,236 du |
| Gross Area | 81.7 ac |
| Gross Density | 15.13 du/ac |

ktgy Architecture + Planning 888.458.5849 ktgy.com

BROOKFIELD HOMES

**GATEWAY VILLAGE**
IRVINE, CA # 2023-886

CONCEPTUAL DESIGN
DECEMBER 13, 2023

0 50 100 200

SITE AREA

A1.0

Stantec

Stantec Consulting Services, Inc.
735 East Carnegie Drive, Suite 280
San Bernardino, California 92408
Tel: (909) 335-6116
www.stantec.com

Notes
- Approximate Property Boundary
- Sampling Grid Line
- Approximate Location of Former Diesel UST
- Approximate Location of Former Gasoline UST
- Stockpile Area

Development Plan produced by KTGY Architecture (2023)

N

0 300' 600'

Client/Project
Brookfield Residential

Gateway
11501 Jeffrey Road
Irvine, CA

Project No.
185806650

Title
Proposed Gateway Development Plan

Drawn By: JS
Date: 2024.08.12
Approved By: KE
Figure No.: 2A


Stantec

Statnec Consulting Services, Inc.
735 East Carnegie Drive, Suite 280
San Bernardino, California 92408
Tel: (909) 335-6116
www.stantec.com

Notes
- Approximate Property Boundary
- Sampling Grid Line
- Approximate Location of Former Diesel UST
- Approximate Location of Former Gasoline UST
- Stockpile Area
- Multi-Point Soil Location (AEI, 2023)
- Soil Vapor Boring (Stantec, 2024)
- Multi-Point Soil Location (Stantec, 2024)
- Discrete Soil Location (Stantec, 2024)

N

0 400’ 800’

Client/Project
Brookfield Residential

Gateway
11501 Jeffrey Road
Irvine, CA

Project No.
185806650

Title
Soil Boring Location Map

Drawn By: JS
Date: 2024.08.12
Approved By: KE
Figure No.: 3

2024.09.11 1:41:33 PM
u:\185806650\05_report_deliv\drawings_design\cad_fig\brookfield_irvinge_gateway

# Appendices

# Appendix A Laboratory Data Sheets

Logo

JONES ENVIRONMENTAL, INC.

714-449-9937
562-646-1611

11007 FOREST PLACE
SANTA FE SPRINGS, CA 90670
WWW.JONESENV.COM

12 September 2024

Josh Sargent
Stantec Consulting
735 EastCarnegie Drive, Suite 280
San Bernardino, CA 92408

Re: Brookfield - Irvine

Enclosed are the results of analyses for samples received by the laboratory on 08/16/24. If you have any questions concerning this report, please feel free to contact me.

Sincerely,

Colby Wakeman
Lab Director

JONES ENVIRONMENTAL, INC.

11007 FOREST PLACE
SANTA FE SPRINGS, CA 90670
714-449-9937 PHONE
562-646-1611 FAX

| | | | |
|---|---|---|---|
| Stantec Consulting | Project: | Brookfield - Irvine | |
| 735 EastCarnegie Drive, Suite 280 | Project Number: | 185806655 | Reported |
| San Bernardino, CA 92408 | Project Manager: | Josh Sargent | 09/12/24 15:11 |

## ANALYTICAL REPORT FOR SAMPLES

| Sample ID | Laboratory ID | Matrix | Date Sampled | Date Received |
|---|---|---|---|---|
| 19-1 | J242427-014 | Soil | 08/16/2024 09:50 | 08/16/2024 17:00 |
| 20-1 | J242427-015 | Soil | 08/16/2024 10:15 | 08/16/2024 17:00 |
| 21-1 | J242427-016 | Soil | 08/16/2024 13:27 | 08/16/2024 17:00 |

## DETECTIONS SUMMARY

**Sample ID:** 19-1 **Laboratory ID:** J242427-014

**No Results Detected**

**Sample ID:** 20-1 **Laboratory ID:** J242427-015

**No Results Detected**

**Sample ID:** 21-1 **Laboratory ID:** J242427-016

| Analyte | Result | Reporting Limit | Units | Method | Notes |
|---|---|---|---|---|---|
| Arsenic, As | 5.7 | 5.0 | mg/kg | EPA 6010 | |

Jones Environmental, Inc.

Colby Wakeman
Lab Director

*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.*

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714-449-9937 PHONE
562-646-1611 FAX

| | | | |
|---|---|---|---|
| Stantec Consulting | Project: | Brookfield - Irvine | |
| 735 EastCarnegie Drive, Suite 280 | Project Number: | 185806655 | Reported |
| San Bernardino, CA 92408 | Project Manager: | Josh Sargent | 09/12/24 15:11 |

19-1
J242427-014(Soil)

| Analyte | Result | Reporting Limit | Units | Dilution | Batch | Analyzed | Method | Notes |
|---|---|---|---|---|---|---|---|---|
| **Arsenic by EPA 6010** | | | | | | | | |
| Arsenic, As | ND | 5.0 | mg/kg | 1 | QC2409130 | 08/20/24 | EPA 6010 | |

Jones Environmental, Inc.

Colby Wakeman
Lab Director

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| | | | |
|---|---|---|---|
| Stantec Consulting | Project: | Brookfield - Irvine | |
| 735 EastCarnegie Drive, Suite 280 | Project Number: | 185806655 | Reported |
| San Bernardino, CA 92408 | Project Manager: | Josh Sargent | 09/12/24 15:11 |

20-1
J242427-015(Soil)

| Analyte | Result | Reporting Limit | Units | Dilution | Batch | Analyzed | Method | Notes |
|---|---|---|---|---|---|---|---|---|
| **Arsenic by EPA 6010** | | | | | | | | |
| Arsenic, As | ND | 5.0 | mg/kg | 1 | QC2409130 | 08/20/24 | EPA 6010 | |

Jones Environmental, Inc.

Colby Wakeman
Lab Director

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714-449-9937 PHONE
562-646-1611 FAX

| | | | |
|---|---|---|---|
| Stantec Consulting | Project: | Brookfield - Irvine | |
| 735 EastCarnegie Drive, Suite 280 | Project Number: | 185806655 | Reported |
| San Bernardino, CA 92408 | Project Manager: | Josh Sargent | 09/12/24 15:11 |

21-1
J242427-016(Soil)

| Analyte | Result | Reporting Limit | Units | Dilution | Batch | Analyzed | Method | Notes |
|---|---|---|---|---|---|---|---|---|
| **Arsenic by EPA 6010** | | | | | | | | |
| Arsenic, As | 5.7 | 5.0 | mg/kg | 1 | QC2409130 | 08/20/24 | EPA 6010 | |

Jones Environmental, Inc.

Colby Wakeman
Lab Director

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JONES ENVIRONMENTAL, INC.

11007 FOREST PLACE
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| | | | |
|---|---|---|---|
| Stantec Consulting | Project: | Brookfield - Irvine | |
| 735 EastCarnegie Drive, Suite 280 | Project Number: | 185806655 | Reported |
| San Bernardino, CA 92408 | Project Manager: | Josh Sargent | 09/12/24 15:11 |

## Arsenic by EPA 6010 - Quality Control

| Analyte | Result | Reporting Limit | Units | Spike Level | Source Result | %REC | %REC Limits | RPD | %REC Limits | Notes |
|---|---|---|---|---|---|---|---|---|---|---|
| **Batch QC2409130 - EPA 6010** | | | | | | | | | | |
| **CCV 1** | | | | | | | | | | |
| Arsenic, As | 0.9 | 5.0 | % | 1 | | 93 | 90 - 110 | | 110 | |
| **LCS 1** | | | | | | | | | | |
| Arsenic, As | 207 | 5.0 | % | 200 | | 103 | 80 - 120 | | | |
| **LCSD 1** | | | | | | | | | | |
| Arsenic, As | 200 | 5.0 | % | 200 | | 100 | 80 - 120 | 3.39 | 120 | |
| **Method Blank 1** | | | | | | | | | | |
| Arsenic, As | ND | 5.0 | mg/kg | | | | | | | |

Jones Environmental, Inc.

Colby Wakeman
Lab Director

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11007 FOREST PLACE
SANTA FE SPRINGS, CA 90670
714-449-9937 PHONE
562-646-1611 FAX

| | | | |
|---|---|---|---|
| Stantec Consulting | Project: | Brookfield - Irvine | |
| 735 EastCarnegie Drive, Suite 280 | Project Number: | 185806655 | Reported |
| San Bernardino, CA 92408 | Project Manager: | Josh Sargent | 09/12/24 15:11 |

**Notes and Definitions**

| | |
|---|---|
| ND | Analyte NOT DETECTED at or above the reporting limit |
| RPD | Relative Percent Difference |
| E | Estimated Concentration; concentration exceeds calibration range. |
| LCC | Leak Check Compound |
| MDL | Compound Reported to Method Detection Limit |
| 1 | Recovery outside of acceptable limits. LCS/LCSD recoveries and %RSD were within QC limits, therefore data was accepted. |
| SMSR | Sample matrix prevented adequate surrogate recovery. |
| J | Value less then PQL but greater than MDL. |
| HHSR | High hydrocarbon concentration in this sample prevented adequate surrogate recovery. |
| SMTAR | Sample matrix prevented adequate recovery of target analytes. |
| OV | Sample was filtered in the lab before extraction. |
| HHTAR | High hydrocarbon concentration prevented in-range recovery of target analytes. |
| IHRPD | Target analyte recoveries were outside of range but accepted due to passing RPDs |
| AROL | Target analyte recovery exceeded recovery range but was accepted due to ND of that analyte in MB and sample(s). |
| ISO-H | Isomers could not be sufficiently chromatographically resolved according to method requirements due to hydrocarbon interference or other matrix effects. The isomers' reported individual concentrations were each calculated as the average of each of the individual isomers' concentrations. |
| 2 | Recovery outside of acceptable limits for either LCS or LCSD. CCV and LCS or LCSD recoveries were within limits; therefore data was accepted. |
| 3 | RPD outside of acceptable limits. Target analyte recoveries were within QC limits; therefore, data was accepted. |
| 4 | LCS and/or LCSD recoveries exceeded acceptability ranges. Target analyte recoveries were accepted due to passing CCV, in-range LCS/LCSD RPDs, and a clean MB in which all target analytes were < RL. |
| SMTAR | Sample matrix prevented adequate recovery of target analytes. |
| RV | Surrogate recovery outside of control limits due to required dilution. |

Jones Environmental, Inc.

Colby Wakeman
Lab Director

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# Chain-of-Custody Record

JONES ENVIRONMENTAL, INC.
11007 Forest Pl.
Santa Fe Springs, CA 90670
(714) 449-9937
reports@jonesenv.com
www.jonesenv.com

**Turnaround Time Requested:**
- ☐ Immediate Attention - 200% (Advanced notice only)
- ☐ One Day TAT- 100% (Cut off time 11AM)
- ☐ Two Day TAT - 50% (Cut off time 12AM)
- ☐ Three Day TAT - 25% (Cut off time 1PM)
- ☐ Four Day TAT - 10% (Cut off time 2PM)
- ☒ Normal - No Surcharge

Date needed by: _____

*LAB USE ONLY*
**Jones Project #** J242427
Page ____ of ____

Client: Stantec
Date: 8-16-24
Project Name: Brookfield Irvine
Client Project #: 185506565
Project Address:
Email: joshua.sargent@stantec.com
Phone:
Report To: Josh Sargent
Sampler: Alex Sotolar

Sample Container / Preservative Abbreviations
AS - Acetate Sleeve
SS - Stainless Steel Sleeve
BS - Brass Sleeve
G - Glass
AB - Amber Bottle
P - Plastic
SOBI - Sodium Bisulfate
MeOH - Methanol
HCl - Hydrochloric Acid
HNO3 - Nitric Acid
O - Other (See Notes)

☐ EDF* - 10% Surcharge
*Global ID:

Temperature:
Cooler 1: 21.5 °C
Cooler 2: ____ °C
Cooler 3: ____ °C

**Analysis Requested**

| Sample ID | Sample Collection Date | Sample Collection Time | Laboratory Sample ID | Preservative | Sample Container | Sample Matrix: Soil (S), Sludge (SL), Aqueous (A), Free Product (FP) | lead by 6010B | | | | | | | | | | Number of Containers | Notes & Special Instructions |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 1 | 8-16-24 | 1512 | -001 | Ice | G | S | X | | | | | | | | | | 1 | |
| 2 | | 1506 | -002 | | | | X | | | | | | | | | | | |
| 3 | | 1510 | -003 | | | | X | | | | | | | | | | | |
| 4 | | 1520 | -004 | | | | X | | | | | | | | | | | |
| 5 | | 1535 | -005 | | | | X | | | | | | | | | | | |
| 6 | | 1511 | -006 | | | | X | | | | | | | | | | | |
| 7 | | 1504 | -007 | | | | X | | | | | | | | | | | |
| 8 | | 1502 | -008 | | | | X | | | | | | | | | | | |
| 9 | | 1507 | -009 | | | | X | | | | | | | | | | | |
| 12 | | 1500 | -010 | | | | X | | | | | | | | | | | |

| | | | |
|---|---|---|---|
| Relinquished By (Signature): Alex Sotolar | Printed Name: Alex Sotolar | Received By (Signature): | Printed Name: |
| Company: Stantec | Date: 8-16-24 Time: 1700 | Company: | Date: Time: |
| Relinquished By (Signature): | Printed Name: | Received By Laboratory (Signature): | Printed Name: Toby |
| Company: | Date: Time: | Company: Jones | Date: 8/16/24 Time: 1700 |

10 Total Number of Containers

Client signature on this Chain of Custody form constitutes acknowledgement that the above analyses have been requested, and the information provided herein is correct and accurate.

# Chain-of-Custody Record

JONES ENVIRONMENTAL, INC.
11007 Forest Pl.
Santa Fe Springs, CA 90670
(714) 449-9937
reports@jonesenv.com
www.jonesenv.com

**Turnaround Time Requested:**
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- ☐ One Day TAT- 100% (Cut off time 11AM)
- ☐ Two Day TAT - 50% (Cut off time 12AM)
- ☐ Three Day TAT - 25% (Cut off time 1PM)
- ☐ Four Day TAT - 10% (Cut off time 2PM)
- ☒ Normal - No Surcharge

Date needed by: _____

LAB USE ONLY
Jones Project # J242427
Page
of

Client: Stantec
Date: 8-16-24
Project Name: Brookfield Irvine
Client Project #: 185806G5
Project Address:
Email: Joshua.sargent@stantec.com
Phone:
Report To: Joshsargent
Sampler: Alex Sobolew

Sample Container / Preservative Abbreviations
AS - Acetate Sleeve
SS - Stainless Steel Sleeve
BS - Brass Sleeve
G - Glass
AB - Amber Bottle
P - Plastic
SOBI - Sodium Bisulfate
MeOH - Methanol
HCl - Hydrochloric Acid
HNO3 - Nitric Acid
O - Other (See Notes)

Analysis Requested

☐ EDF* - 10% Surcharge
*Global ID:

Temperature:
Cooler 1: 2.5 °C
Cooler 2: _____ °C
Cooler 3: _____ °C

| Sample ID | Sample Collection Date | Sample Collection Time | Laboratory Sample ID | Preservative | Sample Container | Sample Matrix: Soil (S), Sludge (SL), Aqueous (A), Free Product (FP) | Lead by 6010B | OCPs by 8081A | Arsenic [Added 091024-JC] | Number of Containers | Notes & Special Instructions |
|---|---|---|---|---|---|---|---|---|---|---|---|
| 13 | 8-16-24 | 1245 | -011 | Ice | G | S | X | | | 1 | Arsenic added on a 48 ~~HRS TAT-JC 091024~~ |
| 16 | | 1040 | -012 | | | | X | | | | |
| ~~18~~ 11-1 09/10 JC | | 930 | -013 | | | | X | | | | |
| ~~19~~ 19-1 09/10 JC | | 950 | -014 | | | | X | | X | | |
| ~~20~~ 20-1 09/10 JC | | 1015 | -015 | | | | X | | X | | |
| ~~21~~ 21-1 09/10 JC | | 1327 | -016 | | | | X | | X | | |
| ~~19-1~~ 19 09/10 JC | | 1010 | -017 | | | | | X | | | |
| ~~20-1~~ 20 09/10 JC | | 1030 | -018 | | | | | X | | | |
| ~~18-1~~ 11 09/10 JC | | 935 | -019 | | | | | X | | | |
| ~~21-1~~ 21 09/10 JC | | 1307 | -020 | | | | | X | | | |
| | | | | | | | | | | 10 | Total Number of Containers |

| Relinquished By (Signature) | Printed Name | Received By (Signature) | Printed Name |
|---|---|---|---|
| | Alex Sobolew | | |
| Company: Stantec | Date: 8-16-24 Time: 1700 | Company | Date Time |
| Relinquished By (Signature) | Printed Name | Received By Laboratory (Signature) | Printed Name |
| Company | Date: Time | Company: Jones | Date: 8/17/24 Time: 1700 |

Client signature on this Chain of Custody form constitutes acknowledgement that the above analyses have been requested, and the information provided herein is correct and accurate.

# Chain-of-Custody Record

JONES ENVIRONMENTAL, INC.
11007 Forest Pl.
Santa Fe Springs, CA 90670
(714) 449-9937
reports@jonesenv.com
www.jonesenv.com

**Turnaround Time Requested:**

- □ Immediate Attention - 200% (Advanced notice only)
- □ One Day TAT- 100% (Cut off time 11AM)
- □ Two Day TAT - 50% (Cut off time 12AM)
- □ Three Day TAT - 25% (Cut off time 1PM)
- □ Four Day TAT - 10% (Cut off time 2PM)
- ☒ Normal - No Surcharge

**Date needed by:** _____

*LAB USE ONLY*

**Jones Project #** J242427

Page _____ of _____

Client: Stantec
Date: 8-16-24
Project Name: Brookfield Irvine
Client Project #: 185306655
Project Address:
Email: Joshua.sergent@stantec.com
Phone:
Report To: Josh Sergent
Sampler: Alex Sobolik

Sample Container / Preservative Abbreviations

AS - Acetate Sleeve
SS - Stainless Steel Sleeve
BS - Brass Sleeve
G - Glass
AB - Amber Bottle
P - Plastic
SOBI - Sodium Bisulfate
MeOH - Methanol
HCl - Hydrochloric Acid
HNO3 - Nitric Acid
O - Other (See Notes)

**Analysis Requested**

□ EDF* - 10% Surcharge
*Global ID:

Temperature:
Cooler 1: 21.5 °C
Cooler 2: _____ °C
Cooler 3: _____ °C

| Sample ID | Sample Collection Date | Sample Collection Time | Laboratory Sample ID | Preservative | Sample Container | Sample Matrix: Soil (S), Sludge (SL), Aqueous (A), Free Product (FP) | TPH | VOCs | Title 22 metals | OCPs | | | | | | | Number of Containers | Notes & Special Instructions |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| Composite 1 | 8-16-24 | 1050 | -021 | Ice | G | S | X | X | X | X | | | | | | | 1 | |
| | | | | | | | | | | | | | | | | | | |
| | | | | | | | | | | | | | | | | | | |
| | | | | | | | | | | | | | | | | | | |
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| | | | | | | | | | | | | | | | | | | |

| | | | | | |
|---|---|---|---|---|---|
| Relinquished By (Signature): Alex Sobolik | Printed Name: Alex Sobolik | | Received By (Signature): | Printed Name: | |
| Company: Stantec | Date: 8-16-24 | Time: 1700 | Company: | Date: | Time: |
| Relinquished By (Signature): | Printed Name: | | Received By Laboratory (Signature): | Printed Name: Cathy | |
| Company: | Date: | Time: | Company: Jones | Date: 8/16/24 | Time: 1700 |

1 Total Number of Containers

Client signature on this Chain of Custody form constitutes acknowledgement that the above analyses have been requested, and the information provided herein is correct and accurate.

# Chain-of-Custody Record

JONES ENVIRONMENTAL, INC.
11007 Forest Pl.
Santa Fe Springs, CA 90670
(714) 449-9937
reports@jonesenv.com
www.jonesenv.com

**Turnaround Time Requested:**
- □ Immediate Attention - 200% (Advanced notice only)
- □ One Day TAT- 100% (Cut off time 11AM)
- □ Two Day TAT - 50% (Cut off time 12AM)
- □ Three Day TAT - 25% (Cut off time 1PM)
- □ Four Day TAT - 10% (Cut off time 2PM)
- X Normal - No Surcharge

Date needed by: _____

*LAB USE ONLY*
Jones Project # J242427
Page
of

Client: Stantec
Date: 8-16-24
Project Name: Brookfield Irvine
Client Project #: 1880655
Project Address:
Email: joshua.sargent@stantec.com
Phone:
Report To: Josh Sargent
Sampler: Alex Sobolev

Sample Container / Preservative Abbreviations
AS - Acetate Sleeve
SS - Stainless Steel Sleeve
BS - Brass Sleeve
G - Glass
AB - Amber Bottle
P - Plastic
SOBI - Sodium Bisulfate
MeOH - Methanol
HCl - Hydrochloric Acid
HNO3 - Nitric Acid
O - Other (See Notes)

□ EDF* - 10% Surcharge
*Global ID:

Temperature:
Cooler 1: 21.5 °C
Cooler 2: _____ °C
Cooler 3: _____ °C

| Sample ID | Sample Collection Date | Sample Collection Time | Laboratory Sample ID | Preservative | Sample Container | Sample Matrix: Soil (S), Sludge (SL), Aqueous (A), Free Product (FP) | VOCs 8260B | GRO 8260B | TPH | VOCs | TPH 22 metals | OCPs | hold | | | | | Number of Containers | Notes & Special Instructions |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| SV1-5 | 8-16-24 | 754 | -022 | Ice | AG | S | | | | | | | X | | | | | 1 | |
| SV-1-10 | | 756 | -023 | | | | | | | | | | X | | | | | | |
| SV-1-15 | | 800 | -024 | | | | | | | | | | X | | | | | | |
| SV-2-5 | | 826 | -025 | | | | | | | | | | X | | | | | | |
| SV-2-10 | | 830 | -026 | | | | | | | | | | X | | | | | | |
| SV-2-15 | | 832 | -027 | | | | | | | | | | X | | | | | | |
| SP1-10 | | 1238 | -028 | | | | | | X | X | X | X | | | | | | | |
| SP1-20 | | 1242 | -029 | | | | | | X | X | X | X | | | | | | | |
| SP2-10 | | 1406 | -030 | | | | | | X | X | X | X | | | | | | | |
| SP2-20 | ↓ | 1409 | -031 | ↓ | ↓ | ↓ | | | X | X | X | X | | | | | | ↓ | |

| | | | |
|---|---|---|---|
| Relinquished By (Signature) | Printed Name | Received By (Signature) | Printed Name |
| Alex Sobolev | Alex Sobolev | | |
| Company | Date / Time | Company | Date / Time |
| Stantec | 8-16-24 1700 | | |
| Relinquished By (Signature) | Printed Name | Received By Laboratory (Signature) | Printed Name |
| | | [signature] | Colby |
| Company | Date: / Time | Company | Date / Time |
| | | Jones | 8/16/24 17:20 |

10 Total Number of Containers

Client signature on this Chain of Custody form constitutes acknowledgement that the above analyses have been requested, and the information provided herein is correct and accurate.

Logo

JONES ENVIRONMENTAL, INC.

714-449-9937
562-646-1611

11007 FOREST PLACE
SANTA FE SPRINGS, CA 90670
WWW.JONESENV.COM

10 September 2024

Josh Sargent
Stantec Consulting
735 EastCarnegie Drive, Suite 280
San Bernardino, CA 92408

Re: Brookfield - Irvine

Enclosed are the results of analyses for samples received by the laboratory on 08/16/24. If you have any questions concerning this report, please feel free to contact me.

Sincerely,

Colby Wakeman
Lab Director

JONES ENVIRONMENTAL, INC.

11007 FOREST PLACE
SANTA FE SPRINGS, CA 90670
714-449-9937 PHONE
562-646-1611 FAX

| | | |
|---|---|---|
| Stantec Consulting | Project: Brookfield - Irvine | |
| 735 EastCarnegie Drive, Suite 280 | Project Number: 185806655 | Reported |
| San Bernardino, CA 92408 | Project Manager: Josh Sargent | 09/10/24 14:54 |

## ANALYTICAL REPORT FOR SAMPLES

| Sample ID | Laboratory ID | Matrix | Date Sampled | Date Received |
|---|---|---|---|---|
| 1 | J242427-001 | Soil | 08/16/2024 15:12 | 08/16/2024 17:00 |
| 2 | J242427-002 | Soil | 08/16/2024 15:06 | 08/16/2024 17:00 |
| 3 | J242427-003 | Soil | 08/16/2024 15:10 | 08/16/2024 17:00 |
| 4 | J242427-004 | Soil | 08/16/2024 15:20 | 08/16/2024 17:00 |
| 5 | J242427-005 | Soil | 08/16/2024 15:35 | 08/16/2024 17:00 |
| 6 | J242427-006 | Soil | 08/16/2024 15:11 | 08/16/2024 17:00 |
| 7 | J242427-007 | Soil | 08/16/2024 15:04 | 08/16/2024 17:00 |
| 8 | J242427-008 | Soil | 08/16/2024 15:02 | 08/16/2024 17:00 |
| 9 | J242427-009 | Soil | 08/16/2024 15:07 | 08/16/2024 17:00 |
| 12 | J242427-010 | Soil | 08/16/2024 15:00 | 08/16/2024 17:00 |
| 13 | J242427-011 | Soil | 08/16/2024 14:55 | 08/16/2024 17:00 |
| 16 | J242427-012 | Soil | 08/16/2024 10:40 | 08/16/2024 17:00 |
| 11-1 | J242427-013 | Soil | 08/16/2024 09:30 | 08/16/2024 17:00 |
| 19-1 | J242427-014 | Soil | 08/16/2024 09:50 | 08/16/2024 17:00 |
| 20-1 | J242427-015 | Soil | 08/16/2024 10:15 | 08/16/2024 17:00 |
| 21-1 | J242427-016 | Soil | 08/16/2024 13:27 | 08/16/2024 17:00 |
| 19 | J242427-017 | Soil | 08/16/2024 10:10 | 08/16/2024 17:00 |
| 20 | J242427-018 | Soil | 08/16/2024 10:30 | 08/16/2024 17:00 |
| 11 | J242427-019 | Soil | 08/16/2024 09:35 | 08/16/2024 17:00 |
| 21 | J242427-020 | Soil | 08/16/2024 13:07 | 08/16/2024 17:00 |
| Composite 1 | J242427-021 | Soil | 08/16/2024 10:50 | 08/16/2024 17:00 |
| SP1-10 | J242427-028 | Soil | 08/16/2024 12:38 | 08/16/2024 17:00 |
| SP1-20 | J242427-029 | Soil | 08/16/2024 12:42 | 08/16/2024 17:00 |
| SP2-10 | J242427-030 | Soil | 08/16/2024 14:06 | 08/16/2024 17:00 |
| SP2-20 | J242427-031 | Soil | 08/16/2024 14:09 | 08/16/2024 17:00 |





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## DETECTIONS SUMMARY

**Sample ID:** 1 **Laboratory ID:** J242427-001

| Analyte | Result | Reporting Limit | Units | Method | Notes |
|---|---|---|---|---|---|
| Lead, Pb | 6.7 | 0.5 | mg/kg | EPA 6010 | |

**Sample ID:** 2 **Laboratory ID:** J242427-002

| Analyte | Result | Reporting Limit | Units | Method | Notes |
|---|---|---|---|---|---|
| Lead, Pb | 7.3 | 0.5 | mg/kg | EPA 6010 | |

**Sample ID:** 3 **Laboratory ID:** J242427-003

| Analyte | Result | Reporting Limit | Units | Method | Notes |
|---|---|---|---|---|---|
| Lead, Pb | 4.6 | 0.5 | mg/kg | EPA 6010 | |

**Sample ID:** 4 **Laboratory ID:** J242427-004

| Analyte | Result | Reporting Limit | Units | Method | Notes |
|---|---|---|---|---|---|
| Lead, Pb | 3.1 | 0.5 | mg/kg | EPA 6010 | |

**Sample ID:** 5 **Laboratory ID:** J242427-005

| Analyte | Result | Reporting Limit | Units | Method | Notes |
|---|---|---|---|---|---|
| Lead, Pb | 4.5 | 0.5 | mg/kg | EPA 6010 | |

**Sample ID:** 6 **Laboratory ID:** J242427-006

| Analyte | Result | Reporting Limit | Units | Method | Notes |
|---|---|---|---|---|---|
| Lead, Pb | 4.3 | 0.5 | mg/kg | EPA 6010 | |

**Sample ID:** 7 **Laboratory ID:** J242427-007

| Analyte | Result | Reporting Limit | Units | Method | Notes |
|---|---|---|---|---|---|
| Lead, Pb | 5.9 | 0.5 | mg/kg | EPA 6010 | |

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## DETECTIONS SUMMARY

**Sample ID:** 8 **Laboratory ID:** J242427-008

| Analyte | Result | Reporting Limit | Units | Method | Notes |
|---|---|---|---|---|---|
| Lead, Pb | 5.3 | 0.5 | mg/kg | EPA 6010 | |

**Sample ID:** 9 **Laboratory ID:** J242427-009

| Analyte | Result | Reporting Limit | Units | Method | Notes |
|---|---|---|---|---|---|
| Lead, Pb | 4.7 | 0.5 | mg/kg | EPA 6010 | |

**Sample ID:** 12 **Laboratory ID:** J242427-010

| Analyte | Result | Reporting Limit | Units | Method | Notes |
|---|---|---|---|---|---|
| Lead, Pb | 5.8 | 0.5 | mg/kg | EPA 6010 | |

**Sample ID:** 13 **Laboratory ID:** J242427-011

| Analyte | Result | Reporting Limit | Units | Method | Notes |
|---|---|---|---|---|---|
| Lead, Pb | 6.0 | 0.5 | mg/kg | EPA 6010 | |

**Sample ID:** 16 **Laboratory ID:** J242427-012

| Analyte | Result | Reporting Limit | Units | Method | Notes |
|---|---|---|---|---|---|
| Lead, Pb | 3.3 | 0.5 | mg/kg | EPA 6010 | |

**Sample ID:** 11-1 **Laboratory ID:** J242427-013

| Analyte | Result | Reporting Limit | Units | Method | Notes |
|---|---|---|---|---|---|
| Lead, Pb | 18.9 | 0.5 | mg/kg | EPA 6010 | |

**Sample ID:** 19-1 **Laboratory ID:** J242427-014

| Analyte | Result | Reporting Limit | Units | Method | Notes |
|---|---|---|---|---|---|
| Lead, Pb | 6.3 | 0.5 | mg/kg | EPA 6010 | |

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## DETECTIONS SUMMARY

**Sample ID:** 20-1 **Laboratory ID:** J242427-015

| Analyte | Result | Reporting Limit | Units | Method | Notes |
|---|---|---|---|---|---|
| Lead, Pb | 4.8 | 0.5 | mg/kg | EPA 6010 | |

**Sample ID:** 21-1 **Laboratory ID:** J242427-016

| Analyte | Result | Reporting Limit | Units | Method | Notes |
|---|---|---|---|---|---|
| Lead, Pb | 3.7 | 0.5 | mg/kg | EPA 6010 | |

**Sample ID:** 19 **Laboratory ID:** J242427-017

| Analyte | Result | Reporting Limit | Units | Method | Notes |
|---|---|---|---|---|---|
| 4,4'-DDE | 22.5 | 10.0 | µg/kg | EPA 8081 | |

**Sample ID:** 20 **Laboratory ID:** J242427-018

| Analyte | Result | Reporting Limit | Units | Method | Notes |
|---|---|---|---|---|---|
| 4,4'-DDE | 105 | 100 | µg/kg | EPA 8081 | |
| 4,4'-DDT | 59.9 | 20.0 | µg/kg | EPA 8081 | |
| Endrin | 11.0 | 10.0 | µg/kg | EPA 8081 | |

**Sample ID:** 11 **Laboratory ID:** J242427-019

| Analyte | Result | Reporting Limit | Units | Method | Notes |
|---|---|---|---|---|---|
| 4,4'-DDE | 737 | 200 | µg/kg | EPA 8081 | |
| 4,4'-DDT | 579 | 200 | µg/kg | EPA 8081 | |
| Endrin | 158 | 100 | µg/kg | EPA 8081 | |

**Sample ID:** 21 **Laboratory ID:** J242427-020

**No Results Detected**

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## DETECTIONS SUMMARY

**Sample ID:** Composite 1 **Laboratory ID:** J242427-021

| Analyte | Result | Reporting Limit | Units | Method | Notes |
|---|---|---|---|---|---|
| Barium, Ba | 85.3 | 0.5 | mg/kg | EPA 6010 | |
| Cadmium, Cd | 2.2 | 0.5 | mg/kg | EPA 6010 | |
| Chromium, Cr | 11.0 | 0.5 | mg/kg | EPA 6010 | |
| Cobalt, Co | 4.9 | 0.5 | mg/kg | EPA 6010 | |
| Copper, Cu | 6.4 | 0.5 | mg/kg | EPA 6010 | |
| Lead, Pb | 3.4 | 0.5 | mg/kg | EPA 6010 | |
| Molybdenum, Mo | 1.1 | 0.5 | mg/kg | EPA 6010 | |
| Nickel, Ni | 4.9 | 0.5 | mg/kg | EPA 6010 | |
| Vanadium, V | 33.4 | 0.5 | mg/kg | EPA 6010 | |
| Zinc, Zn | 40.2 | 0.5 | mg/kg | EPA 6010 | |
| 4,4'-DDE | 11.1 | 10.0 | µg/kg | EPA 8081 | |

**Sample ID:** SP1-10 **Laboratory ID:** J242427-028

| Analyte | Result | Reporting Limit | Units | Method | Notes |
|---|---|---|---|---|---|
| Barium, Ba | 61.1 | 0.5 | mg/kg | EPA 6010 | |
| Cadmium, Cd | 2.2 | 0.5 | mg/kg | EPA 6010 | |
| Chromium, Cr | 11.1 | 0.5 | mg/kg | EPA 6010 | |
| Cobalt, Co | 3.8 | 0.5 | mg/kg | EPA 6010 | |
| Copper, Cu | 7.3 | 0.5 | mg/kg | EPA 6010 | |
| Lead, Pb | 3.7 | 0.5 | mg/kg | EPA 6010 | |
| Molybdenum, Mo | 1.7 | 0.5 | mg/kg | EPA 6010 | |
| Nickel, Ni | 7.1 | 0.5 | mg/kg | EPA 6010 | |
| Vanadium, V | 28.3 | 0.5 | mg/kg | EPA 6010 | |
| Zinc, Zn | 31.4 | 1.0 | mg/kg | EPA 6010 | |
| Mercury, Hg | 0.028 | 0.020 | mg/kg | EPA 7471 | |
| C23 - C40 | 27.6 | 10.0 | mg/kg | EPA 8015 | |

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## DETECTIONS SUMMARY

**Sample ID:** SP1-20 **Laboratory ID:** J242427-029

| Analyte | Result | Reporting Limit | Units | Method | Notes |
|---|---|---|---|---|---|
| Barium, Ba | 95.2 | 0.5 | mg/kg | EPA 6010 | |
| Cadmium, Cd | 2.1 | 0.5 | mg/kg | EPA 6010 | |
| Chromium, Cr | 10.7 | 0.5 | mg/kg | EPA 6010 | |
| Cobalt, Co | 5.4 | 0.5 | mg/kg | EPA 6010 | |
| Copper, Cu | 6.3 | 0.5 | mg/kg | EPA 6010 | |
| Lead, Pb | 3.1 | 0.5 | mg/kg | EPA 6010 | |
| Nickel, Ni | 5.8 | 0.5 | mg/kg | EPA 6010 | |
| Vanadium, V | 32.0 | 0.5 | mg/kg | EPA 6010 | |
| Zinc, Zn | 41.3 | 1.0 | mg/kg | EPA 6010 | |

**Sample ID:** SP2-10 **Laboratory ID:** J242427-030

| Analyte | Result | Reporting Limit | Units | Method | Notes |
|---|---|---|---|---|---|
| Barium, Ba | 57.4 | 0.5 | mg/kg | EPA 6010 | |
| Cadmium, Cd | 1.4 | 0.5 | mg/kg | EPA 6010 | |
| Chromium, Cr | 7.5 | 0.5 | mg/kg | EPA 6010 | |
| Cobalt, Co | 2.9 | 0.5 | mg/kg | EPA 6010 | |
| Copper, Cu | 5.8 | 0.5 | mg/kg | EPA 6010 | |
| Lead, Pb | 2.6 | 0.5 | mg/kg | EPA 6010 | |
| Molybdenum, Mo | 1.2 | 0.5 | mg/kg | EPA 6010 | |
| Nickel, Ni | 4.7 | 0.5 | mg/kg | EPA 6010 | |
| Vanadium, V | 19.6 | 0.5 | mg/kg | EPA 6010 | |
| Zinc, Zn | 27.7 | 1.0 | mg/kg | EPA 6010 | |

**Sample ID:** SP2-20 **Laboratory ID:** J242427-031

| Analyte | Result | Reporting Limit | Units | Method | Notes |
|---|---|---|---|---|---|
| Arsenic, As | 6.8 | 5.0 | mg/kg | EPA 6010 | |
| Barium, Ba | 52.2 | 0.5 | mg/kg | EPA 6010 | |

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## DETECTIONS SUMMARY

**Sample ID:** SP2-20 **Laboratory ID:** J242427-031

| Analyte | Result | Reporting Limit | Units | Method | Notes |
|---|---|---|---|---|---|
| Cadmium, Cd | 1.2 | 0.5 | mg/kg | EPA 6010 | |
| Chromium, Cr | 8.1 | 0.5 | mg/kg | EPA 6010 | |
| Cobalt, Co | 3.9 | 0.5 | mg/kg | EPA 6010 | |
| Copper, Cu | 7.3 | 0.5 | mg/kg | EPA 6010 | |
| Lead, Pb | 3.6 | 0.5 | mg/kg | EPA 6010 | |
| Molybdenum, Mo | 0.5 | 0.5 | mg/kg | EPA 6010 | |
| Nickel, Ni | 3.8 | 0.5 | mg/kg | EPA 6010 | |
| Vanadium, V | 24.1 | 0.5 | mg/kg | EPA 6010 | |
| Zinc, Zn | 30.2 | 1.0 | mg/kg | EPA 6010 | |





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1
J242427-001(Soil)

| Analyte | Result | Reporting Limit | Units | Dilution | Batch | Analyzed | Method | Notes |
|---|---|---|---|---|---|---|---|---|
| **Lead by EPA 6010** | | | | | | | | |
| Lead, Pb | 6.7 | 0.5 | mg/kg | 1 | QC2408337 | 08/20/24 | EPA 6010 | |





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2
J242427-002(Soil)

| Analyte | Result | Reporting Limit | Units | Dilution | Batch | Analyzed | Method | Notes |
|---|---|---|---|---|---|---|---|---|
| **Lead by EPA 6010** | | | | | | | | |
| Lead, Pb | 7.3 | 0.5 | mg/kg | 1 | QC2408337 | 08/20/24 | EPA 6010 | |



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3
J242427-003(Soil)

| Analyte | Result | Reporting Limit | Units | Dilution | Batch | Analyzed | Method | Notes |
|---|---|---|---|---|---|---|---|---|
| **Lead by EPA 6010** | | | | | | | | |
| Lead, Pb | 4.6 | 0.5 | mg/kg | 1 | QC2408337 | 08/20/24 | EPA 6010 | |





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4
J242427-004(Soil)

| Analyte | Result | Reporting Limit | Units | Dilution | Batch | Analyzed | Method | Notes |
|---|---|---|---|---|---|---|---|---|
| **Lead by EPA 6010** | | | | | | | | |
| Lead, Pb | 3.1 | 0.5 | mg/kg | 1 | QC2408337 | 08/20/24 | EPA 6010 | |





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5
J242427-005(Soil)

| Analyte | Result | Reporting Limit | Units | Dilution | Batch | Analyzed | Method | Notes |
|---|---|---|---|---|---|---|---|---|
| **Lead by EPA 6010** | | | | | | | | |
| Lead, Pb | 4.5 | 0.5 | mg/kg | 1 | QC2408337 | 08/20/24 | EPA 6010 | |





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6
J242427-006(Soil)

| Analyte | Result | Reporting Limit | Units | Dilution | Batch | Analyzed | Method | Notes |
|---|---|---|---|---|---|---|---|---|
| **Lead by EPA 6010** | | | | | | | | |
| Lead, Pb | 4.3 | 0.5 | mg/kg | 1 | QC2408337 | 08/20/24 | EPA 6010 | |





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7
J242427-007(Soil)

| Analyte | Result | Reporting Limit | Units | Dilution | Batch | Analyzed | Method | Notes |
|---|---|---|---|---|---|---|---|---|
| **Lead by EPA 6010** | | | | | | | | |
| Lead, Pb | 5.9 | 0.5 | mg/kg | 1 | QC2408337 | 08/20/24 | EPA 6010 | |





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8
J242427-008(Soil)

| Analyte | Result | Reporting Limit | Units | Dilution | Batch | Analyzed | Method | Notes |
|---|---|---|---|---|---|---|---|---|
| **Lead by EPA 6010** | | | | | | | | |
| Lead, Pb | 5.3 | 0.5 | mg/kg | 1 | QC2408337 | 08/20/24 | EPA 6010 | |



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9
J242427-009(Soil)

| Analyte | Result | Reporting Limit | Units | Dilution | Batch | Analyzed | Method | Notes |
|---|---|---|---|---|---|---|---|---|
| **Lead by EPA 6010** | | | | | | | | |
| Lead, Pb | 4.7 | 0.5 | mg/kg | 1 | QC2408337 | 08/20/24 | EPA 6010 | |





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12
J242427-010(Soil)

| Analyte | Result | Reporting Limit | Units | Dilution | Batch | Analyzed | Method | Notes |
|---|---|---|---|---|---|---|---|---|
| **Lead by EPA 6010** | | | | | | | | |
| Lead, Pb | 5.8 | 0.5 | mg/kg | 1 | QC2408337 | 08/20/24 | EPA 6010 | |





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13
J242427-011(Soil)

| Analyte | Result | Reporting Limit | Units | Dilution | Batch | Analyzed | Method | Notes |
|---|---|---|---|---|---|---|---|---|
| **Lead by EPA 6010** | | | | | | | | |
| Lead, Pb | 6.0 | 0.5 | mg/kg | 1 | QC2408337 | 08/20/24 | EPA 6010 | |



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16
J242427-012(Soil)

| Analyte | Result | Reporting Limit | Units | Dilution | Batch | Analyzed | Method | Notes |
|---|---|---|---|---|---|---|---|---|
| **Lead by EPA 6010** | | | | | | | | |
| Lead, Pb | 3.3 | 0.5 | mg/kg | 1 | QC2408337 | 08/20/24 | EPA 6010 | |





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11-1
J242427-013(Soil)

| Analyte | Result | Reporting Limit | Units | Dilution | Batch | Analyzed | Method | Notes |
|---|---|---|---|---|---|---|---|---|
| **Lead by EPA 6010** | | | | | | | | |
| Lead, Pb | 18.9 | 0.5 | mg/kg | 1 | QC2408337 | 08/20/24 | EPA 6010 | |



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19-1
J242427-014(Soil)

| Analyte | Result | Reporting Limit | Units | Dilution | Batch | Analyzed | Method | Notes |
|---|---|---|---|---|---|---|---|---|
| **Lead by EPA 6010** | | | | | | | | |
| Lead, Pb | 6.3 | 0.5 | mg/kg | 1 | QC2408337 | 08/20/24 | EPA 6010 | |



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20-1
J242427-015(Soil)

| Analyte | Result | Reporting Limit | Units | Dilution | Batch | Analyzed | Method | Notes |
|---|---|---|---|---|---|---|---|---|
| **Lead by EPA 6010** | | | | | | | | |
| Lead, Pb | 4.8 | 0.5 | mg/kg | 1 | QC2408337 | 08/20/24 | EPA 6010 | |



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21-1
J242427-016(Soil)

| Analyte | Result | Reporting Limit | Units | Dilution | Batch | Analyzed | Method | Notes |
|---|---|---|---|---|---|---|---|---|
| **Lead by EPA 6010** | | | | | | | | |
| Lead, Pb | 3.7 | 0.5 | mg/kg | 1 | QC2408337 | 08/20/24 | EPA 6010 | |



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19
J242427-017(Soil)

| Analyte | Result | Reporting Limit | Units | Dilution | Batch | Analyzed | Method | Notes |
|---|---|---|---|---|---|---|---|---|
| **Chlorinated Pesticides by GC/ECD by EPA 8081** | | | | | | | | |
| alpha-BHC | ND | 10.0 | µg/kg | 1 | QC2408399 | 08/21/24 | EPA 8081 | |
| beta-BHC | ND | 10.0 | µg/kg | " | " | " | " | |
| gamma-BHC (Lindane) | ND | 10.0 | µg/kg | " | " | " | " | |
| Heptachlor | ND | 10.0 | µg/kg | " | " | " | " | |
| delta-BHC | ND | 10.0 | µg/kg | " | " | " | " | |
| Aldrin | ND | 10.0 | µg/kg | " | " | " | " | |
| Heptachlor epoxide | ND | 10.0 | µg/kg | " | " | " | " | |
| gamma-Chlordane | ND | 10.0 | µg/kg | " | " | " | " | |
| alpha-Chlordane | ND | 10.0 | µg/kg | " | " | " | " | |
| Endosulfan I | ND | 10.0 | µg/kg | " | " | " | " | |
| 4,4'-DDE | 22.5 | 10.0 | µg/kg | " | " | " | " | |
| Dieldrin | ND | 10.0 | µg/kg | " | " | " | " | |
| Endrin | ND | 10.0 | µg/kg | " | " | " | " | |
| 4,4'-DDD | ND | 10.0 | µg/kg | " | " | " | " | |
| Endosulfan II | ND | 10.0 | µg/kg | " | " | " | " | |
| 4,4'-DDT | ND | 10.0 | µg/kg | " | " | " | " | |
| Endrin aldehyde | ND | 10.0 | µg/kg | " | " | " | " | |
| Endosulfan sulfate | ND | 10.0 | µg/kg | " | " | " | " | |
| Methoxychlor | ND | 20.0 | µg/kg | " | " | " | " | |
| Endrin ketone | ND | 10.0 | µg/kg | " | " | " | " | |
| Toxaphene | ND | 20.0 | µg/kg | " | " | " | " | |
| Technical Chlordane | ND | 20.0 | µg/kg | " | " | " | " | |
| *Surrogate: TCMX* | *73.35 %* | *30 - 135* | | | | | | |
| *Surrogate: Decachlorobiphenyl* | *91.24 %* | *30 - 135* | | | | | | |

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20
J242427-018(Soil)

| Analyte | Result | Reporting Limit | Units | Dilution | Batch | Analyzed | Method | Notes |
|---|---|---|---|---|---|---|---|---|
| **Chlorinated Pesticides by GC/ECD by EPA 8081** | | | | | | | | |
| alpha-BHC | ND | 10.0 | µg/kg | 1 | QC2408399 | 08/21/24 | EPA 8081 | |
| beta-BHC | ND | 10.0 | µg/kg | " | " | " | " | |
| gamma-BHC (Lindane) | ND | 10.0 | µg/kg | " | " | " | " | |
| Heptachlor | ND | 10.0 | µg/kg | " | " | " | " | |
| delta-BHC | ND | 10.0 | µg/kg | " | " | " | " | |
| Aldrin | ND | 10.0 | µg/kg | " | " | " | " | |
| Heptachlor epoxide | ND | 10.0 | µg/kg | " | " | " | " | |
| gamma-Chlordane | ND | 10.0 | µg/kg | " | " | " | " | |
| alpha-Chlordane | ND | 10.0 | µg/kg | " | " | " | " | |
| Endosulfan I | ND | 10.0 | µg/kg | " | " | " | " | |
| 4,4'-DDE | 105 | 100 | µg/kg | 10 | " | " | " | |
| Dieldrin | ND | 10.0 | µg/kg | 1 | " | " | " | |
| Endrin | 11.0 | 10.0 | µg/kg | " | " | " | " | |
| 4,4'-DDD | ND | 10.0 | µg/kg | " | " | " | " | |
| Endosulfan II | ND | 10.0 | µg/kg | " | " | " | " | |
| 4,4'-DDT | 59.9 | 20.0 | µg/kg | 2 | " | " | " | |
| Endrin aldehyde | ND | 10.0 | µg/kg | 1 | " | " | " | |
| Endosulfan sulfate | ND | 10.0 | µg/kg | " | " | " | " | |
| Methoxychlor | ND | 20.0 | µg/kg | " | " | " | " | |
| Endrin ketone | ND | 10.0 | µg/kg | " | " | " | " | |
| Toxaphene | ND | 20.0 | µg/kg | " | " | " | " | |
| Technical Chlordane | ND | 20.0 | µg/kg | " | " | " | " | |

| | | |
|---|---|---|
| *Surrogate: TCMX* | *69.91 %* | *30 - 135* |
| *Surrogate: Decachlorobiphenyl* | *91.61 %* | *30 - 135* |

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11
J242427-019(Soil)

| Analyte | Result | Reporting Limit | Units | Dilution | Batch | Analyzed | Method | Notes |
|---|---|---|---|---|---|---|---|---|
| **Chlorinated Pesticides by GC/ECD by EPA 8081** | | | | | | | | |
| alpha-BHC | ND | 10.0 | µg/kg | 1 | QC2408399 | 08/21/24 | EPA 8081 | |
| beta-BHC | ND | 10.0 | µg/kg | " | " | " | " | |
| gamma-BHC (Lindane) | ND | 10.0 | µg/kg | " | " | " | " | |
| Heptachlor | ND | 10.0 | µg/kg | " | " | " | " | |
| delta-BHC | ND | 10.0 | µg/kg | " | " | " | " | |
| Aldrin | ND | 10.0 | µg/kg | " | " | " | " | |
| Heptachlor epoxide | ND | 10.0 | µg/kg | " | " | " | " | |
| gamma-Chlordane | ND | 10.0 | µg/kg | " | " | " | " | |
| alpha-Chlordane | ND | 10.0 | µg/kg | " | " | " | " | |
| Endosulfan I | ND | 10.0 | µg/kg | " | " | " | " | |
| 4,4'-DDE | 737 | 200 | µg/kg | 20 | " | " | " | |
| Dieldrin | ND | 10.0 | µg/kg | 1 | " | " | " | |
| Endrin | 158 | 100 | µg/kg | 10 | " | " | " | |
| 4,4'-DDD | ND | 10.0 | µg/kg | 1 | " | " | " | |
| Endosulfan II | ND | 10.0 | µg/kg | " | " | " | " | |
| 4,4'-DDT | 579 | 200 | µg/kg | 20 | " | " | " | |
| Endrin aldehyde | ND | 10.0 | µg/kg | 1 | " | " | " | |
| Endosulfan sulfate | ND | 10.0 | µg/kg | " | " | " | " | |
| Methoxychlor | ND | 20.0 | µg/kg | " | " | " | " | |
| Endrin ketone | ND | 10.0 | µg/kg | " | " | " | " | |
| Toxaphene | ND | 20.0 | µg/kg | " | " | " | " | |
| Technical Chlordane | ND | 20.0 | µg/kg | " | " | " | " | |
| *Surrogate: TCMX* | *66.96 %* | *30 - 135* | | | | | | |
| *Surrogate: Decachlorobiphenyl* | *87.09 %* | *30 - 135* | | | | | | |

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21
J242427-020(Soil)

| Analyte | Result | Reporting Limit | Units | Dilution | Batch | Analyzed | Method | Notes |
|---|---|---|---|---|---|---|---|---|
| **Chlorinated Pesticides by GC/ECD by EPA 8081** | | | | | | | | |
| alpha-BHC | ND | 10.0 | µg/kg | 1 | QC2408399 | 08/21/24 | EPA 8081 | |
| beta-BHC | ND | 10.0 | µg/kg | " | " | " | " | |
| gamma-BHC (Lindane) | ND | 10.0 | µg/kg | " | " | " | " | |
| Heptachlor | ND | 10.0 | µg/kg | " | " | " | " | |
| delta-BHC | ND | 10.0 | µg/kg | " | " | " | " | |
| Aldrin | ND | 10.0 | µg/kg | " | " | " | " | |
| Heptachlor epoxide | ND | 10.0 | µg/kg | " | " | " | " | |
| gamma-Chlordane | ND | 10.0 | µg/kg | " | " | " | " | |
| alpha-Chlordane | ND | 10.0 | µg/kg | " | " | " | " | |
| Endosulfan I | ND | 10.0 | µg/kg | " | " | " | " | |
| 4,4'-DDE | ND | 10.0 | µg/kg | " | " | " | " | |
| Dieldrin | ND | 10.0 | µg/kg | " | " | " | " | |
| Endrin | ND | 10.0 | µg/kg | " | " | " | " | |
| 4,4'-DDD | ND | 10.0 | µg/kg | " | " | " | " | |
| Endosulfan II | ND | 10.0 | µg/kg | " | " | " | " | |
| 4,4'-DDT | ND | 10.0 | µg/kg | " | " | " | " | |
| Endrin aldehyde | ND | 10.0 | µg/kg | " | " | " | " | |
| Endosulfan sulfate | ND | 10.0 | µg/kg | " | " | " | " | |
| Methoxychlor | ND | 20.0 | µg/kg | " | " | " | " | |
| Endrin ketone | ND | 10.0 | µg/kg | " | " | " | " | |
| Toxaphene | ND | 20.0 | µg/kg | " | " | " | " | |
| Technical Chlordane | ND | 20.0 | µg/kg | " | " | " | " | |
| *Surrogate: TCMX* | *67.36 %* | *30 - 135* | | | | | | |
| *Surrogate: Decachlorobiphenyl* | *85.06 %* | *30 - 135* | | | | | | |

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Composite 1
J242427-021(Soil)

| Analyte | Result | Reporting Limit | Units | Dilution | Batch | Analyzed | Method | Notes |
|---|---|---|---|---|---|---|---|---|
| **CAM 17 Metals by ICP-OES by EPA 6010** | | | | | | | | |
| Silver, Ag | ND | 0.5 | mg/kg | 1 | QC2408338 | 08/20/24 | EPA 6010 | |
| Arsenic, As | ND | 5.0 | mg/kg | " | " | " | " | |
| Barium, Ba | 85.3 | 0.5 | mg/kg | " | " | " | " | |
| Beryllium, Be | ND | 0.5 | mg/kg | " | " | " | " | |
| Cadmium, Cd | 2.2 | 0.5 | mg/kg | " | " | " | " | |
| Cobalt, Co | 4.9 | 0.5 | mg/kg | " | " | " | " | |
| Chromium, Cr | 11.0 | 0.5 | mg/kg | " | " | " | " | |
| Copper, Cu | 6.4 | 0.5 | mg/kg | " | " | " | " | |
| Molybdenum, Mo | 1.1 | 0.5 | mg/kg | " | " | " | " | |
| Nickel, Ni | 4.9 | 0.5 | mg/kg | " | " | " | " | |
| Lead, Pb | 3.4 | 0.5 | mg/kg | " | " | " | " | |
| Antimony, Sb | ND | 5.0 | mg/kg | " | " | " | " | |
| Selenium, Se | ND | 5.0 | mg/kg | " | " | " | " | |
| Thallium, Tl | ND | 5.0 | mg/kg | " | " | " | " | |
| Vanadium, V | 33.4 | 0.5 | mg/kg | " | " | " | " | |
| Zinc, Zn | 40.2 | 0.5 | mg/kg | " | " | " | " | |
| **Chlorinated Pesticides by GC/ECD by EPA 8081** | | | | | | | | |
| alpha-BHC | ND | 10.0 | µg/kg | 1 | QC2408399 | 08/21/24 | EPA 8081 | |
| beta-BHC | ND | 10.0 | µg/kg | " | " | " | " | |
| gamma-BHC (Lindane) | ND | 10.0 | µg/kg | " | " | " | " | |
| Heptachlor | ND | 10.0 | µg/kg | " | " | " | " | |
| delta-BHC | ND | 10.0 | µg/kg | " | " | " | " | |
| Aldrin | ND | 10.0 | µg/kg | " | " | " | " | |
| Heptachlor epoxide | ND | 10.0 | µg/kg | " | " | " | " | |
| gamma-Chlordane | ND | 10.0 | µg/kg | " | " | " | " | |
| alpha-Chlordane | ND | 10.0 | µg/kg | " | " | " | " | |
| Endosulfan I | ND | 10.0 | µg/kg | " | " | " | " | |
| 4,4'-DDE | 11.1 | 10.0 | µg/kg | " | " | " | " | |
| Dieldrin | ND | 10.0 | µg/kg | " | " | " | " | |
| Endrin | ND | 10.0 | µg/kg | " | " | " | " | |
| 4,4'-DDD | ND | 10.0 | µg/kg | " | " | " | " | |
| Endosulfan II | ND | 10.0 | µg/kg | " | " | " | " | |
| 4,4'-DDT | ND | 10.0 | µg/kg | " | " | " | " | |
| Endrin aldehyde | ND | 10.0 | µg/kg | " | " | " | " | |
| Endosulfan sulfate | ND | 10.0 | µg/kg | " | " | " | " | |
| Methoxychlor | ND | 20.0 | µg/kg | " | " | " | " | |
| Endrin ketone | ND | 10.0 | µg/kg | " | " | " | " | |
| Toxaphene | ND | 20.0 | µg/kg | " | " | " | " | |
| Technical Chlordane | ND | 20.0 | µg/kg | " | " | " | " | |

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| San Bernardino, CA 92408 | Project Manager: Josh Sargent | 09/10/24 14:54 |

Composite 1
J242427-021(Soil)

| Analyte | Result | Reporting Limit | Units | Dilution | Batch | Analyzed | Method | Notes |
|---|---|---|---|---|---|---|---|---|
| **Chlorinated Pesticides by GC/ECD by EPA 8081** | | | | | | | | |
| *Surrogate: TCMX* | *63.96 %* | *30 - 135* | | | | | | |
| *Surrogate: Decachlorobiphenyl* | *79.49 %* | *30 - 135* | | | | | | |
| **Mercury by Cold Vapor Atomic Absorption by EPA 7471** | | | | | | | | |
| Mercury, Hg | ND | 0.020 | mg/kg | 1 | QC2408332 | 08/20/24 | EPA 7471 | |
| **Total Petroleum Hydrocarbons by EPA 8015** | | | | | | | | |
| C13 - C22 | ND | 10.0 | mg/kg | 1 | QC2408394 | 08/22/24 | EPA 8015 | |
| C23 - C40 | ND | 10.0 | mg/kg | " | " | " | " | |
| *Surrogate: Hexacosane* | *64.67 %* | *50 - 140* | | | | | | |
| **Volatile Organic Compounds by EPA 8260** | | | | | | | | |
| Benzene | ND | 1.0 | µg/kg | 1 | QC2408396 | 08/21/24 | EPA 8260 | |
| Bromobenzene | ND | 1.0 | µg/kg | " | " | " | " | |
| Bromodichloromethane | ND | 1.0 | µg/kg | " | " | " | " | |
| Bromoform | ND | 1.0 | µg/kg | " | " | " | " | |
| n-Butylbenzene | ND | 1.0 | µg/kg | " | " | " | " | |
| sec-Butylbenzene | ND | 1.0 | µg/kg | " | " | " | " | |
| tert-Butylbenzene | ND | 1.0 | µg/kg | " | " | " | " | |
| Carbon tetrachloride | ND | 1.0 | µg/kg | " | " | " | " | |
| Chlorobenzene | ND | 1.0 | µg/kg | " | " | " | " | |
| Chloroform | ND | 1.0 | µg/kg | " | " | " | " | |
| 2-Chlorotoluene | ND | 1.0 | µg/kg | " | " | " | " | |
| 4-Chlorotoluene | ND | 1.0 | µg/kg | " | " | " | " | |
| Dibromochloromethane | ND | 1.0 | µg/kg | " | " | " | " | |
| 1,2-Dibromo-3-chloropropane | ND | 1.0 | µg/kg | " | " | " | " | |
| 1,2-Dibromoethane (EDB) | ND | 1.0 | µg/kg | " | " | " | " | |
| Dibromomethane | ND | 1.0 | µg/kg | " | " | " | " | |
| 1,2- Dichlorobenzene | ND | 1.0 | µg/kg | " | " | " | " | |
| 1,3-Dichlorobenzene | ND | 1.0 | µg/kg | " | " | " | " | |
| 1,4-Dichlorobenzene | ND | 1.0 | µg/kg | " | " | " | " | |
| 1,1-Dichloroethane | ND | 1.0 | µg/kg | " | " | " | " | |
| 1,2-Dichloroethane | ND | 1.0 | µg/kg | " | " | " | " | |
| 1,1-Dichloroethene | ND | 1.0 | µg/kg | " | " | " | " | |
| cis-1,2-Dichloroethene | ND | 1.0 | µg/kg | " | " | " | " | |
| trans-1,2-Dichloroethene | ND | 1.0 | µg/kg | " | " | " | " | |
| 1,2-Dichloropropane | ND | 1.0 | µg/kg | " | " | " | " | |
| 1,3-Dichloropropane | ND | 1.0 | µg/kg | " | " | " | " | |
| 2,2-Dichloropropane | ND | 1.0 | µg/kg | " | " | " | " | |
| 1,1-Dichloropropene | ND | 1.0 | µg/kg | " | " | " | " | |

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Composite 1
J242427-021(Soil)

| Analyte | Result | Reporting Limit | Units | Dilution | Batch | Analyzed | Method | Notes |
|---|---|---|---|---|---|---|---|---|
| **Volatile Organic Compounds by EPA 8260** | | | | | | | | |
| cis-1,3-Dichloropropene | ND | 1.0 | µg/kg | 1 | QC2408396 | 08/21/24 | EPA 8260 | |
| trans-1,3-Dichloropropene | ND | 1.0 | µg/kg | " | " | " | " | |
| Ethylbenzene | ND | 1.0 | µg/kg | " | " | " | " | |
| Freon 11 | ND | 5.0 | µg/kg | " | " | " | " | |
| Freon 12 | ND | 5.0 | µg/kg | " | " | " | " | |
| Freon 113 | ND | 5.0 | µg/kg | " | " | " | " | |
| Hexachlorobutadiene | ND | 1.0 | µg/kg | " | " | " | " | |
| Isopropylbenzene | ND | 1.0 | µg/kg | " | " | " | " | |
| 4-Isopropyltoluene | ND | 1.0 | µg/kg | " | " | " | " | |
| Methylene chloride | ND | 1.0 | µg/kg | " | " | " | " | |
| Naphthalene | ND | 5.0 | µg/kg | " | " | " | " | |
| n-Propylbenzene | ND | 1.0 | µg/kg | " | " | " | " | |
| Styrene | ND | 1.0 | µg/kg | " | " | " | " | |
| 1,1,1,2-Tetrachloroethane | ND | 1.0 | µg/kg | " | " | " | " | |
| 1,1,2,2-Tetrachloroethane | ND | 1.0 | µg/kg | " | " | " | " | |
| Tetrachloroethene | ND | 1.0 | µg/kg | " | " | " | " | |
| Toluene | ND | 1.0 | µg/kg | " | " | " | " | |
| 1,2,3-Trichlorobenzene | ND | 3.0 | µg/kg | " | " | " | " | |
| 1,2,4-Trichlorobenzene | ND | 3.0 | µg/kg | " | " | " | " | |
| 1,1,1-Trichloroethane | ND | 1.0 | µg/kg | " | " | " | " | |
| 1,1,2-Trichloroethane | ND | 1.0 | µg/kg | " | " | " | " | |
| Trichloroethene | ND | 1.0 | µg/kg | " | " | " | " | |
| 1,2,3-Trichloropropane | ND | 1.0 | µg/kg | " | " | " | " | |
| 1,2,4-Trimethylbenzene | ND | 1.0 | µg/kg | " | " | " | " | |
| 1,3,5-Trimethylbenzene | ND | 1.0 | µg/kg | " | " | " | " | |
| Vinyl chloride | ND | 1.0 | µg/kg | " | " | " | " | |
| m+p-Xylene | ND | 2.0 | µg/kg | " | " | " | " | |
| o-Xylene | ND | 1.0 | µg/kg | " | " | " | " | |
| Methyl-tert-butylether | ND | 5.0 | µg/kg | " | " | " | " | |
| Ethyl-tert-butylether | ND | 5.0 | µg/kg | " | " | " | " | |
| Di-isopropylether | ND | 5.0 | µg/kg | " | " | " | " | |
| tert-amylmethylether | ND | 5.0 | µg/kg | " | " | " | " | |
| tert-Butylalcohol | ND | 50.0 | µg/kg | " | " | " | " | |
| Gasoline Range Organics (C4-C12) | ND | 0.20 | mg/kg | " | " | " | " | |

| | | |
|---|---|---|
| *Surrogate: Toluene-d8* | *92.73 %* | *60 - 140* |
| *Surrogate: Dibromofluoromethane* | *130.23 %* | *60 - 140* |
| *Surrogate: 4-Bromofluorobenzene* | *82.52 %* | *60 - 140* |

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11007 FOREST PLACE
SANTA FE SPRINGS, CA 90670
714-449-9937 PHONE
562-646-1611 FAX

| | | |
|---|---|---|
| Stantec Consulting | Project: Brookfield - Irvine | |
| 735 EastCarnegie Drive, Suite 280 | Project Number: 185806655 | Reported |
| San Bernardino, CA 92408 | Project Manager: Josh Sargent | 09/10/24 14:54 |

SP1-10
J242427-028(Soil)

| Analyte | Result | Reporting Limit | Units | Dilution | Batch | Analyzed | Method | Notes |
|---|---|---|---|---|---|---|---|---|
| **CAM 17 Metals by ICP-OES by EPA 6010** | | | | | | | | |
| Silver, Ag | ND | 0.5 | mg/kg | 1 | QC2408330 | 08/20/24 | EPA 6010 | |
| Arsenic, As | ND | 5.0 | mg/kg | " | " | " | " | |
| Barium, Ba | 61.1 | 0.5 | mg/kg | " | " | " | " | |
| Beryllium, Be | ND | 0.5 | mg/kg | " | " | " | " | |
| Cadmium, Cd | 2.2 | 0.5 | mg/kg | " | " | " | " | |
| Cobalt, Co | 3.8 | 0.5 | mg/kg | " | " | " | " | |
| Chromium, Cr | 11.1 | 0.5 | mg/kg | " | " | " | " | |
| Copper, Cu | 7.3 | 0.5 | mg/kg | " | " | " | " | |
| Molybdenum, Mo | 1.7 | 0.5 | mg/kg | " | " | " | " | |
| Nickel, Ni | 7.1 | 0.5 | mg/kg | " | " | " | " | |
| Lead, Pb | 3.7 | 0.5 | mg/kg | " | " | " | " | |
| Antimony, Sb | ND | 5.0 | mg/kg | " | " | " | " | |
| Selenium, Se | ND | 5.0 | mg/kg | " | " | " | " | |
| Thallium, Tl | ND | 5.0 | mg/kg | " | " | " | " | |
| Vanadium, V | 28.3 | 0.5 | mg/kg | " | " | " | " | |
| Zinc, Zn | 31.4 | 1.0 | mg/kg | " | " | " | " | |
| **Chlorinated Pesticides by GC/ECD by EPA 8081** | | | | | | | | |
| alpha-BHC | ND | 10.0 | µg/kg | 1 | QC2408399 | 08/21/24 | EPA 8081 | |
| beta-BHC | ND | 10.0 | µg/kg | " | " | " | " | |
| gamma-BHC (Lindane) | ND | 10.0 | µg/kg | " | " | " | " | |
| Heptachlor | ND | 10.0 | µg/kg | " | " | " | " | |
| delta-BHC | ND | 10.0 | µg/kg | " | " | " | " | |
| Aldrin | ND | 10.0 | µg/kg | " | " | " | " | |
| Heptachlor epoxide | ND | 10.0 | µg/kg | " | " | " | " | |
| gamma-Chlordane | ND | 10.0 | µg/kg | " | " | " | " | |
| alpha-Chlordane | ND | 10.0 | µg/kg | " | " | " | " | |
| Endosulfan I | ND | 10.0 | µg/kg | " | " | " | " | |
| 4,4'-DDE | ND | 10.0 | µg/kg | " | " | " | " | |
| Dieldrin | ND | 10.0 | µg/kg | " | " | " | " | |
| Endrin | ND | 10.0 | µg/kg | " | " | " | " | |
| 4,4'-DDD | ND | 10.0 | µg/kg | " | " | " | " | |
| Endosulfan II | ND | 10.0 | µg/kg | " | " | " | " | |
| 4,4'-DDT | ND | 10.0 | µg/kg | " | " | " | " | |
| Endrin aldehyde | ND | 10.0 | µg/kg | " | " | " | " | |
| Endosulfan sulfate | ND | 10.0 | µg/kg | " | " | " | " | |
| Methoxychlor | ND | 20.0 | µg/kg | " | " | " | " | |
| Endrin ketone | ND | 10.0 | µg/kg | " | " | " | " | |
| Toxaphene | ND | 20.0 | µg/kg | " | " | " | " | |
| Technical Chlordane | ND | 20.0 | µg/kg | " | " | " | " | |

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714-449-9937 PHONE
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|---|---|---|
| Stantec Consulting | Project: Brookfield - Irvine | |
| 735 EastCarnegie Drive, Suite 280 | Project Number: 185806655 | Reported |
| San Bernardino, CA 92408 | Project Manager: Josh Sargent | 09/10/24 14:54 |

SP1-10
J242427-028(Soil)

| Analyte | Result | Reporting Limit | Units | Dilution | Batch | Analyzed | Method | Notes |
|---|---|---|---|---|---|---|---|---|
| **Chlorinated Pesticides by GC/ECD by EPA 8081** | | | | | | | | |
| *Surrogate: TCMX* | *82.35 %* | *30 - 135* | | | | | | |
| *Surrogate: Decachlorobiphenyl* | *91.08 %* | *30 - 135* | | | | | | |
| **Mercury by Cold Vapor Atomic Absorption by EPA 7471** | | | | | | | | |
| Mercury, Hg | 0.028 | 0.020 | mg/kg | 1 | QC2408332 | 08/20/24 | EPA 7471 | |
| **Total Petroleum Hydrocarbons by EPA 8015** | | | | | | | | |
| C13 - C22 | ND | 10.0 | mg/kg | 1 | QC2408394 | 08/22/24 | EPA 8015 | |
| C23 - C40 | 27.6 | 10.0 | mg/kg | " | " | " | " | |
| *Surrogate: Hexacosane* | *64.99 %* | *50 - 140* | | | | | | |
| **Volatile Organic Compounds by EPA 8260** | | | | | | | | |
| Benzene | ND | 1.0 | µg/kg | 1 | QC2408396 | 08/21/24 | EPA 8260 | |
| Bromobenzene | ND | 1.0 | µg/kg | " | " | " | " | |
| Bromodichloromethane | ND | 1.0 | µg/kg | " | " | " | " | |
| Bromoform | ND | 1.0 | µg/kg | " | " | " | " | |
| n-Butylbenzene | ND | 1.0 | µg/kg | " | " | " | " | |
| sec-Butylbenzene | ND | 1.0 | µg/kg | " | " | " | " | |
| tert-Butylbenzene | ND | 1.0 | µg/kg | " | " | " | " | |
| Carbon tetrachloride | ND | 1.0 | µg/kg | " | " | " | " | |
| Chlorobenzene | ND | 1.0 | µg/kg | " | " | " | " | |
| Chloroform | ND | 1.0 | µg/kg | " | " | " | " | |
| 2-Chlorotoluene | ND | 1.0 | µg/kg | " | " | " | " | |
| 4-Chlorotoluene | ND | 1.0 | µg/kg | " | " | " | " | |
| Dibromochloromethane | ND | 1.0 | µg/kg | " | " | " | " | |
| 1,2-Dibromo-3-chloropropane | ND | 1.0 | µg/kg | " | " | " | " | |
| 1,2-Dibromoethane (EDB) | ND | 1.0 | µg/kg | " | " | " | " | |
| Dibromomethane | ND | 1.0 | µg/kg | " | " | " | " | |
| 1,2- Dichlorobenzene | ND | 1.0 | µg/kg | " | " | " | " | |
| 1,3-Dichlorobenzene | ND | 1.0 | µg/kg | " | " | " | " | |
| 1,4-Dichlorobenzene | ND | 1.0 | µg/kg | " | " | " | " | |
| 1,1-Dichloroethane | ND | 1.0 | µg/kg | " | " | " | " | |
| 1,2-Dichloroethane | ND | 1.0 | µg/kg | " | " | " | " | |
| 1,1-Dichloroethene | ND | 1.0 | µg/kg | " | " | " | " | |
| cis-1,2-Dichloroethene | ND | 1.0 | µg/kg | " | " | " | " | |
| trans-1,2-Dichloroethene | ND | 1.0 | µg/kg | " | " | " | " | |
| 1,2-Dichloropropane | ND | 1.0 | µg/kg | " | " | " | " | |
| 1,3-Dichloropropane | ND | 1.0 | µg/kg | " | " | " | " | |
| 2,2-Dichloropropane | ND | 1.0 | µg/kg | " | " | " | " | |
| 1,1-Dichloropropene | ND | 1.0 | µg/kg | " | " | " | " | |

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Lab Director

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|---|---|---|
| Stantec Consulting | Project: Brookfield - Irvine | |
| 735 EastCarnegie Drive, Suite 280 | Project Number: 185806655 | Reported |
| San Bernardino, CA 92408 | Project Manager: Josh Sargent | 09/10/24 14:54 |

SP1-10
J242427-028(Soil)

| Analyte | Result | Reporting Limit | Units | Dilution | Batch | Analyzed | Method | Notes |
|---|---|---|---|---|---|---|---|---|
| **Volatile Organic Compounds by EPA 8260** | | | | | | | | |
| cis-1,3-Dichloropropene | ND | 1.0 | µg/kg | 1 | QC2408396 | 08/21/24 | EPA 8260 | |
| trans-1,3-Dichloropropene | ND | 1.0 | µg/kg | " | " | " | " | |
| Ethylbenzene | ND | 1.0 | µg/kg | " | " | " | " | |
| Freon 11 | ND | 5.0 | µg/kg | " | " | " | " | |
| Freon 12 | ND | 5.0 | µg/kg | " | " | " | " | |
| Freon 113 | ND | 5.0 | µg/kg | " | " | " | " | |
| Hexachlorobutadiene | ND | 1.0 | µg/kg | " | " | " | " | |
| Isopropylbenzene | ND | 1.0 | µg/kg | " | " | " | " | |
| 4-Isopropyltoluene | ND | 1.0 | µg/kg | " | " | " | " | |
| Methylene chloride | ND | 1.0 | µg/kg | " | " | " | " | |
| Naphthalene | ND | 5.0 | µg/kg | " | " | " | " | |
| n-Propylbenzene | ND | 1.0 | µg/kg | " | " | " | " | |
| Styrene | ND | 1.0 | µg/kg | " | " | " | " | |
| 1,1,1,2-Tetrachloroethane | ND | 1.0 | µg/kg | " | " | " | " | |
| 1,1,2,2-Tetrachloroethane | ND | 1.0 | µg/kg | " | " | " | " | |
| Tetrachloroethene | ND | 1.0 | µg/kg | " | " | " | " | |
| Toluene | ND | 1.0 | µg/kg | " | " | " | " | |
| 1,2,3-Trichlorobenzene | ND | 3.0 | µg/kg | " | " | " | " | |
| 1,2,4-Trichlorobenzene | ND | 3.0 | µg/kg | " | " | " | " | |
| 1,1,1-Trichloroethane | ND | 1.0 | µg/kg | " | " | " | " | |
| 1,1,2-Trichloroethane | ND | 1.0 | µg/kg | " | " | " | " | |
| Trichloroethene | ND | 1.0 | µg/kg | " | " | " | " | |
| 1,2,3-Trichloropropane | ND | 1.0 | µg/kg | " | " | " | " | |
| 1,2,4-Trimethylbenzene | ND | 1.0 | µg/kg | " | " | " | " | |
| 1,3,5-Trimethylbenzene | ND | 1.0 | µg/kg | " | " | " | " | |
| Vinyl chloride | ND | 1.0 | µg/kg | " | " | " | " | |
| m+p-Xylene | ND | 2.0 | µg/kg | " | " | " | " | |
| o-Xylene | ND | 1.0 | µg/kg | " | " | " | " | |
| Methyl-tert-butylether | ND | 5.0 | µg/kg | " | " | " | " | |
| Ethyl-tert-butylether | ND | 5.0 | µg/kg | " | " | " | " | |
| Di-isopropylether | ND | 5.0 | µg/kg | " | " | " | " | |
| tert-amylmethylether | ND | 5.0 | µg/kg | " | " | " | " | |
| tert-Butylalcohol | ND | 50.0 | µg/kg | " | " | " | " | |
| Gasoline Range Organics (C4-C12) | ND | 0.20 | mg/kg | " | " | " | " | |

| | | |
|---|---|---|
| *Surrogate: Toluene-d8* | *91.14 %* | *60 - 140* |
| *Surrogate: Dibromofluoromethane* | *124.26 %* | *60 - 140* |
| *Surrogate: 4-Bromofluorobenzene* | *78.55 %* | *60 - 140* |

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Lab Director

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SANTA FE SPRINGS, CA 90670
714-449-9937 PHONE
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| | | |
|---|---|---|
| Stantec Consulting | Project: Brookfield - Irvine | |
| 735 EastCarnegie Drive, Suite 280 | Project Number: 185806655 | Reported |
| San Bernardino, CA 92408 | Project Manager: Josh Sargent | 09/10/24 14:54 |

SP1-20
J242427-029(Soil)

| Analyte | Result | Reporting Limit | Units | Dilution | Batch | Analyzed | Method | Notes |
|---|---|---|---|---|---|---|---|---|
| **CAM 17 Metals by ICP-OES by EPA 6010** | | | | | | | | |
| Silver, Ag | ND | 0.5 | mg/kg | 1 | QC2408330 | 08/20/24 | EPA 6010 | |
| Arsenic, As | ND | 5.0 | mg/kg | " | " | " | " | |
| Barium, Ba | 95.2 | 0.5 | mg/kg | " | " | " | " | |
| Beryllium, Be | ND | 0.5 | mg/kg | " | " | " | " | |
| Cadmium, Cd | 2.1 | 0.5 | mg/kg | " | " | " | " | |
| Cobalt, Co | 5.4 | 0.5 | mg/kg | " | " | " | " | |
| Chromium, Cr | 10.7 | 0.5 | mg/kg | " | " | " | " | |
| Copper, Cu | 6.3 | 0.5 | mg/kg | " | " | " | " | |
| Molybdenum, Mo | ND | 0.5 | mg/kg | " | " | " | " | |
| Nickel, Ni | 5.8 | 0.5 | mg/kg | " | " | " | " | |
| Lead, Pb | 3.1 | 0.5 | mg/kg | " | " | " | " | |
| Antimony, Sb | ND | 5.0 | mg/kg | " | " | " | " | |
| Selenium, Se | ND | 5.0 | mg/kg | " | " | " | " | |
| Thallium, Tl | ND | 5.0 | mg/kg | " | " | " | " | |
| Vanadium, V | 32.0 | 0.5 | mg/kg | " | " | " | " | |
| Zinc, Zn | 41.3 | 1.0 | mg/kg | " | " | " | " | |
| **Chlorinated Pesticides by GC/ECD by EPA 8081** | | | | | | | | |
| alpha-BHC | ND | 10.0 | µg/kg | 1 | QC2408399 | 08/21/24 | EPA 8081 | |
| beta-BHC | ND | 10.0 | µg/kg | " | " | " | " | |
| gamma-BHC (Lindane) | ND | 10.0 | µg/kg | " | " | " | " | |
| Heptachlor | ND | 10.0 | µg/kg | " | " | " | " | |
| delta-BHC | ND | 10.0 | µg/kg | " | " | " | " | |
| Aldrin | ND | 10.0 | µg/kg | " | " | " | " | |
| Heptachlor epoxide | ND | 10.0 | µg/kg | " | " | " | " | |
| gamma-Chlordane | ND | 10.0 | µg/kg | " | " | " | " | |
| alpha-Chlordane | ND | 10.0 | µg/kg | " | " | " | " | |
| Endosulfan I | ND | 10.0 | µg/kg | " | " | " | " | |
| 4,4'-DDE | ND | 10.0 | µg/kg | " | " | " | " | |
| Dieldrin | ND | 10.0 | µg/kg | " | " | " | " | |
| Endrin | ND | 10.0 | µg/kg | " | " | " | " | |
| 4,4'-DDD | ND | 10.0 | µg/kg | " | " | " | " | |
| Endosulfan II | ND | 10.0 | µg/kg | " | " | " | " | |
| 4,4'-DDT | ND | 10.0 | µg/kg | " | " | " | " | |
| Endrin aldehyde | ND | 10.0 | µg/kg | " | " | " | " | |
| Endosulfan sulfate | ND | 10.0 | µg/kg | " | " | " | " | |
| Methoxychlor | ND | 20.0 | µg/kg | " | " | " | " | |
| Endrin ketone | ND | 10.0 | µg/kg | " | " | " | " | |
| Toxaphene | ND | 20.0 | µg/kg | " | " | " | " | |
| Technical Chlordane | ND | 20.0 | µg/kg | " | " | " | " | |

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|---|---|---|
| Stantec Consulting | Project: Brookfield - Irvine | |
| 735 EastCarnegie Drive, Suite 280 | Project Number: 185806655 | Reported |
| San Bernardino, CA 92408 | Project Manager: Josh Sargent | 09/10/24 14:54 |

SP1-20
J242427-029(Soil)

| Analyte | Result | Reporting Limit | Units | Dilution | Batch | Analyzed | Method | Notes |
|---|---|---|---|---|---|---|---|---|
| **Chlorinated Pesticides by GC/ECD by EPA 8081** | | | | | | | | |
| *Surrogate: TCMX* | *88.16 %* | *30 - 135* | | | | | | |
| *Surrogate: Decachlorobiphenyl* | *91.99 %* | *30 - 135* | | | | | | |
| **Mercury by Cold Vapor Atomic Absorption by EPA 7471** | | | | | | | | |
| Mercury, Hg | ND | 0.020 | mg/kg | 1 | QC2408332 | 08/20/24 | EPA 7471 | |
| **Total Petroleum Hydrocarbons by EPA 8015** | | | | | | | | |
| C13 - C22 | ND | 10.0 | mg/kg | 1 | QC2408394 | 08/22/24 | EPA 8015 | |
| C23 - C40 | ND | 10.0 | mg/kg | " | " | " | " | |
| *Surrogate: Hexacosane* | *70.38 %* | *50 - 140* | | | | | | |
| **Volatile Organic Compounds by EPA 8260** | | | | | | | | |
| Benzene | ND | 1.0 | µg/kg | 1 | QC2408396 | 08/21/24 | EPA 8260 | |
| Bromobenzene | ND | 1.0 | µg/kg | " | " | " | " | |
| Bromodichloromethane | ND | 1.0 | µg/kg | " | " | " | " | |
| Bromoform | ND | 1.0 | µg/kg | " | " | " | " | |
| n-Butylbenzene | ND | 1.0 | µg/kg | " | " | " | " | |
| sec-Butylbenzene | ND | 1.0 | µg/kg | " | " | " | " | |
| tert-Butylbenzene | ND | 1.0 | µg/kg | " | " | " | " | |
| Carbon tetrachloride | ND | 1.0 | µg/kg | " | " | " | " | |
| Chlorobenzene | ND | 1.0 | µg/kg | " | " | " | " | |
| Chloroform | ND | 1.0 | µg/kg | " | " | " | " | |
| 2-Chlorotoluene | ND | 1.0 | µg/kg | " | " | " | " | |
| 4-Chlorotoluene | ND | 1.0 | µg/kg | " | " | " | " | |
| Dibromochloromethane | ND | 1.0 | µg/kg | " | " | " | " | |
| 1,2-Dibromo-3-chloropropane | ND | 1.0 | µg/kg | " | " | " | " | |
| 1,2-Dibromoethane (EDB) | ND | 1.0 | µg/kg | " | " | " | " | |
| Dibromomethane | ND | 1.0 | µg/kg | " | " | " | " | |
| 1,2- Dichlorobenzene | ND | 1.0 | µg/kg | " | " | " | " | |
| 1,3-Dichlorobenzene | ND | 1.0 | µg/kg | " | " | " | " | |
| 1,4-Dichlorobenzene | ND | 1.0 | µg/kg | " | " | " | " | |
| 1,1-Dichloroethane | ND | 1.0 | µg/kg | " | " | " | " | |
| 1,2-Dichloroethane | ND | 1.0 | µg/kg | " | " | " | " | |
| 1,1-Dichloroethene | ND | 1.0 | µg/kg | " | " | " | " | |
| cis-1,2-Dichloroethene | ND | 1.0 | µg/kg | " | " | " | " | |
| trans-1,2-Dichloroethene | ND | 1.0 | µg/kg | " | " | " | " | |
| 1,2-Dichloropropane | ND | 1.0 | µg/kg | " | " | " | " | |
| 1,3-Dichloropropane | ND | 1.0 | µg/kg | " | " | " | " | |
| 2,2-Dichloropropane | ND | 1.0 | µg/kg | " | " | " | " | |
| 1,1-Dichloropropene | ND | 1.0 | µg/kg | " | " | " | " | |

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| | | |
|---|---|---|
| Stantec Consulting | Project: Brookfield - Irvine | |
| 735 EastCarnegie Drive, Suite 280 | Project Number: 185806655 | Reported |
| San Bernardino, CA 92408 | Project Manager: Josh Sargent | 09/10/24 14:54 |

SP1-20
J242427-029(Soil)

| Analyte | Result | Reporting Limit | Units | Dilution | Batch | Analyzed | Method | Notes |
|---|---|---|---|---|---|---|---|---|
| **Volatile Organic Compounds by EPA 8260** | | | | | | | | |
| cis-1,3-Dichloropropene | ND | 1.0 | µg/kg | 1 | QC2408396 | 08/21/24 | EPA 8260 | |
| trans-1,3-Dichloropropene | ND | 1.0 | µg/kg | " | " | " | " | |
| Ethylbenzene | ND | 1.0 | µg/kg | " | " | " | " | |
| Freon 11 | ND | 5.0 | µg/kg | " | " | " | " | |
| Freon 12 | ND | 5.0 | µg/kg | " | " | " | " | |
| Freon 113 | ND | 5.0 | µg/kg | " | " | " | " | |
| Hexachlorobutadiene | ND | 1.0 | µg/kg | " | " | " | " | |
| Isopropylbenzene | ND | 1.0 | µg/kg | " | " | " | " | |
| 4-Isopropyltoluene | ND | 1.0 | µg/kg | " | " | " | " | |
| Methylene chloride | ND | 1.0 | µg/kg | " | " | " | " | |
| Naphthalene | ND | 5.0 | µg/kg | " | " | " | " | |
| n-Propylbenzene | ND | 1.0 | µg/kg | " | " | " | " | |
| Styrene | ND | 1.0 | µg/kg | " | " | " | " | |
| 1,1,1,2-Tetrachloroethane | ND | 1.0 | µg/kg | " | " | " | " | |
| 1,1,2,2-Tetrachloroethane | ND | 1.0 | µg/kg | " | " | " | " | |
| Tetrachloroethene | ND | 1.0 | µg/kg | " | " | " | " | |
| Toluene | ND | 1.0 | µg/kg | " | " | " | " | |
| 1,2,3-Trichlorobenzene | ND | 3.0 | µg/kg | " | " | " | " | |
| 1,2,4-Trichlorobenzene | ND | 3.0 | µg/kg | " | " | " | " | |
| 1,1,1-Trichloroethane | ND | 1.0 | µg/kg | " | " | " | " | |
| 1,1,2-Trichloroethane | ND | 1.0 | µg/kg | " | " | " | " | |
| Trichloroethene | ND | 1.0 | µg/kg | " | " | " | " | |
| 1,2,3-Trichloropropane | ND | 1.0 | µg/kg | " | " | " | " | |
| 1,2,4-Trimethylbenzene | ND | 1.0 | µg/kg | " | " | " | " | |
| 1,3,5-Trimethylbenzene | ND | 1.0 | µg/kg | " | " | " | " | |
| Vinyl chloride | ND | 1.0 | µg/kg | " | " | " | " | |
| m+p-Xylene | ND | 2.0 | µg/kg | " | " | " | " | |
| o-Xylene | ND | 1.0 | µg/kg | " | " | " | " | |
| Methyl-tert-butylether | ND | 5.0 | µg/kg | " | " | " | " | |
| Ethyl-tert-butylether | ND | 5.0 | µg/kg | " | " | " | " | |
| Di-isopropylether | ND | 5.0 | µg/kg | " | " | " | " | |
| tert-amylmethylether | ND | 5.0 | µg/kg | " | " | " | " | |
| tert-Butylalcohol | ND | 50.0 | µg/kg | " | " | " | " | |
| Gasoline Range Organics (C4-C12) | ND | 0.20 | mg/kg | " | " | " | " | |

| | | |
|---|---|---|
| *Surrogate: Toluene-d8* | *91.59 %* | *60 - 140* |
| *Surrogate: Dibromofluoromethane* | *126.63 %* | *60 - 140* |
| *Surrogate: 4-Bromofluorobenzene* | *80.54 %* | *60 - 140* |

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Lab Director

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11007 FOREST PLACE
SANTA FE SPRINGS, CA 90670
714-449-9937 PHONE
562-646-1611 FAX

| | | |
|---|---|---|
| Stantec Consulting | Project: Brookfield - Irvine | |
| 735 EastCarnegie Drive, Suite 280 | Project Number: 185806655 | Reported |
| San Bernardino, CA 92408 | Project Manager: Josh Sargent | 09/10/24 14:54 |

SP2-10
J242427-030(Soil)

| Analyte | Result | Reporting Limit | Units | Dilution | Batch | Analyzed | Method | Notes |
|---|---|---|---|---|---|---|---|---|
| **CAM 17 Metals by ICP-OES by EPA 6010** | | | | | | | | |
| Silver, Ag | ND | 0.5 | mg/kg | 1 | QC2408330 | 08/20/24 | EPA 6010 | |
| Arsenic, As | ND | 5.0 | mg/kg | " | " | " | " | |
| Barium, Ba | 57.4 | 0.5 | mg/kg | " | " | " | " | |
| Beryllium, Be | ND | 0.5 | mg/kg | " | " | " | " | |
| Cadmium, Cd | 1.4 | 0.5 | mg/kg | " | " | " | " | |
| Cobalt, Co | 2.9 | 0.5 | mg/kg | " | " | " | " | |
| Chromium, Cr | 7.5 | 0.5 | mg/kg | " | " | " | " | |
| Copper, Cu | 5.8 | 0.5 | mg/kg | " | " | " | " | |
| Molybdenum, Mo | 1.2 | 0.5 | mg/kg | " | " | " | " | |
| Nickel, Ni | 4.7 | 0.5 | mg/kg | " | " | " | " | |
| Lead, Pb | 2.6 | 0.5 | mg/kg | " | " | " | " | |
| Antimony, Sb | ND | 5.0 | mg/kg | " | " | " | " | |
| Selenium, Se | ND | 5.0 | mg/kg | " | " | " | " | |
| Thallium, Tl | ND | 5.0 | mg/kg | " | " | " | " | |
| Vanadium, V | 19.6 | 0.5 | mg/kg | " | " | " | " | |
| Zinc, Zn | 27.7 | 1.0 | mg/kg | " | " | " | " | |
| **Chlorinated Pesticides by GC/ECD by EPA 8081** | | | | | | | | |
| alpha-BHC | ND | 10.0 | µg/kg | 1 | QC2408399 | 08/21/24 | EPA 8081 | |
| beta-BHC | ND | 10.0 | µg/kg | " | " | " | " | |
| gamma-BHC (Lindane) | ND | 10.0 | µg/kg | " | " | " | " | |
| Heptachlor | ND | 10.0 | µg/kg | " | " | " | " | |
| delta-BHC | ND | 10.0 | µg/kg | " | " | " | " | |
| Aldrin | ND | 10.0 | µg/kg | " | " | " | " | |
| Heptachlor epoxide | ND | 10.0 | µg/kg | " | " | " | " | |
| gamma-Chlordane | ND | 10.0 | µg/kg | " | " | " | " | |
| alpha-Chlordane | ND | 10.0 | µg/kg | " | " | " | " | |
| Endosulfan I | ND | 10.0 | µg/kg | " | " | " | " | |
| 4,4'-DDE | ND | 10.0 | µg/kg | " | " | " | " | |
| Dieldrin | ND | 10.0 | µg/kg | " | " | " | " | |
| Endrin | ND | 10.0 | µg/kg | " | " | " | " | |
| 4,4'-DDD | ND | 10.0 | µg/kg | " | " | " | " | |
| Endosulfan II | ND | 10.0 | µg/kg | " | " | " | " | |
| 4,4'-DDT | ND | 10.0 | µg/kg | " | " | " | " | |
| Endrin aldehyde | ND | 10.0 | µg/kg | " | " | " | " | |
| Endosulfan sulfate | ND | 10.0 | µg/kg | " | " | " | " | |
| Methoxychlor | ND | 20.0 | µg/kg | " | " | " | " | |
| Endrin ketone | ND | 10.0 | µg/kg | " | " | " | " | |
| Toxaphene | ND | 20.0 | µg/kg | " | " | " | " | |
| Technical Chlordane | ND | 20.0 | µg/kg | " | " | " | " | |

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Lab Director

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714-449-9937 PHONE
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|---|---|---|
| Stantec Consulting | Project: Brookfield - Irvine | |
| 735 EastCarnegie Drive, Suite 280 | Project Number: 185806655 | Reported |
| San Bernardino, CA 92408 | Project Manager: Josh Sargent | 09/10/24 14:54 |

SP2-10
J242427-030(Soil)

| Analyte | Result | Reporting Limit | Units | Dilution | Batch | Analyzed | Method | Notes |
|---|---|---|---|---|---|---|---|---|
| **Chlorinated Pesticides by GC/ECD by EPA 8081** | | | | | | | | |
| *Surrogate: TCMX* | *74.39 %* | *30 - 135* | | | | | | |
| *Surrogate: Decachlorobiphenyl* | *82.19 %* | *30 - 135* | | | | | | |
| **Mercury by Cold Vapor Atomic Absorption by EPA 7471** | | | | | | | | |
| Mercury, Hg | ND | 0.020 | mg/kg | 1 | QC2408332 | 08/20/24 | EPA 7471 | |
| **Total Petroleum Hydrocarbons by EPA 8015** | | | | | | | | |
| C13 - C22 | ND | 10.0 | mg/kg | 1 | QC2408394 | 08/22/24 | EPA 8015 | |
| C23 - C40 | ND | 10.0 | mg/kg | " | " | " | " | |
| *Surrogate: Hexacosane* | *87.83 %* | *50 - 140* | | | | | | |
| **Volatile Organic Compounds by EPA 8260** | | | | | | | | |
| Benzene | ND | 1.0 | µg/kg | 1 | QC2408396 | 08/21/24 | EPA 8260 | |
| Bromobenzene | ND | 1.0 | µg/kg | " | " | " | " | |
| Bromodichloromethane | ND | 1.0 | µg/kg | " | " | " | " | |
| Bromoform | ND | 1.0 | µg/kg | " | " | " | " | |
| n-Butylbenzene | ND | 1.0 | µg/kg | " | " | " | " | |
| sec-Butylbenzene | ND | 1.0 | µg/kg | " | " | " | " | |
| tert-Butylbenzene | ND | 1.0 | µg/kg | " | " | " | " | |
| Carbon tetrachloride | ND | 1.0 | µg/kg | " | " | " | " | |
| Chlorobenzene | ND | 1.0 | µg/kg | " | " | " | " | |
| Chloroform | ND | 1.0 | µg/kg | " | " | " | " | |
| 2-Chlorotoluene | ND | 1.0 | µg/kg | " | " | " | " | |
| 4-Chlorotoluene | ND | 1.0 | µg/kg | " | " | " | " | |
| Dibromochloromethane | ND | 1.0 | µg/kg | " | " | " | " | |
| 1,2-Dibromo-3-chloropropane | ND | 1.0 | µg/kg | " | " | " | " | |
| 1,2-Dibromoethane (EDB) | ND | 1.0 | µg/kg | " | " | " | " | |
| Dibromomethane | ND | 1.0 | µg/kg | " | " | " | " | |
| 1,2- Dichlorobenzene | ND | 1.0 | µg/kg | " | " | " | " | |
| 1,3-Dichlorobenzene | ND | 1.0 | µg/kg | " | " | " | " | |
| 1,4-Dichlorobenzene | ND | 1.0 | µg/kg | " | " | " | " | |
| 1,1-Dichloroethane | ND | 1.0 | µg/kg | " | " | " | " | |
| 1,2-Dichloroethane | ND | 1.0 | µg/kg | " | " | " | " | |
| 1,1-Dichloroethene | ND | 1.0 | µg/kg | " | " | " | " | |
| cis-1,2-Dichloroethene | ND | 1.0 | µg/kg | " | " | " | " | |
| trans-1,2-Dichloroethene | ND | 1.0 | µg/kg | " | " | " | " | |
| 1,2-Dichloropropane | ND | 1.0 | µg/kg | " | " | " | " | |
| 1,3-Dichloropropane | ND | 1.0 | µg/kg | " | " | " | " | |
| 2,2-Dichloropropane | ND | 1.0 | µg/kg | " | " | " | " | |
| 1,1-Dichloropropene | ND | 1.0 | µg/kg | " | " | " | " | |

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Lab Director

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714-449-9937 PHONE
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| | | |
|---|---|---|
| Stantec Consulting | Project: Brookfield - Irvine | |
| 735 EastCarnegie Drive, Suite 280 | Project Number: 185806655 | Reported |
| San Bernardino, CA 92408 | Project Manager: Josh Sargent | 09/10/24 14:54 |

SP2-10
J242427-030(Soil)

| Analyte | Result | Reporting Limit | Units | Dilution | Batch | Analyzed | Method | Notes |
|---|---|---|---|---|---|---|---|---|
| **Volatile Organic Compounds by EPA 8260** | | | | | | | | |
| cis-1,3-Dichloropropene | ND | 1.0 | µg/kg | 1 | QC2408396 | 08/21/24 | EPA 8260 | |
| trans-1,3-Dichloropropene | ND | 1.0 | µg/kg | " | " | " | " | |
| Ethylbenzene | ND | 1.0 | µg/kg | " | " | " | " | |
| Freon 11 | ND | 5.0 | µg/kg | " | " | " | " | |
| Freon 12 | ND | 5.0 | µg/kg | " | " | " | " | |
| Freon 113 | ND | 5.0 | µg/kg | " | " | " | " | |
| Hexachlorobutadiene | ND | 1.0 | µg/kg | " | " | " | " | |
| Isopropylbenzene | ND | 1.0 | µg/kg | " | " | " | " | |
| 4-Isopropyltoluene | ND | 1.0 | µg/kg | " | " | " | " | |
| Methylene chloride | ND | 1.0 | µg/kg | " | " | " | " | |
| Naphthalene | ND | 5.0 | µg/kg | " | " | " | " | |
| n-Propylbenzene | ND | 1.0 | µg/kg | " | " | " | " | |
| Styrene | ND | 1.0 | µg/kg | " | " | " | " | |
| 1,1,1,2-Tetrachloroethane | ND | 1.0 | µg/kg | " | " | " | " | |
| 1,1,2,2-Tetrachloroethane | ND | 1.0 | µg/kg | " | " | " | " | |
| Tetrachloroethene | ND | 1.0 | µg/kg | " | " | " | " | |
| Toluene | ND | 1.0 | µg/kg | " | " | " | " | |
| 1,2,3-Trichlorobenzene | ND | 3.0 | µg/kg | " | " | " | " | |
| 1,2,4-Trichlorobenzene | ND | 3.0 | µg/kg | " | " | " | " | |
| 1,1,1-Trichloroethane | ND | 1.0 | µg/kg | " | " | " | " | |
| 1,1,2-Trichloroethane | ND | 1.0 | µg/kg | " | " | " | " | |
| Trichloroethene | ND | 1.0 | µg/kg | " | " | " | " | |
| 1,2,3-Trichloropropane | ND | 1.0 | µg/kg | " | " | " | " | |
| 1,2,4-Trimethylbenzene | ND | 1.0 | µg/kg | " | " | " | " | |
| 1,3,5-Trimethylbenzene | ND | 1.0 | µg/kg | " | " | " | " | |
| Vinyl chloride | ND | 1.0 | µg/kg | " | " | " | " | |
| m+p-Xylene | ND | 2.0 | µg/kg | " | " | " | " | |
| o-Xylene | ND | 1.0 | µg/kg | " | " | " | " | |
| Methyl-tert-butylether | ND | 5.0 | µg/kg | " | " | " | " | |
| Ethyl-tert-butylether | ND | 5.0 | µg/kg | " | " | " | " | |
| Di-isopropylether | ND | 5.0 | µg/kg | " | " | " | " | |
| tert-amylmethylether | ND | 5.0 | µg/kg | " | " | " | " | |
| tert-Butylalcohol | ND | 50.0 | µg/kg | " | " | " | " | |
| Gasoline Range Organics (C4-C12) | ND | 0.20 | mg/kg | " | " | " | " | |

| | | |
|---|---|---|
| *Surrogate: Toluene-d8* | *92.23 %* | *60 - 140* |
| *Surrogate: Dibromofluoromethane* | *126.33 %* | *60 - 140* |
| *Surrogate: 4-Bromofluorobenzene* | *80.29 %* | *60 - 140* |

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Lab Director

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|---|---|---|
| Stantec Consulting | Project: Brookfield - Irvine | |
| 735 EastCarnegie Drive, Suite 280 | Project Number: 185806655 | Reported |
| San Bernardino, CA 92408 | Project Manager: Josh Sargent | 09/10/24 14:54 |

SP2-20
J242427-031(Soil)

| Analyte | Result | Reporting Limit | Units | Dilution | Batch | Analyzed | Method | Notes |
|---|---|---|---|---|---|---|---|---|
| **CAM 17 Metals by ICP-OES by EPA 6010** | | | | | | | | |
| Silver, Ag | ND | 0.5 | mg/kg | 1 | QC2408330 | 08/20/24 | EPA 6010 | |
| Arsenic, As | 6.8 | 5.0 | mg/kg | " | " | " | " | |
| Barium, Ba | 52.2 | 0.5 | mg/kg | " | " | " | " | |
| Beryllium, Be | ND | 0.5 | mg/kg | " | " | " | " | |
| Cadmium, Cd | 1.2 | 0.5 | mg/kg | " | " | " | " | |
| Cobalt, Co | 3.9 | 0.5 | mg/kg | " | " | " | " | |
| Chromium, Cr | 8.1 | 0.5 | mg/kg | " | " | " | " | |
| Copper, Cu | 7.3 | 0.5 | mg/kg | " | " | " | " | |
| Molybdenum, Mo | 0.5 | 0.5 | mg/kg | " | " | " | " | |
| Nickel, Ni | 3.8 | 0.5 | mg/kg | " | " | " | " | |
| Lead, Pb | 3.6 | 0.5 | mg/kg | " | " | " | " | |
| Antimony, Sb | ND | 5.0 | mg/kg | " | " | " | " | |
| Selenium, Se | ND | 5.0 | mg/kg | " | " | " | " | |
| Thallium, Tl | ND | 5.0 | mg/kg | " | " | " | " | |
| Vanadium, V | 24.1 | 0.5 | mg/kg | " | " | " | " | |
| Zinc, Zn | 30.2 | 1.0 | mg/kg | " | " | " | " | |
| **Chlorinated Pesticides by GC/ECD by EPA 8081** | | | | | | | | |
| alpha-BHC | ND | 10.0 | µg/kg | 1 | QC2408399 | 08/21/24 | EPA 8081 | |
| beta-BHC | ND | 10.0 | µg/kg | " | " | " | " | |
| gamma-BHC (Lindane) | ND | 10.0 | µg/kg | " | " | " | " | |
| Heptachlor | ND | 10.0 | µg/kg | " | " | " | " | |
| delta-BHC | ND | 10.0 | µg/kg | " | " | " | " | |
| Aldrin | ND | 10.0 | µg/kg | " | " | " | " | |
| Heptachlor epoxide | ND | 10.0 | µg/kg | " | " | " | " | |
| gamma-Chlordane | ND | 10.0 | µg/kg | " | " | " | " | |
| alpha-Chlordane | ND | 10.0 | µg/kg | " | " | " | " | |
| Endosulfan I | ND | 10.0 | µg/kg | " | " | " | " | |
| 4,4'-DDE | ND | 10.0 | µg/kg | " | " | " | " | |
| Dieldrin | ND | 10.0 | µg/kg | " | " | " | " | |
| Endrin | ND | 10.0 | µg/kg | " | " | " | " | |
| 4,4'-DDD | ND | 10.0 | µg/kg | " | " | " | " | |
| Endosulfan II | ND | 10.0 | µg/kg | " | " | " | " | |
| 4,4'-DDT | ND | 10.0 | µg/kg | " | " | " | " | |
| Endrin aldehyde | ND | 10.0 | µg/kg | " | " | " | " | |
| Endosulfan sulfate | ND | 10.0 | µg/kg | " | " | " | " | |
| Methoxychlor | ND | 20.0 | µg/kg | " | " | " | " | |
| Endrin ketone | ND | 10.0 | µg/kg | " | " | " | " | |
| Toxaphene | ND | 20.0 | µg/kg | " | " | " | " | |
| Technical Chlordane | ND | 20.0 | µg/kg | " | " | " | " | |

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Lab Director

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|---|---|---|
| Stantec Consulting | Project: Brookfield - Irvine | |
| 735 EastCarnegie Drive, Suite 280 | Project Number: 185806655 | Reported |
| San Bernardino, CA 92408 | Project Manager: Josh Sargent | 09/10/24 14:54 |

SP2-20
J242427-031(Soil)

| Analyte | Result | Reporting Limit | Units | Dilution | Batch | Analyzed | Method | Notes |
|---|---|---|---|---|---|---|---|---|
| **Chlorinated Pesticides by GC/ECD by EPA 8081** | | | | | | | | |
| *Surrogate: TCMX* | *88.52 %* | *30 - 135* | | | | | | |
| *Surrogate: Decachlorobiphenyl* | *93.62 %* | *30 - 135* | | | | | | |
| **Mercury by Cold Vapor Atomic Absorption by EPA 7471** | | | | | | | | |
| Mercury, Hg | ND | 0.020 | mg/kg | 1 | QC2408332 | 08/20/24 | EPA 7471 | |
| **Total Petroleum Hydrocarbons by EPA 8015** | | | | | | | | |
| C13 - C22 | ND | 10.0 | mg/kg | 1 | QC2408394 | 08/22/24 | EPA 8015 | |
| C23 - C40 | ND | 10.0 | mg/kg | " | " | " | " | |
| *Surrogate: Hexacosane* | *74.34 %* | *50 - 140* | | | | | | |
| **Volatile Organic Compounds by EPA 8260** | | | | | | | | |
| Benzene | ND | 1.0 | µg/kg | 1 | QC2408396 | 08/21/24 | EPA 8260 | |
| Bromobenzene | ND | 1.0 | µg/kg | " | " | " | " | |
| Bromodichloromethane | ND | 1.0 | µg/kg | " | " | " | " | |
| Bromoform | ND | 1.0 | µg/kg | " | " | " | " | |
| n-Butylbenzene | ND | 1.0 | µg/kg | " | " | " | " | |
| sec-Butylbenzene | ND | 1.0 | µg/kg | " | " | " | " | |
| tert-Butylbenzene | ND | 1.0 | µg/kg | " | " | " | " | |
| Carbon tetrachloride | ND | 1.0 | µg/kg | " | " | " | " | |
| Chlorobenzene | ND | 1.0 | µg/kg | " | " | " | " | |
| Chloroform | ND | 1.0 | µg/kg | " | " | " | " | |
| 2-Chlorotoluene | ND | 1.0 | µg/kg | " | " | " | " | |
| 4-Chlorotoluene | ND | 1.0 | µg/kg | " | " | " | " | |
| Dibromochloromethane | ND | 1.0 | µg/kg | " | " | " | " | |
| 1,2-Dibromo-3-chloropropane | ND | 1.0 | µg/kg | " | " | " | " | |
| 1,2-Dibromoethane (EDB) | ND | 1.0 | µg/kg | " | " | " | " | |
| Dibromomethane | ND | 1.0 | µg/kg | " | " | " | " | |
| 1,2- Dichlorobenzene | ND | 1.0 | µg/kg | " | " | " | " | |
| 1,3-Dichlorobenzene | ND | 1.0 | µg/kg | " | " | " | " | |
| 1,4-Dichlorobenzene | ND | 1.0 | µg/kg | " | " | " | " | |
| 1,1-Dichloroethane | ND | 1.0 | µg/kg | " | " | " | " | |
| 1,2-Dichloroethane | ND | 1.0 | µg/kg | " | " | " | " | |
| 1,1-Dichloroethene | ND | 1.0 | µg/kg | " | " | " | " | |
| cis-1,2-Dichloroethene | ND | 1.0 | µg/kg | " | " | " | " | |
| trans-1,2-Dichloroethene | ND | 1.0 | µg/kg | " | " | " | " | |
| 1,2-Dichloropropane | ND | 1.0 | µg/kg | " | " | " | " | |
| 1,3-Dichloropropane | ND | 1.0 | µg/kg | " | " | " | " | |
| 2,2-Dichloropropane | ND | 1.0 | µg/kg | " | " | " | " | |
| 1,1-Dichloropropene | ND | 1.0 | µg/kg | " | " | " | " | |

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|---|---|---|
| Stantec Consulting | Project: Brookfield - Irvine | |
| 735 EastCarnegie Drive, Suite 280 | Project Number: 185806655 | Reported |
| San Bernardino, CA 92408 | Project Manager: Josh Sargent | 09/10/24 14:54 |

SP2-20
J242427-031(Soil)

| Analyte | Result | Reporting Limit | Units | Dilution | Batch | Analyzed | Method | Notes |
|---|---|---|---|---|---|---|---|---|
| **Volatile Organic Compounds by EPA 8260** | | | | | | | | |
| cis-1,3-Dichloropropene | ND | 1.0 | µg/kg | 1 | QC2408396 | 08/21/24 | EPA 8260 | |
| trans-1,3-Dichloropropene | ND | 1.0 | µg/kg | " | " | " | " | |
| Ethylbenzene | ND | 1.0 | µg/kg | " | " | " | " | |
| Freon 11 | ND | 5.0 | µg/kg | " | " | " | " | |
| Freon 12 | ND | 5.0 | µg/kg | " | " | " | " | |
| Freon 113 | ND | 5.0 | µg/kg | " | " | " | " | |
| Hexachlorobutadiene | ND | 1.0 | µg/kg | " | " | " | " | |
| Isopropylbenzene | ND | 1.0 | µg/kg | " | " | " | " | |
| 4-Isopropyltoluene | ND | 1.0 | µg/kg | " | " | " | " | |
| Methylene chloride | ND | 1.0 | µg/kg | " | " | " | " | |
| Naphthalene | ND | 5.0 | µg/kg | " | " | " | " | |
| n-Propylbenzene | ND | 1.0 | µg/kg | " | " | " | " | |
| Styrene | ND | 1.0 | µg/kg | " | " | " | " | |
| 1,1,1,2-Tetrachloroethane | ND | 1.0 | µg/kg | " | " | " | " | |
| 1,1,2,2-Tetrachloroethane | ND | 1.0 | µg/kg | " | " | " | " | |
| Tetrachloroethene | ND | 1.0 | µg/kg | " | " | " | " | |
| Toluene | ND | 1.0 | µg/kg | " | " | " | " | |
| 1,2,3-Trichlorobenzene | ND | 3.0 | µg/kg | " | " | " | " | |
| 1,2,4-Trichlorobenzene | ND | 3.0 | µg/kg | " | " | " | " | |
| 1,1,1-Trichloroethane | ND | 1.0 | µg/kg | " | " | " | " | |
| 1,1,2-Trichloroethane | ND | 1.0 | µg/kg | " | " | " | " | |
| Trichloroethene | ND | 1.0 | µg/kg | " | " | " | " | |
| 1,2,3-Trichloropropane | ND | 1.0 | µg/kg | " | " | " | " | |
| 1,2,4-Trimethylbenzene | ND | 1.0 | µg/kg | " | " | " | " | |
| 1,3,5-Trimethylbenzene | ND | 1.0 | µg/kg | " | " | " | " | |
| Vinyl chloride | ND | 1.0 | µg/kg | " | " | " | " | |
| m+p-Xylene | ND | 2.0 | µg/kg | " | " | " | " | |
| o-Xylene | ND | 1.0 | µg/kg | " | " | " | " | |
| Methyl-tert-butylether | ND | 5.0 | µg/kg | " | " | " | " | |
| Ethyl-tert-butylether | ND | 5.0 | µg/kg | " | " | " | " | |
| Di-isopropylether | ND | 5.0 | µg/kg | " | " | " | " | |
| tert-amylmethylether | ND | 5.0 | µg/kg | " | " | " | " | |
| tert-Butylalcohol | ND | 50.0 | µg/kg | " | " | " | " | |
| Gasoline Range Organics (C4-C12) | ND | 0.20 | mg/kg | " | " | " | " | |

| | | |
|---|---|---|
| *Surrogate: Toluene-d8* | *91.04 %* | *60 - 140* |
| *Surrogate: Dibromofluoromethane* | *125.26 %* | *60 - 140* |
| *Surrogate: 4-Bromofluorobenzene* | *77.91 %* | *60 - 140* |

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| 735 EastCarnegie Drive, Suite 280 | Project Number: 185806655 | Reported |
| San Bernardino, CA 92408 | Project Manager: Josh Sargent | 09/10/24 14:54 |

## CAM 17 Metals by ICP-OES by EPA 6010 - Quality Control

| Analyte | Result | Reporting Limit | Units | Spike Level | Source Result | %REC | %REC Limits | RPD | %REC Limits | Notes |
|---|---|---|---|---|---|---|---|---|---|---|
| **Batch QC2408330 - EPA 6010** | | | | | | | | | | |
| **CCV 1** | | | | | | | | | | |
| Barium, Ba | 1.0 | 0.5 | % | 1 | | 101 | 90 - 110 | | 110 | |
| Cobalt, Co | 1.0 | 0.5 | % | 1 | | 103 | 90 - 110 | | 110 | |
| Lead, Pb | 1.0 | 0.5 | % | 1 | | 100 | 90 - 110 | | 110 | |
| Selenium, Se | 1.0 | 5.0 | % | 1 | | 100 | 90 - 110 | | 110 | |
| Zinc, Zn | 1.0 | 0.5 | % | 1 | | 100 | 90 - 110 | | 110 | |
| **LCS 1** | | | | | | | | | | |
| Barium, Ba | 238 | 0.5 | % | 200 | | 119 | 80 - 120 | | | |
| Cobalt, Co | 59.8 | 0.5 | % | 50 | | 120 | 80 - 120 | | | |
| Lead, Pb | 59.1 | 0.5 | % | 50 | | 118 | 80 - 120 | | | |
| Selenium, Se | 231 | 5.0 | % | 200 | | 116 | 80 - 120 | | | |
| Zinc, Zn | 48.1 | 0.5 | % | 50 | | 96 | 80 - 120 | | | |
| **LCSD 1** | | | | | | | | | | |
| Barium, Ba | 236 | 0.5 | % | 200 | | 118 | 80 - 120 | 0.63 | 120 | |
| Cobalt, Co | 60.0 | 0.5 | % | 50 | | 120 | 80 - 120 | 0.32 | 120 | |
| Lead, Pb | 59.3 | 0.5 | % | 50 | | 119 | 80 - 120 | 0.32 | 120 | |
| Selenium, Se | 235 | 5.0 | % | 200 | | 117 | 80 - 120 | 1.50 | 120 | |
| Zinc, Zn | 47.9 | 0.5 | % | 50 | | 96 | 80 - 120 | 0.35 | 120 | |
| **Method Blank 1** | | | | | | | | | | |
| Silver, Ag | ND | 0.5 | mg/kg | | | | | | | |
| Arsenic, As | ND | 5.0 | mg/kg | | | | | | | |
| Barium, Ba | ND | 0.5 | mg/kg | | | | | | | |
| Beryllium, Be | ND | 0.5 | mg/kg | | | | | | | |
| Cadmium, Cd | ND | 0.5 | mg/kg | | | | | | | |
| Cobalt, Co | ND | 0.5 | mg/kg | | | | | | | |
| Chromium, Cr | ND | 0.5 | mg/kg | | | | | | | |
| Copper, Cu | ND | 0.5 | mg/kg | | | | | | | |
| Molybdenum, Mo | ND | 0.5 | mg/kg | | | | | | | |
| Nickel, Ni | ND | 0.5 | mg/kg | | | | | | | |
| Lead, Pb | ND | 0.5 | mg/kg | | | | | | | |
| Antimony, Sb | ND | 5.0 | mg/kg | | | | | | | |
| Selenium, Se | ND | 5.0 | mg/kg | | | | | | | |
| Thallium, Tl | ND | 5.0 | mg/kg | | | | | | | |
| Vanadium, V | ND | 0.5 | mg/kg | | | | | | | |
| Zinc, Zn | ND | 0.5 | mg/kg | | | | | | | |

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| San Bernardino, CA 92408 | Project Manager: Josh Sargent | 09/10/24 14:54 |

## CAM 17 Metals by ICP-OES by EPA 6010 - Quality Control

| Analyte | Result | Reporting Limit | Units | Spike Level | Source Result | %REC | %REC Limits | RPD | %REC Limits | Notes |
|---|---|---|---|---|---|---|---|---|---|---|
| **Batch QC2408338 - EPA 6010** | | | | | | | | | | |
| **CCV 1** | | | | | | | | | | |
| Barium, Ba | 1.0 | 0.5 | % | 1 | | 98 | 90 - 110 | | 110 | |
| Cobalt, Co | 1.0 | 0.5 | % | 1 | | 101 | 90 - 110 | | 110 | |
| Lead, Pb | 1.0 | 0.5 | % | 1 | | 98 | 90 - 110 | | 110 | |
| Selenium, Se | 1.0 | 5.0 | % | 1 | | 100 | 90 - 110 | | 110 | |
| Zinc, Zn | 1.0 | 0.5 | % | 1 | | 95 | 90 - 110 | | 110 | |
| **LCS 1** | | | | | | | | | | |
| Barium, Ba | 222 | 0.5 | % | 200 | | 111 | 80 - 120 | | | |
| Cobalt, Co | 55.4 | 0.5 | % | 50 | | 111 | 80 - 120 | | | |
| Lead, Pb | 54.1 | 0.5 | % | 50 | | 108 | 80 - 120 | | | |
| Selenium, Se | 212 | 5.0 | % | 200 | | 106 | 80 - 120 | | | |
| Zinc, Zn | 44.8 | 0.5 | % | 50 | | 90 | 80 - 120 | | | |
| **LCSD 1** | | | | | | | | | | |
| Barium, Ba | 219 | 0.5 | % | 200 | | 109 | 80 - 120 | 1.36 | 120 | |
| Cobalt, Co | 54.2 | 0.5 | % | 50 | | 108 | 80 - 120 | 2.37 | 120 | |
| Lead, Pb | 52.7 | 0.5 | % | 50 | | 105 | 80 - 120 | 2.55 | 120 | |
| Selenium, Se | 205 | 5.0 | % | 200 | | 103 | 80 - 120 | 3.31 | 120 | |
| Zinc, Zn | 44.1 | 0.5 | % | 50 | | 88 | 80 - 120 | 1.62 | 120 | |
| **Method Blank 1** | | | | | | | | | | |
| Silver, Ag | ND | 0.5 | mg/kg | | | | | | | |
| Arsenic, As | ND | 5.0 | mg/kg | | | | | | | |
| Barium, Ba | ND | 0.5 | mg/kg | | | | | | | |
| Beryllium, Be | ND | 0.5 | mg/kg | | | | | | | |
| Cadmium, Cd | ND | 0.5 | mg/kg | | | | | | | |
| Cobalt, Co | ND | 0.5 | mg/kg | | | | | | | |
| Chromium, Cr | ND | 0.5 | mg/kg | | | | | | | |
| Copper, Cu | ND | 0.5 | mg/kg | | | | | | | |
| Molybdenum, Mo | ND | 0.5 | mg/kg | | | | | | | |
| Nickel, Ni | ND | 0.5 | mg/kg | | | | | | | |
| Lead, Pb | ND | 0.5 | mg/kg | | | | | | | |
| Antimony, Sb | ND | 5.0 | mg/kg | | | | | | | |
| Selenium, Se | ND | 5.0 | mg/kg | | | | | | | |
| Thallium, Tl | ND | 5.0 | mg/kg | | | | | | | |
| Vanadium, V | ND | 0.5 | mg/kg | | | | | | | |
| Zinc, Zn | ND | 0.5 | mg/kg | | | | | | | |

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**Total Petroleum Hydrocarbons by EPA 8015 - Quality Control**

| Analyte | Result | Reporting Limit | Units | Spike Level | Source Result | %REC | %REC Limits | RPD | %REC Limits | Notes |
|---|---|---|---|---|---|---|---|---|---|---|
| **Batch QC2408394 - EPA 8015** | | | | | | | | | | |
| **CCV 1** | | | | | | | | | | |
| C10 - C28 | 888 | 10.0 | % | 1000 | | 89 | 80 - 120 | | 120 | |
| **LCS 1** | | | | | | | | | | |
| C10 - C28 | 381 | 10.0 | % | 500 | | 76 | 60 - 140 | | | |
| *Surrogate: Hexacosane* | | *88.32 %* | *50 - 140* | | | | | | | |
| **LCSD 1** | | | | | | | | | | |
| C10 - C28 | 386 | 10.0 | % | 500 | | 77 | 60 - 140 | 1.48 | 140 | |
| *Surrogate: Hexacosane* | | *85.33 %* | *50 - 140* | | | | | | | |
| **Method Blank 1** | | | | | | | | | | |
| C10 - C28 | ND | 10.0 | mg/kg | | | | | | | |
| C13 - C15 | ND | 1.0 | mg/kg | | | | | | | |
| C16 - C17 | ND | 1.0 | mg/kg | | | | | | | |
| C18 - C19 | ND | 1.0 | mg/kg | | | | | | | |
| C20 - C23 | ND | 1.0 | mg/kg | | | | | | | |
| C24 - C27 | ND | 1.0 | mg/kg | | | | | | | |
| C28 - C31 | ND | 1.0 | mg/kg | | | | | | | |
| C32 - C35 | ND | 1.0 | mg/kg | | | | | | | |
| C36 - C40 | ND | 1.0 | mg/kg | | | | | | | |
| C13 - C22 | ND | 10.0 | mg/kg | | | | | | | |
| C23 - C40 | ND | 10.0 | mg/kg | | | | | | | |
| *Surrogate: Hexacosane* | | *84.16 %* | *50 - 140* | | | | | | | |

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## Lead by EPA 6010 - Quality Control

| Analyte | Result | Reporting Limit | Units | Spike Level | Source Result | %REC | %REC Limits | RPD | %REC Limits | Notes |
|---|---|---|---|---|---|---|---|---|---|---|
| **Batch QC2408337 - EPA 6010** | | | | | | | | | | |
| **CCV 1** | | | | | | | | | | |
| Lead, Pb | 1.0 | 0.5 | % | 1 | | 98 | 90 - 110 | | 110 | |
| **LCS 1** | | | | | | | | | | |
| Lead, Pb | 54.1 | 0.5 | % | 50 | | 108 | 80 - 120 | | | |
| **LCSD 1** | | | | | | | | | | |
| Lead, Pb | 52.7 | 0.5 | % | 50 | | 105 | 80 - 120 | 2.55 | 120 | |
| **Method Blank 1** | | | | | | | | | | |
| Lead, Pb | ND | 0.5 | mg/kg | | | | | | | |





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**Mercury by Cold Vapor Atomic Absorption by EPA 7471 - Quality Control**

| Analyte | Result | Reporting Limit | Units | Spike Level | Source Result | %REC | %REC Limits | RPD | %REC Limits | Notes |
|---|---|---|---|---|---|---|---|---|---|---|
| **Batch QC2408332 - EPA 7471** | | | | | | | | | | |
| **CCV 1** | | | | | | | | | | |
| Mercury, Hg | 4.607 | 0.020 | % | 5 | | 92 | 80 - 120 | | 120 | |
| **LCS 1** | | | | | | | | | | |
| Mercury, Hg | 1.04 | 0.020 | % | 1 | | 104 | 80 - 120 | | | |
| **LCSD 1** | | | | | | | | | | |
| Mercury, Hg | 1.04 | 0.020 | % | 1 | | 104 | 80 - 120 | 0.58 | 120 | |
| **Method Blank 1** | | | | | | | | | | |
| Mercury, Hg | ND | 0.020 | mg/kg | | | | | | | |





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| San Bernardino, CA 92408 | Project Manager: Josh Sargent | 09/10/24 14:54 |

**Chlorinated Pesticides by GC/ECD by EPA 8081 - Quality Control**

| Analyte | Result | Reporting Limit | Units | Spike Level | Source Result | %REC | %REC Limits | RPD | %REC Limits | Notes |
|---|---|---|---|---|---|---|---|---|---|---|
| **Batch QC2408399 - EPA 8081** | | | | | | | | | | |
| **CCV 1** | | | | | | | | | | |
| alpha-BHC | 47.5 | 10.0 | % | 50 | | 95 | 80 - 120 | | 120 | |
| Heptachlor | 56.5 | 10.0 | % | 50 | | 113 | 80 - 120 | | 120 | |
| Aldrin | 54.8 | 10.0 | % | 50 | | 110 | 80 - 120 | | 120 | |
| Heptachlor epoxide | 56.8 | 10.0 | % | 50 | | 114 | 80 - 120 | | 120 | |
| gamma-Chlordane | 52.8 | 10.0 | % | 50 | | 106 | 80 - 120 | | 120 | |
| Endosulfan I | 58.7 | 10.0 | % | 50 | | 117 | 80 - 120 | | 120 | |
| 4,4'-DDE | 112 | 10.0 | % | 100 | | 112 | 80 - 120 | | 120 | |
| Dieldrin | 111 | 10.0 | % | 100 | | 111 | 80 - 120 | | 120 | |
| Endrin | 117 | 10.0 | % | 100 | | 117 | 80 - 120 | | 120 | |
| 4,4'-DDD | 115 | 10.0 | % | 100 | | 115 | 80 - 120 | | 120 | |
| Endosulfan II | 118 | 10.0 | % | 100 | | 118 | 80 - 120 | | 120 | |
| 4,4'-DDT | 120 | 10.0 | % | 100 | | 120 | 80 - 120 | | 120 | |
| Endrin ketone | 115 | 10.0 | % | 100 | | 115 | 80 - 120 | | 120 | |
| **LCS 1** | | | | | | | | | | |
| alpha-BHC | 91.4 | 10.0 | % | 100 | | 91 | 60 - 140 | | | |
| Heptachlor | 107 | 10.0 | % | 100 | | 107 | 60 - 140 | | | |
| Aldrin | 106 | 10.0 | % | 100 | | 106 | 60 - 140 | | | |
| Heptachlor epoxide | 114 | 10.0 | % | 100 | | 114 | 60 - 140 | | | |
| gamma-Chlordane | 102 | 10.0 | % | 100 | | 102 | 60 - 140 | | | |
| Endosulfan I | 91.1 | 10.0 | % | 100 | | 91 | 60 - 140 | | | |
| 4,4'-DDE | 108 | 10.0 | % | 100 | | 108 | 60 - 140 | | | |
| Dieldrin | 119 | 10.0 | % | 100 | | 119 | 60 - 140 | | | |
| Endrin | 110 | 10.0 | % | 100 | | 110 | 60 - 140 | | | |
| 4,4'-DDD | 125 | 10.0 | % | 100 | | 125 | 60 - 140 | | | |
| Endosulfan II | 121 | 10.0 | % | 100 | | 121 | 60 - 140 | | | |
| 4,4'-DDT | 120 | 10.0 | % | 100 | | 120 | 60 - 140 | | | |
| Endrin ketone | 135 | 10.0 | % | 100 | | 135 | 60 - 140 | | | |
| *Surrogate: TCMX* | | *91.55 %* | *30 - 135* | | | | | | | |
| *Surrogate: Decachlorobiphenyl* | | *119.93 %* | *30 - 135* | | | | | | | |
| **LCSD 1** | | | | | | | | | | |
| alpha-BHC | 91.8 | 10.0 | % | 100 | | 92 | 60 - 140 | 0.39 | 140 | |
| Heptachlor | 110 | 10.0 | % | 100 | | 110 | 60 - 140 | 2.26 | 140 | |
| Aldrin | 108 | 10.0 | % | 100 | | 108 | 60 - 140 | 2.41 | 140 | |
| Heptachlor epoxide | 116 | 10.0 | % | 100 | | 116 | 60 - 140 | 1.73 | 140 | |
| gamma-Chlordane | 104 | 10.0 | % | 100 | | 104 | 60 - 140 | 1.83 | 140 | |
| Endosulfan I | 101 | 10.0 | % | 100 | | 101 | 60 - 140 | 10.51 | 140 | |

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| San Bernardino, CA 92408 | Project Manager: Josh Sargent | 09/10/24 14:54 |

**Chlorinated Pesticides by GC/ECD by EPA 8081 - Quality Control**

| Analyte | Result | Reporting Limit | Units | Spike Level | Source Result | %REC | %REC Limits | RPD | %REC Limits | Notes |
|---|---|---|---|---|---|---|---|---|---|---|
| **Batch QC2408399 - EPA 8081** | | | | | | | | | | |
| **LCSD 1** | | | | | | | | | | |
| 4,4'-DDE | 110 | 10.0 | % | 100 | | 110 | 60 - 140 | 2.15 | 140 | |
| Dieldrin | 121 | 10.0 | % | 100 | | 121 | 60 - 140 | 1.94 | 140 | |
| Endrin | 116 | 10.0 | % | 100 | | 116 | 60 - 140 | 4.95 | 140 | |
| 4,4'-DDD | 124 | 10.0 | % | 100 | | 124 | 60 - 140 | 0.56 | 140 | |
| Endosulfan II | 126 | 10.0 | % | 100 | | 126 | 60 - 140 | 3.94 | 140 | |
| 4,4'-DDT | 126 | 10.0 | % | 100 | | 126 | 60 - 140 | 4.26 | 140 | |
| Endrin ketone | 135 | 10.0 | % | 100 | | 135 | 60 - 140 | 0.45 | 140 | |
| *Surrogate: TCMX* | | *92.53 %* | *30 - 135* | | | | | | | |
| *Surrogate: Decachlorobiphenyl* | | *120.01 %* | *30 - 135* | | | | | | | |
| **Method Blank 1** | | | | | | | | | | |
| alpha-BHC | ND | 10.0 | µg/kg | | | | | | | |
| beta-BHC | ND | 10.0 | µg/kg | | | | | | | |
| gamma-BHC (Lindane) | ND | 10.0 | µg/kg | | | | | | | |
| Heptachlor | ND | 10.0 | µg/kg | | | | | | | |
| delta-BHC | ND | 10.0 | µg/kg | | | | | | | |
| Aldrin | ND | 10.0 | µg/kg | | | | | | | |
| Heptachlor epoxide | ND | 10.0 | µg/kg | | | | | | | |
| gamma-Chlordane | ND | 10.0 | µg/kg | | | | | | | |
| alpha-Chlordane | ND | 10.0 | µg/kg | | | | | | | |
| Endosulfan I | ND | 10.0 | µg/kg | | | | | | | |
| 4,4'-DDE | ND | 10.0 | µg/kg | | | | | | | |
| Dieldrin | ND | 10.0 | µg/kg | | | | | | | |
| Endrin | ND | 10.0 | µg/kg | | | | | | | |
| 4,4'-DDD | ND | 10.0 | µg/kg | | | | | | | |
| Endosulfan II | ND | 10.0 | µg/kg | | | | | | | |
| 4,4'-DDT | ND | 10.0 | µg/kg | | | | | | | |
| Endrin aldehyde | ND | 10.0 | µg/kg | | | | | | | |
| Endosulfan sulfate | ND | 10.0 | µg/kg | | | | | | | |
| Methoxychlor | ND | 20.0 | µg/kg | | | | | | | |
| Endrin ketone | ND | 10.0 | µg/kg | | | | | | | |
| Toxaphene | ND | 20.0 | µg/kg | | | | | | | |
| Technical Chlordane | ND | 20.0 | µg/kg | | | | | | | |
| *Surrogate: TCMX* | | *92.68 %* | *30 - 135* | | | | | | | |
| *Surrogate: Decachlorobiphenyl* | | *115.72 %* | *30 - 135* | | | | | | | |

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## Volatile Organic Compounds by EPA 8260 - Quality Control

| Analyte | Result | Reporting Limit | Units | Spike Level | Source Result | %REC | %REC Limits | RPD | %REC Limits | Notes |
|---|---|---|---|---|---|---|---|---|---|---|
| **Batch QC2408396 - EPA 8260** | | | | | | | | | | |
| **CCV 1** | | | | | | | | | | |
| Benzene | 269 | 1.0 | % | 250 | | 108 | 80 - 120 | | 120 | |
| Chlorobenzene | 286 | 1.0 | % | 250 | | 114 | 80 - 120 | | 120 | |
| 1,1-Dichloroethene | 274 | 1.0 | % | 250 | | 110 | 80 - 120 | | 120 | |
| cis-1,2-Dichloroethene | 273 | 1.0 | % | 250 | | 109 | 80 - 120 | | 120 | |
| Ethylbenzene | 274 | 1.0 | % | 250 | | 110 | 80 - 120 | | 120 | |
| Tetrachloroethene | 267 | 1.0 | % | 250 | | 107 | 80 - 120 | | 120 | |
| Toluene | 291 | 1.0 | % | 250 | | 117 | 80 - 120 | | 120 | |
| 1,1,1-Trichloroethane | 236 | 1.0 | % | 250 | | 94 | 80 - 120 | | 120 | |
| Trichloroethene | 239 | 1.0 | % | 250 | | 96 | 80 - 120 | | 120 | |
| 1,2,4-Trimethylbenzene | 260 | 1.0 | % | 250 | | 104 | 80 - 120 | | 120 | |
| Vinyl chloride | 254 | 1.0 | % | 250 | | 102 | 80 - 120 | | 120 | |
| **LCS 1** | | | | | | | | | | |
| Benzene | 51.7 | 1.0 | % | 50 | | 103 | 70 - 130 | | | |
| Chlorobenzene | 57.9 | 1.0 | % | 50 | | 116 | 70 - 130 | | | |
| 1,1-Dichloroethene | 53.0 | 1.0 | % | 50 | | 106 | 60 - 140 | | | |
| cis-1,2-Dichloroethene | 50.7 | 1.0 | % | 50 | | 101 | 70 - 130 | | | |
| Ethylbenzene | 43.8 | 1.0 | % | 50 | | 88 | 70 - 130 | | | |
| Tetrachloroethene | 53.8 | 1.0 | % | 50 | | 108 | 70 - 130 | | | |
| Toluene | 53.4 | 1.0 | % | 50 | | 107 | 70 - 130 | | | |
| 1,1,1-Trichloroethane | 50.1 | 1.0 | % | 50 | | 100 | 70 - 130 | | | |
| Trichloroethene | 52.8 | 1.0 | % | 50 | | 106 | 70 - 130 | | | |
| 1,2,4-Trimethylbenzene | 41.9 | 1.0 | % | 50 | | 84 | 70 - 130 | | | |
| Vinyl chloride | 39.5 | 1.0 | % | 50 | | 79 | 60 - 140 | | | |
| *Surrogate: Toluene-d8* | | *93.60 %* | *60 - 140* | | | | | | | |
| *Surrogate: Dibromofluoromethane* | | *113.18 %* | *60 - 140* | | | | | | | |
| *Surrogate: 4-Bromofluorobenzene* | | *96.31 %* | *60 - 140* | | | | | | | |
| **LCSD 1** | | | | | | | | | | |
| Benzene | 54.4 | 1.0 | % | 50 | | 109 | 70 - 130 | 5.01 | 130 | |
| Chlorobenzene | 60.1 | 1.0 | % | 50 | | 120 | 70 - 130 | 3.75 | 130 | |
| 1,1-Dichloroethene | 56.5 | 1.0 | % | 50 | | 113 | 60 - 140 | 6.33 | 140 | |
| cis-1,2-Dichloroethene | 54.1 | 1.0 | % | 50 | | 108 | 70 - 130 | 6.54 | 130 | |
| Ethylbenzene | 47.7 | 1.0 | % | 50 | | 95 | 70 - 130 | 8.60 | 130 | |
| Tetrachloroethene | 57.0 | 1.0 | % | 50 | | 114 | 70 - 130 | 5.92 | 130 | |
| Toluene | 55.7 | 1.0 | % | 50 | | 111 | 70 - 130 | 4.21 | 130 | |
| 1,1,1-Trichloroethane | 53.7 | 1.0 | % | 50 | | 107 | 70 - 130 | 6.95 | 130 | |
| Trichloroethene | 55.5 | 1.0 | % | 50 | | 111 | 70 - 130 | 4.87 | 130 | |

Jones Environmental, Inc.

Colby Wakeman
Lab Director

*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.*

JONES ENVIRONMENTAL, INC.

11007 FOREST PLACE
SANTA FE SPRINGS, CA 90670
714-449-9937 PHONE
562-646-1611 FAX

| | | |
|---|---|---|
| Stantec Consulting | Project: Brookfield - Irvine | |
| 735 EastCarnegie Drive, Suite 280 | Project Number: 185806655 | Reported |
| San Bernardino, CA 92408 | Project Manager: Josh Sargent | 09/10/24 14:54 |

## Volatile Organic Compounds by EPA 8260 - Quality Control

| Analyte | Result | Reporting Limit | Units | Spike Level | Source Result | %REC | %REC Limits | RPD | %REC Limits | Notes |
|---|---|---|---|---|---|---|---|---|---|---|
| **Batch QC2408396 - EPA 8260** | | | | | | | | | | |
| **LCSD 1** | | | | | | | | | | |
| 1,2,4-Trimethylbenzene | 41.4 | 1.0 | % | 50 | | 83 | 70 - 130 | 1.30 | 130 | |
| Vinyl chloride | 40.8 | 1.0 | % | 50 | | 82 | 60 - 140 | 3.39 | 140 | |
| *Surrogate: Toluene-d8* | | *93.99 %* | *60 - 140* | | | | | | | |
| *Surrogate: Dibromofluoromethane* | | *116.36 %* | *60 - 140* | | | | | | | |
| *Surrogate: 4-Bromofluorobenzene* | | *96.30 %* | *60 - 140* | | | | | | | |
| **Method Blank 1** | | | | | | | | | | |
| Benzene | ND | 1.0 | µg/kg | | | | | | | |
| Bromobenzene | ND | 1.0 | µg/kg | | | | | | | |
| Bromodichloromethane | ND | 1.0 | µg/kg | | | | | | | |
| Bromoform | ND | 1.0 | µg/kg | | | | | | | |
| n-Butylbenzene | ND | 1.0 | µg/kg | | | | | | | |
| sec-Butylbenzene | ND | 1.0 | µg/kg | | | | | | | |
| tert-Butylbenzene | ND | 1.0 | µg/kg | | | | | | | |
| Carbon tetrachloride | ND | 1.0 | µg/kg | | | | | | | |
| Chlorobenzene | ND | 1.0 | µg/kg | | | | | | | |
| Chloroform | ND | 1.0 | µg/kg | | | | | | | |
| 2-Chlorotoluene | ND | 1.0 | µg/kg | | | | | | | |
| 4-Chlorotoluene | ND | 1.0 | µg/kg | | | | | | | |
| Dibromochloromethane | ND | 1.0 | µg/kg | | | | | | | |
| 1,2-Dibromo-3-chloropropane | ND | 1.0 | µg/kg | | | | | | | |
| 1,2-Dibromoethane (EDB) | ND | 1.0 | µg/kg | | | | | | | |
| Dibromomethane | ND | 1.0 | µg/kg | | | | | | | |
| 1,2- Dichlorobenzene | ND | 1.0 | µg/kg | | | | | | | |
| 1,3-Dichlorobenzene | ND | 1.0 | µg/kg | | | | | | | |
| 1,4-Dichlorobenzene | ND | 1.0 | µg/kg | | | | | | | |
| 1,1-Dichloroethane | ND | 1.0 | µg/kg | | | | | | | |
| 1,2-Dichloroethane | ND | 1.0 | µg/kg | | | | | | | |
| 1,1-Dichloroethene | ND | 1.0 | µg/kg | | | | | | | |
| cis-1,2-Dichloroethene | ND | 1.0 | µg/kg | | | | | | | |
| trans-1,2-Dichloroethene | ND | 1.0 | µg/kg | | | | | | | |
| 1,2-Dichloropropane | ND | 1.0 | µg/kg | | | | | | | |
| 1,3-Dichloropropane | ND | 1.0 | µg/kg | | | | | | | |
| 2,2-Dichloropropane | ND | 1.0 | µg/kg | | | | | | | |
| 1,1-Dichloropropene | ND | 1.0 | µg/kg | | | | | | | |
| cis-1,3-Dichloropropene | ND | 1.0 | µg/kg | | | | | | | |
| trans-1,3-Dichloropropene | ND | 1.0 | µg/kg | | | | | | | |
| Ethylbenzene | ND | 1.0 | µg/kg | | | | | | | |

Jones Environmental, Inc.

Colby Wakeman
Lab Director

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11007 FOREST PLACE
SANTA FE SPRINGS, CA 90670
714-449-9937 PHONE
562-646-1611 FAX

| | | |
|---|---|---|
| Stantec Consulting | Project: Brookfield - Irvine | |
| 735 EastCarnegie Drive, Suite 280 | Project Number: 185806655 | Reported |
| San Bernardino, CA 92408 | Project Manager: Josh Sargent | 09/10/24 14:54 |

## Volatile Organic Compounds by EPA 8260 - Quality Control

| Analyte | Result | Reporting Limit | Units | Spike Level | Source Result | %REC | %REC Limits | RPD | %REC Limits | Notes |
|---|---|---|---|---|---|---|---|---|---|---|
| **Batch QC2408396 - EPA 8260** | | | | | | | | | | |
| **Method Blank 1** | | | | | | | | | | |
| Freon 11 | ND | 5.0 | µg/kg | | | | | | | |
| Freon 12 | ND | 5.0 | µg/kg | | | | | | | |
| Freon 113 | ND | 5.0 | µg/kg | | | | | | | |
| Hexachlorobutadiene | ND | 1.0 | µg/kg | | | | | | | |
| Isopropylbenzene | ND | 1.0 | µg/kg | | | | | | | |
| 4-Isopropyltoluene | ND | 1.0 | µg/kg | | | | | | | |
| Methylene chloride | ND | 1.0 | µg/kg | | | | | | | |
| Naphthalene | ND | 5.0 | µg/kg | | | | | | | |
| n-Propylbenzene | ND | 1.0 | µg/kg | | | | | | | |
| Styrene | ND | 1.0 | µg/kg | | | | | | | |
| 1,1,1,2-Tetrachloroethane | ND | 1.0 | µg/kg | | | | | | | |
| 1,1,2,2-Tetrachloroethane | ND | 1.0 | µg/kg | | | | | | | |
| Tetrachloroethene | ND | 1.0 | µg/kg | | | | | | | |
| Toluene | ND | 1.0 | µg/kg | | | | | | | |
| 1,2,3-Trichlorobenzene | ND | 3.0 | µg/kg | | | | | | | |
| 1,2,4-Trichlorobenzene | ND | 3.0 | µg/kg | | | | | | | |
| 1,1,1-Trichloroethane | ND | 1.0 | µg/kg | | | | | | | |
| 1,1,2-Trichloroethane | ND | 1.0 | µg/kg | | | | | | | |
| Trichloroethene | ND | 1.0 | µg/kg | | | | | | | |
| 1,2,3-Trichloropropane | ND | 1.0 | µg/kg | | | | | | | |
| 1,2,4-Trimethylbenzene | ND | 1.0 | µg/kg | | | | | | | |
| 1,3,5-Trimethylbenzene | ND | 1.0 | µg/kg | | | | | | | |
| Vinyl chloride | ND | 1.0 | µg/kg | | | | | | | |
| m+p-Xylene | ND | 2.0 | µg/kg | | | | | | | |
| o-Xylene | ND | 1.0 | µg/kg | | | | | | | |
| Methyl-tert-butylether | ND | 5.0 | µg/kg | | | | | | | |
| Ethyl-tert-butylether | ND | 5.0 | µg/kg | | | | | | | |
| Di-isopropylether | ND | 5.0 | µg/kg | | | | | | | |
| tert-amylmethylether | ND | 5.0 | µg/kg | | | | | | | |
| tert-Butylalcohol | ND | 50.0 | µg/kg | | | | | | | |
| Gasoline Range Organics (C4-C12) | ND | 0.20 | mg/kg | | | | | | | |
| *Surrogate: Toluene-d8* | | *84.58 %* | | | | | *60 - 140* | | | |
| *Surrogate: Dibromofluoromethane* | | *110.66 %* | | | | | *60 - 140* | | | |
| *Surrogate: 4-Bromofluorobenzene* | | *68.04 %* | | | | | *60 - 140* | | | |

Jones Environmental, Inc.

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Colby Wakeman
Lab Director

JONES ENVIRONMENTAL, INC.

11007 FOREST PLACE
SANTA FE SPRINGS, CA 90670
714-449-9937 PHONE
562-646-1611 FAX

| | | |
|---|---|---|
| Stantec Consulting | Project: Brookfield - Irvine | |
| 735 EastCarnegie Drive, Suite 280 | Project Number: 185806655 | Reported |
| San Bernardino, CA 92408 | Project Manager: Josh Sargent | 09/10/24 14:54 |

**Notes and Definitions**

| | |
|---|---|
| ND | Analyte NOT DETECTED at or above the reporting limit |
| RPD | Relative Percent Difference |
| E | Estimated Concentration; concentration exceeds calibration range. |
| LCC | Leak Check Compound |
| MDL | Compound Reported to Method Detection Limit |
| 1 | Recovery outside of acceptable limits. LCS/LCSD recoveries and %RSD were within QC limits, therefore data was accepted. |
| SMS | Sample matrix prevented adequate surrogate recovery. |
| J | Value less then PQL but greater than MDL. |
| HHSR | High hydrocarbon concentration in this sample prevented adequate surrogate recovery. |
| HHSR | High hydrocarbon concentration in this sample prevented adequate surrogate recovery. |
| OV | Sample was filtered in the lab before extraction. |
| HHTAR | High hydrocarbon concentration prevented in-range recovery of target analytes. |
| IHRPD | Target analyte recoveries were outside of range but accepted due to passing RPDs |
| AROL | Target analyte recovery exceeded recovery range but was accepted due to ND of that analyte in MB and sample(s). |
| ISO-H | Isomers could not be sufficiently chromatographically resolved according to method requirements due to hydrocarbon interference or other matrix effects. The isomers' reported individual concentrations were each calculated as the average of each of the individual isomers' concentrations. |
| 2 | Recovery outside of acceptable limits for either LCS or LCSD. CCV and LCS or LCSD recoveries were within limits; therefore data was accepted. |
| 3 | RPD outside of acceptable limits. Target analyte recoveries were within QC limits; therefore, data was accepted. |
| 4 | LCS and/or LCSD recoveries exceeded acceptability ranges. Target analyte recoveries were accepted due to passing CCV, in-range LCS/LCSD RPDs, and a clean MB in which all target analytes were < RL. |
| 4 | LCS and/or LCSD recoveries exceeded acceptability ranges. Target analyte recoveries were accepted due to passing CCV, in-range LCS/LCSD RPDs, and a clean MB in which all target analytes were < RL. |
| SMTAR | Sample matrix prevented adequate recovery of target analytes. |





Colby Wakeman
Lab Director

# Chain-of-Custody Record

JONES ENVIRONMENTAL, INC.
11007 Forest Pl.
Santa Fe Springs, CA 90670
(714) 449-9937
reports@jonesenv.com
www.jonesenv.com

**Turnaround Time Requested:**
- □ Immediate Attention - 200% (Advanced notice only)
- □ One Day TAT- 100% (Cut off time 11AM)
- □ Two Day TAT - 50% (Cut off time 12AM)
- □ Three Day TAT - 25% (Cut off time 1PM)
- □ Four Day TAT - 10% (Cut off time 2PM)
- ☑ Normal - No Surcharge

Date needed by: _____

LAB USE ONLY
Jones Project # J242427
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of

Client: Stantec
Date: 8-16-24
Project Name: Brookfield Irvine
Client Project #: 185506655
Project Address:
Email: joshua.sargent@stantec.com
Phone:
Report To: Josh Sargent
Sampler: Alex Sotolov

Sample Container / Preservative Abbreviations
AS - Acetate Sleeve
SS - Stainless Steel Sleeve
BS - Brass Sleeve
G - Glass
AB - Amber Bottle
P - Plastic
SOBI - Sodium Bisulfate
MeOH - Methanol
HCl - Hydrochloric Acid
HNO3 - Nitric Acid
O - Other (See Notes)

□ EDF* - 10% Surcharge
*Global ID:

Temperature:
Cooler 1: 21.5 °C
Cooler 2: _____ °C
Cooler 3: _____ °C

| Sample ID | Sample Collection Date | Sample Collection Time | Laboratory Sample ID | Preservative | Sample Container | Sample Matrix: Soil (S), Sludge (SL), Aqueous (A), Free Product (FP) | Analysis Requested: lead by 6010B | Number of Containers | Notes & Special Instructions |
|---|---|---|---|---|---|---|---|---|---|
| 1 | 8-16-24 | 1512 | -001 | Ice | G | S | X | 1 | |
| 2 | | 1506 | -002 | | | | X | | |
| 3 | | 1510 | -003 | | | | X | | |
| 4 | | 1520 | -004 | | | | X | | |
| 5 | | 1535 | -005 | | | | X | | |
| 6 | | 1511 | -006 | | | | X | | |
| 7 | | 1504 | -007 | | | | X | | |
| 8 | | 1502 | -008 | | | | X | | |
| 9 | | 1507 | -009 | | | | X | | |
| 12 | | 1500 | -010 | | | | X | | |

| | | | | | | | |
|---|---|---|---|---|---|---|---|
| Relinquished By (Signature) | Printed Name | | Received By (Signature) | Printed Name | | 10 | Total Number of Containers |
| Company: Stantec | Date: 8-16-24 | Time: 1700 | Company | Date | Time | | |
| Relinquished By (Signature) | Printed Name | | Received By Laboratory (Signature) | Printed Name | | | |
| Company | Date: | Time | Company: Jones | Date: 8/16/24 | Time: 1700 | | |

Client signature on this Chain of Custody form constitutes acknowledgement that the above analyses have been requested, and the information provided herein is correct and accurate.

# Chain-of-Custody Record

JONES ENVIRONMENTAL, INC.
11007 Forest Pl.
Santa Fe Springs, CA 90670
(714) 449-9937
reports@jonesenv.com
www.jonesenv.com

**Turnaround Time Requested:**
- ☐ Immediate Attention - 200% (Advanced notice only)
- ☐ One Day TAT- 100% (Cut off time 11AM)
- ☐ Two Day TAT - 50% (Cut off time 12AM)
- ☐ Three Day TAT - 25% (Cut off time 1PM)
- ☐ Four Day TAT - 10% (Cut off time 2PM)
- ☒ Normal - No Surcharge

Date needed by: _____

LAB USE ONLY
Jones Project # J242427
Page
of

Client: Stantec
Date: 8-16-24
Project Name: Brookfield Irvine
Client Project #: 185806G5
Project Address:
Email: Joshua.sargent@stantec.com
Phone:
Report To: Joshsargent
Sampler: Alex Sobolew

Sample Container / Preservative Abbreviations
AS - Acetate Sleeve
SS - Stainless Steel Sleeve
BS - Brass Sleeve
G - Glass
AB - Amber Bottle
P - Plastic
SOBI - Sodium Bisulfate
MeOH - Methanol
HCl - Hydrochloric Acid
HNO3 - Nitric Acid
O - Other (See Notes)

☐ EDF* - 10% Surcharge
*Global ID:

Temperature:
Cooler 1: 2.5 °C
Cooler 2: _____ °C
Cooler 3: _____ °C

| Sample ID | Sample Collection Date | Sample Collection Time | Laboratory Sample ID | Preservative | Sample Container | Sample Matrix: Soil (S), Sludge (SL), Aqueous (A), Free Product (FP) | Analysis Requested: Lead by 6010B | Analysis Requested: OCPs by 8081A | Analysis Requested: Arsenic [Added 091024-JC] | Number of Containers | Notes & Special Instructions |
|---|---|---|---|---|---|---|---|---|---|---|---|
| 13 | 8-16-24 | 1145 | -011 | Ice | G | S | X | | | 1 | Arsenic added on a 48 ~~HRS TAT-JC 091024~~ |
| 16 | | 1040 | -012 | | | | X | | | | |
| ~~18~~ 11-1 09/10 JC | | 930 | -013 | | | | X | | | | |
| ~~19~~ 19-1 09/10 JC | | 950 | -014 | | | | X | | X | | |
| ~~20~~ 20-1 09/10 JC | | 1015 | -015 | | | | X | | X | | |
| ~~21~~ 21-1 09/10 JC | | 1327 | -016 | | | | X | | X | | |
| ~~19-1~~ 19 09/10 JC | | 1010 | -017 | | | | | X | | | |
| ~~20-1~~ 20 09/10 JC | | 1030 | -018 | | | | | X | | | |
| ~~18-1~~ 11 09/10 JC | | 935 | -019 | | | | | X | | | |
| ~~21-1~~ 21 09/10 JC | | 1307 | -020 | | | | | X | | | |
| | | | | | | | | | | 10 | Total Number of Containers |

Relinquished By (Signature): Alex Sobolew — Printed Name: Alex Sobolew
Company: Stantec — Date: 8-16-24 — Time: 1700

Relinquished By (Signature): _____ — Printed Name: _____
Company: _____ — Date: _____ — Time: _____

Received By (Signature): _____ — Printed Name: _____
Company: _____ — Date: _____ — Time: _____

Received By Laboratory (Signature): [signature] — Printed Name: [signature]
Company: Jones — Date: 8/16/24 — Time: 1700

Client signature on this Chain of Custody form constitutes acknowledgement that the above analyses have been requested, and the information provided herein is correct and accurate.

# Chain-of-Custody Record

JONES ENVIRONMENTAL, INC.
11007 Forest Pl.
Santa Fe Springs, CA 90670
(714) 449-9937
reports@jonesenv.com
www.jonesenv.com

**Turnaround Time Requested:**

- □ Immediate Attention - 200% (Advanced notice only)
- □ One Day TAT- 100% (Cut off time 11AM)
- □ Two Day TAT - 50% (Cut off time 12AM)
- □ Three Day TAT - 25% (Cut off time 1PM)
- □ Four Day TAT - 10% (Cut off time 2PM)
- ☒ Normal - No Surcharge

Date needed by: _____

*LAB USE ONLY*

**Jones Project #** J242427

Page ____ of ____

Client: Stantec
Date: 8-16-24
Project Name: Brookfield Irvine
Client Project #: 185306655
Project Address:
Email: Joshua.sergent@stantec.com
Phone:
Report To: Josh Sergent
Sampler: Alex Sobolev

Sample Container / Preservative Abbreviations

AS - Acetate Sleeve
SS - Stainless Steel Sleeve
BS - Brass Sleeve
G - Glass
AB - Amber Bottle
P - Plastic
SOBI - Sodium Bisulfate
MeOH - Methanol
HCl - Hydrochloric Acid
HNO3 - Nitric Acid
O - Other (See Notes)

**Analysis Requested**

□ EDF* - 10% Surcharge
*Global ID:

Temperature:
Cooler 1: 21.5 °C
Cooler 2: _____ °C
Cooler 3: _____ °C

| Sample ID | Sample Collection Date | Sample Collection Time | Laboratory Sample ID | Preservative | Sample Container | Sample Matrix: Soil (S), Sludge (SL), Aqueous (A), Free Product (FP) | TPH | VOCs | Title 22 metals | OCPs | | | | | | | Number of Containers | Notes & Special Instructions |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| Composite 1 | 8-16-24 | 1050 | -021 | Ice | G | S | X | X | X | X | | | | | | | 1 | |
| | | | | | | | | | | | | | | | | | | |
| | | | | | | | | | | | | | | | | | | |
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| | | | | | | | | | | | | | | | | | | |

| | | | | | | | |
|---|---|---|---|---|---|---|---|
| Relinquished By (Signature): Alex Sobolev | Printed Name: Alex Sobolev | | Received By (Signature): | Printed Name: | | 1 | Total Number of Containers |
| Company: Stantec | Date: 8-16-24 | Time: 1700 | Company: | Date: | Time: | | |
| Relinquished By (Signature): | Printed Name: | | Received By Laboratory (Signature): | Printed Name: Cathy | | | |
| Company: | Date: | Time: | Company: Jones | Date: 8/16/24 | Time: 1700 | | |

Client signature on this Chain of Custody form constitutes acknowledgement that the above analyses have been requested, and the information provided herein is correct and accurate.

# Chain-of-Custody Record

JONES ENVIRONMENTAL, INC.
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Santa Fe Springs, CA 90670
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**Turnaround Time Requested:**
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- □ One Day TAT- 100% (Cut off time 11AM)
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- □ Three Day TAT - 25% (Cut off time 1PM)
- □ Four Day TAT - 10% (Cut off time 2PM)
- x Normal - No Surcharge

Date needed by: _____

*LAB USE ONLY*
Jones Project # J242427
Page
of

Client: Stantec
Date: 8-16-24
Project Name: Brookfield Irvine
Client Project #: 1880655
Project Address:
Email: joshua.sargent@stantec.com
Phone:
Report To: Josh Sargent
Sampler: Alex Sobolew

Sample Container / Preservative Abbreviations
AS - Acetate Sleeve
SS - Stainless Steel Sleeve
BS - Brass Sleeve
G - Glass
AB - Amber Bottle
P - Plastic
SOBI - Sodium Bisulfate
MeOH - Methanol
HCl - Hydrochloric Acid
HNO3 - Nitric Acid
O - Other (See Notes)

□ EDF* - 10% Surcharge
*Global ID:

Temperature:
Cooler 1: 21.5 °C
Cooler 2: _____ °C
Cooler 3: _____ °C

| Sample ID | Sample Collection Date | Sample Collection Time | Laboratory Sample ID | Preservative | Sample Container | Sample Matrix: Soil (S), Sludge (SL), Aqueous (A), Free Product (FP) | VOCs 8260B | GRO 8260B | TPH | VOCs | Title 22 metals | OCPs | hold | | | | | Number of Containers | Notes & Special Instructions |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| SV1-5 | 8-16-24 | 754 | -022 | Ice | AG | S | | | | | | | x | | | | | 1 | |
| SV-1-10 | | 756 | -023 | | | | | | | | | | x | | | | | | |
| SV-1-15 | | 800 | -024 | | | | | | | | | | x | | | | | | |
| SV-2-5 | | 826 | -025 | | | | | | | | | | x | | | | | | |
| SV-2-10 | | 830 | -026 | | | | | | | | | | x | | | | | | |
| SV-2-15 | | 832 | -027 | | | | | | | | | | x | | | | | | |
| SP1-10 | | 1238 | -028 | | | | | | x | x | x | x | | | | | | | |
| SP1-20 | | 1242 | -029 | | | | | | x | x | x | x | | | | | | | |
| SP2-10 | | 1406 | -030 | | | | | | x | x | x | x | | | | | | | |
| SP2-20 | ↓ | 1409 | -031 | ↓ | ↓ | ↓ | | | x | x | x | x | | | | | | ↓ | |

Analysis Requested

| Relinquished By (Signature) | Printed Name | Received By (Signature) | Printed Name | | |
|---|---|---|---|---|---|
| | Alex Sobolew | | | 10 | Total Number of Containers |
| Company: Stantec | Date: 8-16-24 Time: 1700 | Company | Date | Time | |
| Relinquished By (Signature) | Printed Name | Received By Laboratory (Signature) | Printed Name | | |
| | | | Colby | | |
| Company | Date: Time | Company: Jones | Date: 8/16/24 | Time: 17:20 | |

Client signature on this Chain of Custody form constitutes acknowledgement that the above analyses have been requested, and the information provided herein is correct and accurate.

Logo

JONES ENVIRONMENTAL, INC.

714-449-9937
562-646-1611

11007 FOREST PLACE
SANTA FE SPRINGS, CA 90670
WWW.JONESENV.COM

30 August 2024

Josh Sargent
Stantec Consulting
735 EastCarnegie Drive, Suite 280
San Bernardino, CA 92408

Re: Brookfield - Irvine

Enclosed are the results of analyses for samples received by the laboratory on 08/21/24. If you have any questions concerning this report, please feel free to contact me.

Sincerely,

Colby Wakeman
Lab Director

JONES ENVIRONMENTAL, INC.

11007 FOREST PLACE
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|---|---|---|---|
| Stantec Consulting | Project: | Brookfield - Irvine | |
| 735 EastCarnegie Drive, Suite 280 | Project Number: | 185806655 | Reported |
| San Bernardino, CA 92408 | Project Manager: | Josh Sargent | 08/30/24 10:17 |

## ANALYTICAL REPORT FOR SAMPLES

| Sample ID | Laboratory ID | Matrix | Date Sampled | Date Received |
|---|---|---|---|---|
| SV-1-5 | J242459-001 | Soil Vapor | 08/21/2024 09:35 | 08/21/2024 11:02 |
| SV-1-15 | J242459-002 | Soil Vapor | 08/21/2024 09:36 | 08/21/2024 11:02 |
| SV-2-5 | J242459-003 | Soil Vapor | 08/21/2024 09:55 | 08/21/2024 11:02 |
| SV-2-15 | J242459-004 | Soil Vapor | 08/21/2024 09:55 | 08/21/2024 11:02 |

Jones Environmental, Inc.

Colby Wakeman
Lab Director

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|---|---|---|---|
| Stantec Consulting | Project: | Brookfield - Irvine | |
| 735 EastCarnegie Drive, Suite 280 | Project Number: | 185806655 | Reported |
| San Bernardino, CA 92408 | Project Manager: | Josh Sargent | 08/30/24 10:17 |

## DETECTIONS SUMMARY

**Sample ID:** SV-1-5 **Laboratory ID:** J242459-001

| Analyte | Result | Reporting Limit | Units | Method | Notes |
|---|---|---|---|---|---|
| 1,1-Dichloroethene | 4 | 1 | µg/m3 | EPA 8260 | |
| Freon 12 | 6 | 5 | µg/m3 | EPA 8260 | |
| Naphthalene | 2 | 2 | µg/m3 | EPA 8260 | |
| tert-Butylalcohol | 79 | 25 | µg/m3 | EPA 8260 | |
| Tetrachloroethene | 6 | 2 | µg/m3 | EPA 8260 | |
| Trichloroethene | 2 | 2 | µg/m3 | EPA 8260 | |

**Sample ID:** SV-1-15 **Laboratory ID:** J242459-002

| Analyte | Result | Reporting Limit | Units | Method | Notes |
|---|---|---|---|---|---|
| 1,1-Dichloroethene | 3 | 1 | µg/m3 | EPA 8260 | |
| 1,2,4-Trimethylbenzene | 3 | 2 | µg/m3 | EPA 8260 | |
| Chloroform | 3 | 2 | µg/m3 | EPA 8260 | |
| Naphthalene | 3 | 2 | µg/m3 | EPA 8260 | |
| tert-Butylalcohol | 57 | 25 | µg/m3 | EPA 8260 | |
| Tetrachloroethene | 11 | 2 | µg/m3 | EPA 8260 | |

**Sample ID:** SV-2-5 **Laboratory ID:** J242459-003

| Analyte | Result | Reporting Limit | Units | Method | Notes |
|---|---|---|---|---|---|
| 1,1-Dichloroethene | 3 | 1 | µg/m3 | EPA 8260 | |
| Freon 12 | 6 | 5 | µg/m3 | EPA 8260 | |
| Naphthalene | 2 | 2 | µg/m3 | EPA 8260 | |
| tert-Butylalcohol | 70 | 25 | µg/m3 | EPA 8260 | |
| Tetrachloroethene | 5 | 2 | µg/m3 | EPA 8260 | |

**Sample ID:** SV-2-15 **Laboratory ID:** J242459-004

| Analyte | Result | Reporting Limit | Units | Method | Notes |
|---|---|---|---|---|---|

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| 735 EastCarnegie Drive, Suite 280 | Project Number: | 185806655 | Reported |
| San Bernardino, CA 92408 | Project Manager: | Josh Sargent | 08/30/24 10:17 |

## DETECTIONS SUMMARY

**Sample ID:** SV-2-15 **Laboratory ID:** J242459-004

| Analyte | Result | Reporting Limit | Units | Method | Notes |
|---|---|---|---|---|---|
| 1,1-Dichloroethene | 2 | 1 | µg/m3 | EPA 8260 | |
| 1,2,4-Trimethylbenzene | 12 | 2 | µg/m3 | EPA 8260 | |
| 1,3,5-Trimethylbenzene | 5 | 2 | µg/m3 | EPA 8260 | |
| 4-Isopropyltoluene | 3 | 2 | µg/m3 | EPA 8260 | |
| Chloroform | 3 | 2 | µg/m3 | EPA 8260 | |
| m,p-Xylene | 5 | 5 | µg/m3 | EPA 8260 | |
| Naphthalene | 2 | 2 | µg/m3 | EPA 8260 | |
| o-Xylene | 2 | 2 | µg/m3 | EPA 8260 | |
| tert-Butylalcohol | 92 | 25 | µg/m3 | EPA 8260 | |
| Tetrachloroethene | 11 | 2 | µg/m3 | EPA 8260 | |

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Colby Wakeman
Lab Director

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| 735 EastCarnegie Drive, Suite 280 | Project Number: | 185806655 | Reported |
| San Bernardino, CA 92408 | Project Manager: | Josh Sargent | 08/30/24 10:17 |

SV-1-5
J242459-001(Soil Vapor)

| Analyte | Result | Reporting Limit | Units | Dilution | Batch | Analyzed | Method | Notes |
|---|---|---|---|---|---|---|---|---|
| **Ultra Low ug/m3 by EPA 8260** | | | | | | | | |
| Benzene | ND | 0.5 | µg/m3 | 1 | QC2408418 | 08/22/24 | EPA 8260 | |
| Bromodichloromethane | ND | 2 | µg/m3 | " | " | " | " | |
| Bromoform | ND | 2 | µg/m3 | " | " | " | " | |
| n-Butylbenzene | ND | 5 | µg/m3 | " | " | " | " | |
| sec-Butylbenzene | ND | 5 | µg/m3 | " | " | " | " | |
| tert-Butylbenzene | ND | 5 | µg/m3 | " | " | " | " | |
| Carbon tetrachloride | ND | 1 | µg/m3 | " | " | " | " | |
| Chlorobenzene | ND | 2 | µg/m3 | " | " | " | " | |
| Chloroform | ND | 2 | µg/m3 | " | " | " | " | |
| Dibromochloromethane | ND | 2 | µg/m3 | " | " | " | " | |
| 1,2-Dibromoethane (EDB) | ND | 0.5 | µg/m3 | " | " | " | " | |
| 1,2-Dichlorobenzene | ND | 2 | µg/m3 | " | " | " | " | |
| 1,3-Dichlorobenzene | ND | 2 | µg/m3 | " | " | " | " | |
| 1,4-Dichlorobenzene | ND | 2 | µg/m3 | " | " | " | " | |
| Freon 12 | 6 | 5 | µg/m3 | " | " | " | " | |
| Freon 11 | ND | 5 | µg/m3 | " | " | " | " | |
| Freon 113 | ND | 5 | µg/m3 | " | " | " | " | |
| 1,1-Dichloroethane | ND | 1 | µg/m3 | " | " | " | " | |
| 1,2-Dichloroethane | ND | 1 | µg/m3 | " | " | " | " | |
| 1,1-Dichloroethene | 4 | 1 | µg/m3 | " | " | " | " | |
| cis-1,2-Dichloroethene | ND | 1 | µg/m3 | " | " | " | " | |
| trans-1,2-Dichloroethene | ND | 1 | µg/m3 | " | " | " | " | |
| Ethylbenzene | ND | 2 | µg/m3 | " | " | " | " | |
| Isopropylbenzene | ND | 2 | µg/m3 | " | " | " | " | |
| 4-Isopropyltoluene | ND | 2 | µg/m3 | " | " | " | " | |
| Methylene chloride | 0.0000000000 | 2 | | " | " | " | " | |
| Naphthalene | 2 | 2 | µg/m3 | " | " | " | " | |
| n-Propylbenzene | ND | 2 | µg/m3 | " | " | " | " | |
| Styrene | ND | 2 | µg/m3 | " | " | " | " | |
| 1,1,1,2-Tetrachloroethane | ND | 1 | µg/m3 | " | " | " | " | |
| 1,1,2,2-Tetrachloroethane | ND | 2 | µg/m3 | " | " | " | " | |
| Tetrachloroethene | 6 | 2 | µg/m3 | " | " | " | " | |
| Toluene | ND | 2 | µg/m3 | " | " | " | " | |
| 1,1,1-Trichloroethane | ND | 1 | µg/m3 | " | " | " | " | |
| 1,1,2-Trichloroethane | ND | 1 | µg/m3 | " | " | " | " | |
| Trichloroethene | 2 | 2 | µg/m3 | " | " | " | " | |
| 1,2,4-Trimethylbenzene | ND | 2 | µg/m3 | " | " | " | " | |
| 1,3,5-Trimethylbenzene | ND | 2 | µg/m3 | " | " | " | " | |

Jones Environmental, Inc.

Colby Wakeman
Lab Director

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| 735 EastCarnegie Drive, Suite 280 | Project Number: | 185806655 | Reported |
| San Bernardino, CA 92408 | Project Manager: | Josh Sargent | 08/30/24 10:17 |

SV-1-5
J242459-001(Soil Vapor)

| Analyte | Result | Reporting Limit | Units | Dilution | Batch | Analyzed | Method | Notes |
|---|---|---|---|---|---|---|---|---|
| **Ultra Low ug/m3 by EPA 8260** | | | | | | | | |
| Vinyl chloride | ND | 0.5 | µg/m3 | 1 | QC2408418 | 08/22/24 | EPA 8260 | |
| m,p-Xylene | ND | 5 | µg/m3 | " | " | " | " | |
| o-Xylene | ND | 2 | µg/m3 | " | " | " | " | |
| Methyl-tert-butylether | ND | 5 | µg/m3 | " | " | " | " | |
| Ethyl-tert-butylether | ND | 5 | µg/m3 | " | " | " | " | |
| Di-isopropylether | ND | 5 | µg/m3 | " | " | " | " | |
| tert-amylmethylether | ND | 5 | µg/m3 | " | " | " | " | |
| tert-Butylalcohol | 79 | 25 | µg/m3 | " | " | " | " | |
| Gasoline Range Organics (C4-C12) | ND | 1000 | µg/m3 | " | " | " | " | |
| n-Hexane (LCC) | ND | 20 | µg/m3 | " | " | " | " | |
| n-Pentane (LCC) | ND | 20 | µg/m3 | " | " | " | " | |
| Acetone (LCC) | ND | 20 | µg/m3 | " | " | " | " | |
| *Surrogate: Toluene-d8* | *102.58 %* | *60 - 140* | | | | | | |
| *Surrogate: Dibromofluoromethane* | *91.66 %* | *60 - 140* | | | | | | |
| *Surrogate: 4-Bromofluorobenzene* | *96.22 %* | *60 - 140* | | | | | | |

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| 735 EastCarnegie Drive, Suite 280 | Project Number: | 185806655 | Reported |
| San Bernardino, CA 92408 | Project Manager: | Josh Sargent | 08/30/24 10:17 |

SV-1-15
J242459-002(Soil Vapor)

| Analyte | Result | Reporting Limit | Units | Dilution | Batch | Analyzed | Method | Notes |
|---|---|---|---|---|---|---|---|---|
| **Ultra Low ug/m3 by EPA 8260** | | | | | | | | |
| Benzene | ND | 0.5 | µg/m3 | 1 | QC2408418 | 08/22/24 | EPA 8260 | |
| Bromodichloromethane | ND | 2 | µg/m3 | " | " | " | " | |
| Bromoform | ND | 2 | µg/m3 | " | " | " | " | |
| n-Butylbenzene | ND | 5 | µg/m3 | " | " | " | " | |
| sec-Butylbenzene | ND | 5 | µg/m3 | " | " | " | " | |
| tert-Butylbenzene | ND | 5 | µg/m3 | " | " | " | " | |
| Carbon tetrachloride | ND | 1 | µg/m3 | " | " | " | " | |
| Chlorobenzene | ND | 2 | µg/m3 | " | " | " | " | |
| Chloroform | 3 | 2 | µg/m3 | " | " | " | " | |
| Dibromochloromethane | ND | 2 | µg/m3 | " | " | " | " | |
| 1,2-Dibromoethane (EDB) | ND | 0.5 | µg/m3 | " | " | " | " | |
| 1,2-Dichlorobenzene | ND | 2 | µg/m3 | " | " | " | " | |
| 1,3-Dichlorobenzene | ND | 2 | µg/m3 | " | " | " | " | |
| 1,4-Dichlorobenzene | ND | 2 | µg/m3 | " | " | " | " | |
| Freon 12 | ND | 5 | µg/m3 | " | " | " | " | |
| Freon 11 | ND | 5 | µg/m3 | " | " | " | " | |
| Freon 113 | ND | 5 | µg/m3 | " | " | " | " | |
| 1,1-Dichloroethane | ND | 1 | µg/m3 | " | " | " | " | |
| 1,2-Dichloroethane | ND | 1 | µg/m3 | " | " | " | " | |
| 1,1-Dichloroethene | 3 | 1 | µg/m3 | " | " | " | " | |
| cis-1,2-Dichloroethene | ND | 1 | µg/m3 | " | " | " | " | |
| trans-1,2-Dichloroethene | ND | 1 | µg/m3 | " | " | " | " | |
| Ethylbenzene | ND | 2 | µg/m3 | " | " | " | " | |
| Isopropylbenzene | ND | 2 | µg/m3 | " | " | " | " | |
| 4-Isopropyltoluene | ND | 2 | µg/m3 | " | " | " | " | |
| Methylene chloride | 0.0000000000 | 2 | | " | " | " | " | |
| Naphthalene | 3 | 2 | µg/m3 | " | " | " | " | |
| n-Propylbenzene | ND | 2 | µg/m3 | " | " | " | " | |
| Styrene | ND | 2 | µg/m3 | " | " | " | " | |
| 1,1,1,2-Tetrachloroethane | ND | 1 | µg/m3 | " | " | " | " | |
| 1,1,2,2-Tetrachloroethane | ND | 2 | µg/m3 | " | " | " | " | |
| Tetrachloroethene | 11 | 2 | µg/m3 | " | " | " | " | |
| Toluene | ND | 2 | µg/m3 | " | " | " | " | |
| 1,1,1-Trichloroethane | ND | 1 | µg/m3 | " | " | " | " | |
| 1,1,2-Trichloroethane | ND | 1 | µg/m3 | " | " | " | " | |
| Trichloroethene | ND | 2 | µg/m3 | " | " | " | " | |
| 1,2,4-Trimethylbenzene | 3 | 2 | µg/m3 | " | " | " | " | |
| 1,3,5-Trimethylbenzene | ND | 2 | µg/m3 | " | " | " | " | |

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Colby Wakeman
Lab Director

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|---|---|---|---|
| Stantec Consulting | Project: | Brookfield - Irvine | |
| 735 EastCarnegie Drive, Suite 280 | Project Number: | 185806655 | Reported |
| San Bernardino, CA 92408 | Project Manager: | Josh Sargent | 08/30/24 10:17 |

SV-1-15
J242459-002(Soil Vapor)

| Analyte | Result | Reporting Limit | Units | Dilution | Batch | Analyzed | Method | Notes |
|---|---|---|---|---|---|---|---|---|
| **Ultra Low ug/m3 by EPA 8260** | | | | | | | | |
| Vinyl chloride | ND | 0.5 | µg/m3 | 1 | QC2408418 | 08/22/24 | EPA 8260 | |
| m,p-Xylene | ND | 5 | µg/m3 | " | " | " | " | |
| o-Xylene | ND | 2 | µg/m3 | " | " | " | " | |
| Methyl-tert-butylether | ND | 5 | µg/m3 | " | " | " | " | |
| Ethyl-tert-butylether | ND | 5 | µg/m3 | " | " | " | " | |
| Di-isopropylether | ND | 5 | µg/m3 | " | " | " | " | |
| tert-amylmethylether | ND | 5 | µg/m3 | " | " | " | " | |
| tert-Butylalcohol | 57 | 25 | µg/m3 | " | " | " | " | |
| Gasoline Range Organics (C4-C12) | ND | 1000 | µg/m3 | " | " | " | " | |
| n-Hexane (LCC) | ND | 20 | µg/m3 | " | " | " | " | |
| n-Pentane (LCC) | ND | 20 | µg/m3 | " | " | " | " | |
| Acetone (LCC) | ND | 20 | µg/m3 | " | " | " | " | |
| *Surrogate: Toluene-d8* | *99.96 %* | *60 - 140* | | | | | | |
| *Surrogate: Dibromofluoromethane* | *90.62 %* | *60 - 140* | | | | | | |
| *Surrogate: 4-Bromofluorobenzene* | *97.12 %* | *60 - 140* | | | | | | |

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Lab Director

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|---|---|---|---|
| Stantec Consulting | Project: | Brookfield - Irvine | |
| 735 EastCarnegie Drive, Suite 280 | Project Number: | 185806655 | Reported |
| San Bernardino, CA 92408 | Project Manager: | Josh Sargent | 08/30/24 10:17 |

SV-2-5
J242459-003(Soil Vapor)

| Analyte | Result | Reporting Limit | Units | Dilution | Batch | Analyzed | Method | Notes |
|---|---|---|---|---|---|---|---|---|
| **Ultra Low ug/m3 by EPA 8260** | | | | | | | | |
| Benzene | ND | 0.5 | µg/m3 | 1 | QC2408418 | 08/22/24 | EPA 8260 | |
| Bromodichloromethane | ND | 2 | µg/m3 | " | " | " | " | |
| Bromoform | ND | 2 | µg/m3 | " | " | " | " | |
| n-Butylbenzene | ND | 5 | µg/m3 | " | " | " | " | |
| sec-Butylbenzene | ND | 5 | µg/m3 | " | " | " | " | |
| tert-Butylbenzene | ND | 5 | µg/m3 | " | " | " | " | |
| Carbon tetrachloride | ND | 1 | µg/m3 | " | " | " | " | |
| Chlorobenzene | ND | 2 | µg/m3 | " | " | " | " | |
| Chloroform | ND | 2 | µg/m3 | " | " | " | " | |
| Dibromochloromethane | ND | 2 | µg/m3 | " | " | " | " | |
| 1,2-Dibromoethane (EDB) | ND | 0.5 | µg/m3 | " | " | " | " | |
| 1,2-Dichlorobenzene | ND | 2 | µg/m3 | " | " | " | " | |
| 1,3-Dichlorobenzene | ND | 2 | µg/m3 | " | " | " | " | |
| 1,4-Dichlorobenzene | ND | 2 | µg/m3 | " | " | " | " | |
| Freon 12 | 6 | 5 | µg/m3 | " | " | " | " | |
| Freon 11 | ND | 5 | µg/m3 | " | " | " | " | |
| Freon 113 | ND | 5 | µg/m3 | " | " | " | " | |
| 1,1-Dichloroethane | ND | 1 | µg/m3 | " | " | " | " | |
| 1,2-Dichloroethane | ND | 1 | µg/m3 | " | " | " | " | |
| 1,1-Dichloroethene | 3 | 1 | µg/m3 | " | " | " | " | |
| cis-1,2-Dichloroethene | ND | 1 | µg/m3 | " | " | " | " | |
| trans-1,2-Dichloroethene | ND | 1 | µg/m3 | " | " | " | " | |
| Ethylbenzene | ND | 2 | µg/m3 | " | " | " | " | |
| Isopropylbenzene | ND | 2 | µg/m3 | " | " | " | " | |
| 4-Isopropyltoluene | ND | 2 | µg/m3 | " | " | " | " | |
| Methylene chloride | 0.0000000000 | 2 | | " | " | " | " | |
| Naphthalene | 2 | 2 | µg/m3 | " | " | " | " | |
| n-Propylbenzene | ND | 2 | µg/m3 | " | " | " | " | |
| Styrene | ND | 2 | µg/m3 | " | " | " | " | |
| 1,1,1,2-Tetrachloroethane | ND | 1 | µg/m3 | " | " | " | " | |
| 1,1,2,2-Tetrachloroethane | ND | 2 | µg/m3 | " | " | " | " | |
| Tetrachloroethene | 5 | 2 | µg/m3 | " | " | " | " | |
| Toluene | ND | 2 | µg/m3 | " | " | " | " | |
| 1,1,1-Trichloroethane | ND | 1 | µg/m3 | " | " | " | " | |
| 1,1,2-Trichloroethane | ND | 1 | µg/m3 | " | " | " | " | |
| Trichloroethene | ND | 2 | µg/m3 | " | " | " | " | |
| 1,2,4-Trimethylbenzene | ND | 2 | µg/m3 | " | " | " | " | |
| 1,3,5-Trimethylbenzene | ND | 2 | µg/m3 | " | " | " | " | |

Jones Environmental, Inc.

Colby Wakeman
Lab Director

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|---|---|---|---|
| Stantec Consulting | Project: | Brookfield - Irvine | |
| 735 EastCarnegie Drive, Suite 280 | Project Number: | 185806655 | Reported |
| San Bernardino, CA 92408 | Project Manager: | Josh Sargent | 08/30/24 10:17 |

SV-2-5
J242459-003(Soil Vapor)

| Analyte | Result | Reporting Limit | Units | Dilution | Batch | Analyzed | Method | Notes |
|---|---|---|---|---|---|---|---|---|
| **Ultra Low ug/m3 by EPA 8260** | | | | | | | | |
| Vinyl chloride | ND | 0.5 | µg/m3 | 1 | QC2408418 | 08/22/24 | EPA 8260 | |
| m,p-Xylene | ND | 5 | µg/m3 | " | " | " | " | |
| o-Xylene | ND | 2 | µg/m3 | " | " | " | " | |
| Methyl-tert-butylether | ND | 5 | µg/m3 | " | " | " | " | |
| Ethyl-tert-butylether | ND | 5 | µg/m3 | " | " | " | " | |
| Di-isopropylether | ND | 5 | µg/m3 | " | " | " | " | |
| tert-amylmethylether | ND | 5 | µg/m3 | " | " | " | " | |
| tert-Butylalcohol | 70 | 25 | µg/m3 | " | " | " | " | |
| Gasoline Range Organics (C4-C12) | ND | 1000 | µg/m3 | " | " | " | " | |
| n-Hexane (LCC) | ND | 20 | µg/m3 | " | " | " | " | |
| n-Pentane (LCC) | ND | 20 | µg/m3 | " | " | " | " | |
| Acetone (LCC) | ND | 20 | µg/m3 | " | " | " | " | |
| *Surrogate: Toluene-d8* | *102.04 %* | *60 - 140* | | | | | | |
| *Surrogate: Dibromofluoromethane* | *85.03 %* | *60 - 140* | | | | | | |
| *Surrogate: 4-Bromofluorobenzene* | *92.40 %* | *60 - 140* | | | | | | |

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Lab Director

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|---|---|---|---|
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| 735 EastCarnegie Drive, Suite 280 | Project Number: | 185806655 | Reported |
| San Bernardino, CA 92408 | Project Manager: | Josh Sargent | 08/30/24 10:17 |

SV-2-15
J242459-004(Soil Vapor)

| Analyte | Result | Reporting Limit | Units | Dilution | Batch | Analyzed | Method | Notes |
|---|---|---|---|---|---|---|---|---|
| **Ultra Low ug/m3 by EPA 8260** | | | | | | | | |
| Benzene | ND | 0.5 | µg/m3 | 1 | QC2408418 | 08/22/24 | EPA 8260 | |
| Bromodichloromethane | ND | 2 | µg/m3 | " | " | " | " | |
| Bromoform | ND | 2 | µg/m3 | " | " | " | " | |
| n-Butylbenzene | ND | 5 | µg/m3 | " | " | " | " | |
| sec-Butylbenzene | ND | 5 | µg/m3 | " | " | " | " | |
| tert-Butylbenzene | ND | 5 | µg/m3 | " | " | " | " | |
| Carbon tetrachloride | ND | 1 | µg/m3 | " | " | " | " | |
| Chlorobenzene | ND | 2 | µg/m3 | " | " | " | " | |
| Chloroform | 3 | 2 | µg/m3 | " | " | " | " | |
| Dibromochloromethane | ND | 2 | µg/m3 | " | " | " | " | |
| 1,2-Dibromoethane (EDB) | ND | 0.5 | µg/m3 | " | " | " | " | |
| 1,2-Dichlorobenzene | ND | 2 | µg/m3 | " | " | " | " | |
| 1,3-Dichlorobenzene | ND | 2 | µg/m3 | " | " | " | " | |
| 1,4-Dichlorobenzene | ND | 2 | µg/m3 | " | " | " | " | |
| Freon 12 | ND | 5 | µg/m3 | " | " | " | " | |
| Freon 11 | ND | 5 | µg/m3 | " | " | " | " | |
| Freon 113 | ND | 5 | µg/m3 | " | " | " | " | |
| 1,1-Dichloroethane | ND | 1 | µg/m3 | " | " | " | " | |
| 1,2-Dichloroethane | ND | 1 | µg/m3 | " | " | " | " | |
| 1,1-Dichloroethene | 2 | 1 | µg/m3 | " | " | " | " | |
| cis-1,2-Dichloroethene | ND | 1 | µg/m3 | " | " | " | " | |
| trans-1,2-Dichloroethene | ND | 1 | µg/m3 | " | " | " | " | |
| Ethylbenzene | ND | 2 | µg/m3 | " | " | " | " | |
| Isopropylbenzene | ND | 2 | µg/m3 | " | " | " | " | |
| 4-Isopropyltoluene | 3 | 2 | µg/m3 | " | " | " | " | |
| Methylene chloride | 0.0000000000 | 2 | | " | " | " | " | |
| Naphthalene | 2 | 2 | µg/m3 | " | " | " | " | |
| n-Propylbenzene | ND | 2 | µg/m3 | " | " | " | " | |
| Styrene | ND | 2 | µg/m3 | " | " | " | " | |
| 1,1,1,2-Tetrachloroethane | ND | 1 | µg/m3 | " | " | " | " | |
| 1,1,2,2-Tetrachloroethane | ND | 2 | µg/m3 | " | " | " | " | |
| Tetrachloroethene | 11 | 2 | µg/m3 | " | " | " | " | |
| Toluene | ND | 2 | µg/m3 | " | " | " | " | |
| 1,1,1-Trichloroethane | ND | 1 | µg/m3 | " | " | " | " | |
| 1,1,2-Trichloroethane | ND | 1 | µg/m3 | " | " | " | " | |
| Trichloroethene | ND | 2 | µg/m3 | " | " | " | " | |
| 1,2,4-Trimethylbenzene | 12 | 2 | µg/m3 | " | " | " | " | |
| 1,3,5-Trimethylbenzene | 5 | 2 | µg/m3 | " | " | " | " | |

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|---|---|---|---|
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| San Bernardino, CA 92408 | Project Manager: | Josh Sargent | 08/30/24 10:17 |

SV-2-15
J242459-004(Soil Vapor)

| Analyte | Result | Reporting Limit | Units | Dilution | Batch | Analyzed | Method | Notes |
|---|---|---|---|---|---|---|---|---|
| **Ultra Low ug/m3 by EPA 8260** | | | | | | | | |
| Vinyl chloride | ND | 0.5 | µg/m3 | 1 | QC2408418 | 08/22/24 | EPA 8260 | |
| m,p-Xylene | 5 | 5 | µg/m3 | " | " | " | " | |
| o-Xylene | 2 | 2 | µg/m3 | " | " | " | " | |
| Methyl-tert-butylether | ND | 5 | µg/m3 | " | " | " | " | |
| Ethyl-tert-butylether | ND | 5 | µg/m3 | " | " | " | " | |
| Di-isopropylether | ND | 5 | µg/m3 | " | " | " | " | |
| tert-amylmethylether | ND | 5 | µg/m3 | " | " | " | " | |
| tert-Butylalcohol | 92 | 25 | µg/m3 | " | " | " | " | |
| Gasoline Range Organics (C4-C12) | ND | 1000 | µg/m3 | " | " | " | " | |
| n-Hexane (LCC) | ND | 20 | µg/m3 | " | " | " | " | |
| n-Pentane (LCC) | ND | 20 | µg/m3 | " | " | " | " | |
| Acetone (LCC) | ND | 20 | µg/m3 | " | " | " | " | |
| *Surrogate: Toluene-d8* | *100.88 %* | *60 - 140* | | | | | | |
| *Surrogate: Dibromofluoromethane* | *91.36 %* | *60 - 140* | | | | | | |
| *Surrogate: 4-Bromofluorobenzene* | *94.46 %* | *60 - 140* | | | | | | |

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| 735 EastCarnegie Drive, Suite 280 | Project Number: | 185806655 | Reported |
| San Bernardino, CA 92408 | Project Manager: | Josh Sargent | 08/30/24 10:17 |

## Ultra Low ug/m3 by EPA 8260 - Quality Control

| Analyte | Result | Reporting Limit | Units | Spike Level | Source Result | %REC | %REC Limits | RPD | %REC Limits | Notes |
|---|---|---|---|---|---|---|---|---|---|---|
| **Batch QC2408418 - EPA 8260** | | | | | | | | | | |
| **CCV 1** | | | | | | | | | | |
| Benzene | 10.9 | 0.5 | % | 10 | | 109 | 80 - 120 | | 120 | |
| Chlorobenzene | 10 | 2 | % | 10 | | 103 | 80 - 120 | | 120 | |
| 1,1-Dichloroethene | 11 | 1 | % | 10 | | 106 | 80 - 120 | | 120 | |
| cis-1,2-Dichloroethene | 10 | 1 | % | 10 | | 97 | 80 - 120 | | 120 | |
| Ethylbenzene | 10 | 2 | % | 10 | | 102 | 80 - 120 | | 120 | |
| Tetrachloroethene | 10 | 2 | % | 10 | | 105 | 80 - 120 | | 120 | |
| Toluene | 11 | 2 | % | 10 | | 107 | 80 - 120 | | 120 | |
| 1,1,1-Trichloroethane | 10 | 1 | % | 10 | | 102 | 80 - 120 | | 120 | |
| Trichloroethene | 10 | 2 | % | 10 | | 102 | 80 - 120 | | 120 | |
| 1,2,4-Trimethylbenzene | 10 | 2 | % | 10 | | 101 | 80 - 120 | | 120 | |
| Vinyl chloride | 11.7 | 0.5 | % | 10 | | 117 | 80 - 120 | | 120 | |
| **LCS 1** | | | | | | | | | | |
| Benzene | 2.76 | 0.5 | % | 2.5 | | 110 | 70 - 130 | | | |
| Chlorobenzene | 2.71 | 2 | % | 2.5 | | 108 | 70 - 130 | | | |
| 1,1-Dichloroethene | 2.78 | 1 | % | 2.5 | | 111 | 60 - 140 | | | |
| cis-1,2-Dichloroethene | 2.54 | 1 | % | 2.5 | | 101 | 70 - 130 | | | |
| Ethylbenzene | 2.59 | 2 | % | 2.5 | | 104 | 70 - 130 | | | |
| Tetrachloroethene | 2.57 | 2 | % | 2.5 | | 103 | 70 - 130 | | | |
| Toluene | 2.70 | 2 | % | 2.5 | | 108 | 70 - 130 | | | |
| 1,1,1-Trichloroethane | 2.32 | 1 | % | 2.5 | | 93 | 70 - 130 | | | |
| Trichloroethene | 2.92 | 2 | % | 2.5 | | 117 | 70 - 130 | | | |
| 1,2,4-Trimethylbenzene | 2.51 | 2 | % | 2.5 | | 100 | 70 - 130 | | | |
| Vinyl chloride | 2.65 | 0.5 | % | 2.5 | | 106 | 60 - 140 | | | |
| *Surrogate: Toluene-d8* | | *101.14 %* | | *60 - 140* | | | | | | |
| *Surrogate: Dibromofluoromethane* | | *96.18 %* | | *60 - 140* | | | | | | |
| *Surrogate: 4-Bromofluorobenzene* | | *98.38 %* | | *60 - 140* | | | | | | |
| **LCSD 1** | | | | | | | | | | |
| Benzene | 2.68 | 0.5 | % | 2.5 | | 107 | | 2.77 | | |
| Chlorobenzene | 2.60 | 2 | % | 2.5 | | 104 | | 4.05 | | |
| 1,1-Dichloroethene | 2.79 | 1 | % | 2.5 | | 112 | | 0.39 | | |
| cis-1,2-Dichloroethene | 2.28 | 1 | % | 2.5 | | 91 | | 10.53 | | |
| Ethylbenzene | 2.38 | 2 | % | 2.5 | | 95 | | 8.63 | | |
| Tetrachloroethene | 2.72 | 2 | % | 2.5 | | 109 | | 5.86 | | |
| Toluene | 2.60 | 2 | % | 2.5 | | 104 | | 3.44 | | |
| 1,1,1-Trichloroethane | 2.56 | 1 | % | 2.5 | | 103 | | 10.09 | | |

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|---|---|---|---|
| Stantec Consulting | Project: | Brookfield - Irvine | |
| 735 EastCarnegie Drive, Suite 280 | Project Number: | 185806655 | Reported |
| San Bernardino, CA 92408 | Project Manager: | Josh Sargent | 08/30/24 10:17 |

## Ultra Low ug/m3 by EPA 8260 - Quality Control

| Analyte | Result | Reporting Limit | Units | Spike Level | Source Result | %REC | %REC Limits | RPD | RPD Limits | Notes |
|---|---|---|---|---|---|---|---|---|---|---|
| **Batch QC2408418 - EPA 8260** | | | | | | | | | | |
| **LCSD 1** | | | | | | | | | | |
| Trichloroethene | 2.51 | 2 | % | 2.5 | | 100 | | 14.99 | | |
| 1,2,4-Trimethylbenzene | 2.53 | 2 | % | 2.5 | | 101 | | 0.95 | | |
| Vinyl chloride | 2.85 | 0.5 | % | 2.5 | | 114 | | 7.15 | | |
| *Surrogate: Toluene-d8* | | *101.08 %* | *60 - 140* | | | | | | | |
| *Surrogate: Dibromofluoromethane* | | *97.98 %* | *60 - 140* | | | | | | | |
| *Surrogate: 4-Bromofluorobenzene* | | *99.68 %* | *60 - 140* | | | | | | | |
| **Method Blank 1** | | | | | | | | | | |
| Methylene chloride | ND | | µg/m3 | | | | | | | |
| Benzene | ND | 0.5 | µg/m3 | | | | | | | |
| Bromodichloromethane | ND | 2 | µg/m3 | | | | | | | |
| Bromoform | ND | 2 | µg/m3 | | | | | | | |
| n-Butylbenzene | ND | 5 | µg/m3 | | | | | | | |
| sec-Butylbenzene | ND | 5 | µg/m3 | | | | | | | |
| tert-Butylbenzene | ND | 5 | µg/m3 | | | | | | | |
| Carbon tetrachloride | ND | 1 | µg/m3 | | | | | | | |
| Chlorobenzene | ND | 2 | µg/m3 | | | | | | | |
| Chloroform | ND | 2 | µg/m3 | | | | | | | |
| Dibromochloromethane | ND | 2 | µg/m3 | | | | | | | |
| 1,2-Dibromoethane (EDB) | ND | 0.5 | µg/m3 | | | | | | | |
| 1,2-Dichlorobenzene | ND | 2 | µg/m3 | | | | | | | |
| 1,3-Dichlorobenzene | ND | 2 | µg/m3 | | | | | | | |
| 1,4-Dichlorobenzene | ND | 2 | µg/m3 | | | | | | | |
| Freon 12 | ND | 5 | µg/m3 | | | | | | | |
| Freon 11 | ND | 5 | µg/m3 | | | | | | | |
| Freon 113 | ND | 5 | µg/m3 | | | | | | | |
| 1,1-Dichloroethane | ND | 1 | µg/m3 | | | | | | | |
| 1,2-Dichloroethane | ND | 1 | µg/m3 | | | | | | | |
| 1,1-Dichloroethene | ND | 1 | µg/m3 | | | | | | | |
| cis-1,2-Dichloroethene | ND | 1 | µg/m3 | | | | | | | |
| trans-1,2-Dichloroethene | ND | 1 | µg/m3 | | | | | | | |
| Ethylbenzene | ND | 2 | µg/m3 | | | | | | | |
| Isopropylbenzene | ND | 2 | µg/m3 | | | | | | | |
| 4-Isopropyltoluene | ND | 2 | µg/m3 | | | | | | | |
| Naphthalene | ND | 2 | µg/m3 | | | | | | | |
| n-Propylbenzene | ND | 2 | µg/m3 | | | | | | | |

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| 735 EastCarnegie Drive, Suite 280 | Project Number: | 185806655 | Reported |
| San Bernardino, CA 92408 | Project Manager: | Josh Sargent | 08/30/24 10:17 |

## Ultra Low ug/m3 by EPA 8260 - Quality Control

| Analyte | Result | Reporting Limit | Units | Spike Level | Source Result | %REC | %REC Limits | RPD | %REC Limits | Notes |
|---|---|---|---|---|---|---|---|---|---|---|
| **Batch QC2408418 - EPA 8260** | | | | | | | | | | |
| **Method Blank 1** | | | | | | | | | | |
| Styrene | ND | 2 | µg/m3 | | | | | | | |
| 1,1,1,2-Tetrachloroethane | ND | 1 | µg/m3 | | | | | | | |
| 1,1,2,2-Tetrachloroethane | ND | 2 | µg/m3 | | | | | | | |
| Tetrachloroethene | ND | 2 | µg/m3 | | | | | | | |
| Toluene | ND | 2 | µg/m3 | | | | | | | |
| 1,1,1-Trichloroethane | ND | 1 | µg/m3 | | | | | | | |
| 1,1,2-Trichloroethane | ND | 1 | µg/m3 | | | | | | | |
| Trichloroethene | ND | 2 | µg/m3 | | | | | | | |
| 1,2,4-Trimethylbenzene | ND | 2 | µg/m3 | | | | | | | |
| 1,3,5-Trimethylbenzene | ND | 2 | µg/m3 | | | | | | | |
| Vinyl chloride | ND | 0.5 | µg/m3 | | | | | | | |
| m,p-Xylene | ND | 5 | µg/m3 | | | | | | | |
| o-Xylene | ND | 2 | µg/m3 | | | | | | | |
| Methyl-tert-butylether | ND | 5 | µg/m3 | | | | | | | |
| Ethyl-tert-butylether | ND | 5 | µg/m3 | | | | | | | |
| Di-isopropylether | ND | 5 | µg/m3 | | | | | | | |
| tert-amylmethylether | ND | 5 | µg/m3 | | | | | | | |
| tert-Butylalcohol | ND | 25 | µg/m3 | | | | | | | |
| Gasoline Range Organics (C4-C12) | ND | 1000 | µg/m3 | | | | | | | |
| n-Hexane (LCC) | ND | 20 | µg/m3 | | | | | | | |
| n-Pentane (LCC) | ND | 20 | µg/m3 | | | | | | | |
| Acetone (LCC) | ND | 20 | µg/m3 | | | | | | | |
| *Surrogate: Toluene-d8* | | *100.49 %* | *60 - 140* | | | | | | | |
| *Surrogate: Dibromofluoromethane* | | *94.76 %* | *60 - 140* | | | | | | | |
| *Surrogate: 4-Bromofluorobenzene* | | *97.10 %* | *60 - 140* | | | | | | | |
| **Sample Blank 1** | | | | | | | | | | |
| Methylene chloride | ND | | µg/m3 | | | | | | | |
| Benzene | ND | 0.5 | µg/m3 | | | | | | | |
| Bromodichloromethane | ND | 2 | µg/m3 | | | | | | | |
| Bromoform | ND | 2 | µg/m3 | | | | | | | |
| n-Butylbenzene | ND | 5 | µg/m3 | | | | | | | |
| sec-Butylbenzene | ND | 5 | µg/m3 | | | | | | | |
| tert-Butylbenzene | ND | 5 | µg/m3 | | | | | | | |
| Carbon tetrachloride | ND | 1 | µg/m3 | | | | | | | |
| Chlorobenzene | ND | 2 | µg/m3 | | | | | | | |

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| 735 EastCarnegie Drive, Suite 280 | Project Number: | 185806655 | Reported |
| San Bernardino, CA 92408 | Project Manager: | Josh Sargent | 08/30/24 10:17 |

## Ultra Low ug/m3 by EPA 8260 - Quality Control

| Analyte | Result | Reporting Limit | Units | Spike Level | Source Result | %REC | %REC Limits | RPD | %REC Limits | Notes |
|---|---|---|---|---|---|---|---|---|---|---|
| **Batch QC2408418 - EPA 8260** | | | | | | | | | | |
| **Sample Blank 1** | | | | | | | | | | |
| Chloroform | ND | 2 | µg/m3 | | | | | | | |
| Dibromochloromethane | ND | 2 | µg/m3 | | | | | | | |
| 1,2-Dibromoethane (EDB) | ND | 0.5 | µg/m3 | | | | | | | |
| 1,2-Dichlorobenzene | ND | 2 | µg/m3 | | | | | | | |
| 1,3-Dichlorobenzene | ND | 2 | µg/m3 | | | | | | | |
| 1,4-Dichlorobenzene | ND | 2 | µg/m3 | | | | | | | |
| Freon 12 | ND | 5 | µg/m3 | | | | | | | |
| Freon 11 | ND | 5 | µg/m3 | | | | | | | |
| Freon 113 | ND | 5 | µg/m3 | | | | | | | |
| 1,1-Dichloroethane | ND | 1 | µg/m3 | | | | | | | |
| 1,2-Dichloroethane | ND | 1 | µg/m3 | | | | | | | |
| 1,1-Dichloroethene | ND | 1 | µg/m3 | | | | | | | |
| cis-1,2-Dichloroethene | ND | 1 | µg/m3 | | | | | | | |
| trans-1,2-Dichloroethene | ND | 1 | µg/m3 | | | | | | | |
| Ethylbenzene | ND | 2 | µg/m3 | | | | | | | |
| Isopropylbenzene | ND | 2 | µg/m3 | | | | | | | |
| 4-Isopropyltoluene | ND | 2 | µg/m3 | | | | | | | |
| Naphthalene | ND | 2 | µg/m3 | | | | | | | |
| n-Propylbenzene | ND | 2 | µg/m3 | | | | | | | |
| Styrene | ND | 2 | µg/m3 | | | | | | | |
| 1,1,1,2-Tetrachloroethane | ND | 1 | µg/m3 | | | | | | | |
| 1,1,2,2-Tetrachloroethane | ND | 2 | µg/m3 | | | | | | | |
| Tetrachloroethene | ND | 2 | µg/m3 | | | | | | | |
| Toluene | ND | 2 | µg/m3 | | | | | | | |
| 1,1,1-Trichloroethane | ND | 1 | µg/m3 | | | | | | | |
| 1,1,2-Trichloroethane | ND | 1 | µg/m3 | | | | | | | |
| Trichloroethene | ND | 2 | µg/m3 | | | | | | | |
| 1,2,4-Trimethylbenzene | ND | 2 | µg/m3 | | | | | | | |
| 1,3,5-Trimethylbenzene | ND | 2 | µg/m3 | | | | | | | |
| Vinyl chloride | ND | 0.5 | µg/m3 | | | | | | | |
| m,p-Xylene | ND | 5 | µg/m3 | | | | | | | |
| o-Xylene | ND | 2 | µg/m3 | | | | | | | |
| Methyl-tert-butylether | ND | 5 | µg/m3 | | | | | | | |
| Ethyl-tert-butylether | ND | 5 | µg/m3 | | | | | | | |
| Di-isopropylether | ND | 5 | µg/m3 | | | | | | | |
| tert-amylmethylether | ND | 5 | µg/m3 | | | | | | | |
| tert-Butylalcohol | ND | 25 | µg/m3 | | | | | | | |

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Lab Director

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|---|---|---|---|
| Stantec Consulting | Project: | Brookfield - Irvine | |
| 735 EastCarnegie Drive, Suite 280 | Project Number: | 185806655 | Reported |
| San Bernardino, CA 92408 | Project Manager: | Josh Sargent | 08/30/24 10:17 |

**Ultra Low ug/m3 by EPA 8260 - Quality Control**

| Analyte | Result | Reporting Limit | Units | Spike Level | Source Result | %REC | %REC Limits | RPD | %REC Limits | Notes |
|---|---|---|---|---|---|---|---|---|---|---|
| **Batch QC2408418 - EPA 8260** | | | | | | | | | | |
| **Sample Blank 1** | | | | | | | | | | |
| Gasoline Range Organics (C4-C12) | ND | 1000 | µg/m3 | | | | | | | |
| n-Hexane (LCC) | ND | 20 | µg/m3 | | | | | | | |
| n-Pentane (LCC) | ND | 20 | µg/m3 | | | | | | | |
| Acetone (LCC) | ND | 20 | µg/m3 | | | | | | | |
| *Surrogate: Toluene-d8* | | *100.79 %* | | | | | *60 - 140* | | | |
| *Surrogate: Dibromofluoromethane* | | *89.95 %* | | | | | *60 - 140* | | | |
| *Surrogate: 4-Bromofluorobenzene* | | *98.29 %* | | | | | *60 - 140* | | | |

Jones Environmental, Inc.

Colby Wakeman
Lab Director

*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.*

JONES ENVIRONMENTAL, INC.

11007 FOREST PLACE
SANTA FE SPRINGS, CA 90670
714-449-9937 PHONE
562-646-1611 FAX

| | | | |
|---|---|---|---|
| Stantec Consulting | Project: | Brookfield - Irvine | |
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| San Bernardino, CA 92408 | Project Manager: | Josh Sargent | 08/30/24 10:17 |

**Notes and Definitions**

| | |
|---|---|
| ND | Analyte NOT DETECTED at or above the reporting limit |
| RPD | Relative Percent Difference |
| E | Estimated Concentration; concentration exceeds calibration range. |
| LCC | Leak Check Compound |
| MDL | Compound Reported to Method Detection Limit |
| 1 | Recovery outside of acceptable limits. LCS/LCSD recoveries and %RSD were within QC limits, therefore data was accepted. |
| SMSR | Sample matrix prevented adequate surrogate recovery. |
| J | Value less then PQL but greater than MDL. |
| HHSR | High hydrocarbon concentration in this sample prevented adequate surrogate recovery. |
| SMTAR | Sample matrix prevented adequate recovery of target analytes. |
| OV | Sample was filtered in the lab before extraction. |
| HHTAR | High hydrocarbon concentration prevented in-range recovery of target analytes. |
| IHRPD | Target analyte recoveries were outside of range but accepted due to passing RPDs |
| AROL | Target analyte recovery exceeded recovery range but was accepted due to ND of that analyte in MB and sample(s). |
| ISO-H | Isomers could not be sufficiently chromatographically resolved according to method requirements due to hydrocarbon interference or other matrix effects. The isomers' reported individual concentrations were each calculated as the average of each of the individual isomers' concentrations. |
| 2 | Recovery outside of acceptable limits for either LCS or LCSD. CCV and LCS or LCSD recoveries were within limits; therefore data was accepted. |
| 3 | RPD outside of acceptable limits. Target analyte recoveries were within QC limits; therefore, data was accepted. |
| 4 | LCS and/or LCSD recoveries exceeded acceptability ranges. Target analyte recoveries were accepted due to passing CCV, in-range LCS/LCSD RPDs, and a clean MB in which all target analytes were < RL. |
| SMTAR | Sample matrix prevented adequate recovery of target analytes. |
| RV | Surrogate recovery outside of control limits due to required dilution. |

Jones Environmental, Inc.

Colby Wakeman
Lab Director

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Santa Fe Springs, CA 90670
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www.jonesenv.com

# Air Chain-of-Custody Record

Lab Use Only
Jones Project # J242459
Page 1 of 1

Client: Stantec Consulting Services, Inc.
Client Address: 735 E Carnegie Dr. Suite 280 San Bernardino CA
Project Name: Brookfield - Irvine (Gateway)
Project Address: 11501 Jeffrey Road, Irvine, CA 92602
Report To: Joshua Sargent
Email/Phone:
Sampler: Kevin Horchler

Date: 8/21/2024
Client Project #: 185806650

Purge Rate: 200 cc/min
Shut In Test: (Y) / N

**Turn Around Requested**
- ☐ Immediate Attention - 200%
- ☐ Rush 24 Hours - 100%
- ☐ Rush 48 Hours - 50%
- ☐ Rush 72 Hours - 25%
- ☐ Rush 96 Hours - 10%
- ☒ Normal - No Surcharge

**Summa Canister Size**
☒ 1L ☐ 6L

**Tracer**
- ☒ n-pentane
- ☒ n-hexane
- ☐ n-heptane
- ☐ Helium
- ☐ 1,1-DFA
- ☒ Acetone

**Report Options**
EDD ____
EDF* - 10% Surcharge____
*Global ID _____

**Gasoline Range Organics**
☒ Yes ☐ No

**Units Requested**
☒ ug/m3 ☐ ug/L ☐ ppmV

**Analysis Requested**

| Sample ID | Date Collected | Purge Number | Purge Volume | Laboratory Sample ID | Canister ID | Canister Start Pressure | Canister End Pressure | Flow Rate (cc/min) | Sampling Start Time | Sampling End Time | TO-15 | 8260B Ultra Low | Magnehelic Reading (in/$H_2O$) | Number of Containers |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| SV-1-5 | 8/21/2024 | 3 | 1630 | J242459-001 | 01590 | -30 | -4 | ~200 | 0929 | 0935 | | X | <2 | 1 |
| SV-1-15 | 8/21/2024 | 3 | 1790 | -002 | 01824 | -30 | -5 | ~200 | 0931 | 0936 | | X | <2 | 1 |
| SV-2-5 | 8/21/2024 | 3 | 1630 | -003 | 01521 | -30 | -4 | ~200 | 0949 | 0955 | | X | <2 | 1 |
| SV-2-15 | 8/21/2024 | 3 | 1790 | -004 | 01599 | -30 | -4 | ~200 | 0950 | 0955 | | X | <2 | 1 |
| | | | | | | | | | | | | | | |
| | | | | | | | | | | | | | | |
| | | | | | | | | | | | | | | |
| | | | | | | | | | | | | | | |
| | | | | | | | | | | | | | | |
| | | | | | | | | | | | | | | |

| Relinquished By (Signature): | Date: | Recieved By (Signature): | Date: |
|---|---|---|---|
| Alex Sobolew | 8/21/2024 | K. Horchler | 8/21/2024 |
| Company: Stantec | Time: | Company: Jones Env. | Time: 0955 |
| Relinquished By (Signature): | Date: | Recieved By Laboratory (Signature): | Date: 8/21/2024 |
| Company: | Time: | Company: Jones Env | Time: 1102 |

The delivery of samples and the signature on this Chain of Custody form constitutes authorization to perform the analyses specificied above under the Terms and Conditions set forth

# Login Report

**Customer Name:** Stantec Consulting
**Purchase Order:**
**Project ID:** Brookfield - Irvine
**Comment:**

**Order ID:** J242459
**Order Date:** 8/21/2024

**Sample #:** J242459-001 **Customer Sample #:** SV-1-5 **Site:**

| | | | | | |
|---|---|---|---|---|---|
| **Recv'd:** | ☑ | **Collector:** | | **Date Collected:** | 08/21/24 9:35 AM |
| **Quantity:** | 1 | **Matrix:** | Soil Vapor | **Date Received:** | 08/21/24 11:02 AM |

**Comment:**

| Test | Test Group | Method | Due Date | Priority |
|---|---|---|---|---|
| Ultra Low ug/m3 | | EPA 8260 | 8/29/2024 | |

**Sample #:** J242459-002 **Customer Sample #:** SV-1-15 **Site:**

| | | | | | |
|---|---|---|---|---|---|
| **Recv'd:** | ☑ | **Collector:** | | **Date Collected:** | 08/21/24 9:36 AM |
| **Quantity:** | 1 | **Matrix:** | Soil Vapor | **Date Received:** | 08/21/24 11:02 AM |

**Comment:**

| Test | Test Group | Method | Due Date | Priority |
|---|---|---|---|---|
| Ultra Low ug/m3 | | EPA 8260 | 8/29/2024 | |

**Sample #:** J242459-003 **Customer Sample #:** SV-2-5 **Site:**

| | | | | | |
|---|---|---|---|---|---|
| **Recv'd:** | ☑ | **Collector:** | | **Date Collected:** | 08/21/24 9:55 AM |
| **Quantity:** | 1 | **Matrix:** | Soil Vapor | **Date Received:** | 08/21/24 11:02 AM |

**Comment:**

| Test | Test Group | Method | Due Date | Priority |
|---|---|---|---|---|
| Ultra Low ug/m3 | | EPA 8260 | 8/29/2024 | |

**Sample #:** J242459-004 **Customer Sample #:** SV-2-15 **Site:**

| | | | | | |
|---|---|---|---|---|---|
| **Recv'd:** | ☑ | **Collector:** | | **Date Collected:** | 08/21/24 9:55 AM |
| **Quantity:** | 1 | **Matrix:** | Soil Vapor | **Date Received:** | 08/21/24 11:02 AM |

**Comment:**

| Test | Test Group | Method | Due Date | Priority |
|---|---|---|---|---|
| Ultra Low ug/m3 | | EPA 8260 | 8/29/2024 | |

**Customer Name:** Stantec Consulting **Order ID:** J242459

**Purchase Order:** **Order Date:** 8/21/2024

**Project ID:** Brookfield - Irvine

**Comment:**

## SAMPLE CONDITION RECORD

| | |
|---|---|
| 1. Are the samples within correct temperature criteria? (0 - 6°C) | N/A |
| 2. If not within temp. criteria, were samples received on ice? | N/A |
| 3. If not within temp. criteria, were samples received chilled on same day of sampling? | N/A |
| 4. Is the Chain of Custody (COC) received filled out completely? | Yes |
| 5. Does the total number of containers received match COC? | Yes |
| 6. Are the sample container label(s) consistent with COC? | Yes |
| 7. Are the sample container(s) intact and in good condition? | Yes |
| 8. Were the proper containers & sufficient volume for analyses requested on COC? | Yes |
| 9. Was the proper preservative indicated on COC/container for analyses requested? | N/A |
| 10. Are the containers for volatile analysis free of headspace? (EPA 8260 water) | N/A |
| EDF Requested | No |