REVISED REMEDIAL INVESTIGATION REPORT

Seattle Times Site
1120 John Street
Seattle, Washington

Facility Site ID No. 4377754
Cleanup Site ID No. 14495
Agreed Order No. DE 20468

May 5, 2022

TRC Project No. 015365.0010

Prepared For:

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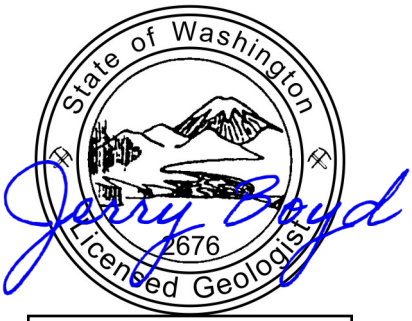

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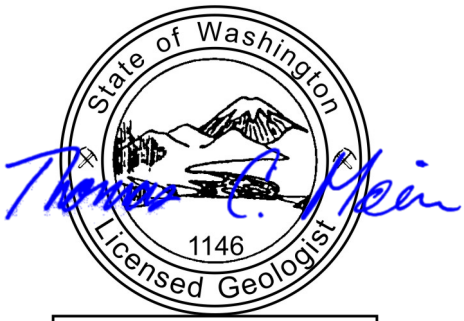

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LIST OF ABBREVIATIONS AND ACRONYMS

Abbreviation/ Acronym	Definition
AOPC	Area of potential concern
AO	Agreed Order No DE 20468
bgs	Below ground surface
BTEX	Benzene, toluene, ethylbenzene, and total xylenes
cDCE	cis-1,2-Dichloroethene
COC	Chemicals of concern
cPAHs	Carcinogenic polycyclic aromatic hydrocarbons
CSM	Conceptual site model
CUL	Cleanup level
cVOCs	Chlorinated volatile organic compounds
DPT	Direct-push technology
DRO	Diesel-range organics
Ecology	Washington State Department of Ecology
LSI	Limited Subsurface Investigation
EPI	Environmental Partners, Inc.
ESA	Environmental Site Assessment
Farallon	Farallon Consulting, LLC
GRO	Gasoline-range organics
HSA	Hollow-stem auger
IAWP	Interim Action Work Plan
IRA	Interim Remedial Action
µg/L	Micrograms per liter
mg/kg	Milligrams per kilogram
MSL	Mean sea level
MTCA	Model Toxics Control Act
Onni	Onni John Street (Land) LLC
ORO	Oil-range organics
PCBs	Polychlorinated biphenyls
PCE	Tetrachloroethene
PLP	Potentially Liable Party
POC	Point of compliance
RCRA	Resource Conservation and Recovery Act
REC	Recognized environmental condition
RI	Remedial Investigation
RRI Report	Revised Remedial Investigation Report
SES	SoundEarth Strategies
SI	Supplemental Investigations
TCE	Trichloroethene
TEE	Terrestrial Ecological Evaluation
UST	Underground storage tank
VC	Vinyl chloride
VCP	Voluntary Cleanup Program
VOCs	Volatile organic compounds
WAC	Washington Administrative Code

1.0 INTRODUCTION

This *Revised Remedial Investigation Report* (RRI Report) has been prepared on behalf of Onni John Street (Land) LLC (Onni). TRC Environmental Corporation (TRC) has prepared this RRI Report for the former Seattle Times Property (subject property, which fully contains the "Seattle Times Site" or "Site"), located at 1120 John Street in Seattle, Washington (Figure 1). The subject property is currently owned by Onni John Street (Land) LLC (Onni).

The lateral and vertical extent of contaminant impacts at concentrations greater than applicable cleanup levels constitutes the "Site" under the Washington State Department of Ecology (Ecology) Model Toxics Control Act (MTCA) regulations. Under Washington Administrative Code (WAC) 173-340-200, a Site is defined by the nature and extent of contamination associated with one or more releases of hazardous substances at the subject property prior to any cleanup of the contamination. A Site, as interpreted under MTCA, is not defined by the property or parcel boundaries and can be smaller or larger than the property with which it is associated. The Site that is the subject of this RRI Report is fully contained within the subject property.

The purpose of this RRI Report the "Site" will be defined as all contamination related to former on-property operations of the Seattle Times. The property immediately to the north of the subject property is known as the Troy Laundry Site. It is known to Ecology and Onni that impacts to deeper groundwater from the Troy Laundry Site extend beneath the northwestern corner of the subject property. The Site and impacts to groundwater from the Troy Laundry Site are not commingled.

Onni has entered into Agreed Order No. DE 20468 (AO or "Order") with Ecology for the Seattle Times Site. The effective date of the AO is November 11, 2021 and preparation of this RRI Report is the first deliverable required under the AO.

The Seattle Times Site has the following Ecology identification numbers:

- Facility Site Identification Number 4377754
- Cleanup Site Identification Number 14495

Environmental Partners, Inc. (EPI)[1] previously submitted to Ecology a *Remedial Investigation Report* dated January 21, 2020 under a prior Voluntary Cleanup Program (VCP) enrollment application. Ecology provided comments to the January 2020 RI Report in their Opinion Letter dated July 14, 2020. In response to Ecology's Opinion Letter, TRC conducted additional investigation including subsurface soil analysis, additional groundwater monitoring well construction, and groundwater analysis at the subject property during the third and fourth quarter of 2020.

As required by the AO, this RRI Report revises the prior *Remedial Investigation Report* on incorporate the additional data collected at the Site and to address Ecology's prior comments. It is TRC's opinion that the existing data presented herein are sufficient to fully characterize the nature and extent of

[1] TRC acquired EPI on December 27, 2019. For the purposes of this RRI Report, TRC and EPI may be used interchangeably.

contamination at the Seattle Times Site and to develop and evaluate cleanup action alternatives for the MTCA-defined Site, including an Interim Remedial Action as provided for in the AO, during a pending redevelopment.

TRC and Onni have informed Ecology during the AO negotiation process that the subject property will be undergoing redevelopment with property-wide excavation to depths of about 55 feet below grade. Ecology has acknowledged that this redevelopment action will constitute an Interim Remedial Action (IRA). This understanding is incorporated into the AO scope and schedule. Also as required by the AO, an *Interim Action Work Plan* (IAWP) is currently in preparation and will be submitted to Ecology. The IAWP will detail the actions to be undertaken to address contamination at the Site during the redevelopment actions.

1.1 General Site Information

The Site is situated within the approximately 2.54-acre subject property, which is identified as King County parcel number 1986200525 on Figure 2. The subject property is in the southeast corner of Section 30, Township 25 North, Range 4 East, latitude 47.62028, longitude -122.33511. Adjacent properties consist of commercial office space, parking areas, a restaurant, mixed-use residential and commercial facilities, and light commercial facilities.

The subject property was historically developed with four buildings constructed between 1930 and 1969. The four on-property buildings had approximately 316,000 square feet of floor space and were most recently used by the Seattle Times Company for offices, paper storage, a vehicle maintenance garage, and the main printing press and production area. Paved areas for vehicle parking were located on the north and west portions of the subject property adjacent to the former buildings.

Onni acquired the subject property in November 2013 and it is currently slated for redevelopment as a commercial office structure with subgrade parking extending to an approximate elevation of 54 feet above mean sea level (MSL, referenced to North American Vertical Datum of 1988, abbreviated as NAVD88), or about a depth of 50 feet below the John Street elevation. The redevelopment is currently undergoing final permitting and review by the City of Seattle.

1.1.1 Contact Information

Contact information for project coordinators and other pertinent entities associated with the Seattle Times Site is presented below:

Ecology Site Manager:	Ms. Sunny Becker
Property Owner:	Onni John Street (Land) LLC 1411 4th Avenue, Suite 1501 Seattle, Washington 98101
Environmental Consultant:	TRC Environmental Corporation (TRC) 1180 NW Maple Street, Suite 310 Issaquah, Washington 98027 Project Manager: Mr. Jerry Boyd, L.G. jboyd@trccompanies.com (425) 395-0046

1.2 Site History

As noted in the *Phase I Environmental Site Assessment Report* (Phase I ESA Report) prepared in 2010, the subject property was historically developed with single-family residences dating back to the late 1800s through at least the1930s. The subject property was progressively developed by the Seattle Times between 1930 and 1968. In 1930 the Seattle Times office and main plant building were constructed. The maintenance garage in the northwest corner of the subject property was constructed in 1948. Residential structures occupied the remainder of the subject property from the 1930s through approximately 1950. The southwestern portion of the subject property was developed into a parking lot in 1965. The remaining offices and press buildings located in the other portions of the subject property were reportedly constructed in 1968.

The subject property reportedly had 11 underground storage tanks (USTs) containing a variety of liquids including waste oil, heating oil, diesel fuel, gasoline, and petroleum- and solvent-based inks. The USTs were installed as early as the 1930s and, according to available records, at least three of the USTs have been closed in-place.

The Phase I ESA Report notes that several historical auto service stations, retail gasoline stations, and dry-cleaning facilities were located less than 0.125 mile from the subject property (Farallon 2010). Chlorinated solvents (degreasers and dry-cleaning fluid) and petroleum products were potentially released to the subsurface during historical operations of these facilities. In addition, during an Ecology file review, EPI identified and reviewed a Remedial Investigation Report (RI Report) related to the former Troy Laundry property, which was a commercial laundry and dry-cleaning business that formerly operated on the north-adjacent property until 1985. That document, titled *Final Remedial Investigation Report* and authored by SoundEarth Strategies (SES) indicated documented releases of gasoline-range organics (GRO), diesel-range organics (DRO), oil-range organics (ORO), tetrachloroethene (PCE), trichloroethene (TCE), and common environmental degradation products of the PCE release, at concentrations greater than MTCA cleanup levels (SES 2020). The SES RI Report documents impacts to soil, soil vapor, and groundwater resulting from releases at the former Troy Laundry property. Though it is not documented when dry-cleaning operations were initiated at Troy Laundry, the use of Stoddard solvent, a petroleum-hydrocarbon-based dry-cleaning solvent, was documented as the preferred dry-cleaning solvent. Stoddard solvent was subsequently replaced with PCE as the dry-cleaning solvent of choice at the former Troy Laundry facility until dry cleaning operations ceased (SES 2012).

Cross-sections presented in the SES RI Report indicate that the regional groundwater aquifer is at depths of approximately 90 to 91 feet below grade, corresponding to an elevation of approximately 14 to 15 feet MSL, beneath the subject property (SES 2020) and contains PCE, TCE, cis-1,2-dichloroethene (cDCE), and vinyl chloride (VC) in concentrations greater than the MTCA Method B Cleanup Level. The documented flow direction for the regional aquifer indicates that the subject property is hydraulically downgradient of the former Troy Laundry property.

In addition to the regional aquifer, groundwater has been sporadically encountered at shallower intervals on the subject property, generally at depths ranging from approximately 14 to 25 feet below grade, corresponding to an elevation between about 83 to 92 feet MSL. The shallower groundwater occurrences are laterally-discontinuous zones of perched groundwater entrained within sandier lenses of the glacial deposits at the subject property. These zones of sandier soil are typically less than 5 feet thick and are

more commonly approximately 1 foot thick. These water-bearing lenses were not present in all boring locations and when observed, were not at a uniform or consistent depth. These discontinuous perched groundwater lenses are consistently of very low yield and do not represent a continuous water table aquifer beneath the subject property. This observation is consistent with other locations throughout the area of the subject property, which is documented as not having a continuous shallow water table aquifer.

1.3 Current Site Use

The subject property is zoned SM-SLU 175/85-280 (King County Parcel Viewer 2021). The former Seattle Times offices, printing press building, vehicle maintenance building, and other supporting structures have been demolished and permits are being acquired for the planned redevelopment as a commercial office structure with below ground parking to an approximate elevation of 55 feet MSL and extending laterally to the subject property boundaries. USTs known to be present on the property have been decommissioned per Ecology UST decommissioning requirements prior to property re-development. Additional soil and groundwater remediation related to the Site will be performed concurrent with the planned redevelopment excavation for the below ground parking structure.

2.0 PRIOR INVESTIGATIONS

Previous environmental assessments conducted at the subject property include the following:

- Phase I Environmental Site Assessment – Farallon Consulting, LLC, January 8, 2010;
- Limited Subsurface Investigation Report – EPI, August 16, 2013;
- Supplemental Investigation – EPI, 2018-2019; and
- Data Gap Investigation – TRC, 2020.

Each of these investigative efforts are described in detail in subsections 2.1. to 2.4.

2.1 Phase I Environmental Site Assessment

Farallon Consulting, LLC (Farallon) conducted a Phase I ESA for the subject property and documented the work in a report titled *Phase I Environmental Site Assessment Report*, dated January 8, 2010 (Farallon 2010). The Phase I ESA identified several recognized environmental conditions (RECs) at the subject property. These RECs included:

- The presence of at least 11 USTs. The USTs contained multiple compounds including waste oils, heating oil, diesel fuel, gasoline, and petroleum- and solvent-based inks. The USTs were installed as early as 1930 and at least three were closed in-place. The Phase I ESA Report also indicated that there is the potential for additional unknown or undocumented USTs to be present at the subject property. Five of the USTs and a fuel dispenser are located east of a maintenance garage in the northwestern corner of the subject property.

- Potential releases of inks and/or cleaning compounds from two large newspaper printing presses located on below-grade foundations.

- The presence of a maintenance garage on the property with the known use of solvents and petroleum products for vehicle maintenance since about 1948.

- The presence of a hazardous materials storage room with drains that are connected to an oil/water separator and a UST located west of the building. The age, location, and condition of that UST are not known.

- The potential migration of releases from adjacent or nearby properties onto the subject property.

2.2 Limited Subsurface Investigation Report (2012–2013)

EPI performed a Limited Subsurface Investigation (LSI) of the subject property to investigate the RECs identified in Farallon's Phase I ESA Report. The LSI was performed in three phases beginning in July 2012, with subsequent phases in September 2012 and May 2013. Prior to mobilization for the LSI, EPI reviewed the Phase I ESA Report and performed a reconnaissance visit to the subject property to identify

potential sample locations, access limitations, and other Site-specific considerations necessary to plan and implement the LSI.

Based on information presented in Farallon's Phase I ESA Report and field observations made during site reconnaissance, EPI identified 10 areas of potential concern (AOPCs) at the subject property. Locations and outlines of the 10 AOPCs identified by EPI are presented on Figure 2. The 10 AOPCs are:

- AOPC 1: Printing Press Areas
- AOPC 2: Interior Ink Tanks
- AOPC 3: Ink Room
- AOPC 4: Compressor Room
- AOPC 5: Northern UST Complex and Dispenser
- AOPC 6: Waste Oil UST
- AOPC 7: Heating Oil UST (Office Area)
- AOPC 8: Heating Oil USTs (South-Centrally Located in Alleyway)
- AOPC 9: Hoists (Located in Maintenance Garage)
- AOPC 10: Sumps (Located Throughout the Facility)

In addition to the investigation of the 10 AOPCs, the LSI included groundwater sampling in the deeper regional aquifer underlying the subject property. Three monitoring wells (MW-1 through MW-3) were installed along the northern property boundary to evaluate if groundwater impacts, primarily chlorinated volatile organic compounds (cVOCs) from the north-adjacent Troy Laundry Site are potentially migrating onto the subject property. Monitoring well locations are shown on Figure 3.

The LSI was implemented using multiple sample collection methods and techniques. Five general methods of investigation were used to obtain representative samples from media of concern at the subject property. The five general sampling methods used during the LSI are discussed below:

1. Hollow-stem auger (HSA) drilling was used at eight sample locations that were accessible to a full-size HSA drilling rig. Shallower direct-push technology (DPT) probing was performed at 54 locations, generally in areas with limited access for drilling equipment, generally inside buildings.

2. Monitoring wells were installed, and groundwater samples were collected at three locations designated MW-1 through MW-3. These monitoring wells were installed and sampled to evaluate groundwater quality along the northern property boundary adjacent to the former Troy Laundry property. In addition, a reconnaissance groundwater sample was collected from boring location U-6 in AOPC 5.

3. Sump water was sampled from three shallow sumps throughout the facility where shallow perched groundwater was pumped and removed by a series of de-watering pumps beneath facility buildings.

4. Wipe samples were collected from 30 locations on equipment surfaces, concrete floors, and utility piping within the facility to test for the presence and concentrations of polychlorinated

biphenyls (PCBs). These are not environmental media samples and their locations and results are not discussed in this report.

5. Product samples of oil found within some of the equipment (e.g., printing presses, compressors) at the subject property were collected and analyzed for PCBs for disposal characterization purposes.

Soil boring and well locations performed as part of the LSI are presented on Figure 3. A summary of the samples of all media (e.g., soil, sump water, wipe, and groundwater) that were collected during the LSI and the analyses performed on those samples is presented in Table 1. A copy of the LSI Report was previously submitted to Ecology as an attachment to EPI's January 2020 RI Report.

2.3 Supplemental Investigations (2018–2019)

Based on results from the LSI described above, EPI determined that additional sampling and analysis was warranted at four of the AOPCs and in the deeper regional groundwater. EPI conducted a series of Supplemental Investigations (SI) that were performed in April and May 2018 and October 2019 to fill data gaps identified in those areas. The areas that were further investigated as part of the SI are listed below:

- AOPC 2: Interior Ink Tanks
- AOPC 4: Compressor Room
- AOPC 5: Northern UST Complex and Dispenser
- AOPC 8: Heating Oil USTs (south-centrally located in alleyway)
- Regional Groundwater

LSI data included detected concentrations of laboratory analytes in soil, sump water, or shallow perched water in these areas that exceeded MTCA Method A Cleanup Levels (CULs), which were used for screening purposes. These detected concentrations warranted additional sampling to assess the horizontal and vertical extent of the identified impacts. Soil and groundwater samples were collected using HSA drilling techniques to advance borings for soil sample collection, installation of monitoring wells, and reconnaissance groundwater sample collection from temporary wells.

A total of 26 soil borings were completed during the SI. Two of the borings, MW-4 and MW-5, were completed as monitoring wells to evaluate groundwater in the deep regional aquifer. Both monitoring wells were installed to a total depth of 105 feet below ground surface (bgs), which corresponds to elevations of 4.3 and 7.9 feet MSL, respectively. The remaining 24 borings were advanced to depths ranging from refusal at 9 feet bgs to 35 feet bgs. At locations where shallow, perched water was encountered, reconnaissance groundwater samples were collected from temporary wells installed within the soil borings.

Soil boring and well locations performed as part of the SI are presented on Figure 3.

Data gathered through December 2019 was evaluated and presented in EPI's RI Report dated January 2020. After review of the January 2020 RI Report, Ecology provided comments in their July 14, 2020 Opinion Letter, which identified the following data gaps:

- Ecology indicated that the source of TCE at the Seattle Times Site has not been determined. The data presented in the January 2020 RI Report are indeterminate. Additional soil analytical data are necessary to characterize the vertical extent of soil impacts.

  Note: The contents of this RRI Report support that the TCE in the shallow groundwater has not migrated to the deeper regional aquifer.

- Paired groundwater monitoring wells at AOPCs 2 and 5 are necessary to characterize whether impacts to shallow perched groundwater have migrated to the deeper regional aquifer. Groundwater elevation data from these and existing wells at the Site should be used to determine flow directions in the shallow and deeper aquifers.

  This RRI Report documents the installation and sampling of paired wells (MW-9S/MW-9 and MW-10S/MW-10) in these locations.

- The Site boundary needs to be further defined and should be part of RI under an Ecology Agreed Order.

  This RRI Report documents additional borings and monitoring wells that further define the Site boundary.

2.4 Data Gap Investigation (2020)

In response to Ecology's July 14, 2020 Opinion Letter, TRC advanced an additional 10 borings (B1, B2, B2R, B3, B4, B5, B6, B7, B8, B9). TRC also installed two pairs of shallow and deep aquifer monitoring wells (MW-9S/MW-9 and MW-10S/MW-10). Tables 2 and 3 present well physical data and groundwater elevations, respectively.

During drilling soil and groundwater samples were collected and submitted for analysis of cVOCs. Only TCE was detected in any soil samples and only in the borings for MW-9 and MW-10. TCE was detected at depths of 20 and 30 feet bgs at location MW-9 and at depths of 30, 41, and 50 feet bgs at location MW-10. The detected concentrations ranged from 0.032 milligrams per kilogram (mg/kg) to 0.055 mg/kg. The detected concentrations only slightly exceeded the MTCA Method A Soil CUL of 0.03 mg/kg.

Groundwater samples were collected from locations MW-9S, MW-9, MW-10s, and MW-10 in November 2020. Analysis of these samples was for cVOCs only and the following were detected:

- PCE was detected in the samples from shallow aquifer monitoring well MW-10S at a concentration of 1 microgram per liter (µg/L), which is less than the MTCA Method A Groundwater CUL of 5 µg/L.

- TCE was detected in the sample from shallow aquifer monitoring wells MW-9S and deeper aquifer monitoring well MW-10 at concentrations of 6.2 and 2.2 µg/L, respectively. The concentration at MW-9S is greater than the MTCA Method A Groundwater CUL of 5 µg/L.

- cDCE was detected at the sample from deeper aquifer monitoring well MW-9 at a concentration of 3.5 µg/L, which is less than the MTCA Method B Groundwater CUL of 16 µg/L.

- VC was not detected in any of the groundwater samples collected.

Results of the soil and groundwater cVOC analyses are included in Tables 4 and 5, respectively.

2.5 Site Characterization

Site characterization data and data evaluations from historical and more recent environmental investigations have been reviewed and compiled into summaries by media in the following sections. Full descriptions of historical investigations and data were provided to Ecology as attachments to the January 2020 RI Report.

2.5.1 Topography

The subject property ranges from an approximate elevation of 126 feet MSL along John Street to an elevation of approximately 101 feet MSL along Thomas Street. Observations made during on-Site environmental investigations indicate that the land surrounding the subject property generally slopes to the north. The United States Geological Survey (USGS) topographic map for Seattle South, dated 1983 indicates that topography surrounding the subject property slopes to the west (toward Elliott Bay) and north (toward Lake Union).

2.5.2 Geology

The Puget Sound region is primarily underlain by sequences of advancing and retreating glacial sediment deposition episodes of Pleistocene Age. The regional sediments consist primarily of interlayered or sequential deposits of alluvial sands, silts, and clays. Sand units have varying amounts of finer materials depending on the energy level of the depositional environment. Except for the shallower, more recent deposits, the glacial outwash sediments have been over-consolidated by later overriding ice sheets, which greatly increased their density, forming glacial till. The underlying dense glacial till has a low permeability, which limited the downward vertical migration of contaminants and is evidenced by Standard Penetration Test results (i.e., high blow counts) and refusal during drilling at many Site boring locations.

Geologic logs from many of the borings completed through concrete floor slabs indicate varying thicknesses of imported structural fill sub-base material immediately beneath the floor slabs. Approximately 10 feet of pea gravel were encountered beneath the concrete slab at boring location MW-1; however, imported structural sub-base was not encountered beneath the concrete floor slab at some other borehole locations on the subject property.

At the monitoring well locations MW-1 and MW-2, native soils generally consist of silt alternating with layers of silty sand and gravelly silt. The boring log for MW-3 indicates that native soil is well-graded sand

with varying amounts of finer materials transitioning to poorly-graded sand near the bottom of the boring. Monitoring well locations are shown on Figure 3.

Shallower borings U-1 through U-9 generally have poorly-graded sand with varying amounts of gravel and silt in the upper 10 to 15 feet bgs transitioning to well-graded sand with clay below 15 feet bgs.

Shallow DPT borings performed during the LSI, generally shallower than 10 feet bgs, exhibit sandy soils, either well- or poorly-graded, with varying amounts of silt and clay. DPT locations P-1 through P-4 exhibit clay from the surface to 4 feet bgs, the terminal depth of those borings.

Borings advanced as part of the data dap investigation in 2020 were consistent with these prior findings and support an interpretation that the subsurface soils represent sequences of advancing and retreating glacial deposits.

Boring logs for all borings and as-built well diagrams for monitoring wells completed by EPI and TRC at the subject property are presented in Attachment A.

2.5.3 Hydrogeology

Groundwater movement in the Puget Sound region is generally limited to the uppermost (most recent) alluvial deposits of sand and gravel, which are commonly underlain or overlain by relatively impermeable glacial till deposits. The presence of relatively dense and impermeable glacial till throughout the region commonly impedes the lateral and vertical movement of groundwater and contaminants. In addition, some of the permeable water-bearing units are laterally discontinuous and contain thin, perched, discontinuous zones of shallow groundwater that might be present seasonally and locally in shallow intervals above the more extensive deeper aquifer commonly present on underlying low permeability glacial till.

It is also not uncommon for the historical shallow groundwater table to be currently absent due to the extensive development and hardscaping of the local area. Most of the area of the subject property is 100 percent covered with impervious surfaces with virtually no surface recharge or infiltration from seasonal precipitation.

Groundwater at the subject property, within the depths explored, is present in two intervals representing two distinct and separate hydrostratigraphic units:

- **Shallow Perched Groundwater:** Occurs in thin discontinuous zones that are not present at all boring locations at the subject property. Based on field data from prior assessment, shallow perched groundwater was present in fewer than half of the borings advanced on the subject property and, where encountered, was generally less than 1 foot thick. Because shallow perched groundwater is sporadically encountered in discontinuous zones, groundwater flow direction evaluations for these occurrences of perched water are not possible or warranted.

- **Regional Groundwater:** Based on well logs from the subject property and north-adjacent Troy Laundry Site, the deeper regional aquifer beneath the subject property is present at

elevations of approximately 9 to 11 feet MSL (i.e., 85 to 95 feet below grade) and flows in a southerly to southwesterly direction. The subject property is hydraulically crossgradient to downgradient of the Troy Laundry Site based on documented deeper regional aquifer groundwater flow direction data presented in the RI Report for the Troy Laundry Site (SES 2020).

2.5.4 Soil Characterization

Subsurface conditions at the subject property vary depending on the specific AOPC investigated and the total depth reached during the investigation. Generally, shallow soil immediately beneath the concrete floor slab in areas of AOPC 1, consisted of approximately 2 to 6 inches of imported, sub-base material. Native soils located beneath the sub-base material generally consisted of well-graded sands, clay-sand mixtures, and clay to approximately 7 feet bgs, where the soils commonly transition to poorly-graded sands with gravel and thick units of lean clay, down to the maximum depth explored. The native soils are typical of dense glacial till, which is common in the region where the subject property is located.

Soil samples collected during the Site characterizations were analyzed for multiple constituents and constituent groups. Laboratory analyses that were performed on soil samples included the following:

- GRO
- DRO and ORO
- Benzene, toluene, ethylbenzene, and total xylenes (BTEX)
- VOCs
- cVOCs
- Carcinogenic polycyclic aromatic hydrocarbons (cPAHs)
- PCBs
- Resource Conservation and Recovery Act (RCRA) Metals (arsenic, barium, cadmium, chromium, lead, mercury, selenium, and silver)

Not all analyses were performed on every soil sample. Analyses were selected based on historical operations within the AOPCs, MTCA requirements specific to petroleum hydrocarbon analyses, and analyses required for waste characterization and disposal. During the SI and Data Gap investigation, laboratory analyses were adjusted based on evaluations of analytical results from the same area that was investigated during the LSI. Sample intervals during the 2020 Data Gap investigation were in response to Ecology's comments in their July 14, 2020 Opinion Letter.

Soil analytical results for samples collected at the subject property are discussed below for each of the identified AOPCs.

AOPC 1 – Printing Press Areas

During the LSI, soil samples were obtained from 16 sample locations within AOPC 1 at depths ranging from immediately beneath the concrete slab to 4 feet bgs using DPT methods. All soil sample locations are presented on Figure 3.

Analytical results for soil samples from AOPC 1 are summarized in Tables 1 and 4 and are described below:

- Petroleum hydrocarbons (GRO, DRO, and ORO) were not detected in any of the soil samples from AOPC 1.
- VOCs were not detected in any of the soil samples from AOPC 1.
- PCBs Aroclor® 1254 was detected in two near-surface soil samples from locations P-2 and P-19, at concentrations of 0.2 milligrams per kilogram (mg/kg) and 0.23 mg/kg, respectively. Both detected concentrations are less than the MTCA Method B Soil CUL of 0.5 mg/kg for this PCB.
- The RCRA metals chromium, arsenic, silver, barium, and lead were detected in at least one of the 17 soil samples from AOPC 1. None of the RCRA metals were detected at concentrations greater than their applicable MTCA Method A Soil CULs.
- Chromium data for total chromium and were not speciated to distinguish chromium III (CUL is 2,000 mg/kg) from chromium VI (CUL is 19 mg/kg). If the total chromium results represent only chromium VI, then seven of the 17 chromium concentrations exceed the lower MTCA Method A Soil CUL of 19 mg/kg for chromium VI. However, this is very unlikely due to chromium's instability in the chromium VI oxidation state. This statement regarding chromium speciation relative to regulatory CULs is applicable to all subsequent evaluations of chromium data presented in this report.

Based on the sample results from the LSI, which indicate no exceedances of MTCA Method A Soil CULs for any of the constituents analyzed, no remediation is warranted in AOPC 1. Based on the favorable soil data from the LSI, AOPC 1 soil was not further investigated during subsequent remedial investigation activities.

AOPC 2 – Interior Ink Tanks

During the LSI, a total of nine soil borings were advanced near the interior ink tanks in and near AOPC 2. These borings include T-1, T1A, T-3, T4, T-5, T-6, T-7, and MW-10 using DPT and sonic drilling methods. The AOPC 2 soil boring sample locations are presented on Figure 3.

Soil samples collected at AOPC 2 were analyzed for GRO, DRO, ORO, VOCs, PCBs, and/or RCRA metals. Analytical results for soil samples from AOPC 2 are summarized in Tables 1 and 4 and are described below:

- GRO was detected in samples from T-8 and MW-8 at concentrations of 5.8 mg/kg and 21 mg/kg, respectively. Both detected concentrations for GRO are less than the MTCA Method A Soil CUL of 30 mg/kg.
- DRO was detected in the 10-foot bgs sample from MW-8 at a concentration of 600 mg/kg, which is less than the MTCA Method A Soil CUL of 2,000 mg/kg. This detected concentration

has an “X” data qualifier indicating that the chromatograph does not resemble the standard used for quantitation.

- ORO was detected in samples from T-8 (5 feet bgs) and MW-8 (10 feet bgs) at concentrations of 360 mg/kg and 5,000 mg/kg, respectively. The ORO concentration for the sample from MW-8 exceeds the MTCA Method A Soil CUL of 2,000 mg/kg.

- The VOCs naphthalene and 1,2,4-trimethylbenzene were detected in the 10-foot bgs soil sample from boring MW-8 at concentrations of 0.17 mg/kg and 0.12 mg/kg, respectively. The concentration of naphthalene is lower than the MTCA Method A Soil CUL of 5 mg/kg. The concentration of 1,2,4-trimethylbenzene is less than the MTCA Method B Soil CUL of 800 mg/kg.

- PCBs were not detected.

- The RCRA metals arsenic, barium, chromium, and lead were detected in at least one of the 13 soil samples collected from AOPC 2. None of the RCRA metals were detected at concentrations greater than the applicable MTCA Method A or B Soil CULs.

Based on data collected during the LSI and SI, soil at sample location MW-8 in AOPC 2 requires remediation for ORO. The sample location MW-8, where ORO was detected at a concentration greater than the MTCA Method A CULs, is presented on Figure 4.

AOPC 3 – Ink Room

A total of four shallow soil borings were advanced to 5 feet bgs in AOPC 3 using DPT methods. AOPC 3 soil boring sample locations are presented on Figure 3.

Analytical results for soil samples from AOPC 3 are summarized in Tables 1 and 4 and are described below:

- GRO, DRO, and ORO were not detected in any of the soil samples from AOPC 3.

- VOCs were not detected in any of the soil samples from AOPC 3.

- RCRA metals chromium, arsenic, barium, and lead were detected in at least one of the four soil samples from AOPC 3. None of the RCRA metals were detected at concentrations greater than their applicable MTCA Method A Soil CULs.

Based on the sample results there are no exceedances of MTCA Method A CULs in AOPC 3 and no remediation or special handling or disposal of soils is required.

AOPC 4 – Compressor Room

A total of six shallow soil borings were performed using DPT probe methods near the air compressors in AOPC 4 at the locations depicted on Figure 3. Sample depths were shallow due to dense glacial till

encountered in this area and range from surface samples to 0.75 foot bgs. The samples were analyzed for GRO, DRO, ORO, VOCs, PCBs, and RCRA. Wipe and product samples were also collected from locations within AOPC 4 and were analyzed for PCBs only. The wipe and product samples were collected for evaluating decontamination and disposal options for on-Site equipment, not for subsurface characterization purposes. Wipe and product samples do not represent environmental media and are not discussed further in this RRI Report.

Analytical results for soil samples from AOPC 4 are summarized in Tables 1 and 4, and are described below:

- GRO, DRO, and ORO were not detected in any of the soil samples from AOPC 4.
- VOCs were not detected in any of the soil samples from AOPC 4.
- PCBs were detected in samples C-2 and C-12 at concentrations of 1.3 mg/kg and 1.2 mg/kg, respectively. Both detected concentrations are greater than the MTCA Method A Soil CUL of 1.0 mg/kg. During the SI, PCBs were detected in samples C-17 and C-18 at concentrations of 0.055 mg/kg and 0.11 mg/kg, respectively. Both detected PCB concentrations from the SI are less than the MTCA Method A Soil CUL.
- RCRA metals, arsenic, barium, chromium, lead, and silver were detected in at least one of the soil samples from AOPC 4. None of the RCRA metals were detected at concentrations greater than their applicable MTCA Method A or B Soil CULs.

Based on the sample results from AOPC 4, a release of PCBs occurred to shallow soil at concentrations greater than the MTCA Method A Soil CUL and will require remediation during redevelopment. Sample locations where PCBs were detected at concentrations greater than MTCA Method A Soil CULs are presented on Figure 4.

AOPC 5 – Northern UST Complex and Fuel Dispenser

A total of seven borings were advanced near the USTs in AOPC 5 at the locations shown on Figure 3. Borings were advanced using a combination of DPT and HSA drilling methods, depending on access limitations. Except for boring U-3, which was terminated at 8 feet bgs due to refusal in dense glacial till, all borings were advanced to approximately 20 feet bgs. Eight soil samples and one groundwater sample were collected and analyzed for GRO, DRO, ORO, BTEX, and VOCs.

An additional seven soil boring locations were advanced using an HSA drilling rig to depths of up to 20 feet bgs during the 2018 SI performed at AOPC 5. Soil samples were collected at 5-foot intervals and analyzed for GRO, DRO, ORO, and VOCs.

Analytical results for soil samples from AOPC 5 for the 2012 LSI and 2018 SI are summarized in Tables 1 and 4 and are described below:

- Petroleum hydrocarbons (GRO, DRO, and ORO) were not detected in the seven LSI soil samples from AOPC 5.

- GRO was detected in two SI samples, U-11:20 and U-12:20, at concentrations of 12 mg/kg and 940 mg/kg, respectively. The 940 mg/kg concentration in the U-12:20 sample exceeds the MTCA Method A Soil CUL of 30 mg/kg, which is appropriate for sites where benzene has been detected.

- DRO was detected in SI sample U-12-20 at a concentration of 2,100 mg/kg, which slightly exceeds the MTCA Method A Soil CUL of 2,000 mg/kg. This detected concentration has an "X" data qualifier indicating that the chromatograph does not resemble the standard used for quantitation.

- A total of 14 VOCs were detected in at least one of the AOPC 5 soil samples collected during the SI; however, benzene and naphthalene were the only detected VOCs with concentrations exceeding MTCA Method A Soil CULs as summarized below:

    - Benzene was detected in samples from U-11 and U-12 at concentrations of 0.15 mg/kg and 0.33 mg/kg, respectively, which exceed the MTCA Method A Soil CUL of 0.03 mg/kg.

    - Naphthalene was detected in sample U-12:20 at a concentration of 6.5 mg/kg, which exceeds the MTCA Method A Soil CUL of 5.0 mg/kg.

Based on the sample results from AOPC 5, a release of petroleum hydrocarbons occurred to soil at concentrations greater than the MTCA Method A Soil CUL and will require remediation during redevelopment. Soil sample locations with analytical results exceeding MTCA Method A Soil CULs in AOPC 5 are presented on Figure 4.

AOPC 6 – Waste Oil UST

Two borings were advanced to 10 feet bgs near the waste oil UST in AOPC 6 using HSA drilling methods. Boring locations are shown on Figure 3. Soil samples were collected from 10-foot bgs sample depths and were analyzed for GRO, DRO, ORO, VOCs, cPAHs, PCBs, and RCRA metals. The constituent list for AOPC 6 is based on Ecology's analytical requirements for waste or unknown oils found in Table 830-1 of the MTCA regulations. Results of the soil analyses are presented in Table 1 and 4 and are described below:

- GRO, DRO, and ORO were not detected in the soil samples from AOPC 6.

- VOCs were not detected in the soil samples from AOPC 6.

- cPAHs were not detected in the soil samples from AOPC 6.

- PCBs were not detected in the soil samples from AOPC 6.

- RCRA metals chromium, arsenic, and lead were detected in both soil samples from AOPC 6. Concentrations for all detected RCRA metals were less than the MTCA Method A Soil CULs.

Based on the sample results for AOPC-6, which indicate no exceedances of MTCA Method A Soil CULs, no remediation or special handling or disposal of soils appears to be warranted in AOPC 6.

AOPC 7 – Heating Oil UST

Six borings were advanced near the heating oil UST to depths between 5 and 20 feet bgs using DPT and hand auger drilling methods. Boring locations are shown on Figure 3. Soil samples were collected from the terminal depths of the borings and were analyzed for DRO, ORO, and BTEX.

Analytical results for soil samples from AOPC 7 are summarized in Tables 1 and 4 and are described below:

- DRO and ORO were not detected in any of the soil samples from AOPC 7.
- BTEX compounds were not detected in any of the soil samples from AOPC 7.

Based on the sample results, which indicate no exceedances of MTCA Method A Soil CULs, no remediation or special handling or disposal of soils appears to be warranted in AOPC 7

AOPC 8 – Heating Oil USTs

Three borings were advanced to depths of 8.5 to 9.0 feet bgs near the former heating oil USTs using DPT drilling methods. Boring locations are shown on Figure 3. Soil samples were collected from the terminal depths of the borings and were analyzed for DRO, ORO, and BTEX. Additional soil borings were performed at five locations during the SI, with two samples collected from each boring at different depths. These 10 samples were analyzed for DRO and ORO.

Analytical results for LSI and SI soil samples from AOPC 8 are summarized in Tables 1 and 4, and are described below:

- DRO was detected in soil samples from all three LSI borings at concentrations ranging from 290 mg/kg in sample A-2 to 940 mg/kg in sample A-3. All detected DRO concentrations are less than the MTCA Method A Soil CUL of 2,000 mg/kg. The three detected DRO concentrations have an “X” data qualifier indicating that the chromatograph does not resemble the standard used for quantitation. DRO was not detected in the 10 soil samples collected during the SI.
- ORO was detected in soil samples from all three LSI borings at concentrations ranging from 1,700 mg/kg in sample A-2 to 4,600 mg/kg in samples from A-1 and A-3. The two 4,600 mg/kg ORO detections exceed the MTCA Method A Soil CUL of 2,000 mg/kg. ORO was not detected in the 10 soil samples that were collected during the SI.
- BTEX compounds were not detected in soil samples from the three LSI borings. BTEX was not analyzed in the 10 soil samples collected during the SI based on the consistent non-detections in the LSI samples.

Based on these data, a release of ORO to soil occurred at concentrations greater than MTCA Method A Soil CULs and will require remediation during property redevelopment. Soil sample locations with analytical results exceeding MTCA Method A Soil CULs in AOPC 8 are presented on Figure 4.

AOPC 9 – Hoists

Six borings were advanced using DPT drilling methods to depths ranging from 4 to 8 feet bgs near the hydraulic hoists in AOPC 9. Boring locations are shown on Figure 3. Soil samples were collected from the terminal depth at each boring and were analyzed for DRO, ORO, PCBs, and RCRA metals.

The analytical results for soil samples from AOPC 9 are summarized in Tables 1 and 4 and are described below:

- DRO was detected in soil samples from H-3 and H-4 at concentrations of 810 mg/kg and 120 mg/kg, respectively. Both detected DRO concentrations are less than the MTCA Method A Soil CUL of 2,000 mg/kg.

- ORO was detected in the soil sample from H-3 at a concentration of 640 mg/kg, which is less than the MTCA Method A Soil CUL of 2,000 mg/kg.

- RCRA metals arsenic, chromium, and lead were detected in all six of the soil samples from AOPC 9. None of the RCRA metals were detected at concentrations greater than the applicable MTCA Method A Soil CULs.

Based on the sample results, which indicate no exceedances of MTCA Method A Soil CULs, no remediation or special handling or disposal of soils appears to be warranted in AOPC 9. AOPC 9 soil was not investigated further during the SI.

AOPC 10 – Sumps

Unlike AOPCs 1 through 9, AOPC 10 does not represent a specific area but rather represents seven shallow groundwater dewatering sumps, identified as 10a through 10g. The sumps were concrete structures approximately 8 feet deep and were designed to capture and contain shallow perched groundwater that occurs seasonally at discontinuous locations throughout the subject property.

Three soil borings were advanced to depths ranging from 5 to 7 feet bgs near sumps labeled 10c, 10d, and 10g using DPT drilling methods. The three sump boring locations are presented on Figure 3. Soil samples were collected from the terminal depth at each boring and were analyzed for DRO, ORO, VOCs, PCBs, and RCRA metals.

The analytical results for soil samples from AOPC 10 are summarized in Tables 1 and 4 and are described below:

- DRO and ORO were not detected in any of the soil samples from AOPC 10.

- VOCs were not detected in any of the soil samples from AOPC 10.

- PCBs were not detected in any of the soil samples from AOPC 10.

- RCRA metals chromium, arsenic, and lead were detected in all six of the soil samples from AOPC 10. None of the RCRA metals were detected at concentrations greater than the applicable MTCA Method A Soil CULs.

Based on the sample results, which indicate no exceedances of MTCA Method A CULs, no remediation or special handling or disposal of soils appears to be warranted in AOPC 10. AOPC 10 soil was not further investigated during subsequent remedial investigation activities.

Potential Off-Site Sources

During the LSI, borings were advanced using an HSA drilling rig with the objective of sampling groundwater from the deeper regional aquifer at three locations, designated MW-1 through MW-3. Soil samples were collected from the borings and were analyzed for GRO, DRO, ORO, VOCs, cPAHs, PCBs, and RCRA metals. During the SI, five additional HSA borings were drilled with the intention of completing them as monitoring wells (i.e., MW-4 through MW-8). MW-4 and MW-5 were completed as shallow groundwater wells and groundwater samples were analyzed as described in Section 2.5.5. MW-6 through MW-8 were advanced with the intention of completing them as deeper aquifer monitoring wells. However, these borings encountered refusal due to dense glacial till and no groundwater was encountered to the maximum depth of exploration. These borings were therefore not completed as wells. Discussions and data evaluations for soil samples from borings MW-6 through MW-8 are included in previous sections of this report. Monitoring well and boring locations are presented on Figure 3.

The analytical results for soil samples from borings MW-1 through MW-3 are summarized in Tables 1 and 4 and are described below:

- GRO, DRO, and ORO were not detected in any of the soil samples from borings for wells MW-1 and MW-2.

- VOCs were not detected in any of the soil samples from borings for wells MW-1 through MW-3.

- cPAHs were not detected in the soil sample from the borehole for well MW-2.

- PCBs were not detected in the soil sample from the borehole for well MW-2.

- RCRA metals chromium, arsenic, and lead were detected in samples from MW-1 and MW-2 and were not analyzed in samples from MW-3. None of the RCRA metals were detected at concentrations greater than the applicable MTCA Method A Soil CULs.

Based on the soil sample results from MW-1 through MW-3, which indicate no exceedances of MTCA Method A CULs, no remediation or special handling or disposal of soils appears to be warranted in the areas outside of the identified AOPCs.

2.5.5 Groundwater Characterization

Groundwater at the subject property generally occurs at two separate depths, representing two distinct and separate occurrences of groundwater consistent with regional groundwater conditions described in Section 2.5.3.

Due to the discontinuous nature of the shallow perched groundwater zones, groundwater was not encountered in all of the AOPCs. The AOPCs in which groundwater was encountered and sampled, and the nature of the groundwater occurrence at those locations are summarized below:

- AOPC 2: Interior Ink Tanks – shallow perched groundwater
- AOPC 5: Northern UST Complex and Fuel Dispenser – shallow perched groundwater
- AOPC 10: Sumps – shallow perched groundwater
- Potential Off-Site Sources – regional deeper groundwater

Analytical results for groundwater samples collected from these areas of the subject property are summarized by their respective AOPCs in the following sections.

AOPC 2 – Interior Ink Tanks

Reconnaissance samples of shallow perched groundwater were collected from temporary monitoring wells installed at borings T-4 through T-7 and T-9 during the SI; groundwater was not encountered at location T-8. All five groundwater samples were analyzed for DRO and ORO; the sample from T-9 was also analyzed for VOCs and GRO, as summarized in Tables 5 and 6. Locations of borings T-4 through T-7 and T-9 are presented on Figure 3.

Analytical results for reconnaissance groundwater samples from borings T-4 through T-7 and T-9 are summarized in Tables 5 and 6 and described below:

- GRO was not detected in the groundwater sample from T-9.
- DRO was detected in all five groundwater samples collected from T-4 through T-7 and T-9 at concentrations ranging from 170 micrograms per liter (µg/L) in the sample from T-6 to 8,600 µg/L in the sample from T-9. The samples from T-4, T-5, and T-9 have DRO concentrations that are greater than the MTCA Method A Groundwater CUL of 500 µg/L. All five detected DRO concentrations have an “X” data qualifier indicating that the chromatograph does not resemble the standard used for quantitation.
- ORO was detected in the samples from T-4, T-5, and T-9 at concentrations of 420 µg/L, 1,200 µg/L, and 3,000 µg/L respectively. The ORO concentrations in samples from T-5 and T-9 exceed the MTCA Method A Groundwater CUL of 500 µg/L. All three detected ORO concentrations have an “X” data qualifier indicating that the chromatograph does not resemble the standard used for quantitation.

- A total of seven VOCs were detected in the sample from T-9 with only one compound exceeding a MTCA CUL. Vinyl chloride was detected at a concentration of 0.22 µg/L, which exceeds the MTCA Method A Groundwater CUL of 0.2 µg/L.

Locations of groundwater samples with constituent concentrations exceeding MTCA CULs are presented on Figures 5 and 6.

AOPC 5 – Northern UST Complex and Fuel Dispenser

Shallow perched groundwater was encountered in boring U-6, located near the loading dock as shown on Figure 3. The groundwater sample from U-6 was analyzed for GRO, DRO, ORO, BTEX, and VOCs. During the SI, groundwater was encountered and sampled from six locations, U-10 through U-15, as shown on Figure 3. Groundwater samples from U-10 through U-15 were analyzed for GRO, DRO, ORO, and VOCs.

Analytical results for reconnaissance groundwater samples from U-6 and U-10 through U-15 are summarized in Tables 5 and 6 are described below.

- GRO was detected in groundwater samples from U-11 and U-12 at concentrations of 6,400 µg/L and 37,000 µg/L, respectively. Both concentrations exceed the MTCA Method A Groundwater CUL of 500 µg/L.

- DRO was detected in groundwater samples U-10 through U-15 at concentrations ranging from 230 µg/L to 6,700 µg/L. DRO concentrations in samples from U-10, U-11, U-12, and U-15 exceed the MTCA Method A Groundwater CUL of 500 µg/L. All six detected DRO concentrations have an “X” data qualifier indicating that the chromatograph does not resemble the standard used for quantitation.

- ORO was detected in groundwater samples from U-10 through U-13 and in the sample from U-15 at concentrations ranging from 390 µg/L to 4,700 µg/L. ORO concentrations in the samples from U-10, U-11, and U-15 exceed the MTCA Method A Groundwater CUL of 500 µg/L. All five detected ORO concentrations have an “X” data qualifier indicating that the chromatograph does not resemble the standard used for quantitation.

- A total of 17 VOCs were detected in one or more of the groundwater samples collected from AOPC 5. Exceedances of MTCA CULs for VOCs are summarized below.

    - Chloroform was detected in samples from U-6, U-11 and U-12 at concentrations of 2.4 µg/L, 2.5 µg/L, and 2.3 µg/L, respectively. All three detected concentrations exceed the MTCA Method B Groundwater CUL of 1.41 µg/L.

    - Naphthalene was detected in the sample from U-12 at a concentration of 570 µg/L, which exceeds the MTCA Method A Groundwater CUL of 160 µg/L.

- Trichloroethene (TCE) was detected in samples from U-6 and U-13 at concentrations of 9.0 µg/L and 7.9 µg/L, respectively. These concentrations exceed the MTCA Screening Level for groundwater for the potential VI pathway (SL_{gw}) of 1.4 µg/L.

- 1,2,4-Trimethylbenzene was detected in samples from U-11 and U-12 at concentrations of 540 µg/L and 2,900 µg/L, respectively. These concentrations exceed the MTCA Method B Groundwater CUL of 80 µg/L.

- 1,3,5-Trimethylbenzene was detected in samples from U-11 and U-12 at concentrations of 170 µg/L and 720 µg/L, respectively. These concentrations exceed the MTCA Method B Groundwater CUL of 80 µg/L.

- Total xylenes were detected in the sample from U-12 at a concentration of 5,800 µg/L, which exceeds the MTCA Method A Groundwater CUL of 1,000 µg/L.

Locations of the groundwater samples with constituent concentrations exceeding MTCA CULs are depicted on Figures 5 and 6.

As noted earlier, the Troy Laundry Site is currently being investigated and remediated by the potentially liable parties (PLPs) under an Agreed Order. The PLPs have requested access to the subject property for the purpose of assessing the extent to which the Troy Laundry Site extends beneath the subject property. The Troy Laundry Site impacts at the subject property are not commingled with the Site. The groundwater impacts migrating beneath the subject property from the Troy Laundry Site are discussed further in the Off-Site Source section below.

AOPC 10 – Sumps

Shallow perched groundwater was encountered in three sumps, S-2, S-4, and S-5 and was sampled and analyzed for GRO, DRO, ORO, and VOCs. Sump locations are shown on Figure 3 along with detections of constituents at concentrations greater than the MTCA Groundwater CULs.

Analytical results for shallow perched groundwater samples from sumps S-2, S-4, and S-5 are summarized in Tables 5 and 6 and are described below:

- GRO was not detected in any of the AOPC 10 sump samples.

- DRO was detected in the sump samples from S-4 and S-5 at concentrations of 310 µg/L and 110,000 µg/L, respectively. The DRO concentration of 110,000 µg/L in S-5 exceeds the MTCA Method A Groundwater CUL of 500 µg/L. The detected DRO concentrations have an "X" data qualifier indicating that the chromatograph does not resemble the standard used for quantitation.

- ORO was detected in the sump samples from S-4 and S-5 at concentrations of 1,900 µg/L and 10,000 µg/L, respectively. Both detected ORO concentrations exceed the MTCA Method A Groundwater CUL of 500 µg/L. The ORO concentration from sample S-5 has an "X" data

qualifier indicating that the chromatograph does not resemble the standard used for quantitation.

- Chloroform was the only VOC detected in the AOPC 10 sump groundwater samples at a concentration of 1.0 µg/L in the sample from S-5, which is less than the MTCA Method B Groundwater CUL of 1.41 µg/L.

Locations of groundwater samples with constituent concentrations exceeding MTCA CULs are presented on Figures 5 and 6.

Off-Site Source

A total of three monitoring wells, designated MW-1 through MW-3, were drilled and installed using HSA drilling methods along the northern subject property boundary as part of the LSI. The wells were installed in the deeper regional aquifer at the locations shown on Figure 3. The purpose of the wells was to provide groundwater data to evaluate the potential for impacts originating on the north-adjacent Troy Laundry Site migrating beneath the subject property. Groundwater samples collected from MW-1 and MW-2 were analyzed for GRO, DRO, ORO, VOCs, and RCRA metals.

It must be noted that monitoring wells MW-29 and MW-30 were installed on the property by the PLPs for the Troy Laundry Site with the permission of Onni. Those wells are completed within the deeper regional aquifer with the objective of assessing the degree to which the Troy Laundry Site extends beneath the subject property. The reviewer is referred to the Troy Laundry Site documentation for interpretation of the findings from those wells.

A laterally discontinuous lens of perched groundwater was encountered at approximately 20 feet bgs in the MW-3 borehole. A reconnaissance groundwater sample was collected from this perched water and was analyzed for VOCs only. After the shallow perched groundwater sample was collected, drilling continued and MW-3 was extended to a total depth of 100 feet bgs and was completed as a permanent monitoring well screened in the deeper regional aquifer. A groundwater sample was collected from the deeper aquifer and was sampled for VOCs only.

During the SI, five additional monitoring wells, designated MW-4 through MW-8, were drilled using HSA drilling methods. These wells were intended to provide samples from the deeper regional aquifer; however, groundwater was only encountered in MW-4 and MW-5. Groundwater samples from MW-4 and MW-5 were analyzed for VOCs. The locations of MW-4 through MW-8 are shown on Figure 3.

Analytical results for groundwater samples from MW-1 through MW-5 are summarized in Tables 5 and 6, and are described below:

- GRO was detected in the groundwater sample from MW-2 at a concentration of 340 µg/L, which is less than the MTCA Method a Groundwater CUL of 800 µg/L.

- DRO was detected in the groundwater sample from MW-2 at a concentration of 400 µg/L, which is less than the MTCA Method a Groundwater CUL of 500 µg/L. The DRO

concentration from sample from MW-2 has an "X" data qualifier indicating that the chromatograph does not resemble the standard used for quantitation.

- ORO was not detected in samples from MW-1 or MW-2.

- A total of 14 VOCs were detected in one or more of the groundwater samples collected from monitoring wells installed in the deeper regional aquifer. Exceedances of MTCA CULs are summarized below.

  - Chloroform was detected in the groundwater sample from MW-2 at a concentration of 2.3 µg/L, which exceeds the MTCA Method B Groundwater CUL of 1.41 µg/L.

  - PCE was detected in the groundwater sample from MW-2 at a concentration of 10 µg/L, which exceeds the MTCA Method A Groundwater CUL of 5 µg/L.

  - TCE was detected in the groundwater sample form MW-2 at a concentration of 5.6 µg/L, which exceeds the SL_{gw} of 1.4 µg/L.

  - Vinyl chloride was detected in the groundwater sample from MW-2 at a concentration of 1.3 µg/L, which exceeds the MTCA Method A Groundwater CUL of 0.2 µg/L.

- Arsenic, chromium and lead were the only RCRA metals detected in samples from MW-1 and MW-2.

  - Arsenic and dissolved arsenic were detected in the sample from MW-1 at concentrations of 1.38 and 1.10 µg/L, respectively. Arsenic was detected in the sample from MW-2 at a concentration of 2.19 µg/L. All three detected arsenic concentrations are less than the MTCA Method A Groundwater CUL of 5.0 µg/L.

  - Total chromium was detected at a concentration of 57.1 µg/L in the sample from MW-2, which exceeds the MTCA Method A Groundwater CUL of 50 µg/L. The MTCA Method A Groundwater CUL conservatively assumes that 100 percent of the detected total chromium concentration is chromium VI, which is unlikely. Turbidity was high in the sample from MW-2 and the sample was also analyzed for dissolved metals (filtered to 0.45 microns). The concentration for dissolved chromium in the sample from MW-2 is 2.8 µg/L with a data qualifier indicating potential lab contamination. The dissolved chromium result is significantly less than the MTCA Method A Groundwater CUL of 50 µg/L, which indicates that chromium is not a concern for the deeper aquifer. Chromium was not detected in the sample from MW-1.

  - Lead was detected in the sample from MW-2 at a concentration of 4.84 µg/L, which is less than the MTCA Method A Groundwater CUL of 15 µg/L. Lead was not detected in the sample from MW-1.

The PCE, TCE, and vinyl chloride that were detected at concentrations greater than MTCA Method A Groundwater CULs in the sample from MW-2 are likely attributable to the north-adjacent, and

hydraulically upgradient Troy Laundry Site. Based on deeper regional aquifer data from wells MW-29 and MW-30 the impacts at MW-2 are likely related to the Troy Laundry Site. The identified impacts at MW-2 are present solely as a result of passive migration from an off-property source and Onni is not a PLP for those impacts.

Locations of groundwater sample locations with constituent concentrations exceeding MTCA Method A or B Groundwater CULs are presented on Figures 5 and 6.

Site-Wide Data Gap Characterization

The January 2020 RI Report provided a summary of site characterization data and Ecology recommended additional characterization to close specific data gaps.

TRC advanced borings TRC-B1 through TRC-B9 in October and November 2020 with the objective of characterizing the lateral and vertical extent of cVOC impacts detected in soil from the borings for wells MW-29 and MW-30, advanced by the Troy Laundry Site parties. Those borings contained PCE and TCE at 20 and 30 feet below grade. With the exceptions of borings TRC-B5 and TRC-B6, the soil borings were terminated at 50 feet bgs. Borings TRC-B5 and TRC-B6 were terminated at 20 feet bgs due to their location.

TRC also constructed two pair of nested wells, MW-9S / MW-9 and MW-10S / MW-10. These wells were constructed and sampled with the objective of confirming that shallow and deeper groundwater at the Site are not in hydraulic communication and that impacts from the Site have not migrated vertically to the depth of the Troy Laundry Site. Monitoring wells ending in “S” were completed with screened sections within the shallow perched water bearing zone and the other wells (i.e., MW-9 and MW-10) were screened within the deeper regional aquifer. Soil samples were analyzed from these borings as well.

Soil Analytical Results

Soil samples collected during the site-wide data gap characterization investigation in late 2020 were analyzed for VOCs of concern at the Site. Soil analytical data are summarized in Tables 1 and 4 and presented on Figure 7.

The only compound detected in soil during the Site-wide data gap characterization was TCE:

- 0.055 mg/kg and 0.046 mg/kg at depths of 20 and 30 feet bgs at MW-9, respectively; and
- 0.032 mg/kg, 0.034 mg/kg, and 0.047 mg/kg at depths of 30, 41, and 50 feet bgs at MW-10, respectively.

TCE was not detected in any other soil samples at a concentration greater than the method detection limit (MDL). No other VOCs were detected in soil during the Site-wide data gap characterization.

These results demonstrated the lateral and vertical extent of TCE in soil to a high degree of certainty.

Groundwater Analytical Results

Groundwater samples from the nested wells were collected in November 2020 and analyzed for dry-cleaning compounds. Groundwater analytical data are summarized in Tables 5 and 6.

PCE, TCE and cDCE were detected in groundwater samples during the Site-wide data gap characterization:

Shallow Perched Water Bearing Zone

- 1.0 µg/L PCE was detected at well MW-10S; and
- 6.2 µg/L TCE was detected at well MW-9S.

These data are generally consistent with on-property migration from the north of impacts related to the Troy Laundry Site. The TCE concentration of 6.2 µg/L at MW-9 exceeds the MTCA Method A Groundwater CUL of 5 µg/L. At present, there are no known sources of PCE or TCE on the subject property.

Deeper Regional Groundwater

- 2.2 µg/L TCE was detected at well MW-10; and
- 3.5 µg/L cDCE was detected at well MW-9.

These data are consistent with the known contaminants from the Troy Laundry Site within the deeper aquifer and with the deeper aquifer impacts observed at MW-29 and MW-30.

2.6 Chemicals of Concern

The chemicals of concern (COCs) for the Site were identified during the prior RI and the current data do not indicate that those COCs should be revised. Constituents analyzed in samples collected from environmental media were selected based on potential sources (e.g., USTs, air compressors, etc.), and historical operations (e.g., vehicle fueling, printing presses, vehicle maintenance) at the subject property. Analytical results for samples collected from the various AOPCs at the subject property were evaluated and constituent lists for follow-on sampling events were adjusted based on those AOPC-specific analytical results.

COCs were identified in the impacted media of soil, shallow perched groundwater, and deeper regional groundwater based on their detections at concentrations greater than MTCA Method A CULs. In the absence of a MTCA Method A CUL, the default MTCA Method B CUL was used as a screening tool for COC identification. The COCs for affected environmental media at the subject property are described below.

2.6.1 Chemicals of Concern – Soil

Soil samples were analyzed for GRO, DRO, ORO, BTEX, VOCs, cPAHs, PCBs, and RCRA metals. Evaluations of analytical results from the previous Site characterization investigations resulted in the

following soil COCs, which were detected at concentrations exceeding MTCA Method A or B Soil CULs at the sample locations listed:

- GRO – SI sample U-12:20 from AOPC 5.
- DRO – SI sample U-12:20 from AOPC 5.
- ORO – LSI samples A-1 and A-3 from AOPC 8 and SI sample MW-8:10 from AOPC 2.
- Benzene – SI samples U-11:15 and U-12:15 from AOPC 5.
- Naphthalene – SI sample U-12:20 from AOPC 5.
- TCE – Site-wide data gap characterization, in the northwestern portion of the subject property adjacent to the Troy Laundry Site.
- PCBs – LSI samples C-2 and C-12 from AOPC 4.

2.6.2 Chemicals of Concern – Shallow Perched Groundwater

Shallow perched groundwater is sporadically encountered in thin discontinuous lenses. Shallow perched groundwater was also encountered in the sumps in AOPC 10. Where encountered, shallow perched groundwater was sampled and analyzed for GRO, DRO, ORO, BTEX, VOCs, and RCRA metals. Evaluations of analytical results from the prior Site characterization investigations resulted in the following shallow perched groundwater COCs, which were detected at concentrations exceeding MTCA CULs at the sample locations listed:

- GRO – SI samples U-11:GW and U-12:GW from AOPC 5.
- DRO – SI samples T-4:GW, T-5:GW, and T-9:GW from AOPC 2. SI samples U-10:GW, U-11-:GW, U-12:GW, and U-15 from AOPC 5. LSI sample S-5 from AOPC 10.
- ORO – SI samples T-5:GW and T-9:GW from AOPC 2. SI samples U-10:GW, U-11:GW, U-12:GW, and U-15 from AOPC 5. LSI samples S-4 and S-5 from AOPC 10.
- Chloroform – SI samples U-6, U-11:GW, and U-12:GW from AOPC 5.
- Naphthalene – SI sample U-12:GW from AOPC 5.
- 1,2,4-Trimethylbenzene and 1,3,5-trimethylbenzene – SI samples U-11:GW and U-12:GW from AOPC 5.
- Total xylenes – SI sample U-12:GW from AOPC 5.
- TCE – SI samples U-6 and U-13:GW from AOPC 5, MW-9S.

- Vinyl chloride – SI sample T-9:GW from AOPC 2.

2.6.3 Chemicals of Concern – Deeper Regional Groundwater

Deeper regional groundwater was encountered and sampled at eight locations, MW-2 through MW-5, MW-9 and MW-10, and MW-29 and MW-30. Deeper regional groundwater samples were analyzed for GRO, DRO, ORO, VOCs, and RCRA metals. Evaluations of analytical data from the prior Site characterization investigations resulted in the following deeper regional groundwater COCs, which were detected at concentrations exceeding MTCA Groundwater CULs at the sample locations listed:

- Chloroform – MW-2 from Potential Off-Site Sources (Troy Laundry) along the northern property boundary.
- PCE –MW-2, MW-29, MW-30 from Potential Of-Site Sources (Troy Laundry).
- TCE –MW-2, MW-29, and MW-30 from Potential Off-Site Sources (Troy Laundry).
- Vinyl chloride – MW-2, MW-29, and MW-30 from Potential Off-Site Sources (Troy Laundry).

Chromium was evaluated for inclusion in the COC list for groundwater due to a 57.1 µg/L detection of total chromium in the sample from MW-2, which is greater than the MTCA Method A Groundwater CUL of 50 µg/L. However, the concentration of dissolved chromium in that sample was 2.8 µg/L. Therefore, it is likely that the total chromium sample result is a false positive, potentially caused by sample turbidity.

The deeper regional groundwater cVOC impacts are not part of the former Seattle Times Property Site. All minor subject property impacts from cVOCs are limited to less than 50 feet below grade. Moreover, there is at about 45 feet of vertical separation between the deepest detectable concentration of a cVOC in soil and the top of the deeper regional aquifer.

3.0 CONCEPTUAL SITE MODEL

The conceptual site model (CSM) for the subject property is based on soil and groundwater data collected during the two main phases of subsurface investigation (i.e., the LSI and SI). Geologic materials encountered as well as soil and groundwater data for the subject property are represented on two geologic cross-sections designated A-A', which extends north to south, and B-B', which extends west to east through the subject property. The alignments of the two geologic cross-sections are depicted on Figure 3. Cross-section A-A' extends from the former Troy Laundry property south through the subject property and is depicted on Figure 8. Cross-section B-B' extends from Boren Avenue N to the west to Fairview Avenue N to the east and is depicted on Figure 9.

Because there are cVOC impacts to the deeper regional aquifer and associated soil vapor that originate from the north-adjacent former Troy Laundry property (SES 2020), the CSM is separated into two models to accurately describe the on-Site and off-Site (Troy Laundry) source areas, mechanisms of release and transport, and potential receptors. The two CSMs are described below.

3.1 On-Site Source Conceptual Site Model

Impacts to soil and shallow, perched, discontinuous lenses of groundwater at the subject property are the result of several confirmed and potential on-Site release mechanisms, including the following:

- Leaking USTs (vehicle fuel, heating oil, ink);
- Vehicle maintenance operations and hydraulic hoists;
- Fuel dispensing operations;
- Sumps;
- Air compressor use and maintenance; and
- Printing press operation and maintenance.

Contaminant releases from these Site-specific mechanisms were at the surface or near the surface, in the case of sumps, and in the case of USTs generally within the upper 10 to 15 feet of soil. Petroleum hydrocarbons, especially DRO and ORO have low solubility in water and commonly bind to soil and do not spread laterally over great distances. In addition, because these compounds are less dense than water, they do not migrate downward through the groundwater column.

Figure 10 presents the CSM for impacts to environmental media caused by on-Site sources. The on-Site source CSM lists COCs and their primary source(s), media affected, transport mechanisms, exposure media and pathways, and potential receptors for impacted soil, groundwater, soil vapor, and air caused by on-Site sources.

Releases from surface sources such as printing presses, air compressors, and fuel dispensers create impacts that are generally limited to surface and shallow soil, including the shallow soil beneath former building slabs as depicted graphically on the geologic cross-sections (Figures 8 and 9).

Releases from USTs and hydraulic hoists are subsurface releases that impact soil to a greater depth than soil impacted by surface releases. Impacts to soil from subsurface releases extend downward to discontinuous lenses of shallow perched groundwater at several locations, particularly in AOPC 2 (interior ink tanks) and AOPC 5 (northern UST complex and fuel dispenser area). In these areas, thin discontinuous lenses of shallow perched groundwater were encountered in the upper 15 to 20 feet bgs at some locations. Impacted soil can extend into those occurrences of shallow perched groundwater or contaminants might be leached from impacted soil to the shallow perched groundwater as shown on Figures 8 and 9.

3.2 Off-Site Source Conceptual Site Model

The off-Site source for subsurface impacts at the Site is releases of cVOCs such as PCE and its environmental degradation products TCE, cDCE and VC, and other dry-cleaning fluids from historical operations at the Troy Laundry Site. Troy Laundry operated from 1926 to 1985 and was one of the Pacific Northwest's largest commercial dry-cleaning facilities.

Figure 11 presents the CSM for impacts to environmental media caused by off-Site sources, specifically, releases of cVOCs from the former Troy Laundry property. The off-Site source CSM lists COCs and their primary source(s), media affected, transport mechanisms, exposure media and pathways, and potential receptors for impacted soil, groundwater, soil vapor, and air caused by the former Troy Laundry off-Site source.

Releases of PCE on the former Troy Laundry property have migrated vertically downward through the soil column and impacted the deeper regional aquifer. Groundwater flow in the deeper regional aquifer is toward the southeast as documented in the SES RI Report for the former Troy Laundry property, which documented deeper regional aquifer flow direction indicates that impacted groundwater under the former Troy Laundry property flows toward the subject property (SES 2012). Chlorinated VOC impacts to the deeper regional aquifer appear to be limited to the far northern portion of the subject property, the area closest to the former Troy Laundry property source area, as shown on Figure 7.

The Troy Laundry Site is separate and distinct from the Site that is the subject of this RRI Report. To the extent that the subject property may been affected by the Troy Laundry Site, those impacts are solely the result of passive migration and Onni is not PLP for that Site. The PLPs for the Troy Laundry Site are parties to an Agreed Order with the State of Washington and Ecology and are actively addressing those impacts. Onni has, and is, providing access to the subject property as necessary to facilitate that ongoing investigation under the Agreed Order.

VOCs in soil vapor originating from the Troy Laundry Site have a limited potential to affect the subject property development. However, the below grade portions of the subject property development will be limited to about five floors of parking with ground floor commercial uses. The potential for exposure to VOC vapors is limited to parking garage users that have a very low exposure frequency and duration. This potential exposure is further limited by the additional depth between the bottom of the development

(i.e., 50 feet) and the depth to groundwater (i.e., 85 to 95 feet) and the 35 to 45 feet of vertical separation between groundwater and the bottom of the building. Vapor intrusion risks are still further mitigated by the new building construction and the high degree of ventilation (e.g., four atmospheric turnovers per hour) typically required of parking garages for carbon monoxide ventilation. Lastly, the concentrations of PCE and cDCE detected in deeper groundwater beneath the subject property do not exceed the SL_{gw} established for these compounds and would not trigger the need for further vapor intrusion assessment of mitigation. TCE is present in deeper groundwater at concentrations that only slightly exceed the SL_{gw} but which are unlikely to affect soil vapor given the depth of separation between the deeper groundwater (i.e., greater than 40 feet) and the completed project. Therefore, the potential exposures associated with vapor intrusion from low level VOCs at the limits of the dissolved-phase plume are not considered a concern for the subject property. Regardless, the planned interim action will include sampling and analysis to further assess the potential for VI at the subject property.

4.0 PROPOSED CLEANUP STANDARDS

Cleanup standards consist of two components: CULs and points of compliance (POCs) where CULs are be achieved for the COCs identified during Site characterization. As required by MTCA, the selected CULs are protective of human health and the environment based upon the potential exposure pathways that will remain after completion of the property redevelopment and any interim actions or remedial actions.

4.1 Soil Cleanup Levels

Soil COCs for the Site are GRO, DRO, ORO, benzene, naphthalene, and PCBs, which were detected at concentrations exceeding the MTCA Method A Soil CULs in at least one soil sample. MTCA Method B Soil CULs for direct contact and for the protection of groundwater, as well as MTCA Method C were considered, as summarized in the table below.

Proposed Cleanup Levels for Soil COCs (mg/kg)

Soil COC	MTCA Method A (unrestricted land use)	MTCA Method B (direct contact)	MTCA Method B (protect GW at 13° C)	MTCA Method C	Proposed CUL
GRO	30[a]	NVE	NVE	NVE	30[a]
DRO	2,000	NVE	NVE	NVE	2,000
ORO	2,000	NVE	NVE	NVE	2,000
Benzene	0.03	18.2	0.027	2,390	0.03
Naphthalene	5.0	1,600	4.45	70,000	5.0
TCE	0.03	12	0.025	1,800[b]	0.03
Total PCBs	1.0	0.5	NVE	65.6	1.0

Notes:
a GRO cleanup level with detected benzene.
b Non-cancer value, carcinogenic value is 2,900 mg/kg
GW Groundwater.
NVE No value established.

Based on an evaluation of the potential exposure pathways and receptors for COCs in soil, standard MTCA Method A Soil CULs for Unrestricted Land Uses (WAC 173-340-900 Table 740-1) were selected as the applicable CULs. In the case of total PCBs, the MTCA regulation (WAC 173-340-900, Table 740-1) indicates that the Method A value is "*based on applicable state and federal law*."

MTCA Method A CULs are conservative and are appropriate for Sites undergoing routine cleanup actions for relatively few hazardous substances, which is consistent with Site-specific conditions at the former Seattle Times property.

The standard POC for these soil CULs is all soil within 15 feet of the ground surface. This POC is protective of all potential human, terrestrial, and ecological exposures at the Site (WAC 173-340-740 (6)(d)).

4.2 Groundwater Cleanup Levels

Groundwater COCs at the Site are GRO, DRO, ORO, chloroform, naphthalene, total xylenes, TCE, and vinyl chloride, which were detected at concentrations exceeding MTCA Method A CULs for groundwater in at least one groundwater sample from the shallow perched groundwater or the deeper regional aquifer. MTCA Method B CULs, MTCA Method C CULs, and Maximum Contaminant Levels (MCLs) were considered, as summarized in the table below.

Proposed Cleanup Levels for Groundwater COCs (µg/L)

Groundwater COC	MTCA Method A	MTCA Method B	MTCA Method C	Screening Level for Groundwater Protective of Vapor Intrusion (SL_{gw})	EPA or Washington State Maximum Contaminant Level	Proposed CUL
GRO	800[a]	NVE	NVE	NVE	NVE	800[a]
DRO	500	NVE	NVE	NVE	NVE	500
ORO	500	NVE	NVE	NVE	NVE	500
Chloroform	NVE	1.41	14.1	1.2	80	1.41
Naphthalene	160	160	350	8.9	NVE	160
Total Xylenes	1,000	1,600	3,500	25	10,000	1,000
PCE	5	21	110	320	5	5
TCE	5.0	0.54	9.51	1.4	5.0	1.4[b]
1,2,4-TMB	NVE	80	180	240	NVE	80
1,3,5-TMB	NVE	80	180	170	NVE	80
Vinyl Chloride	0.2	0.029	0.29	0.33	2.0	0.2

Notes:
a GRO cleanup level with detectable benzene in groundwater.
b Value provided by Ecology based on CULs for Troy Laundry Site
EPA U.S. Environmental Protection Agency.
TMB Trimethylbenzene

Based on an evaluation of the potential exposure pathways and receptors for COCs in groundwater, standard MTCA Method A Groundwater CULs (WAC 173-340-900 Table 720-1) were selected as the applicable CULs, except for chloroform, 1,2,4-trimethylbenzene, and 1,3,5-trimethylbenzene, which do not have MTCA Method A CULs. For those compounds, the MTCA Method B CUL (carcinogenic) was selected. MTCA Method A CULs are considered conservative and are routinely used at similar sites. In the case of TCE and vinyl chloride the MTCA regulation (WAC 173-340-900, Table 720-1) indicates that the Method A values are "*based on applicable state and federal law*."

The POC for these groundwater CULs is within the thin discontinuous occurrences of shallow perched groundwater at the Site.

Impacted groundwater in the deeper regional aquifer is attributable to off-Site impacts from the north-adjacent Troy Laundry Site. These impacts are related to historical dry-cleaning operations and are characterized by cVOCs, notably the dry-cleaning solvent PCE and its less chlorinated breakdown

products. As noted above, those impacts are separate and distinct from the Site that is the subject of this RRI Report. The impacts associated with the Troy Laundry Site are being addressed by the PLPs for that Site under an Agreed Order. Onni is voluntarily cooperating, to the extent required, with the PLPs in their assessment of VOC impacts to groundwater beneath the northern portion of the subject property.

4.3 Terrestrial Ecological Evaluation

The potential terrestrial exposures at the Site were evaluated using the Terrestrial Ecological Evaluation (TEE) procedures in WAC 173-340-7493. The Site qualified for an exclusion from performance of a TEE based on the fact at the completion of redevelopment, all areas of the Site will be covered with buildings or associated impervious surfaces such as concrete and asphalt (WAC 173-340-7491 (1)(b)). The completed Terrestrial Ecological Evaluation Form for the former Seattle Times property is presented in Attachment B.

5.0 CONCLUSIONS

The following conclusions are supported by the data and evaluations presented in this RRI Report:

- This RRI Report meets the substantive requirements of WAC 173-340-350(7) and Ecology's "Remedial Investigation Checklist," Publication No 16-09-006. All elements of Ecology's Remedial Investigation Checklist are presented herein.

- The Site has been sufficiently characterized and impacted media have been adequately delineated to facilitate the development and implementation of Site-specific cleanup action.

- Onni currently plans to redevelop the subject property, which will include a remedial action consisting of excavation and off-Site disposal of all contaminated media at the Site and within the subject property from property line to property line on all four sides (i.e., zero-setback). The redevelopment excavation will extend to a depth corresponding to an elevation of approximately 50 feet MSL, which is below the depth of all impacts greater than an applicable CUL from historical operations of the Seattle Times at the subject property. As such, the redevelopment will remove all contamination currently known to exist at the Seattle Times Site. Until remediation of the Troy Laundry Site is complete, some residual cVOCs may remain in deeper groundwater beneath the northwestern portion of the subject property at concentrations greater than CULs. At the completion of Site remedial actions, a *Cleanup Action Report* will be prepared documenting compliance with CULs throughout the subject property and Site. This planned remedial action will establish a standard POC consisting of all media throughout the Site.

- PCBs detected in soil at concentrations greater than the MTCA Method A Soil CUL are limited to two sample locations of surficial soil (less than 1 foot bgs) in AOPC 4. Additional multi-depth (5, 10, 15, and 20 feet bgs) soil sampling for PCBs in AOPC 4 was performed in April and May 2018. None of the 2018 soil samples from AOPC 4 had PCB detections at concentrations greater than the MTCA Method A Soil CUL (seven of nine sample results were non-detect for PCBs). These data demonstrate that PCB impacts to soil are limited to surface soil in a small area of AOPC 4.

- Soil samples with GRO, DRO, or ORO at concentrations greater than the CULs are limited to a few locations further described below:

    - ORO in samples A-1 (9 feet bgs) and A-3 (8.5 feet bgs) in AOPC 8. Additional testing performed during the SI in AOPC 8 included deeper sampling intervals generally extending from 15 to 20 feet bgs, with no detections of DRO or ORO demonstrating vertical delineation of ORO impacts to soil in this area.

    - ORO in the 10-foot bgs sample from MW-8 in AOPC 2. No deeper soil samples were collected at this location to bound the impacted area vertically. However, HSA drilling hit refusal at approximately 14 feet bgs indicating very dense glacial till, which has a low permeability and is resistant to downward migration of ORO. It is likely that ORO-impacted soil does not extend more than a few feet below current grade and the planned

50 feet bgs excavation for below ground parking will remove deeper soil impacts, if present.

- GRO and DRO in the 20 feet bgs soil sample from location U-12 in AOPC 5. No deeper soil samples were collected at this location to bound the impacted area vertically. However, the planned 50-foot bgs excavation for below ground parking will remove deeper soil impacts, if present.

- Benzene was detected in soil at concentrations greater than the CUL in samples from borings U-11 and U-12 in AOPC 5, both samples from 15 feet bgs. The 20-foot bgs samples from both locations were non-detect for benzene demonstrating vertical delineation.

- Naphthalene was detected in soil at a concentration greater than the CUL in the 20-foot bgs sample from boring U-12 in AOPC 5.

- Samples of shallow perched groundwater with one or more COCs at concentrations greater than CULs are limited to a few locations as further described below:

  - GRO, DRO, or ORO were detected in shallow perched groundwater at concentrations greater than the CULs in samples from locations T-4, T-5, and T-9 in AOPC 2 and locations U-1, U-11, U-12, and U-15 in AOPC 5.

  - VOCs, specifically chloroform, TCE, 1,2,4-trimethylbenzene, 1,3,5-trimethylbenzene, vinyl chloride, naphthalene, and total xylenes, were detected in shallow perched groundwater at concentrations greater than the CULs in samples from U-6, U-11, U-12, and U-13 in AOPC 5 and T-9 in AOPC 2.

- Chlorinated VOC impacts to the deeper regional aquifer are from historical releases of dry-cleaning fluid at the north-adjacent former Troy Laundry property. Deeper regional groundwater that is impacted by cVOCs is a separate and distinct site from the Seattle Times Site. Any further characterization or remediation of impacts to the deeper regional aquifer are the responsibility of the PLP for the north-adjacent former Troy Laundry property.

- Due to the urban nature of the surroundings, the Site qualifies for exclusion from TEE as there is neither a completed exposure pathway for TEE receptors nor sufficient nearby habitat.

6.0 NEXT STEPS

Under the requirements of the AO, the next step is to prepare an IAWP. The IAWP will document:

- The means and methods for handling and disposing of contaminated and impacted soils that will be encountered during redevelopment;
- The appropriate performance and compliance soil sampling to be performed during remedial and mass excavation during redevelopment;
- Necessary quality assurance and quality control procedures;
- Necessary health and safety considerations; and
- Necessary reporting and, if required, groundwater compliance sampling to be performed.

The IAWP is currently in preparation and will be submitted to Ecology as soon as possible.

7.0 DISCLAIMER

As applicable and available within the project schedule and budget, TRC has completed the agreed scope of services employing professional standards applicable in the industry today. TRC assumes no risk for existing conditions on the subject property.

To the extent that these services have required judgment, there can be no assurance that fully definitive or desired results were obtained, or if any results were obtained, that they were supportive of any given course of action. The services have included the application of judgment to scientific principles; to that extent, certain results of this work have been based on subjective interpretation. TRC makes no warranties, express or implied including, without limitation, warranties as to merchantability or fitness for a particular purpose. The information provided in this letter report is not to be construed as legal advice.

8.0 REFERENCES

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Tables

Table 1
Summary of Soil Petroleum and PCB Analytical Results
Revised Remedial Investigation Report
Seattle Times Site
1120 John Street, Seattle, Washington

Area of Potential Concern	Sample ID	Sample Depth (feet)	Sample Date	Petroleum Hydrocarbons			Polychlorinated Biphenyls[c]								Total PCBs
				GRO[a]	DRO[b]	ORO[b]	Aroclor 1221	Aroclor 1232	Aroclor 1016	Aroclor 1242	Aroclor 1248	Aroclor 1254	Aroclor 1260	Aroclor 1262	
AOPC 1 Printing Press Area	P-1:0	0	7/19/2012	<2	<50	<250	<0.1	<0.1	<0.1	<0.1	<0.1	<0.1	<0.1	--	<0.1
	P-2:0	0	7/19/2012	<2	<50	<250	<0.1	<0.1	<0.1	<0.1	<0.1	**0.2**	<0.1	--	**0.2**
	P-3:0	0	7/19/2012	<2	<50	<250	<0.1	<0.1	<0.1	<0.1	<0.1	<0.1	<0.1	--	<0.1
	P-4:0	0	7/19/2012	<2	<50	<250	<0.1	<0.1	<0.1	<0.1	<0.1	<0.1	<0.1	--	<0.1
	P-5:0	0	7/19/2012	<2	<50	<250	<0.1	<0.1	<0.1	<0.1	<0.1	<0.1	<0.1	--	<0.1
	P-6:0	0	7/19/2012	<2	<50	<250	<0.1	<0.1	<0.1	<0.1	<0.1	<0.1	<0.1	--	<0.1
	P-7:0	0	7/19/2012	<2	<50	<250	<0.1	<0.1	<0.1	<0.1	<0.1	<0.1	<0.1	--	<0.1
	P-8:1	1	7/20/2012	<2	<50	<250	<0.1	<0.1	<0.1	<0.1	<0.1	<0.1	<0.1	--	<0.1
	P-9:1.5	1.5	7/24/2012	<2	<50	<250	<0.1	<0.1	<0.1	<0.1	<0.1	<0.1	<0.1	--	<0.1
	P-10:1.5	1.5	7/24/2012	<2	<50	<250	<0.1	<0.1	<0.1	<0.1	<0.1	<0.1	<0.1	--	<0.1
	P-15:1.5	1.5	9/4/2012	--	<50	<250	<0.1	<0.1	<0.1	<0.1	<0.1	<0.1	<0.1	--	<0.1
	P-16:3	3	9/4/2012	--	<50	<250	<0.1	<0.1	<0.1	<0.1	<0.1	<0.1	<0.1	--	<0.1
	P-17:1.5	1.5	9/4/2012	--	<50	<250	--	--	--	--	--	<0.1	--	--	<0.1
	P-18:1.5	1.5	9/4/2012	--	<50	<250	<0.1	<0.1	<0.1	<0.1	<0.1	<0.1	<0.1	--	<0.1
	P-19:1.5	1.5	9/4/2012	--	<50	<250	<0.1	<0.1	<0.1	<0.1	<0.1	**0.23**	<0.1	--	**0.23**
	P-19:4	4	9/4/2012	--	<50	<250	<0.1	<0.1	<0.1	<0.1	<0.1	<0.1	<0.1	--	<0.1
	P-20:1.5	1.5	9/4/2012	--	<50	<250	<0.1	<0.1	<0.1	<0.1	<0.1	<0.1	<0.1	--	<0.1
AOPC 2 Interior Tank Area	T-1:4	4	7/19/2012	--	<50	<250	--	--	--	--	--	--	--	--	--
	T-1A:4	4	7/20/2012	--	<50	<250	<0.1	<0.1	<0.1	<0.1	<0.1	<0.1	<0.1	--	<0.1
	T-2:1.75	1.75	7/24/2012	--	<50	<250	--	--	--	--	--	--	--	--	--
	T-2:4.5	4.5	7/24/2012	--	<50	<250	--	--	--	--	--	--	--	--	--
	T-3:2	2	7/24/2012	--	<50	<250	--	--	--	--	--	--	--	--	--
	T-4:5	5	5/2/2018	--	<50	<250	--	--	--	--	--	--	--	--	--
	T-4:10	10	5/2/2018	--	<50	<250	--	--	--	--	--	--	--	--	--
	T-5:5	5	5/2/2018	--	<50	<250	--	--	--	--	--	--	--	--	--
	T-5:10	10	5/2/2018	--	<50	<250	--	--	--	--	--	--	--	--	--
	T-6:5	5	5/2/2018	--	<50	<250	--	--	--	--	--	--	--	--	--
	T-6:10	10	5/2/2018	--	<50	<250	--	--	--	--	--	--	--	--	--
	T-7:5	5	5/2/2018	--	<50	<250	--	--	--	--	--	--	--	--	--
	T-7:10	10	5/2/2018	--	<50	<250	--	--	--	--	--	--	--	--	--
	T-8:5	5	5/20/2018	**5.8**	<50	**360**	--	--	--	--	--	--	--	--	--
	T-9:15.5	15.5	10/27/2018	<5	<50	<250	--	--	--	--	--	--	--	--	--
	T-9:20	20	10/27/2018	<5	<50	<250	--	--	--	--	--	--	--	--	--
	T-10:10	10	10/27/2018	<5	<50	<250	--	--	--	--	--	--	--	--	--
	T-10:20	20	10/27/2018	<5	<50	<250	--	--	--	--	--	--	--	--	--
	MW-6:20	20	3/16/2019	<5	<50	<250	--	--	--	--	--	--	--	--	--
	MW-6:35	35	3/16/2019	<5	<50	<250	--	--	--	--	--	--	--	--	--
	MW-7:20	20	3/16/2019	<5	<50	<250	--	--	--	--	--	--	--	--	--
	MW-7:35	35	3/16/2019	<5	<50	<250	--	--	--	--	--	--	--	--	--
	MW-8:10	10	3/17/2019	**21**	**600 x**	**5,000**	--	--	--	--	--	--	--	--	--
AOPC 3 Ink Room	I-1:5	5	7/20/2012	<2	<50	<250	--	--	--	--	--	--	--	--	--
	I-2:5	5	7/20/2012	<2	<50	<250	--	--	--	--	--	--	--	--	--
	I-3:5	5	7/20/2012	<2	<50	<250	--	--	--	--	--	--	--	--	--
	I-4:5	5	7/20/2012	<2	<50	<250	--	--	--	--	--	--	--	--	--
AOPC 4 Compressor Room	C-1:0.75	0.75	7/24/2012	<2	<50	<250	<0.1	<0.1	<0.1	<0.1	<0.1	<0.1	<0.1	--	<0.1
	C-2:0.75	0.75	7/24/2012	<2	<50	<250	<0.1	<0.1	<0.1	<0.1	<0.1	**1.3**	<0.1	--	**1.3**
	C-3:0.75	0.75	7/24/2012	<2	<50	<250	<0.1	<0.1	<0.1	<0.1	<0.1	<0.1	<0.1	--	<0.1
	C-10:0.5	0.5	9/5/2012	--	<50	<250	<0.1	<0.1	<0.1	<0.1	<0.1	<0.1	<0.1	--	<0.1
	C-11:0.5	0.5	9/5/2012	--	<50	<250	<0.1	<0.1	<0.1	<0.1	<0.1	<0.1	<0.1	--	<0.1
	C-12	0	9/5/2012	--	<50	**420**	<0.1	<0.1	<0.1	<0.1	<0.1	**1.2**	**1.1**	--	**2.3**
	C-16:5	5	4/30/2018	--	--	--	<0.02	<0.02	<0.02	<0.02	<0.02	<0.02	<0.02	<0.02	<0.02
	C-16:10	10	4/30/2018	--	--	--	<0.02	<0.02	<0.02	<0.02	<0.02	<0.02	<0.02	<0.02	<0.02
	C-17:5	5	5/1/2018	--	--	--	<0.02	<0.02	<0.02	<0.02	<0.02	<0.02	<0.02	<0.02	<0.02
	C-17:10	10	5/1/2018	--	--	--	<0.02	<0.02	<0.02	<0.02	<0.02	**0.055**	<0.02	<0.02	**0.055**
	C-18:8	8	4/30/2018	--	--	--	<0.02	<0.02	<0.02	<0.02	<0.02	**0.11**	<0.02	<0.02	**0.11**
	C-19:15	15	5/1/2018	--	--	--	<0.02	<0.02	<0.02	<0.02	<0.02	<0.02	<0.02	<0.02	<0.02
	C-19:20	20	5/1/2018	--	--	--	<0.02	<0.02	<0.02	<0.02	<0.02	<0.02	<0.02	<0.02	<0.02
	A-5/C-20:15	15	5/1/2018	--	--	--	<0.02	<0.02	<0.02	<0.02	<0.02	<0.02	<0.02	<0.02	<0.02
	A-5/C-20:20	20	5/1/2018	--	--	--	<0.02	<0.02	<0.02	<0.02	<0.02	<0.02	<0.02	<0.02	<0.02
AOPC 5 Northern UST Complex and Fuel Dispenser	U-1:15	15	7/19/2012	<2	<50	<250	--	--	--	--	--	--	--	--	--
	U-2:15	15	7/19/2012	<2	<50	<250	--	--	--	--	--	--	--	--	--
	U-3:8	8	7/20/2012	<2	<50	<250	--	--	--	--	--	--	--	--	--

Table 1
Summary of Soil Petroleum and PCB Analytical Results
Revised Remedial Investigation Report
Seattle Times Site
1120 John Street, Seattle, Washington

Area of Potential Concern	Sample ID	Sample Depth (feet)	Sample Date	Petroleum Hydrocarbons			Polychlorinated Biphenyls[c]								Total PCBs
				GRO[a]	DRO[b]	ORO[b]	Aroclor 1221	Aroclor 1232	Aroclor 1016	Aroclor 1242	Aroclor 1248	Aroclor 1254	Aroclor 1260	Aroclor 1262	
AOPC 5 Northern UST Complex and Fuel Dispenser	U-6:10	10	7/26/2012	--	--	--	--	--	--	--	--	--	--	--	--
	U-6:15	15	7/26/2012	<2	<50	<250	--	--	--	--	--	--	--	--	--
	U-7:15	15	7/26/2012	<2	<50	<250	--	--	--	--	--	--	--	--	--
	U-8:15	15	7/26/2012	<2	<50	<250	--	--	--	--	--	--	--	--	--
	U-9:15	15	7/26/2012	<2	<50	<250	--	--	--	--	--	--	--	--	--
	U-10:5	5	5/13/2018	<5	<50	<250	--	--	--	--	--	--	--	--	--
	U-10:10	10	5/13/2018	<5	<50	<250	--	--	--	--	--	--	--	--	--
	U-11:15	15	5/13/2018	<5	<50	<250	--	--	--	--	--	--	--	--	--
	U-11:20	20	5/13/2018	**12**	<50	<250	--	--	--	--	--	--	--	--	--
	U-12:15	15	5/13/2018	<5	<50	<250	--	--	--	--	--	--	--	--	--
	U-12:20	20	5/13/2018	**940**	**2,100 x**	<250	--	--	--	--	--	--	--	--	--
	U-13:10	10	5/3/2018	<5	<50	<250	--	--	--	--	--	--	--	--	--
	U-13:15	15	5/3/2018	<5	<50	<250	--	--	--	--	--	--	--	--	--
	U-14:10	10	5/3/2018	<5	<50	<250	--	--	--	--	--	--	--	--	--
	U-14:15	15	5/3/2018	<5	<50	<250	--	--	--	--	--	--	--	--	--
	U-15:10	10	5/20/2018	<5	<50	<250	--	--	--	--	--	--	--	--	--
	U-15:15	15	5/20/2018	<5	<50	<250	--	--	--	--	--	--	--	--	--
	U-16:5	5	5/20/2018	<5	<50	<250	--	--	--	--	--	--	--	--	--
	U-16:15	15	5/20/2018	<5	<50	<250	--	--	--	--	--	--	--	--	--
AOPC 6 Waste Oil UST	W-1 (W1-10)	10	9/4/2012	<2	<50	<250	<0.1	<0.1	<0.1	<0.1	<0.1	<0.1	<0.1	--	<0.1
	W-2 (W2-10)	10	9/6/2012	<2	<50	<250	<0.1	<0.1	<0.1	<0.1	<0.1	<0.1	<0.1	--	<0.1
AOPC 7 Heating Oil UST	O-1:8	8	9/6/2012	--	<50	<250	--	--	--	--	--	--	--	--	--
	O-2:9	9	9/6/2012	--	<50	<250	--	--	--	--	--	--	--	--	--
	O-3:5	5	9/6/2012	--	<50	<250	--	--	--	--	--	--	--	--	--
	AOPC7:SB1	20	5/17/2013	<2	<50	<250	--	--	--	--	--	--	--	--	--
	AOPC7:SB2	20	5/17/2013	<2	<50	<250	--	--	--	--	--	--	--	--	--
	AOPC7:SB3	20	5/17/2013	<2	<50	<250	--	--	--	--	--	--	--	--	--
AOPC 8 Heating Oil USTs	A-1:9	9	9/6/2012	--	**560 x**	**4,600**	--	--	--	--	--	--	--	--	--
	A-2:9	9	9/5/2012	--	**290 x**	**1,700**	--	--	--	--	--	--	--	--	--
	A-3:8.5	8.5	9/5/2012	--	**940 x**	**4,600**	--	--	--	--	--	--	--	--	--
	A-4:15	15	4/30/2018	--	<50	<250	--	--	--	--	--	--	--	--	--
	A-4:20	20	4/30/2018	--	<50	<250	--	--	--	--	--	--	--	--	--
	A-5/C-20:15	15	5/1/2018	--	<50	<250	--	--	--	--	--	--	--	--	--
	A-5/C-20:20	20	5/1/2018	--	<50	<250	--	--	--	--	--	--	--	--	--
	A-6:15	15	5/1/2018	--	<50	<250	--	--	--	--	--	--	--	--	--
	A-6:20	20	5/1/2018	--	<50	<250	--	--	--	--	--	--	--	--	--
	A-7:10	10	5/19/2018	--	<50	<250	--	--	--	--	--	--	--	--	--
	A-7:35	35	5/19/2018	--	<50	<250	--	--	--	--	--	--	--	--	--
	A-8:10	10	5/19/2018	--	<50	<250	--	--	--	--	--	--	--	--	--
	A-8:20	20	5/19/2018	--	<50	<250	--	--	--	--	--	--	--	--	--
AOPC 9 Hoists	H-1:7	7	9/4/2012	--	<50	<250	<0.1	<0.1	<0.1	<0.1	<0.1	<0.1	<0.1	--	<0.1
	H-2:4	4	9/4/2012	--	<50	<250	<0.1	<0.1	<0.1	<0.1	<0.1	<0.1	<0.1	--	<0.1
	H-3:7	7	9/4/2012	--	**810**	**640**	<0.1	<0.1	<0.1	<0.1	<0.1	<0.1	<0.1	--	<0.1
	H-4:7	7	9/4/2012	--	**120**	<250	<0.1	<0.1	<0.1	<0.1	<0.1	<0.1	<0.1	--	<0.1
	H-5:7	7	9/6/2012	--	<50	<250	<0.1	<0.1	<0.1	<0.1	<0.1	<0.1	<0.1	--	<0.1
	H-6:8	8	9/6/2012	--	<50	<250	<0.1	<0.1	<0.1	<0.1	<0.1	<0.1	<0.1	--	<0.1
AOPC 10 Sumps	S-1:7	7	9/4/2012	--	<50	<250	<0.1	<0.1	<0.1	<0.1	<0.1	<0.1	<0.1	--	<0.1
	S-3:7	7	9/6/2012	--	<50	<250	<0.1	<0.1	<0.1	<0.1	<0.1	<0.1	<0.1	--	<0.1
	S-4:5	5	9/5/2012		<50	<250	<0.1	<0.1	<0.1	<0.1	<0.1	<0.1	<0.1	--	<0.1
Potential Off-Site Sources	MW-1:10	10	9/5/2012	<2	<50	<250	<0.1	<0.1	<0.1	<0.1	<0.1	<0.1	<0.1	--	<0.1
	MW-2:10	10	9/4/2012	<2	<50	<250	--	--	--	--	--	--	--	--	--
MTCA Method A Soil Cleanup Level for Unrestricted Land Uses[d]				**30/100[e]**	**2,000**	**2,000**	**1.0 for Total PCBs**								

Notes:

All results presented in milligrams per kilogram (mg/kg).

Bold Bold results indicate the compound was detected.

Shaded cells indicate the compound was detected at a concentration greater than the cleanup level.

< Less than laboratory reporting limit.

-- Not sampled, not analyzed.

a Analyzed by NWTPH-Gx.

b Analyzed by NWTPH-Dx.

c Analyzed by EPA Method 8082.

d Model Toxics Control Act (MTCA) Method A Soil Cleanup Levels for Unrestricted Land Uses, Table 740-1, Washington Administrative Code (WAC) 173-340-900.

e MTCA Method A Soil Cleanup Level is 30 mg/kg when benzene is present in the sample and 100 mg/kg when benzene is not detected.

AOPC Area of Potential Concern

UST Underground storage tank.

Compounds:

DRO Diesel-range organics

GRO Gasoline-range organics

ORO Oil-range organics

Qualifier:

x The sample chromatographic pattern does not resemble the fuel standard used for quantitation.

Table 2
Monitoring Well Locations and Construction Details
Revised Remedial Investigation Report
Seattle Times Site
1120 John Street, Seattle, Washington

Location	Northing - Washington State Plane	Easting - Washington State Plane	Top of Monument/ Ground Elevation[a]	Top of Casing Elevation[a]	Depth to Screened Section (Feet)	Top of Screened Section Elevation[a]	Screen Length (Feet)	Total Depth of Well (Feet)	Well Bottom Elevation[a]
MW-1	230048.30	1270111.48	103.6	103.05	12.0	91.6	15	27.0	76.6
MW-2	230062.78	1269876.56	100.1	99.94	85.0	15.10	15	100.0	0.10
MW-3	230026.55	1270231.60	108.4	107.72	85.0	23.40	15	100.0	8.40
MW-4	229923.50	1269958.51	109.3	108.84	95.0	14.30	10	105.0	4.30
MW-5	231846.34	1268102.11	112.9	112.78	95.0	17.90	10	105.0	7.90
MW-9S	229982.34	1270036.52	107.5	107.02	11.0	96.5	10.0	21.0	86.5
MW-9	229986.59	1270036.66	107.5	107.10	95.0	12.5	15.0	110.5	-3.0
MW-10S	229846.88	1270064.71	107.2	106.69	15.0	92.2	10.0	25.0	82.2
MW-10	229852.11	1270064.54	106.9	106.50	90.0	16.9	15.0	105.0	1.9
MW-28 (TL)	230064.56	1269990.80	99.5	99.18	90.0	9.5	15.0	105.0	-5.5
MW-29 (TL)	230038.74	1270019.51	102.0	101.59	82.0	20.0	20	102.00	0.0
MW-30 (TL)	230043.60	1269941.00	102.2	101.88	84.0	18.2	20	104.00	-1.80

Notes:
a Feet above Mean Sea Level - North American Vertical Datum 1988 (NAVD 88) determined by Washington State Licensed Land Surveyor.
TL Troy Laundry Site monitoring well.

Table 3
Summary of Potentiometric Elevations
Revised Remedial Investigation Report
Seattle Times Site
1120 John Street, Seattle, Washington

Well	Top of Casing Elevation[a]	Date	Depth to Water[b] (feet)	Piezometric Elevation[c] (feet)
MW-4	108.84	12/9/2020	97.83	11.01
MW-5	105.45	12/9/2020	96.3	9.15
MW-9	107.10	11/9/2020	95.96	11.14
MW-9S	107.02	11/9/2020	14.16	92.86
MW-10	106.5	11/9/2020	95.42	11.08
MW-10S	106.69	11/9/2020	23.57	83.12
MW-29 (TL)	101.59	12/9/2020	90.57	11.02
MW-30 (TL)	101.88	12/9/2020	91.1	10.78

Notes:

a Elevation in feet above Mean Sea Level - North American Vertical Datum 1988 (NAVD88) per Pace Engineer Suvey in May 2020.

TL Troy Laundry Site monitoring well.

Table 4
Summary of Soil Volatile Organic Compound Analytical Results
Revised Remedial Investigation Report
Seattle Times Site
1120 John Street, Seattle, Washington

Area of Potential Concern	Sample ID	Sample Depth (feet)	Sample Date	Detected Volatile Organic Compounds[a]															
				Benzene	Ethylbenzene	Hexane	Isopropyl-benzene	Naphthalene	n-Propyl-benzene	p-Isopropyl-toluene	sec-Butyl-benzene	Tetrachloro-ethene (PCE)	tert-Butyl-benzene	Toluene	Trichloro-ethene (TCE)	1,2,4-Trimethyl-benzene	1,3,5-Trimethyl-benzene	Total Xylenes	Vinyl Chloride
AOPC 1 Printing Press Area	P-1:0	0	7/19/2012	<0.03	<0.05	<0.25	<0.05	<0.05	<0.05	<0.05	<0.05	<0.025	<0.05	<0.05	<0.03	<0.05	<0.05	<0.1	<0.05
	P-2:0	0	7/19/2012	<0.03	<0.05	<0.25	<0.05	<0.05	<0.05	<0.05	<0.05	<0.025	<0.05	<0.05	<0.03	<0.05	<0.05	<0.1	<0.05
	P-3:0	0	7/19/2012	<0.03	<0.05	<0.25	<0.05	<0.05	<0.05	<0.05	<0.05	<0.025	<0.05	<0.05	<0.03	<0.05	<0.05	<0.1	<0.05
	P-4:0	0	7/19/2012	<0.03	<0.05	<0.25	<0.05	<0.05	<0.05	<0.05	<0.05	<0.025	<0.05	<0.05	<0.03	<0.05	<0.05	<0.1	<0.05
	P-5:0	0	7/19/2012	<0.03	<0.05	<0.25	<0.05	<0.05	<0.05	<0.05	<0.05	<0.025	<0.05	<0.05	<0.03	<0.05	<0.05	<0.1	<0.05
	P-6:0	0	7/19/2012	<0.03	<0.05	<0.25	<0.05	<0.05	<0.05	<0.05	<0.05	<0.025	<0.05	<0.05	<0.03	<0.05	<0.05	<0.1	<0.05
	P-7:0	0	7/19/2012	<0.03	<0.05	<0.25	<0.05	<0.05	<0.05	<0.05	<0.05	<0.025	<0.05	<0.05	<0.03	<0.05	<0.05	<0.1	<0.05
	P-8:1	1	7/20/2012	<0.03	<0.05	<0.25	<0.05	<0.05	<0.05	<0.05	<0.05	<0.025	<0.05	<0.05	<0.03	<0.05	<0.05	<0.1	<0.05
	P-9:1.5	1.5	7/24/2012	<0.03	<0.05	<0.25	<0.05	<0.05	<0.05	<0.05	<0.05	<0.025	<0.05	<0.05	<0.03	<0.05	<0.05	<0.1	<0.05
	P-10:1.5	1.5	7/24/2012	<0.03	<0.05	<0.25	<0.05	<0.05	<0.05	<0.05	<0.05	<0.025	<0.05	<0.05	<0.03	<0.05	<0.05	<0.1	<0.05
	P-15:1.5	1.5	9/4/2012	<0.03	<0.05	<0.25	<0.05	<0.05	<0.05	<0.05	<0.05	<0.03	<0.05	<0.05	<0.03	<0.05	<0.05	<0.1	<0.05
	P-16:3	3	9/4/2012	<0.03	<0.05	<0.25	<0.05	<0.05	<0.05	<0.05	<0.05	<0.03	<0.05	<0.05	<0.03	<0.05	<0.05	<0.1	<0.05
	P-17:1.5	1.5	9/4/2012	<0.03	<0.05	<0.25	<0.05	<0.05	<0.05	<0.05	<0.05	<0.03	<0.05	<0.05	<0.03	<0.05	<0.05	<0.1	<0.05
	P-18:1.5	1.5	9/4/2012	<0.03	<0.05	<0.25	<0.05	<0.05	<0.05	<0.05	<0.05	<0.03	<0.05	<0.05	<0.03	<0.05	<0.05	<0.1	<0.05
	P-19:1.5	1.5	9/4/2012	<0.03	<0.05	<0.25	<0.05	<0.05	<0.05	<0.05	<0.05	<0.03	<0.05	<0.05	<0.03	<0.05	<0.05	<0.1	<0.05
	P-19:4	4	9/4/2012	<0.03	<0.05	<0.25	<0.05	<0.05	<0.05	<0.05	<0.05	<0.03	<0.05	<0.05	<0.03	<0.05	<0.05	<0.1	<0.05
	P-20:1.5	1.5	9/4/2012	<0.03	<0.05	<0.25	<0.05	<0.05	<0.05	<0.05	<0.05	<0.03	<0.05	<0.05	<0.03	<0.05	<0.05	<0.1	<0.05
AOPC 2 Interior Tank Area	T-1:4	4	7/19/2012	<0.03	<0.05	<0.25	<0.05	<0.05	<0.05	<0.05	<0.05	<0.025	<0.05	<0.05	<0.03	<0.05	<0.05	<0.1	<0.05
	T-1A:4	4	7/20/2012	<0.03	<0.05	<0.25	<0.05	<0.05	<0.05	<0.05	<0.05	<0.025	<0.05	<0.05	<0.03	<0.05	<0.05	<0.1	<0.05
	T-2:1.75	1.75	7/24/2012	<0.03	<0.05	<0.25	<0.05	<0.05	<0.05	<0.05	<0.05	<0.025	<0.05	<0.05	<0.03	<0.05	<0.05	<0.1	<0.05
	T-2:4.5	4.5	7/24/2012	<0.03	<0.05	<0.25	<0.05	<0.05	<0.05	<0.05	<0.05	<0.025	<0.05	<0.05	<0.03	<0.05	<0.05	<0.1	<0.05
	T-3:2	2	7/24/2012	<0.03	<0.05	<0.25	<0.05	<0.05	<0.05	<0.05	<0.05	<0.025	<0.05	<0.05	<0.03	<0.05	<0.05	<0.1	<0.05
	T-8:5	5	5/20/2018	<0.03	<0.05	<0.25	<0.05	<0.05	<0.05	<0.05	<0.05	<0.025	<0.05	<0.05	<0.02	<0.05	<0.05	<0.1	<0.05
	T-9:15.5	15.5	10/27/2018	<0.03	<0.05	<0.25	<0.05	<0.05	<0.05	<0.05	<0.05	<0.025	<0.05	<0.05	<0.02	<0.05	<0.05	<0.1	<0.05
	T-9:20	20	10/27/2018	<0.03	<0.05	<0.25	<0.05	<0.05	<0.05	<0.05	<0.05	<0.025	<0.05	<0.05	<0.02	<0.05	<0.05	<0.1	<0.05
	T-10:10	10	10/27/2018	<0.03	<0.05	<0.25	<0.05	<0.05	<0.05	<0.05	<0.05	<0.025	<0.05	<0.05	<0.02	<0.05	<0.05	<0.1	<0.05
	T-10:20	20	10/27/2018	<0.03	<0.05	<0.25	<0.05	<0.05	<0.05	<0.05	<0.05	<0.025	<0.05	<0.05	<0.02	<0.05	<0.05	<0.1	<0.05
	MW-6:20	20	3/16/2019	<0.03	<0.05	<0.25	<0.05	<0.05	<0.05	<0.05	<0.05	<0.025	<0.05	<0.05	<0.02	<0.05	<0.05	<0.15	<0.05
	MW-6:35	35	3/16/2019	<0.03	<0.05	<0.25	<0.05	<0.05	<0.05	<0.05	<0.05	<0.025	<0.05	<0.05	<0.02	<0.05	<0.05	<0.15	<0.05
	MW-7:20	20	3/16/2019	<0.03	<0.05	<0.25	<0.05	<0.05	<0.05	<0.05	<0.05	<0.025	<0.05	<0.05	<0.02	<0.05	<0.05	<0.15	<0.05
	MW-7:35	35	3/16/2019	<0.03	<0.05	<0.25	<0.05	<0.05	<0.05	<0.05	<0.05	<0.025	<0.05	<0.05	<0.02	<0.05	<0.05	<0.15	<0.05
	MW-8:10	10	3/17/2019	<0.03	<0.05	<0.25	<0.05	**0.17**	<0.05	<0.05	<0.05	<0.025	<0.05	<0.05	<0.02	**0.12**	<0.05	<0.15	<0.05
AOPC 3 Ink Room	I-1:5	5	7/20/2012	<0.03	<0.05	--	<0.05	<0.05	<0.05	<0.05	<0.05	<0.025	<0.05	<0.05	<0.03	<0.05	<0.05	<0.1	<0.05
	I-2:5	5	7/20/2012	<0.03	<0.05	--	<0.05	<0.05	<0.05	<0.05	<0.05	<0.025	<0.05	<0.05	<0.03	<0.05	<0.05	<0.1	<0.05
	I-3:5	5	7/20/2012	<0.03	<0.05	--	<0.05	<0.05	<0.05	<0.05	<0.05	<0.025	<0.05	<0.05	<0.03	<0.05	<0.05	<0.1	<0.05
	I-4:5	5	7/20/2012	<0.03	<0.05	--	<0.05	<0.05	<0.05	<0.05	<0.05	<0.025	<0.05	<0.05	<0.03	<0.05	<0.05	<0.1	<0.05
AOPC 4 Compressor Room	C-1:0.75	0.75	7/24/2012	<0.03	<0.05	<0.25	<0.05	<0.05	<0.05	<0.05	<0.05	<0.025	<0.05	<0.05	<0.03	<0.05	<0.05	<0.1	<0.05
	C-2:0.75	0.75	7/24/2012	<0.03	<0.05	<0.25	<0.05	<0.05	<0.05	<0.05	<0.05	<0.025	<0.05	<0.05	<0.03	<0.05	<0.05	<0.1	<0.05
	C-3:0.75	0.75	7/24/2012	<0.03	<0.05	<0.25	<0.05	<0.05	<0.05	<0.05	<0.05	<0.025	<0.05	<0.05	<0.03	<0.05	<0.05	<0.1	<0.05
AOPC 5 Northern UST Complex and Fuel Dispenser	U-1:15	15	7/19/2012	<0.02	<0.02	--	--	--	--	--	--	--	--	<0.02	--	--	--	<0.06	--
	U-2:15	15	7/19/2012	<0.02	<0.02	--	--	--	--	--	--	--	--	<0.02	--	--	--	<0.06	--
	U-3:8	8	7/20/2012	<0.02	<0.02	--	--	--	--	--	--	--	--	<0.02	--	--	--	<0.06	--
	U-6:10	10	7/26/2012	<0.02	<0.02	<0.25	<0.05	<0.05	--	--	--	--	--	<0.02	--	--	--	<0.06	--
	U-6:15	15	7/26/2012	<0.02	<0.02	<0.25	<0.05	<0.05	--	--	--	--	--	<0.02	--	--	--	<0.06	--
	U-7:15	15	7/26/2012	<0.02	<0.02	--	--	--	--	--	--	--	--	<0.02	--	--	--	<0.06	--
	U-8:15	15	7/26/2012	<0.02	<0.02	--	--	--	--	--	--	--	--	<0.02	--	--	--	<0.06	--
	U-9:15	15	7/26/2012	<0.02	<0.02	--	--	--	--	--	--	--	--	<0.02	--	--	--	<0.06	--
	U-10:5	5	5/13/2018	<0.03	<0.05	<0.25	<0.05	<0.05	<0.05	<0.05	<0.05	<0.025	<0.05	<0.05	<0.02	<0.05	<0.05	<0.1	<0.05
	U-10:10	10	5/13/2018	<0.03	<0.05	<0.25	<0.05	<0.05	<0.05	<0.05	<0.05	<0.025	<0.05	<0.05	<0.02	<0.05	<0.05	<0.1	<0.05
	U-11:15	15	5/13/2018	**0.15**	**0.098**	<0.25	<0.05	<0.05	<0.05	<0.05	<0.05	<0.025	<0.05	**0.30**	**0.021**	<0.05	<0.05	**0.54**	<0.05

Table 4
Summary of Soil Volatile Organic Compound Analytical Results
Revised Remedial Investigation Report
Seattle Times Site
1120 John Street, Seattle, Washington

Area of Potential Concern	Sample ID	Sample Depth (feet)	Sample Date	Detected Volatile Organic Compounds[a]															
				Benzene	Ethylbenzene	Hexane	Isopropyl-benzene	Naphthalene	n-Propyl-benzene	p-Isopropyl-toluene	sec-Butyl-benzene	Tetrachloro-ethene (PCE)	tert-Butyl-benzene	Toluene	Trichloro-ethene (TCE)	1,2,4-Trimethyl-benzene	1,3,5-Trimethyl-benzene	Total Xylenes	Vinyl Chloride
AOPC 5 Northern UST Complex and Fuel Dispenser	U-11:20	20	5/13/2018	<0.03	<0.05	<0.25	<0.05	**0.13**	**0.065**	<0.05	<0.05	<0.025	<0.05	<0.05	<0.02	**0.64**	**0.26**	<0.1	<0.05
	U-12:15	15	5/13/2018	**0.33**	<0.05	<0.25	<0.05	<0.05	<0.05	<0.05	<0.05	<0.025	<0.05	**0.25**	<0.02	<0.05	<0.05	<0.1	<0.05
	U-12:20	20	5/13/2018	<0.03	**2.1**	**0.35**	**3.3**	**6.5**	**13**	**1.2**	**3.5**	<0.025	**0.093**	<0.05	<0.02	**46**	**11**	**7.69**	<0.05
	U-13:10	10	5/3/2018	<0.03	<0.05	<0.25	<0.05	<0.05	<0.05	<0.05	<0.05	<0.025	<0.05	<0.05	<0.02	<0.05	<0.05	<0.1	<0.05
	U-13:15	15	5/3/2018	<0.03	<0.05	<0.25	<0.05	<0.05	<0.05	<0.05	<0.05	<0.025	<0.05	<0.05	<0.02	<0.05	<0.05	<0.1	<0.05
	U-14:10	10	5/3/2018	<0.03	<0.05	<0.25	<0.05	<0.05	<0.05	<0.05	<0.05	<0.025	<0.05	<0.05	<0.02	<0.05	<0.05	<0.1	<0.05
	U-14:15	15	5/3/2018	<0.03	<0.05	<0.25	<0.05	<0.05	<0.05	<0.05	<0.05	<0.025	<0.05	<0.05	<0.02	<0.05	<0.05	<0.1	<0.05
	U-15:10	10	5/20/2018	<0.03	<0.05	<0.25	<0.05	<0.05	<0.05	<0.05	<0.05	<0.025	<0.05	<0.05	<0.02	<0.05	<0.05	<0.1	<0.05
	U-15:15	15	5/20/2018	<0.03	<0.05	<0.25	<0.05	<0.05	<0.05	<0.05	<0.05	<0.025	<0.05	<0.05	<0.02	<0.05	<0.05	<0.1	<0.05
	U-16:5	5	5/20/2018	<0.03	<0.05	<0.25	<0.05	<0.05	<0.05	<0.05	<0.05	<0.025	<0.05	<0.05	<0.02	<0.05	<0.05	<0.1	<0.05
	U-16:15	15	5/20/2018	<0.03	<0.05	<0.25	<0.05	<0.05	<0.05	<0.05	<0.05	<0.025	<0.05	<0.05	<0.02	<0.05	<0.05	<0.1	<0.05
AOPC 6 Waste Oil UST	W-1 (W1-10)	10	9/4/2012	<0.03	<0.05	<0.25	<0.05	<0.05	<0.05	<0.05	<0.05	<0.025	<0.05	<0.05	<0.02	<0.05	<0.05	<0.1	<0.05
	W-2 (W2-10)	10	9/6/2012	<0.03	<0.05	<0.25	<0.05	<0.05	<0.05	<0.05	<0.05	<0.025	<0.05	<0.05	<0.02	<0.05	<0.05	<0.1	<0.05
AOPC 7 Heating Oil UST	O-1:8	8	9/6/2012	<0.02	<0.02	--	--	--	--	--	--	--	--	<0.02	--	--	--	<0.06	--
	O-2:9	9	9/6/2012	<0.02	<0.02	--	--	--	--	--	--	--	--	<0.02	--	--	--	<0.06	--
	O-3:5	5	9/6/2012	<0.02	<0.02	--	--	--	--	--	--	--	--	<0.02	--	--	--	<0.06	--
	AOPC7:SB1	20	5/17/2013	<0.02	<0.02	--	--	--	--	--	--	--	--	<0.02	--	--	--	<0.06	--
	AOPC7:SB2	20	5/17/2013	<0.02	<0.02	--	--	--	--	--	--	--	--	<0.02	--	--	--	<0.06	--
	AOPC7:SB3	20	5/17/2013	<0.02	<0.02	--	--	--	--	--	--	--	--	<0.02	--	--	--	<0.06	--
AOPC 8 Heating Oil USTs	A-1:9	9	9/6/2012	<0.02	<0.02	--	--	--	--	--	--	--	--	<0.02	--	--	--	<0.06	--
	A-2:9	9	9/5/2012	<0.02	<0.02	--	--	--	--	--	--	--	--	<0.02	--	--	--	<0.06	--
	A-3:8.5	8.5	9/5/2012	<0.02	<0.02	--	--	--	--	--	--	--	--	<0.02	--	--	--	<0.06	--
AOPC 10 Sumps	S-1:7	7	9/4/2012	<0.03	<0.05	<0.25	<0.05	<0.05	<0.05	<0.05	<0.05	<0.025	<0.05	<0.05	<0.03	<0.05	<0.05	<0.15	<0.05
	S-3:7	7	9/6/2012	<0.03	<0.05	<0.25	<0.05	<0.05	<0.05	<0.05	<0.05	<0.025	<0.05	<0.05	<0.03	<0.05	<0.05	<0.15	<0.05
	S-4:5	5	9/5/2012	<0.03	<0.05	<0.25	<0.05	<0.05	<0.05	<0.05	<0.05	<0.025	<0.05	<0.05	<0.03	<0.05	<0.05	<0.15	<0.05
Potential Off-Site Sources	MW-1:10	10	9/5/2012	<0.03	<0.05	<0.25	<0.05	<0.05	<0.05	<0.05	<0.05	<0.025	<0.05	<0.05	<0.03	<0.05	<0.05	<0.15	<0.05
	MW-2:10	10	9/4/2012	<0.03	<0.05	<0.25	<0.05	<0.05	<0.05	<0.05	<0.05	<0.025	<0.05	<0.05	<0.03	<0.05	<0.05	<0.15	<0.05
	MW-3:20	20	4/29/2013	<0.03	<0.05	--	<0.05	<0.05	<0.05	<0.05	<0.05	<0.025	<0.05	<0.05	<0.03	<0.05	<0.05	<0.15	<0.05
	MW-3:30	30	4/29/2013	<0.03	<0.05	--	<0.05	<0.05	<0.05	<0.05	<0.05	<0.025	<0.05	<0.05	<0.03	<0.05	<0.05	<0.15	<0.05
	MW-3:80	80	4/29/2013	<0.03	<0.05	--	<0.05	<0.05	<0.05	<0.05	<0.05	<0.025	<0.05	<0.05	<0.03	<0.05	<0.05	<0.15	<0.05
	MW-3:100	100	4/30/2013	<0.03	<0.05	--	<0.05	<0.05	<0.05	<0.05	<0.05	<0.025	<0.05	<0.05	<0.03	<0.05	<0.05	<0.15	<0.05
Site-Wide Data Gap Characterization	TRC-B1:5	5	10/27/2020	<0.03	<0.05	<0.25	<0.05	<0.05	<0.05	<0.05	<0.05	<0.025	<0.05	<0.05	<0.02	<0.05	<0.05	<0.15	<0.05
	TRC-B1:10	10	10/27/2020	<0.03	<0.05	<0.25	<0.05	<0.05	<0.05	<0.05	<0.05	<0.025	<0.05	<0.05	<0.02	<0.05	<0.05	<0.15	<0.05
	TRC-B1:15	15	10/27/2020	<0.03	<0.05	<0.25	<0.05	<0.05	<0.05	<0.05	<0.05	<0.025	<0.05	<0.05	<0.02	<0.05	<0.05	<0.15	<0.05
	TRC-B1:30	30	10/27/2020	<0.03	<0.05	<0.25	<0.05	<0.05	<0.05	<0.05	<0.05	<0.025	<0.05	<0.05	<0.02	<0.05	<0.05	<0.15	<0.05
	TRC-B1:40	40	10/27/2020	<0.03	<0.05	<0.25	<0.05	<0.05	<0.05	<0.05	<0.05	<0.025	<0.05	<0.05	<0.02	<0.05	<0.05	<0.15	<0.05
	TRC-B1:50	50	10/27/2020	<0.03	<0.05	<0.25	<0.05	<0.05	<0.05	<0.05	<0.05	<0.025	<0.05	<0.05	<0.02	<0.05	<0.05	<0.15	<0.05
	TRC-B2:5	5	10/27/2020	<0.03	<0.05	<0.25	<0.05	<0.05	<0.05	<0.05	<0.05	<0.025	<0.05	<0.05	<0.02	<0.05	<0.05	<0.15	<0.05
	TRC-B2:10	10	10/27/2020	<0.03	<0.05	<0.25	<0.05	<0.05	<0.05	<0.05	<0.05	<0.025	<0.05	<0.05	<0.02	<0.05	<0.05	<0.15	<0.05
	TRC-B2:15	15	10/27/2020	<0.03	<0.05	<0.25	<0.05	<0.05	<0.05	<0.05	<0.05	<0.025	<0.05	<0.05	<0.02	<0.05	<0.05	<0.15	<0.05
	TRC-B2:30	30	10/27/2020	<0.03	<0.05	<0.25	<0.05	<0.05	<0.05	<0.05	<0.05	<0.025	<0.05	<0.05	<0.02	<0.05	<0.05	<0.15	<0.05
	TRC-B2R:40	40	10/28/2020	--	--	--	--	--	--	--	--	<0.025	--	--	<0.02	--	--	--	<0.05
	TRC-B2R:50	50	10/28/2020	--	--	--	--	--	--	--	--	<0.025	--	--	<0.02	--	--	--	<0.05
	TRC-B3:5	5	10/28/2020	--	--	--	--	--	--	--	--	<0.025	--	--	<0.02	--	--	--	<0.05
	TRC-B3:10	10	10/28/2020	--	--	--	--	--	--	--	--	<0.025	--	--	<0.02	--	--	--	<0.05
	TRC-B3:15	15	10/28/2020	--	--	--	--	--	--	--	--	<0.025	--	--	<0.02	--	--	--	<0.05
	TRC-B3:30	30	10/28/2020	--	--	--	--	--	--	--	--	<0.025	--	--	<0.02	--	--	--	<0.05
	TRC-B3:40	40	10/28/2020	--	--	--	--	--	--	--	--	<0.025	--	--	<0.02	--	--	--	<0.05
	TRC-B3:50	50	10/28/2020	--	--	--	--	--	--	--	--	<0.025	--	--	<0.02	--	--	--	<0.05

Table 4
Summary of Soil Volatile Organic Compound Analytical Results
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Area of Potential Concern	Sample ID	Sample Depth (feet)	Sample Date	Detected Volatile Organic Compounds[a]															
				Benzene	Ethylbenzene	Hexane	Isopropyl-benzene	Naphthalene	n-Propyl-benzene	p-Isopropyl-toluene	sec-Butyl-benzene	Tetrachloro-ethene (PCE)	tert-Butyl-benzene	Toluene	Trichloro-ethene (TCE)	1,2,4-Trimethyl-benzene	1,3,5-Trimethyl-benzene	Total Xylenes	Vinyl Chloride
Site-Wide Data Gap Characterization	TRC-B4:5	5	10/29/2020	--	--	--	--	--	--	--	--	<0.025	--	--	<0.02	--	--	--	<0.05
	TRC-B4:10	10	10/29/2020	--	--	--	--	--	--	--	--	<0.025	--	--	<0.02	--	--	--	<0.05
	TRC-B4:15	15	10/29/2020	--	--	--	--	--	--	--	--	<0.025	--	--	<0.02	--	--	--	<0.05
	TRC-B4:30	30	10/29/2020	--	--	--	--	--	--	--	--	<0.025	--	--	<0.02	--	--	--	<0.05
	TRC-B4:40	40	10/29/2020	--	--	--	--	--	--	--	--	<0.025	--	--	<0.02	--	--	--	<0.05
	TRC-B4:50	50	10/29/2020	--	--	--	--	--	--	--	--	<0.025	--	--	<0.02	--	--	--	<0.05
	TRC-B5:6	6	10/29/2020	--	--	--	--	--	--	--	--	<0.025	--	--	<0.02	--	--	--	<0.05
	TRC-B5:10	10	10/29/2020	--	--	--	--	--	--	--	--	<0.025	--	--	<0.02	--	--	--	<0.05
	TRC-B5:15	15	10/29/2020	--	--	--	--	--	--	--	--	<0.025	--	--	<0.02	--	--	--	<0.05
	TRC-B5:20	20	10/29/2020	--	--	--	--	--	--	--	--	<0.025	--	--	<0.02	--	--	--	<0.05
	TRC-B6:5	5	10/30/2020	--	--	--	--	--	--	--	--	<0.025	--	--	<0.02	--	--	--	<0.05
	TRC-B6:10	10	10/30/2020	--	--	--	--	--	--	--	--	<0.025	--	--	<0.02	--	--	--	<0.05
	TRC-B6:15	15	10/30/2020	--	--	--	--	--	--	--	--	<0.025	--	--	<0.02	--	--	--	<0.05
	TRC-B6:20	20	10/30/2020	--	--	--	--	--	--	--	--	<0.025	--	--	<0.02	--	--	--	<0.05
	TRC-B7:5	5	10/30/2020	--	--	--	--	--	--	--	--	<0.025	--	--	<0.02	--	--	--	<0.05
	TRC-B7:10	10	10/30/2020	--	--	--	--	--	--	--	--	<0.025	--	--	<0.02	--	--	--	<0.05
	TRC-B7:15	15	10/30/2020	--	--	--	--	--	--	--	--	<0.025	--	--	<0.02	--	--	--	<0.05
	TRC-B7:30	30	10/30/2020	--	--	--	--	--	--	--	--	<0.025	--	--	<0.02	--	--	--	<0.05
	TRC-B7:40	40	10/30/2020	--	--	--	--	--	--	--	--	<0.025	--	--	<0.02	--	--	--	<0.05
	TRC-B7:50	50	10/30/2020	--	--	--	--	--	--	--	--	<0.025	--	--	<0.02	--	--	--	<0.05
	TRC-B8:6	6	11/2/2020	--	--	--	--	--	--	--	--	<0.025	--	--	<0.02	--	--	--	<0.05
	TRC-B8:10	10	11/2/2020	--	--	--	--	--	--	--	--	<0.025	--	--	<0.02	--	--	--	<0.05
	TRC-B8:15	15	11/2/2020	--	--	--	--	--	--	--	--	<0.025	--	--	<0.02	--	--	--	<0.05
	TRC-B8:30	30	11/2/2020	--	--	--	--	--	--	--	--	<0.025	--	--	<0.02	--	--	--	<0.05
	TRC-B8:40	40	11/2/2020	--	--	--	--	--	--	--	--	<0.025	--	--	<0.02	--	--	--	<0.05
	TRC-B8:50	50	11/2/2020	--	--	--	--	--	--	--	--	<0.025	--	--	<0.02	--	--	--	<0.05
	TRC-B9:5	5	11/2/2020	--	--	--	--	--	--	--	--	<0.025	--	--	<0.02	--	--	--	<0.05
	TRC-B9:10	10	11/2/2020	--	--	--	--	--	--	--	--	<0.025	--	--	<0.02	--	--	--	<0.05
	TRC-B9:15	15	11/2/2020	--	--	--	--	--	--	--	--	<0.025	--	--	<0.02	--	--	--	<0.05
	TRC-B9:30	30	11/2/2020	--	--	--	--	--	--	--	--	<0.025	--	--	<0.02	--	--	--	<0.05
	TRC-B9:40	40	11/2/2020	--	--	--	--	--	--	--	--	<0.025	--	--	<0.02	--	--	--	<0.05
	TRC-B9:50	50	11/2/2020	--	--	--	--	--	--	--	--	<0.025	--	--	<0.02	--	--	--	<0.05
	MW-9:6	6	11/3/2020	--	--	--	--	--	--	--	--	<0.025	--	--	<0.02	--	--	--	<0.05
	MW-9:10	10	11/3/2020	--	--	--	--	--	--	--	--	<0.025	--	--	<0.02	--	--	--	<0.05
	MW-9:15	15	11/3/2020	--	--	--	--	--	--	--	--	<0.025	--	--	<0.02	--	--	--	<0.05
	MW-9:20	20	11/3/2020	--	--	--	--	--	--	--	--	<0.025	--	--	**0.055**	--	--	--	<0.05
	MW-9:30	30	11/3/2020	--	--	--	--	--	--	--	--	<0.025	--	--	**0.046**	--	--	--	<0.05
	MW-9:40	40	11/3/2020	--	--	--	--	--	--	--	--	<0.025	--	--	<0.02	--	--	--	<0.05
	MW-9:50	50	11/3/2020	--	--	--	--	--	--	--	--	<0.025	--	--	<0.02	--	--	--	<0.05
	MW-9:60	60	11/3/2020	--	--	--	--	--	--	--	--	<0.025	--	--	<0.02	--	--	--	<0.05
	MW-9:70	70	11/3/2020	--	--	--	--	--	--	--	--	<0.025	--	--	<0.02	--	--	--	<0.05
	MW-9:80	80	11/3/2020	--	--	--	--	--	--	--	--	<0.025	--	--	<0.02	--	--	--	<0.05
	MW-9:95	95	11/3/2020	--	--	--	--	--	--	--	--	<0.025	--	--	<0.02	--	--	--	<0.05
	MW-9:110	110	11/3/2020	--	--	--	--	--	--	--	--	<0.025	--	--	<0.02	--	--	--	<0.05
	MW-10:5	5	11/5/2020	--	--	--	--	--	--	--	--	<0.025	--	--	<0.02	--	--	--	<0.05
	MW-10:10	10	11/5/2020	--	--	--	--	--	--	--	--	<0.025	--	--	<0.02	--	--	--	<0.05
	MW-10:16	16	11/5/2020	--	--	--	--	--	--	--	--	<0.025	--	--	<0.02	--	--	--	<0.05
	MW-10:20	20	11/5/2020	--	--	--	--	--	--	--	--	<0.025	--	--	<0.02	--	--	--	<0.05
	MW-10:30	30	11/5/2020	--	--	--	--	--	--	--	--	<0.025	--	--	**0.032**	--	--	--	<0.05
	MW-10:41	41	11/5/2020	--	--	--	--	--	--	--	--	<0.025	--	--	**0.034**	--	--	--	<0.05
	MW-10:50	50	11/5/2020	--	--	--	--	--	--	--	--	<0.025	--	--	**0.047**	--	--	--	<0.05

Table 4
Summary of Soil Volatile Organic Compound Analytical Results
Revised Remedial Investigation Report
Seattle Times Site
1120 John Street, Seattle, Washington

Area of Potential Concern	Sample ID	Sample Depth (feet)	Sample Date	Detected Volatile Organic Compounds[a]															
				Benzene	Ethylbenzene	Hexane	Isopropyl-benzene	Naphthalene	n-Propyl-benzene	p-Isopropyl-toluene	sec-Butyl-benzene	Tetrachloro-ethene (PCE)	tert-Butyl-benzene	Toluene	Trichloro-ethene (TCE)	1,2,4-Trimethyl-benzene	1,3,5-Trimethyl-benzene	Total Xylenes	Vinyl Chloride
Site-Wide Data Gap Characterization	MW-10:60	60	11/5/2020	--	--	--	--	--	--	--	--	<0.025	--	--	<0.02	--	--	--	<0.05
	MW-10:71	71	11/5/2020	--	--	--	--	--	--	--	--	<0.025	--	--	<0.02	--	--	--	<0.05
	MW-10:80	80	11/5/2020	--	--	--	--	--	--	--	--	<0.025	--	--	<0.02	--	--	--	<0.05
	MW-10:90	90	11/5/2020	--	--	--	--	--	--	--	--	<0.025	--	--	<0.02	--	--	--	<0.05
	MW-10:100	100	11/5/2020	--	--	--	--	--	--	--	--	<0.025	--	--	<0.02	--	--	--	<0.05
Troy Laundry Site B54/MW-29	B54-20.0	20	9/17/2019	--	--	--	--	--	--	--	--	<0.025	--	--	<0.02	--	--	--	<0.05
	B54-30.0	30	9/17/2019	--	--	--	--	--	--	--	--	<0.025	--	--	**0.093**	--	--	--	<0.05
	B54-40.0	40	9/17/2019	--	--	--	--	--	--	--	--	<0.025	--	--	<0.02	--	--	--	<0.05
	B54-60.0	60	9/17/2019	--	--	--	--	--	--	--	--	<0.025	--	--	<0.02	--	--	--	<0.05
	B54-80.0	80	9/17/2019	--	--	--	--	--	--	--	--	<0.025	--	--	<0.02	--	--	--	<0.05
Troy Laundry Site B55/MW-30	B55-20.0	20	9/18/2019	--	--	--	--	--	--	--	--	<0.025	--	--	**0.033**	--	--	--	<0.05
	B55-30.0	30	9/18/2019	--	--	--	--	--	--	--	--	<0.025	--	--	<0.02	--	--	--	<0.05
	B55-40.0	40	9/18/2019	--	--	--	--	--	--	--	--	<0.025	--	--	<0.02	--	--	--	<0.05
	B55-60.0	60	9/18/2019	--	--	--	--	--	--	--	--	<0.025	--	--	<0.02	--	--	--	<0.05
	B55-80.0	80	9/18/2019	--	--	--	--	--	--	--	--	<0.025	--	--	<0.02	--	--	--	<0.05
MTCA Method A Soil Cleanup Level for Unrestricted Land Uses[b]				**0.03**	**6**	**NVE**	**8,000[c]**	**5**	**8,000[c]**	**NVE**	**8,000[c]**	**0.05**	**8,000[c]**	**7**	**0.03**	**800[c]**	**800[c]**	**9**	**0.67[c]**

Notes:
All results presented in milligrams per kilogram (mg/kg).
Bold Bold results indicate the compound was detected.
Shaded cells indicate the compound was detected at a concentration greater than the cleanup level.
< Less than laboratory reporting limit
-- Not sampled, not analyzed, or data not available
a Analyzed by EPA Method 8021 or 8260.
b Model Toxics Control Act (MTCA) Method A Soil Cleanup Levels for Unrestricted Land Uses, Table 740-1, Washington Administrative Code (WAC) 173-340-900
c When no MTCA Method A established, MTCA Method B Soil Cleanup Levels (from Cleanup Levels and Risk Calculations [CLARC] spreadsheet) used. Where cleanup levels based on carcinogenic and non-carcinogenic risk were available, the lower value is listed.
AOPC Area of Potential Concern
NVE No value established
UST Underground storage tank

Table 5
Summary of Groundwater Volatile Organic Compound Analytical Results
Revised Remedial Investigation Report
Seattle Times Site
1120 John Street, Seattle, Washington

Area of Potential Concern	Sample ID	Sample Date	Detected Volatile Organic Compounds[a]																				
			Acetone	Benzene	2-Butanone (MEK)	cis-1,2-Dichloro-ethene	Chloroform	Ethylbenzene	Hexane	Isopropyl-benzene	n-Propyl-benzene	Naphthalene	p-Isopropyl-toluene	sec-Butyl-benzene	Tetrachloro-ethene (PCE)	Toluene	1,1,1-Trichloro-ethane	Trichloro-ethene (TCE)	Trichloro-fluoro-methane	1,2,4-Trimethyl-benzene	1,3,5-Trimethyl-benzene	Total Xylenes	Vinyl Chloride
AOPC 2 Interior Ink Tanks	T-4:GW	5/3/2018	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--
	T-5:GW	5/3/2018	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--
	T-6:GW	5/2/2018	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--
	T-7:GW	5/2/2018	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--
	T-9:GW	10/27/2018	**110 lc**	**1.6**	**13**	**3.8**	<1	<1	<1	<1	<1	<1	<1	<1	<1	**1.3**	<1	**1.6**	**3.2**	<1	<1	<2	**0.22**
AOPC 5 Northern UST Complex and Fuel Dispenser	U-6:GW	7/26/2012	<10	<0.35	<10	<1	**2.4**	<1	--	<1	<1	<1	<1	<1	<1	<1	<1	**9.0**	<1	<1	<1	<3	<0.2
	U-10:GW	5/13/2018	**56 lc**	<0.35	<10	<1	<1	<1	<1	<1	<1	<1	<1	<1	<1	<1	<1	**2.3**	<1	<1	<1	<2	<0.2
	U-11:GW	5/13/2018	<50	**1.5**	<10	<1	**2.5**	**46**	**1.2**	**24**	**66**	**91**	**4.9**	**10**	**1.2**	<1	**1.7**	**1.9**	<1	**540**	**170**	**149.3**	<0.2
	U-12:GW	5/13/2018	<50	**2.7**	**11**	<1	**2.3**	**660**	**16**	**120**	**350**	**570**	**9.9**	**21**	<1	**21**	**1.1**	**4.8**	<1	**2,900**	**720**	**5,800**	<0.2
	U-13:GW	5/3/2018	<50 jl	<0.35	<10	<1	<1	<1	<1	<1	<1	<1	<1	<1	<1	<1	<1	**7.9**	<1	<1	<1	<2	<0.2
	U-14:GW	5/4/2018	<50 jl	<0.35	<10	<1	<1	<1	<1	<1	<1	<1	<1	<1	<1	<1	<1	<1	<1	<1	<1	<2	<0.2
	U-15	5/20/2018	<50	<0.35	<10	<1	<1	<1	<1	<1	<1	<1	<1	<1	<1	<1	<1	<1	<1	<1	<1	<2	<0.2
AOPC 10 Sumps	S-2:water	9/6/2012	--	--	--	--	<1	--	--	--	--	--	--	--	<1	--	--	<1	--	--	--	--	<0.2
	S-4:water	9/7/2012	--	--	--	--	<1	--	--	--	--	--	--	--	<1	--	--	<1	--	--	--	--	<0.2
	S-5:water	9/6/2012	--	--	--	--	**1.0**	--	--	--	--	--	--	--	<1	--	--	<1	--	--	--	--	<0.2
Potential Off-Site Source	MW-1-0912	9/6/2012	--	--	--	<1	<1	--	--	<1	--	--	<1	<1	<1	<1	--	<1	--	<1	<1	<1	<0.2
	MW-2-0912	9/6/2012	--	--	--	**22**	**2.3**	--	--	**3.2**	--	--	**2.0**	**3.9**	**10**	<1	--	**5.6**	--	**34**	**3.9**	**1.7**	**1.3**
	MW-3:GW	4/30/2013	<10	<0.35	<10	<1	**4.7 lc**	<1	--	<1	<1	<1	<1	<1	<1	**12**	<1	<1	<1	<1	<1	<1	<0.2 pr
	MW-3:20:GW	4/29/2013	<10	<0.35	<10	<1	<1	<1	--	<1	<1	<1	<1	<1	<1	<1	<1	<1	<1	<1	<1	<1	<0.2 pr
	MW-4	5/20/2018	<50	**0.47**	<10	<1	<1	<1	<1	<1	<1	<1	<1	<1	<1	**1.1**	<1	<1	<1	<1	<1	<2	<0.2
	MW-4[d]	12/8/2019	--	--	--	<1	--	--	--	--	--	--	--	--	<1	--	--	<1	--	--	--	--	<0.2
	MW-4[d]	6/25/2019	--	--	--	<1	--	--	--	--	--	--	--	--	<1	--	--	<1	--	--	--	--	<0.2
	MW-4[d]	12/10/2020	--	--	--	<1	--	--	--	--	--	--	--	--	<1	--	--	<1	--	--	--	--	<0.2
	MW-5:GW	5/3/2018	<50 jl	<0.35	<10	<1	<1	<1	<1	<1	<1	<1	<1	<1	<1	**1.2**	<1	<1	<1	<1	<1	<2	<0.2
	MW-5[d]	12/8/2019	--	--	--	<1	--	--	--	--	--	--	--	--	<1	--	--	<1	--	--	--	--	**0.28**
	MW-5[d]	2/6/2020	--	--	--	<1	--	--	--	--	--	--	--	--	<1	--	--	<1	--	--	--	--	<0.2
	MW-5[d]	6/25/2020	--	--	--	<1	--	--	--	--	--	--	--	--	<1	--	--	<1	--	--	--	--	<0.2
	MW-5[d]	12/9/2020	--	--	--	<1	--	--	--	--	--	--	--	--	<1	--	--	<1	--	--	--	--	<0.2
	MW-9	11/9/2020	--	--	--	**3.5**	--	--	--	--	--	--	--	--	<1	--	--	<1	--	--	--	--	<0.2
	MW-9S	11/9/2020	--	--	--	<1	--	--	--	--	--	--	--	--	<1	--	--	**6.2**	--	--	--	--	<0.2
	MW-10	11/9/2020	--	--	--	<1	--	--	--	--	--	--	--	--	<1	--	--	**2.2**	--	--	--	--	<0.2
	MW-10S	11/9/2020	--	--	--	<1	--	--	--	--	--	--	--	--	**1.0**	--	--	<1	--	--	--	--	<0.2
Troy Laundry Site	MW-28[d]	3/15/2019	--	--	--	**67**	--	--	--	--	--	--	--	--	**7.7**	--	--	**4.7**	--	--	--	--	**0.47**
	MW-28[d]	6/13/2019	--	--	--	**80**	--	--	--	--	--	--	--	--	**9.0**	--	--	**5.7**	--	--	--	--	**0.35**
	MW-28[d]	10/9/2019	--	--	--	**72**	--	--	--	--	--	--	--	--	**8.7**	--	--	**6.1**	--	--	--	--	**0.31**
	MW-28[d]	12/4/2019	--	--	--	**52**	--	--	--	--	--	--	--	--	**8.4**	--	--	**4.9**	--	--	--	--	**0.27**
	MW-28[d]	6/26/2020	--	--	--	**22**	--	--	--	--	--	--	--	--	**9.1**	--	--	**5.1**	--	--	--	--	<0.2
	MW-28[d]	12/11/2020	--	--	--	**19**	--	--	--	--	--	--	--	--	**8.3**	--	--	**4.9**	--	--	--	--	<0.2
	MW-29[d]	10/8/2019	--	--	--	**52**	--	--	--	--	--	--	--	--	**8.6**	--	--	**9.4**	--	--	--	--	**0.64**
	MW-29[d]	12/4/2019	--	--	--	**26**	--	--	--	--	--	--	--	--	**16**	--	--	**12**	--	--	--	--	**0.4**
	MW-29[d]	6/26/2020	--	--	--	**16**	--	--	--	--	--	--	--	--	**18**	--	--	**13**	--	--	--	--	**0.2**
	MW-29[d]	12/10/2020	--	--	--	**18**	--	--	--	--	--	--	--	--	**18**	--	--	**13**	--	--	--	--	<0.2
	MW-30[d]	10/8/2019	--	--	--	**24**	--	--	--	--	--	--	--	--	<1	--	--	**3.6**	--	--	--	--	<0.2
	MW-30[d]	12/4/2019	--	--	--	**11**	--	--	--	--	--	--	--	--	<1	--	--	**2.0**	--	--	--	--	<0.2
	MW-30[d]	6/26/2020	--	--	--	**3.6**	--	--	--	--	--	--	--	--	<1	--	--	**1.0**	--	--	--	--	<0.2
	MW-30[d]	12/10/2020	--	--	--	**13**	--	--	--	--	--	--	--	--	<1	--	--	**2.4**	--	--	--	--	<0.2
MTCA Method A Groundwater Cleanup Level[b]			**7,200[c]**	**5**	**4,800[c]**	**16[c]**	**1.4[c]**	**700**	**480[c]**	**800[c]**	**800[c]**	**160**	**NVE**	**800[c]**	**5**	**1,000**	**200**	**1.4[e]**	**2,400[c]**	**80[c]**	**80[c]**	**1,000**	**0.2**

Notes:
All results presented in micrograms per Liter (µg/L).
Bold Bold results indicate that the compound was detected.
Shaded cells indicate that the compound was detected at a concentration greater than the cleanup level.
< Less than laboratory reporting limit
-- Not sampled, not analyzed, or data not available
a Analyzed by EPA Method 8260.
b Model Toxics Control Act (MTCA) Method A Cleanup Levels for Groundwater, Table 720-1, Washington Administrative Code (WAC) 173-340-900
c When no MTCA Method A established, MTCA Method B Groundwater Cleanup Levels (from Cleanup Levels and Risk Calculations [CLARC] spreadsheet) used. Where cleanup levels based on carcinogenic and non-carcinogenic risk were available, the lower value is listed.
d Data previously provided to the Washington Department of Ecology as part of the Troy Laundry Site by Sound Earth Strategies (SES). These data have not been verified by Onni or TRC.
e TCE value is a screening level for the Groundwater to indoor Air Exposure Pathway.
AOPC Area of Potential Concern.
UST Underground storage tank.

Qualifiers:
jl The laboratory control sample(s) percent recovery and/or RPD were out of control limits. The reported concentration should be considered an estimate.
lc The presence of the analyte is likely due to laboratory contamination.
pr The sample was received with incorrect preservation. The value reported should be considered an estimate

Table 6
Summary of Groundwater Petroleum Analytical Results
Revised Remedial Investigation Report
Seattle Times Site
1120 John Street, Seattle, Washington

Area of Potential Concern	Sample ID	Sample Date	Petroleum Hydrocarbons		
			GRO[a]	DRO[b]	ORO[b]
AOPC 2 Interior Ink Tanks	T-4:GW	5/3/2018	--	**650 x**	**420 x**
	T-5:GW	5/3/2018	--	**1,900 x**	**1,200 x**
	T-6:GW	5/2/2018	--	**170 x**	<250
	T-7:GW	5/2/2018	--	**170 x**	<250
	T-9:GW	10/27/2018	<100	**8,600 x**	**3,000 x**
AOPC 5 Northern UST Complex and Fuel Dispenser	U-6:GW	7/26/2012	<100	<50	<250
	U-10:GW	5/13/2018	<100	**6,700 x**	**4,700 x**
	U-11:GW	5/13/2018	**6,400**	**2,800 x**	**700 x**
	U-12:GW	5/13/2018	**37,000**	**5,900 x**	**490 x**
	U-13:GW	5/3/2018	<100	**480 x**	**390 x**
	U-14:GW	5/4/2018	<100	**230 x**	<250
	U-15	5/20/2018	<100	**3,400 x**	**2,100 x**
AOPC 10 Sumps	S-2:water	9/6/2012	<100	<50	<250
	S-4:water	9/7/2012	<100	**310 x**	**1,900**
	S-5:water	9/6/2012	<100	**110,000 x**	**10,000 x**
Potential Off-Site Source	MW-1-0912	9/6/2012	<100	<50	<250
	MW-2-0912	9/6/2012	**340**	**400 x**	<250
	MW-3:GW	4/30/2013	--	--	--
	MW-3:20:GW	4/29/2013	--	--	--
	MW-4	5/20/2018	--	--	--
	MW-5:GW	5/3/2018	--	--	--
	MW-9	11/9/2020	--	--	--
	MW-9S	11/9/2020	--	--	--
	MW-10	11/9/2020	--	--	--
	MW-10S	11/9/2020	--	--	--
MTCA Method A Groundwater Cleanup Level[c]			**800/1,000[d]**	**500**	**500**

Notes:

All results presented in micrograms per liter (µg/L).

Bold Bold results indicate that the compound was detected.

Shaded cells indicate that the compound was detected at a concentration greater than the cleanup level.

< Less than laboratory reporting limit

-- Not sampled, not analyzed, or data not available

a Analyzed by NWTPH-Gx

b Analyzed by NWTPH-Dx

c Model Toxics Control Act (MTCA) Method A Cleanup Levels for Groundwater, Table 720-1, Washington Administrative Code (WAC) 173-340-900

d MTCA Method A Groundwater Cleanup Level is 800 µg/L when benzene is present in the sample and 1,000 µg/L when benzene is not detected.

AOPC Area of Potential Concern.

UST Underground storage tank.

Qualifiers:

x The sample chromatographic pattern does not resemble the fuel standard used for quantitation.

Compounds:

GRO Gasoline-range organics

DRO Diesel-range organics

ORO Oil-range organics

Figures

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FIGURE 1

GENERAL VICINITY MAP

REPORT
REVISED REMEDIAL INVESTIGATION REPORT

LOCATION
SEATTLE TIMES SITE
1120 JOHN STREET
SEATTLE, WASHINGTON

PREPARED FOR
ONNI GROUP

PROJECT NUMBER
015365.0010.0000

DATE 10/18/21
DRAWN BY RMC
REVIEWED BY JB

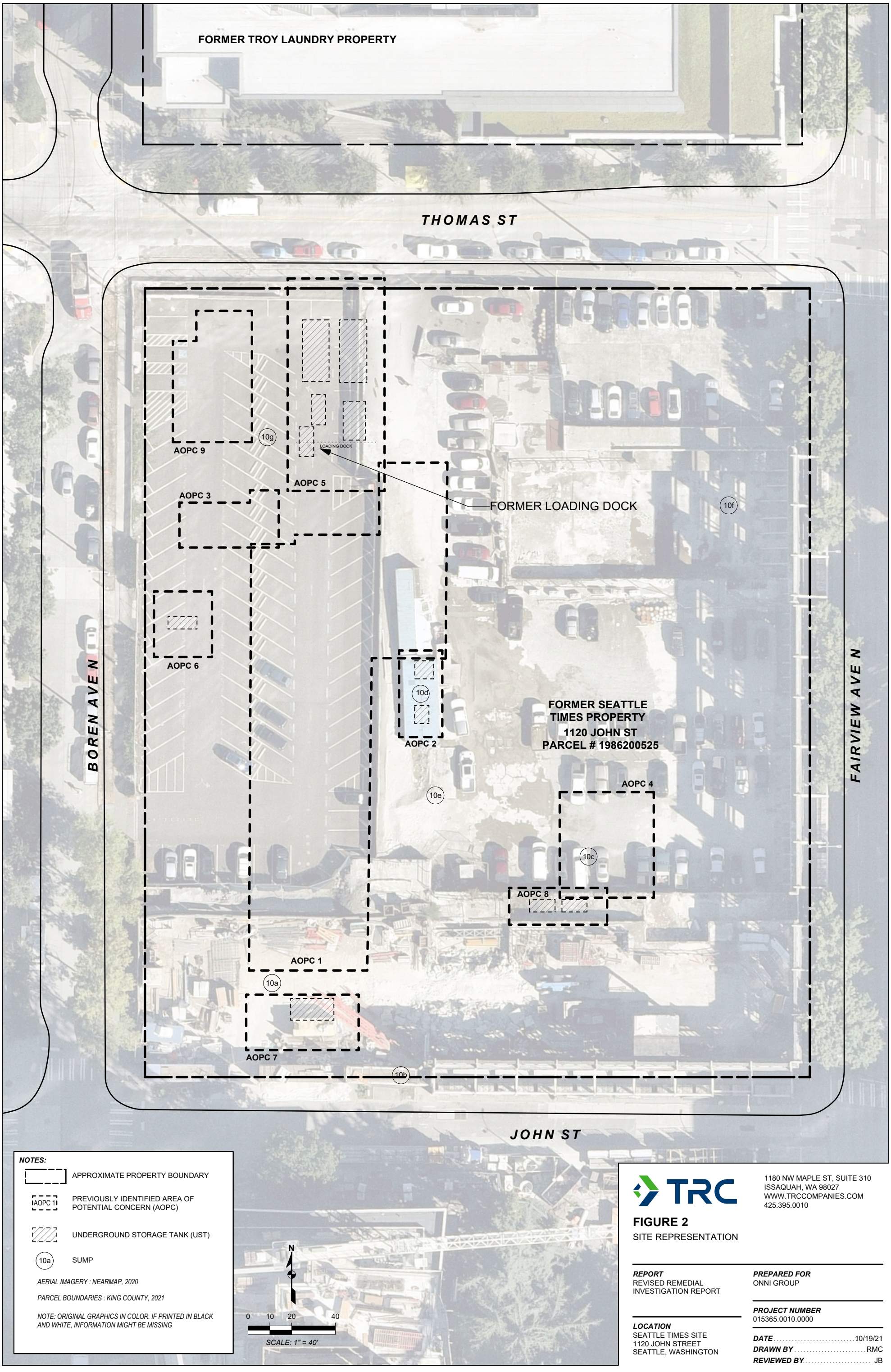

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FIGURE 2

SITE REPRESENTATION

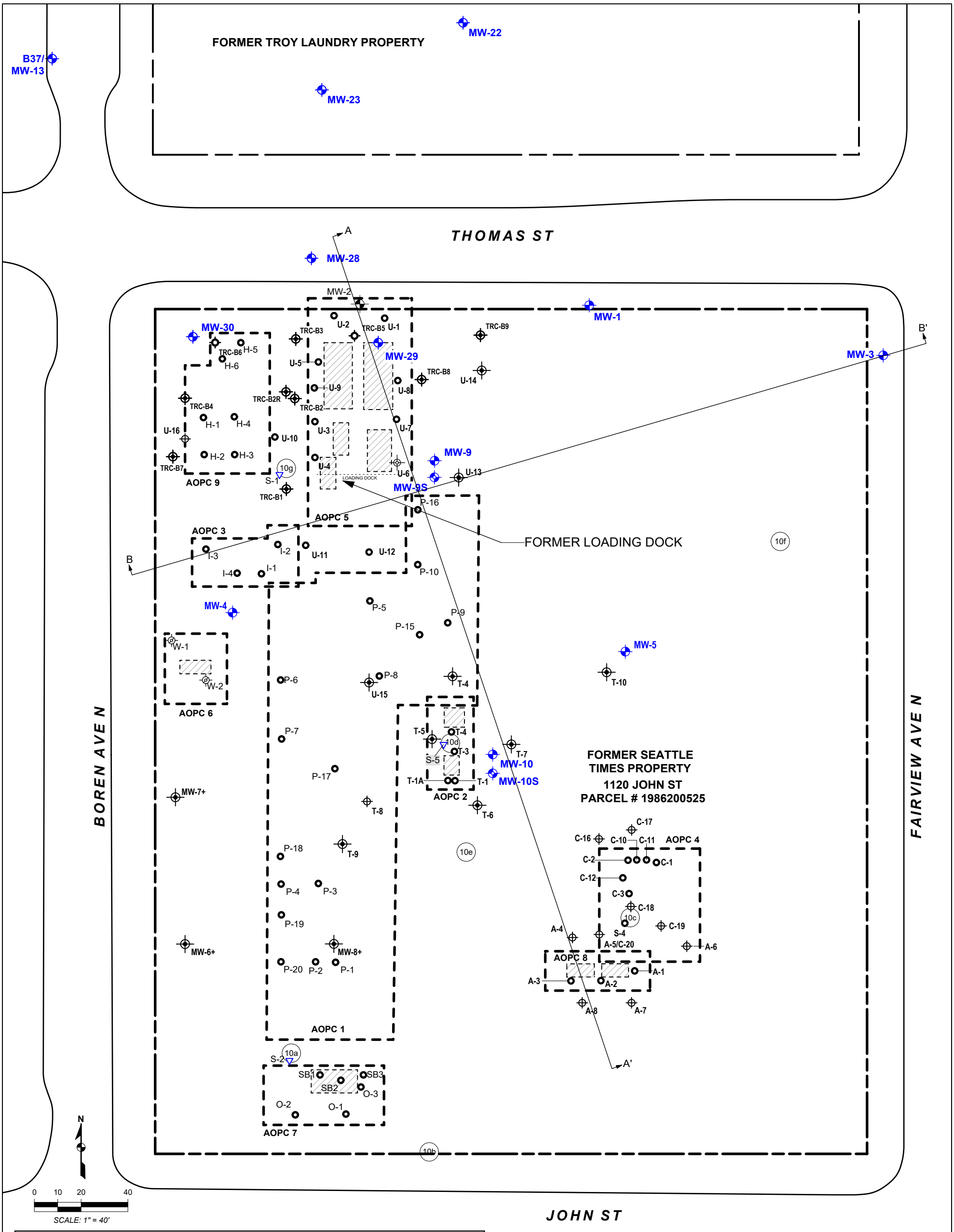
REPORT
REVISED REMEDIAL INVESTIGATION REPORT

LOCATION
SEATTLE TIMES SITE
1120 JOHN STREET
SEATTLE, WASHINGTON

PREPARED FOR
ONNI GROUP

PROJECT NUMBER
015365.0010.0000

DATE 10/19/21
DRAWN BY ..... RMC
REVIEWED BY ..... JB



NOTES:

- SOIL BORING ADVANCED TO 20' BELOW GROUND SURFACE
- SOIL BORING ADVANCED UP TO 50' BELOW GROUND SURFACE
- SOIL BORING FROM LIMITED SUBSURFACE INVESTIGATION
- SHALLOW MONITORING WELL LOCATION
- DEEP MONITORING WELL LOCATION
- SOIL BORING
- FLOOR SUMP
- A — A' CROSS-SECTION LOCATION
- APPROXIMATE PROPERTY BOUNDARY
- AOPC 1 PREVIOUSLY IDENTIFIED AREA OF POTENTIAL CONCERN (AOPC)
- UNDERGROUND STORAGE TANK (UST)
- 10a SUMP
- \+ ATTEMPTED DEEP MONITORING WELL; NOT COMPLETED DUE TO REFUSAL

PARCEL BOUNDARIES : KING COUNTY, 2019

NOTE: ORIGINAL GRAPHICS IN COLOR. IF PRINTED IN BLACK AND WHITE, INFORMATION MIGHT BE MISSING

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FIGURE 3

AOPCs AND SAMPLE LOCATIONS

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REVISED REMEDIAL INVESTIGATION REPORT

PREPARED FOR
ONNI GROUP

LOCATION
SEATTLE TIMES SITE
1120 JOHN STREET
SEATTLE, WASHINGTON

PROJECT NUMBER
015365.0010.0000

DATE 10/19/21
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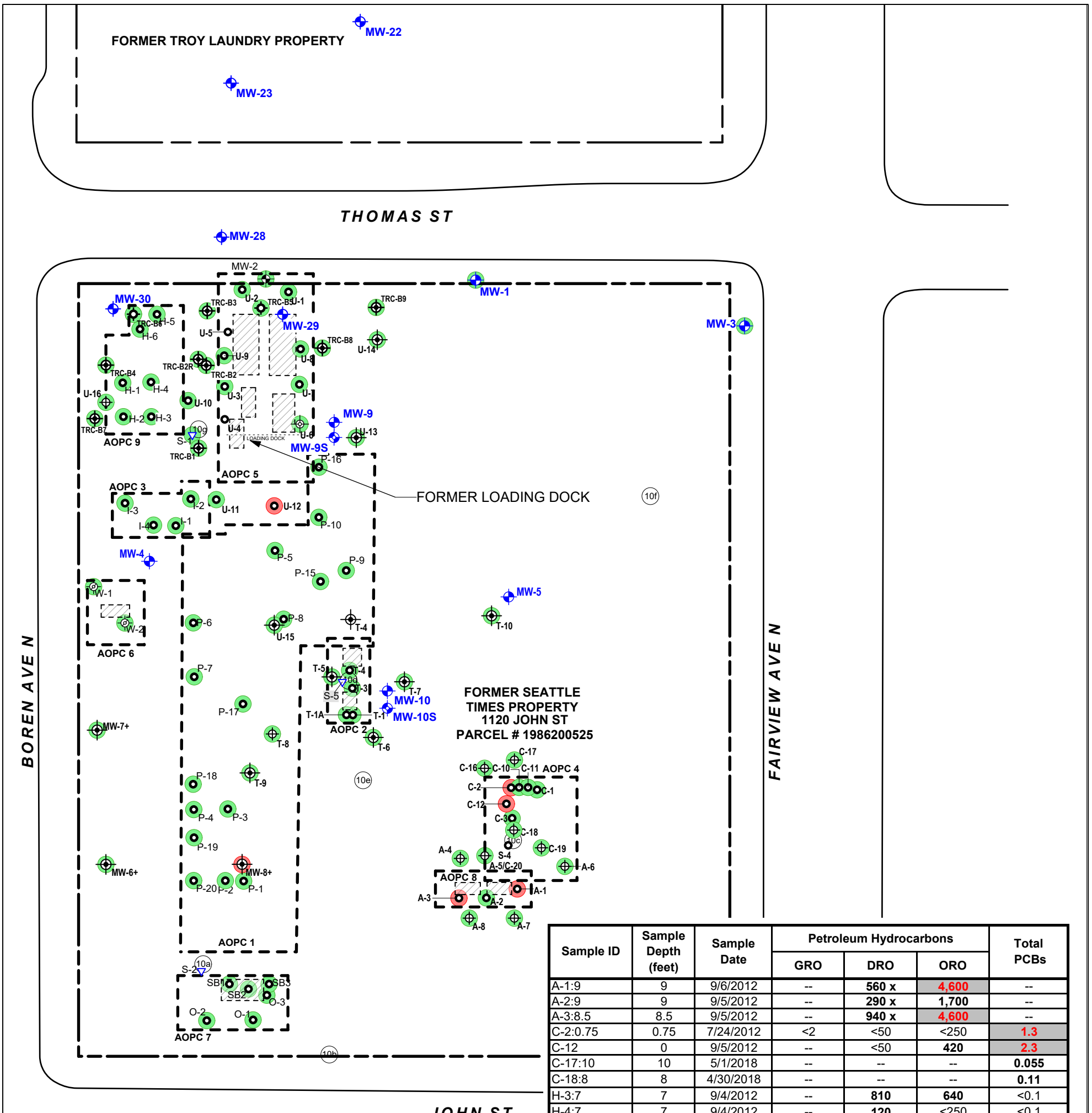

Sample ID	Sample Depth (feet)	Sample Date	Petroleum Hydrocarbons			Total PCBs
			GRO	DRO	ORO	
A-1:9	9	9/6/2012	--	**560 x**	**4,600**	--
A-2:9	9	9/5/2012	--	**290 x**	**1,700**	--
A-3:8.5	8.5	9/5/2012	--	**940 x**	**4,600**	--
C-2:0.75	0.75	7/24/2012	<2	<50	<250	**1.3**
C-12	0	9/5/2012	--	<50	**420**	**2.3**
C-17:10	10	5/1/2018	--	--	--	**0.055**
C-18:8	8	4/30/2018	--	--	--	**0.11**
H-3:7	7	9/4/2012	--	**810**	**640**	<0.1
H-4:7	7	9/4/2012	--	**120**	<250	<0.1
MW-8:10	10	3/17/2019	**21**	**600 x**	**5,000**	--
P-2:0	0	7/19/2012	<2	<50	<250	**0.2**
P-19:1.5	1.5	9/4/2012	--	<50	<250	**0.23**
T-8:5	5	5/20/2018	**5.8**	<50	**360**	--
U-11:20	20	5/13/2018	**12**	<50	<250	--
U-12:20	20	5/13/2018	**940**	**2,100 x**	<250	--
MTCA Method A Soil Cleanup Level for Unrestricted Land Uses[a]			**30**	**2,000**	**2,000**	**1**

NOTES:

- SOIL BORING ADVANCED TO 20' BELOW GROUND SURFACE
- SOIL BORING ADVANCED UP TO 50' BELOW GROUND SURFACE
- SOIL BORING FROM LIMITED SUBSURFACE INVESTIGATION
- SHALLOW MONITORING WELL LOCATION
- DEEP MONITORING WELL LOCATION
- SAMPLE HAD NO ANALYZED COMPOUNDS EXCEEDING CLEANUP LEVELS (CULs)
- INDICATES SAMPLE WHERE ONE OR MORE COMPOUND CONCENTRATIONS EXCEEDED CULs
- SOIL BORING
- FLOOR SUMP
- APPROXIMATE PROPERTY BOUNDARY
- AOPC 1 — PREVIOUSLY IDENTIFIED AREA OF POTENTIAL CONCERN (AOPC)
- UNDERGROUND STORAGE TANK (UST)
- 10a — SUMP
- \+ — ATTEMPTED DEEP MONITORING WELL; NOT COMPLETED DUE TO REFUSAL

PARCEL BOUNDARIES : KING COUNTY, 2019

NOTE: ORIGINAL GRAPHICS IN COLOR. IF PRINTED IN BLACK AND WHITE, INFORMATION MIGHT BE MISSING

Table Notes:

All results presented in milligrams/kilogram (mg/kg).

- **Bold** — Bold results indicate the compound was detected.
- Shaded cells indicate the compound was detected at a concentration greater than the cleanup level.
- a — Model Toxics Control Act (MTCA) Method A Soil Cleanup Levels for Unrestricted Land Uses, Table 740-1, Washington Administrative Code (WAC) 173-340-900.
- -- Not sampled, not analyzed.

Abbreviations:

- DRO Diesel-range organics
- GRO Gasoline-range organics
- ORO Oil-range organics
- PCBs Polychlorinated Biphenyls

Qualifier:

- x The sample chromatographic pattern does not resemble the fuel standard used for quantitation.

N

0 12.5 25 50

SCALE: 1" = 50'

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FIGURE 4

PETROLEUM COMPOUNDS AND PCBs IN SOIL

REPORT
REVISED REMEDIAL INVESTIGATION REPORT

LOCATION
SEATTLE TIMES SITE
1120 JOHN STREET
SEATTLE, WASHINGTON

PREPARED FOR
ONNI GROUP

PROJECT NUMBER
015365.0010.0000

DATE 10/19/21
DRAWN BY ..... RMC
REVIEWED BY ..... JB

Sample ID	Sample Date	Petroleum Hydrocarbons		
		GRO	DRO	ORO
MW-2-0912	9/6/2012	**340**	**400 x**	<250
S-4:water	9/7/2012	<100	**310 x**	**1,900**
S-5:water	9/6/2012	<100	**110,000 x**	**10,000 x**
T-4:GW	5/3/2018	--	**650 x**	**420 x**
T-5:GW	5/3/2018	--	**1,900 x**	**1,200 x**
T-6:GW	5/2/2018	--	**170 x**	<250
T-7:GW	5/2/2018	--	**170 x**	<250
T-9:GW	10/27/2018	<100	**8,600 x**	**3,000 x**
U-10:GW	5/13/2018	<100	**6,700 x**	**4,700 x**
U-11:GW	5/13/2018	**6,400**	**2,800 x**	**700 x**
U-12:GW	5/13/2018	**37,000**	**5,900 x**	**490 x**
U-13:GW	5/3/2018	<100	**480 x**	**390 x**
U-14:GW	5/4/2018	<100	**230 x**	<250
U-15	5/20/2018	<100	**3,400 x**	**2,100 x**
MTCA Method A Groundwater Cleanup Level[a]		**800**	**500**	**500**

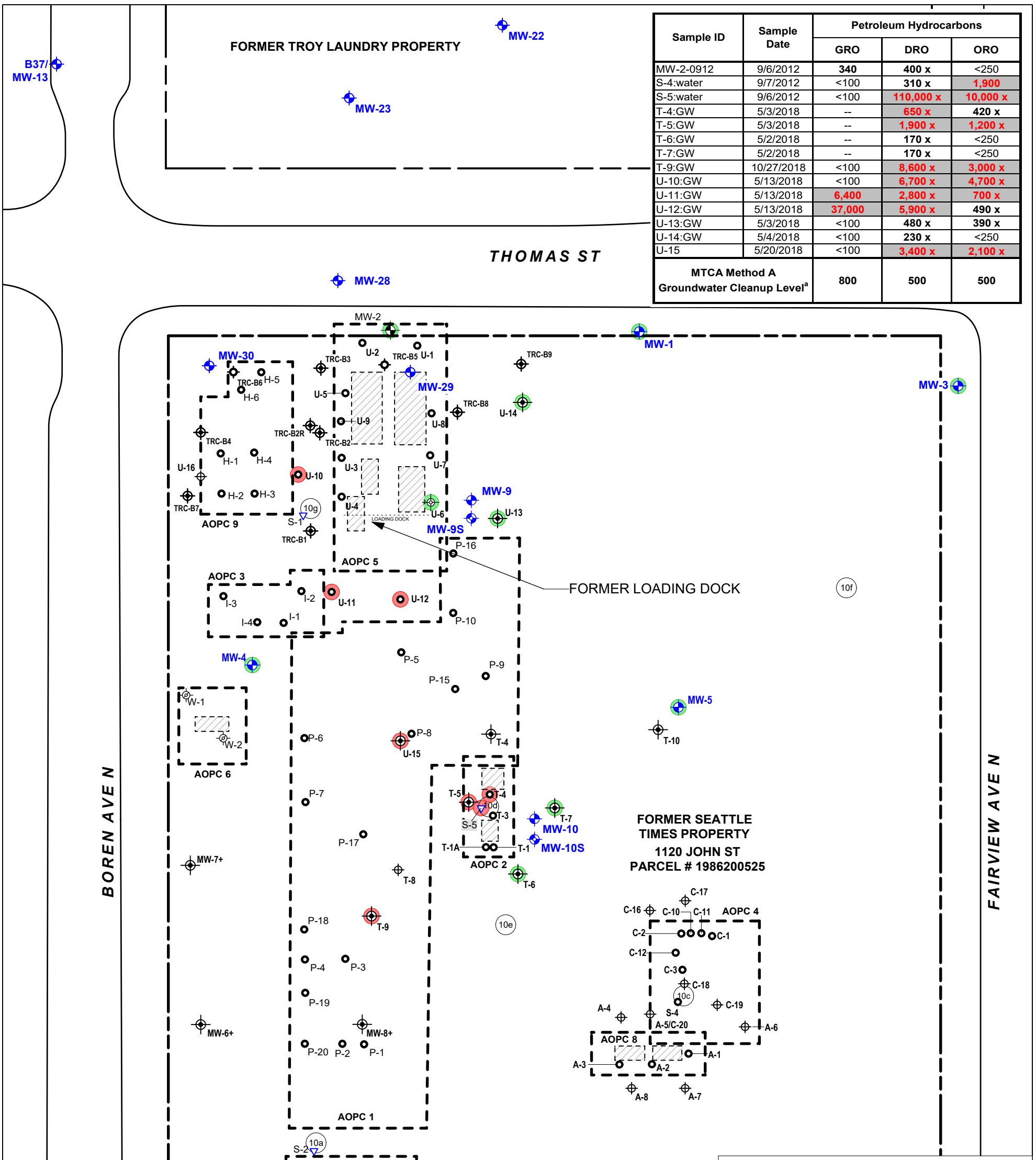

Table Notes:

All results presented in micrograms per Liter (µg/L).

Bold — Bold results indicate that the compound was detected.

Shaded cells indicate that the compound was detected at a concentration greater than the cleanup level.

a — Model Toxics Control Act (MTCA) Method A Cleanup Levels for Groundwater, Table 720-1, Washington Administrative Code (WAC) 173-340-900.

-- Not sampled, not analyzed, or data not available

Abbreviations:

GRO — Gasoline-range organics

DRO — Diesel-range organics

ORO — Oil-range organics

Qualifiers:

x — The sample chromatographic pattern does not resemble the fuel standard used for quantitation.

NOTES:

- SOIL BORING ADVANCED TO 20' BELOW GROUND SURFACE
- SOIL BORING ADVANCED UP TO 50' BELOW GROUND SURFACE
- SOIL BORING FROM LIMITED SUBSURFACE INVESTIGATION
- SHALLOW MONITORING WELL LOCATION
- DEEP MONITORING WELL LOCATION
- SOIL BORING
- FLOOR SUMP
- SAMPLE HAD NO ANALYZED COMPOUNDS EXCEEDING CLEANUP LEVELS (CULs)
- INDICATES SAMPLE WHERE ONE OR MORE COMPOUND CONCENTRATIONS EXCEEDED CULs
- APPROXIMATE PROPERTY BOUNDARY
- AOPC 1 — PREVIOUSLY IDENTIFIED AREA OF POTENTIAL CONCERN (AOPC)
- UNDERGROUND STORAGE TANK (UST)
- 10a — SUMP
- \+ — ATTEMPTED DEEP MONITORING WELL; NOT COMPLETED DUE TO REFUSAL

PARCEL BOUNDARIES : KING COUNTY, 2019

NOTE: ORIGINAL GRAPHICS IN COLOR. IF PRINTED IN BLACK AND WHITE, INFORMATION MIGHT BE MISSING

N

0 10 20 40

SCALE: 1" = 40'

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FIGURE 5

PETROLEUM IN GROUNDWATER

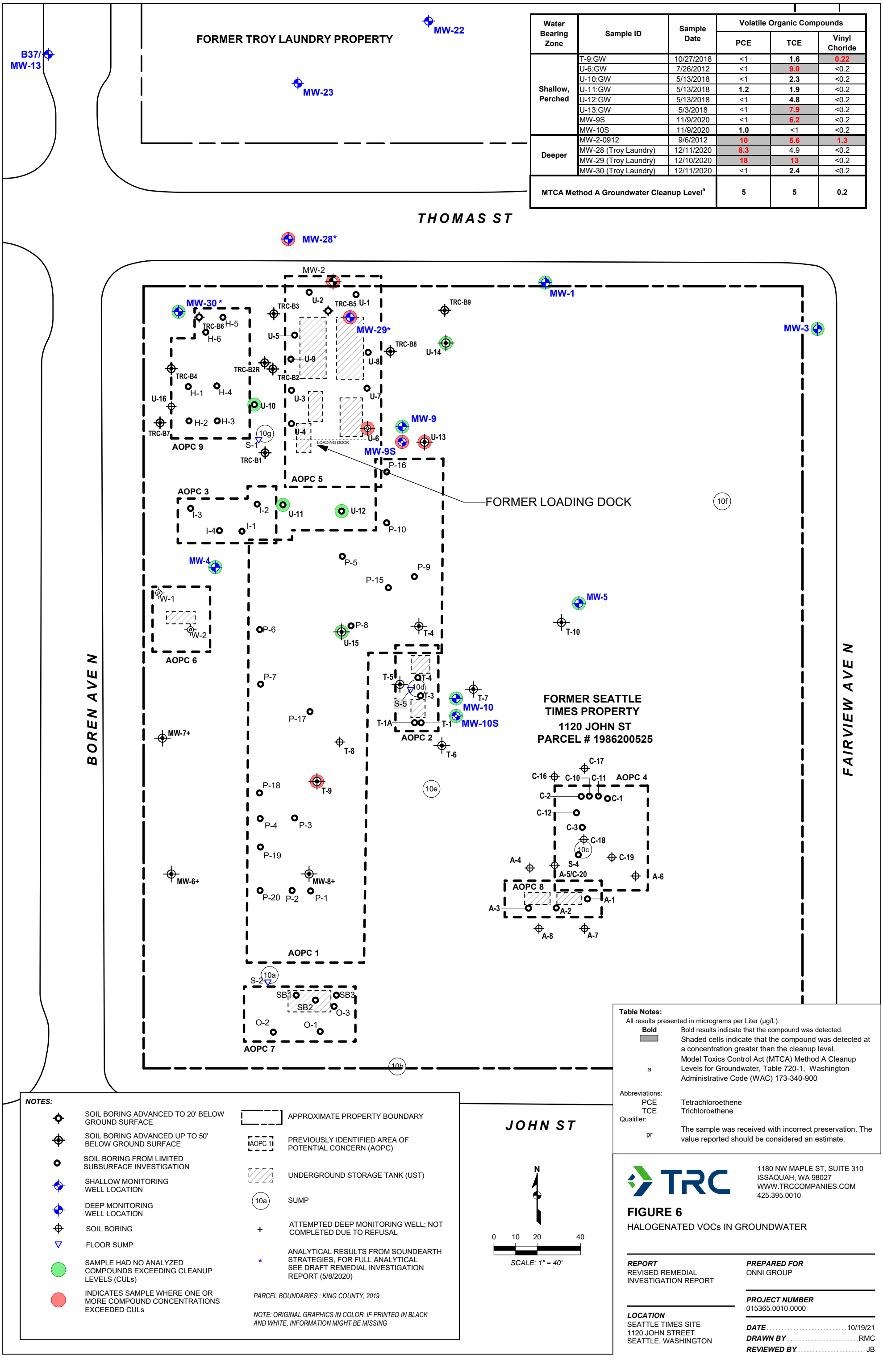
REPORT
REVISED REMEDIAL INVESTIGATION REPORT

LOCATION
SEATTLE TIMES SITE
1120 JOHN STREET
SEATTLE, WASHINGTON

PREPARED FOR
ONNI GROUP

PROJECT NUMBER
015365.0010.0000

DATE 10/19/21
DRAWN BY RMC
REVIEWED BY JB



Water Bearing Zone	Sample ID	Sample Date	Volatile Organic Compounds		
			PCE	TCE	Vinyl Choride
Shallow, Perched	T-9:GW	10/27/2018	<1	**1.6**	**0.22**
	U-6:GW	7/26/2012	<1	**9.0**	<0.2
	U-10:GW	5/13/2018	<1	**2.3**	<0.2
	U-11:GW	5/13/2018	**1.2**	**1.9**	<0.2
	U-12:GW	5/13/2018	<1	**4.8**	<0.2
	U-13:GW	5/3/2018	<1	**7.9**	<0.2
	MW-9S	11/9/2020	<1	**6.2**	<0.2
	MW-10S	11/9/2020	**1.0**	<1	<0.2
Deeper	MW-2-0912	9/6/2012	**10**	**5.6**	**1.3**
	MW-28 (Troy Laundry)	12/11/2020	**8.3**	4.9	<0.2
	MW-29 (Troy Laundry)	12/10/2020	**18**	**13**	<0.2
	MW-30 (Troy Laundry)	12/11/2020	<1	**2.4**	<0.2
MTCA Method A Groundwater Cleanup Level[a]			5	5	0.2

Table Notes:

All results presented in micrograms per Liter (µg/L).

Bold — Bold results indicate that the compound was detected.

Shaded cells indicate that the compound was detected at a concentration greater than the cleanup level.

a — Model Toxics Control Act (MTCA) Method A Cleanup Levels for Groundwater, Table 720-1, Washington Administrative Code (WAC) 173-340-900

Abbreviations:

PCE — Tetrachloroethene
TCE — Trichloroethene

Qualifier:

pr — The sample was received with incorrect preservation. The value reported should be considered an estimate.

NOTES:

- SOIL BORING ADVANCED TO 20' BELOW GROUND SURFACE
- SOIL BORING ADVANCED UP TO 50' BELOW GROUND SURFACE
- SOIL BORING FROM LIMITED SUBSURFACE INVESTIGATION
- SHALLOW MONITORING WELL LOCATION
- DEEP MONITORING WELL LOCATION
- SOIL BORING
- FLOOR SUMP
- SAMPLE HAD NO ANALYZED COMPOUNDS EXCEEDING CLEANUP LEVELS (CULs)
- INDICATES SAMPLE WHERE ONE OR MORE COMPOUND CONCENTRATIONS EXCEEDED CULs
- APPROXIMATE PROPERTY BOUNDARY
- AOPC 1 — PREVIOUSLY IDENTIFIED AREA OF POTENTIAL CONCERN (AOPC)
- UNDERGROUND STORAGE TANK (UST)
- 10a — SUMP
- \+ — ATTEMPTED DEEP MONITORING WELL; NOT COMPLETED DUE TO REFUSAL
- * — ANALYTICAL RESULTS FROM SOUNDEARTH STRATEGIES, FOR FULL ANALYTICAL SEE DRAFT REMEDIAL INVESTIGATION REPORT (5/8/2020)

PARCEL BOUNDARIES : KING COUNTY, 2019

NOTE: ORIGINAL GRAPHICS IN COLOR. IF PRINTED IN BLACK AND WHITE, INFORMATION MIGHT BE MISSING

N

0 10 20 40

SCALE: 1" = 40'

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FIGURE 6

HALOGENATED VOCs IN GROUNDWATER

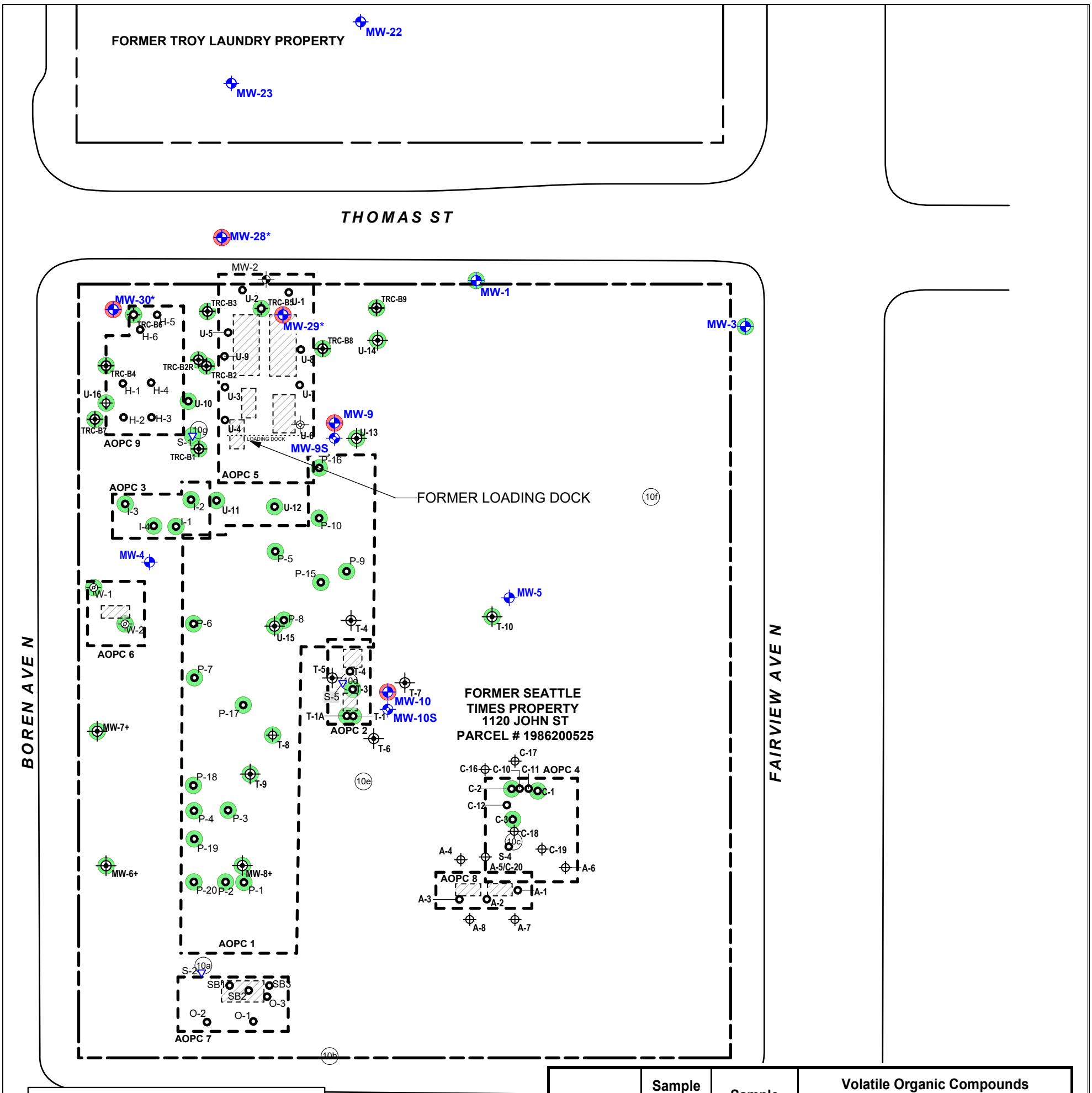
REPORT
REVISED REMEDIAL INVESTIGATION REPORT

PREPARED FOR
ONNI GROUP

LOCATION
SEATTLE TIMES SITE
1120 JOHN STREET
SEATTLE, WASHINGTON

PROJECT NUMBER
015365.0010.0000

DATE 10/19/21
DRAWN BY ..... RMC
REVIEWED BY ..... JB



Sample ID	Sample Depth (feet)	Sample Date	Volatile Organic Compounds		
			PCE	TCE	Vinyl Choride
MW-9:20	20	11/3/2020	<0.025	**0.055**	<0.05
MW-9:30	30	11/3/2020	<0.025	**0.046**	<0.05
MW-10:30	30	11/5/2020	<0.025	**0.032**	<0.05
MW-10:41	41	11/5/2020	<0.025	**0.034**	<0.05
MW-10:50	50	11/5/2020	<0.025	**0.047**	<0.05
U-11:15	15	5/13/2018	<0.025	**0.021**	<0.05
MTCA Method A or B Soil Cleanup Level			**0.05[a]**	**0.03[a]**	**0.67[b]**

NOTES:

- SOIL BORING ADVANCED TO 20' BELOW GROUND SURFACE
- SOIL BORING ADVANCED UP TO 50' BELOW GROUND SURFACE
- SOIL BORING FROM LIMITED SUBSURFACE INVESTIGATION
- SHALLOW MONITORING WELL LOCATION
- DEEP MONITORING WELL LOCATION
- SOIL BORING
- FLOOR SUMP
- SAMPLE HAD NO ANALYZED COMPOUNDS EXCEEDING CLEANUP LEVELS (CULs)
- INDICATES SAMPLE WHERE ONE OR MORE COMPOUND CONCENTRATIONS EXCEEDED CULs
- APPROXIMATE PROPERTY BOUNDARY
- AOPC 1 — PREVIOUSLY IDENTIFIED AREA OF POTENTIAL CONCERN (AOPC)
- UNDERGROUND STORAGE TANK (UST)
- 10a — SUMP
- \+ ATTEMPTED DEEP MONITORING WELL; NOT COMPLETED DUE TO REFUSAL
- * ANALYTICAL RESULTS FROM SOUNDEARTH STRATEGIES, NOT SHOWN ON INSET TABLE FOR FULL ANALYTICAL SEE DRAFT REMEDIAL INVESTIGATION REPORT (5/8/2020)

PARCEL BOUNDARIES : KING COUNTY, 2019

NOTE: ORIGINAL GRAPHICS IN COLOR. IF PRINTED IN BLACK AND WHITE, INFORMATION MIGHT BE MISSING

Table Notes:

All results presented in milligrams/kilogram (mg/kg).

Bold Bold results indicate the compound was detected.

Shaded cells indicate the compound was detected at a concentration greater than the cleanup level.

a Model Toxics Control Act (MTCA) Method A Soil Cleanup Levels for Unrestricted Land Uses, Table 740-1, Washington Administrative Code (WAC) 173-340-900.

b MTCA Method B Soil Cleanup Levels (from Cleanup Levels and Risk Calculations [CLARC] spreadsheet) used. Where cleanup levels based on carcinogenic and non-carcinogenic risk were available, the lower value is listed.

Abbreviations:

PCE Tetrachloroethene

TCE Trichloroethene

N

0 12.5 25 50

SCALE: 1" = 50'

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FIGURE 7

HALOGENATED VOCs IN SOIL

REPORT
REVISED REMEDIAL INVESTIGATION REPORT

PREPARED FOR
ONNI GROUP

LOCATION
SEATTLE TIMES SITE
1120 JOHN STREET
SEATTLE, WASHINGTON

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DATE 10/19/21
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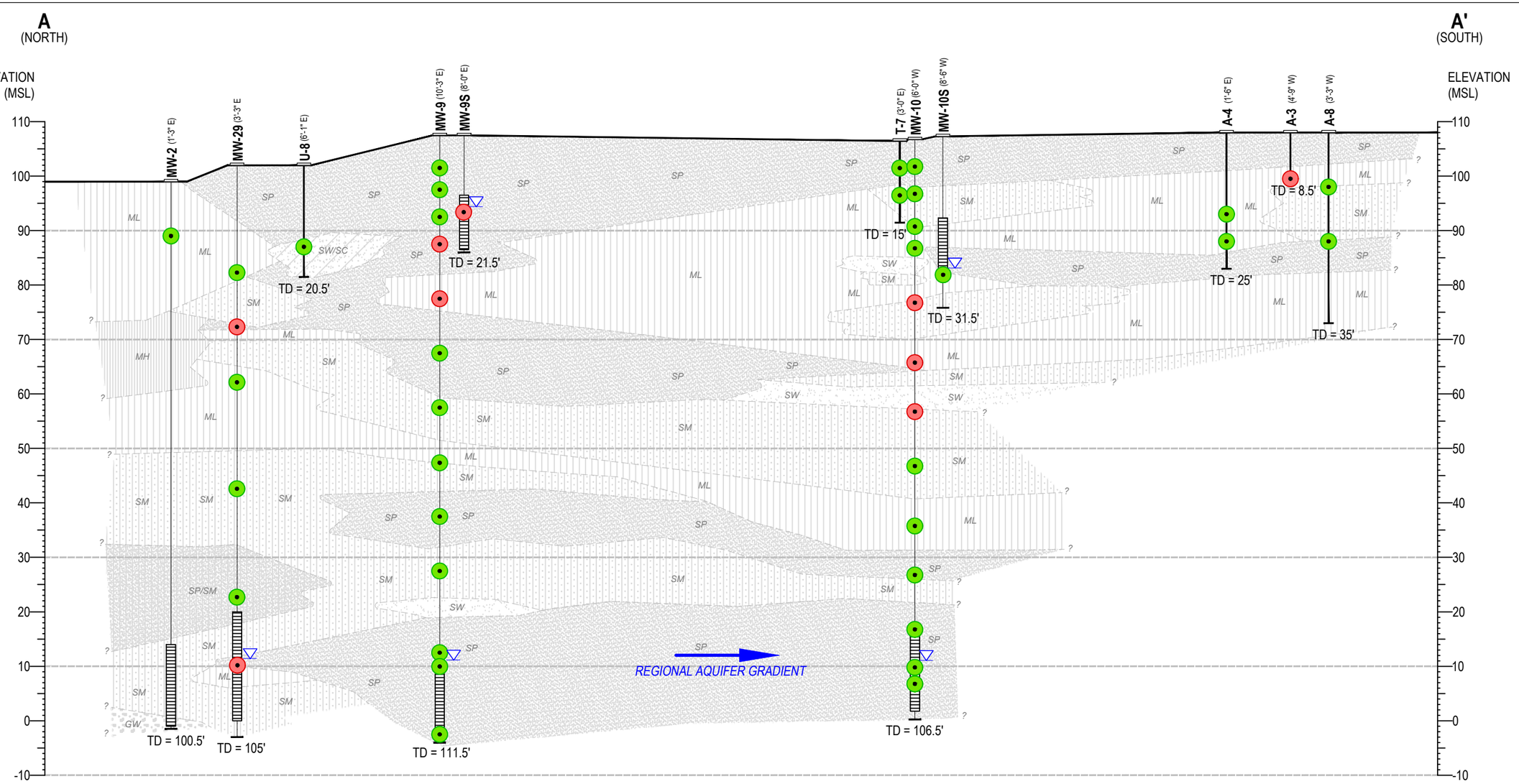


NOTES:

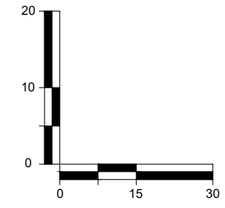
- SOIL BORING OR MONITORING WELL
- SM — LITHOLOGY DESIGNATIONS
- SOIL SAMPLE LOCATION
- SCREEN INTERVAL
- WATER LEVEL INDICATOR (NOVEMBER 2020)
- TOTAL DEPTH (TD)

(10'-3" E) — DISTANCE AND DIRECTION FROM CROSS-SECTION TO ACTUAL BORING/WELL LOCATION

ML	SILT
MH	SANDY SILT
SC	CLAYEY SAND
SM	SILTY SAND
SP	POORLY GRADED SAND
SP/SM	POORLY GRADED SAND TO SILTY SAND
SW	WELL GRADED SAND
SW/SC	WELL GRADED SAND TO CLAYEY SAND
GW	WELL GRADED GRAVEL

- SAMPLE HAD NO ANALYZED COMPOUNDS EXCEEDING CLEANUP LEVELS (CULs)
- INDICATES SAMPLE WHERE ONE OR MORE COMPOUND CONCENTRATIONS EXCEEDED CULs

CONCENTRATIONS IN SOIL IN MILLIGRAMS PER KILOGRAM (mg/kg)



SCALE:
(HORIZONTAL 1" = 30' = VERTICAL 1" = 20')

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FIGURE 8
CROSS-SECTION A-A'

REPORT
REVISED REMEDIAL INVESTIGATION REPORT

LOCATION
SEATTLE TIMES SITE
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SEATTLE, WASHINGTON

PREPARED FOR
ONNI GROUP

PROJECT NUMBER
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DATE 10/19/21
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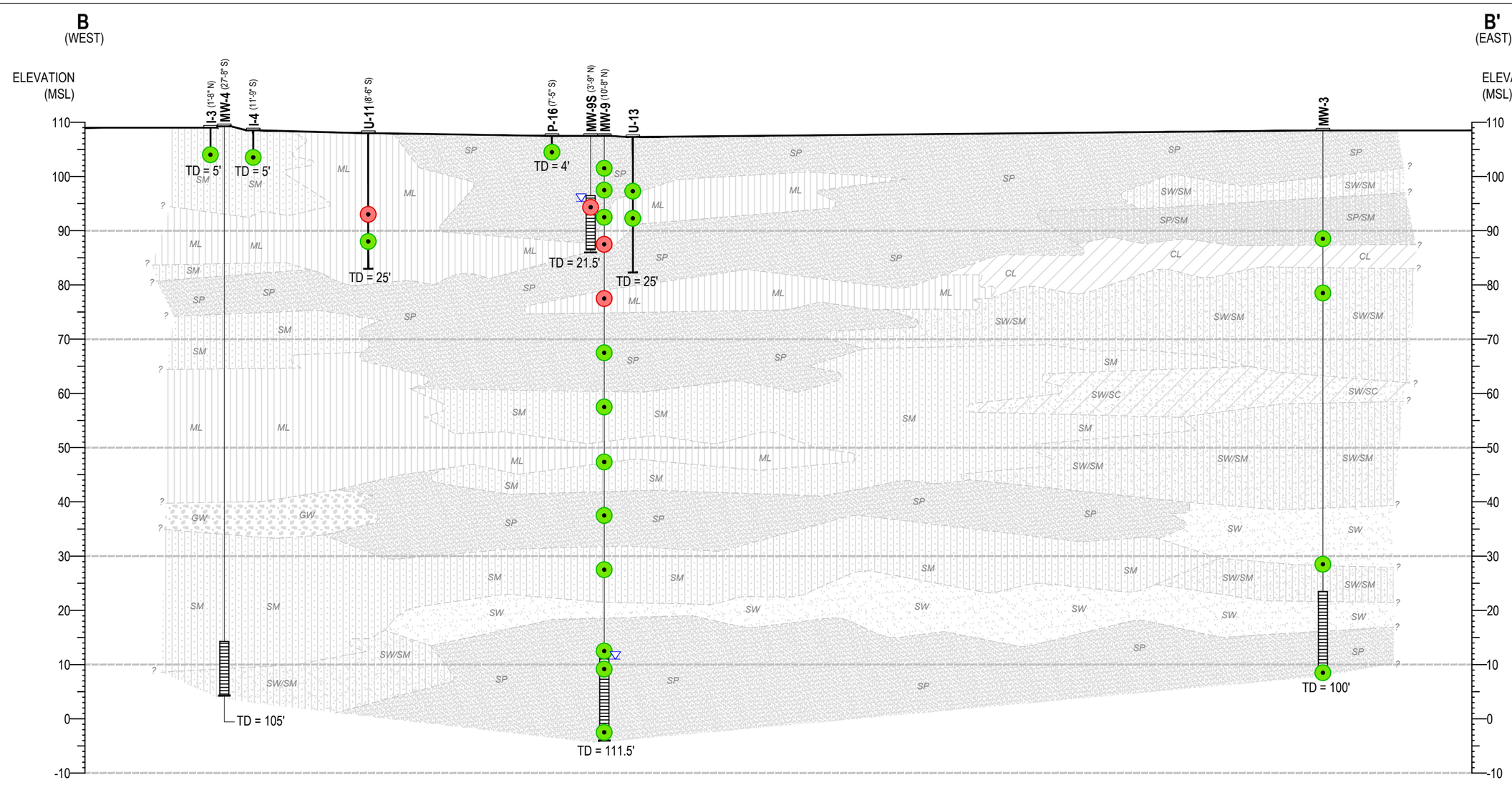


NOTES:

SOIL BORING OR MONITORING WELL

SM — LITHOLOGY DESIGNATIONS

SOIL SAMPLE LOCATION

SCREEN INTERVAL

WATER LEVEL INDICATOR (NOVEMBER 2020)

TOTAL DEPTH (TD)

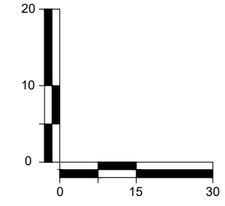
(10'-3" E) DISTANCE AND DIRECTION FROM CROSS-SECTION TO ACTUAL BORING/WELL LOCATION

CL	CLAY
ML	SILT
MH	SANDY SILT
SC	CLAYEY SAND
SM	SILTY SAND
SP	POORLY GRADED SAND
SP/SM	POORLY GRADED SAND TO SILTY SAND
SW/SM	WELL GRADED SAND TO SILTY SAND
SW	WELL GRADED SAND
SW/SC	WELL GRADED SAND TO CLAYEY SAND
GW	WELL GRADED GRAVEL

SAMPLE HAD NO ANALYZED COMPOUNDS EXCEEDING CLEANUP LEVELS (CULs)

INDICATES SAMPLE WHERE ONE OR MORE COMPOUND CONCENTRATIONS EXCEEDED CULs

CONCENTRATIONS IN SOIL IN MILLIGRAMS PER KILOGRAM (mg/kg)



SCALE:
(HORIZONTAL 1" = 30' = VERTICAL 1" = 20')

TRC
1180 NW MAPLE ST, SUITE 310
ISSAQUAH, WA 98027
WWW.TRCCOMPANIES.COM
425.395.0010

FIGURE 9
CROSS-SECTION B-B'

REPORT
REVISED REMEDIAL INVESTIGATION REPORT

LOCATION
SEATTLE TIMES SITE
1120 JOHN STREET
SEATTLE, WASHINGTON

PREPARED FOR
ONNI GROUP

PROJECT NUMBER
015365.0010

DATE 10/19/21
DRAWN BY RMC
REVIEWED BY JB

Primary Sources	Contaminants of Potential Concern	Media of Concern	Transport Mechanisms	Exposure Media	Exposure Pathway	Current (C) and Potential Future (F) Receptors: Commercial Industrial	Construction Worker	Residential/ Recreational	TEE Receptors
Surface Releases of Petroleum Hydrocarbons and Polychlorinated Biphenyls (PCBs) Subsurface Releases of Petroleum Hydrocarbons from Leaking Underground Storage Tanks (USTs) Trichloroethene (TCE) in Perched Shallow Groundwater	Chloroform, Gasoline-Range Organics (GRO), Diesel-Range Organics (DRO), Oil-Range Organics (ORO), Benzene, Toluene, Ethylbenzene, and Total Xylenes (BTEX), Naphthalene, Trichloroethene (TCE), Polychlorinated Biphenyls (PCBs) ■ Adsorbed onto soil ■ Dissolved in water ☐ Non-aqueous phase	■ Surface Soil (0–2 feet bgs)	■ Direct release to soil ■ Migration to subsurface soil ■ Migration to groundwater ■ Volatilization ☐ Runoff or erosion ☐ Utake by plant or animal ☐ Other (list) _____	■ Soil	■ Ingestion ■ Dermal Exposure	 	C C	 	
		■ Soil (> 2 feet bgs)	■ Direct release to soil ■ Migration to groundwater ■ Volatilization ☐ Other (list) _____	■ Groundwater	■ Ingestion ■ Dermal Exposure	 	C C	 	
		■ Groundwater	■ Release to groundwater ■ Volatilization ☐ Future migration to surface water ☐ Future migration to sediment ☐ Uptake by plant or animal ☐ Other (list) _____	■ Air	■ Inhalation		C		
		☐ Surface Water	☐ Release to surface water ☐ Volatilization ☐ Sedimentation ☐ Uptake by plant or animal ☐ Other (list) _____	☐ Surface Water	☐ Ingestion ☐ Dermal Contact	 	 	 	
		☐ Sediment	☐ Release to surface water ☐ Resuspension or erosion ☐ Uptake by plant or animal ☐ Other (list) _____	☐ Sediment	☐ Ingestion ☐ Dermal Contact	 	 	 	
				■ Indoor Air	■ Inhalation		C		

NOTES:
bgs = below ground surface

FIGURE 10
ON-SITE CONCEPTUAL SITE MODEL

PREPARED BY	TRC		
REPORT	REVISED REMEDIAL INVESTIGATION REPORT		
LOCATION	1120 JOHN STREET SEATTLE, WASHINGTON		
PREPARED FOR	ONNI JOHN STREET (LAND) LLC		
DATE 03/10/2022	***DRAWN BY*** CSW	***REVIEWED BY*** JB	***PROJECT NUMBER*** 015365.0010

Primary Sources	Contaminants of Potential Concern	Media of Concern	Transport Mechanisms	Exposure Media	Exposure Pathway	Current (C) and Potential Future (F) Receptors: Commercial Industrial	Construction Worker	Residential/ Recreational	TEE Receptors
Releases of Tetrachloroethene (PCE) migrating from the Troy Laundry Site	Tetrachloroethene (PCE), Trichloroethene (TCE), cis-1,2-Dichloroethene (cis-1,2-DCE), Vinyl Chloride (VC) ☐ Adsorbed onto soil ■ Dissolved in water ☐ Non-aqueous phase	☐ Surface Soil (0–2 feet bgs)	☐ Direct release to soil ☐ Migration to subsurface soil ☐ Migration to groundwater ☐ Volatilization ☐ Runoff or erosion ☐ Utake by plant or animal ☐ Other (list) _____	☐ Soil	☐ Ingestion ☐ Dermal Exposure				
		☐ Soil (> 2 feet bgs)	☐ Direct release to soil ☐ Migration to groundwater ☐ Volatilization ☐ Other (list) _____	■ Groundwater	■ Ingestion ■ Dermal Exposure		C C		
		■ Groundwater	■ Release to groundwater ■ Volatilization ☐ Future migration to surface water ☐ Future migration to sediment ☐ Uptake by plant or animal ☐ Other (list) _____	■ Air	■ Inhalation	F	C	F	
		☐ Surface Water	☐ Release to surface water ☐ Volatilization ☐ Sedimentation ☐ Uptake by plant or animal ☐ Other (list) _____	☐ Surface Water	☐ Ingestion ☐ Dermal Contact				
		☐ Sediment	☐ Release to surface water ☐ Resuspension or erosion ☐ Uptake by plant or animal ☐ Other (list) _____	☐ Sediment	☐ Ingestion ☐ Dermal Contact				
				■ Indoor Air	■ Inhalation	F	C	F	

NOTES:
bgs = below ground surface

FIGURE 11
OFF-SITE SOURCE CONCEPTUAL SITE MODEL

PREPARED BY	TRC		
REPORT	REVISED REMEDIAL INVESTIGATION REPORT		
LOCATION	1120 JOHN STREET SEATTLE, WASHINGTON		
PREPARED FOR	ONNI JOHN STREET (LAND) LLC		
DATE 10/18/2021	***DRAWN BY*** JB	***REVIEWED BY*** EK	***PROJECT NUMBER*** 015365.0010

Attachment A
Boring Logs and As-Built Well Diagrams

ENVIRONMENTAL PARTNERS INC

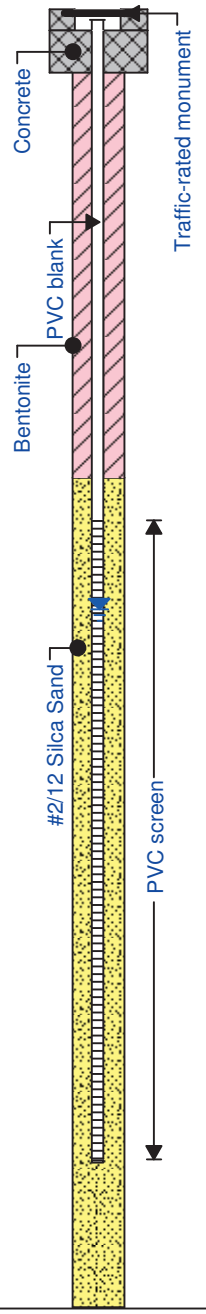
Boring: MW-1

Client: Onni Group
Site Address: 1120 John Street
City & State: Seattle WA
Date of Drilling: September 5, 2012
Logged by: M. Busby, L.H.G.
Total Depth (ft): 30.5

Contractor: Cascade Drilling
Equipment: CME-75 HSA
Borehole Diameter: 8"
Sampler Specs: 2.5"
Hammer Size: 140lbs
Elevation (ft amsl): Unknown ATD

Casing Material: Sch 40 PVC
Casing Size: 2"
Screen Interval: 12-27'
Screen Size (in.): 0.010"
Screen Type: Sch 40 PVC machine
Filter Pack: #2/12

Depth (ft)	USCS	Description	Interval	Recovery	Blow Counts	Sample	PID	Comments
0		Ground Surface						
0		***Concrete***						
1	SP	***Pea Gravel*** Brown; moist; loose; mostly coarse sand; no odor						
5					1 2 1		1.8	
10					4 12 12	MW1-10	0.8	
11	ML	***Silt with sand*** Brown; moist; very stiff; mostly silt with minor sand						
13	ML	***Gravelly Silt with Sand*** Brown; moist to wet; hard; mostly silt with some gravel and minor sand						W.L 14.09 bgs ATD
15					20 50-6		0.7	
18	ML	***Silt*** Dark gray; wet; mostly silt with trace sand and trace gravel						
20					12 23 30		0.8	
23	ML	***Sandy Silt*** Dark gray; wet; mostly silt with some sand and trace gravel						
25					50-5		0.4	
28	ML	***Silt*** Brown; moist; hard; mostly silt with trace fine sand and trace gravel						
30					50-6	MW1-30	0.4	
31		End of Boring						



Project #: 65602.0 ***Sheet:*** 1 of 1 ***Drawn by:*** KLA ***Checked by:*** EK

ENVIRONMENTAL PARTNERS INC

Boring: MW-2

Client: Onni Group
Site Address: 1120 John Street
City & State: Seattle WA
Date of Drilling: September 4 & 5, 2012
Logged by: M. Busby, L.H.G.
Total Depth (ft): 100.5

Contractor: Cascade Drilling
Equipment: CME-75 HSA
Borehole Diameter: 8.25"
Sampler Specs: 2.5"
Hammer Size: 140lbs
Elevation (ft amsl): Unknown ATD

Casing Material: Sch 40 PVC
Casing Size: 2"
Screen Interval: 85'- 100'
Screen Size (in.): 0.010"
Screen Type: Sch 40 PVC machine
Filter Pack: #2/12

Depth (ft)	USCS	Description	Interval	Recovery	Blow Counts	Sample	PID	Comments
0		Ground Surface						
		Concrete						
	ML	***Silt*** Brown; dry; hard mostly silt with trace sand						
5					12 21 50-6		25	
	ML	***Silt with Sand*** Brown; dry; hard; mostly silt with minor ssand and trace gravel						
10					12 18 35	MW2-10	102	
	ML	***Silt*** Brown; dry; hard; mostly silt with trace sand and trace gravel						
15					12 18 25	MW-2-15	91	
20					50-6	MW-2-20	3.6	
25					50-6"		1.2	

Well Completion Details: Concrete; Traffic-rated monument; Bentonite; PVC blank

Project #: 65602.0 ***Sheet:*** 1 of 4 ***Drawn by:*** KLA ***Checked by:*** EK

ENVIRONMENTAL PARTNERS INC

Boring: MW-2

Client: Onni Group
Site Address: 1120 John Street
City & State: Seattle WA
Date of Drilling: September 4 & 5, 2012
Logged by: M. Busby, L.H.G.
Total Depth (ft): 100.5

Contractor: Cascade Drilling
Equipment: CME-75 HSA
Borehole Diameter: 8.25"
Sampler Specs: 2.5"
Hammer Size: 140lbs
Elevation (ft amsl): Unknown ATD

Casing Material: Sch 40 PVC
Casing Size: 2"
Screen Interval: 85'- 100'
Screen Size (in.): 0.010"
Screen Type: Sch 40 PVC machine
Filter Pack: #2/12

Depth (ft)	Lithology	USCS	Description	Interval	Recovery	Blow Counts	Sample	PID	Well Completion Details	Comments
		MH	***Elastic Silt*** Dark brown; dry; hard; medium plasticity; mostly silt with trace sand			50-6"				
30						20 50-6"		1.8		
35						10 17 20		2.4	Bentonite	
		ML	***Gravelly Silt with Sand*** Light brown and orange; dry; hard; mostly silt with some gravel and minor sand							
40						50-6"		2.1	PVC blank	
45						25 50-6"		0.1		
50						30 50-6"				

Project #: 65602.0 ***Sheet:*** 2 of 4 ***Drawn by:*** KLA ***Checked by:*** EK

ENVIRONMENTAL PARTNERS INC

Boring: MW-2

Client: Onni Group
Site Address: 1120 John Street
City & State: Seattle WA
Date of Drilling: September 4 & 5, 2012
Logged by: M. Busby, L.H.G.
Total Depth (ft): 100.5

Contractor: Cascade Drilling
Equipment: CME-75 HSA
Borehole Diameter: 8.25"
Sampler Specs: 2.5"
Hammer Size: 140lbs
Elevation (ft amsl): Unknown ATD

Casing Material: Sch 40 PVC
Casing Size: 2"
Screen Interval: 85'- 100'
Screen Size (in.): 0.010"
Screen Type: Sch 40 PVC machine
Filter Pack: #2/12

Depth (ft)	Lithology	USCS	Description	Interval	Recovery	Blow Counts	Sample	PID	Well Completion Details	Comments
		ML	***Silt*** Light brown; dry; hard; mostly silt with minor sand			50-6"		3.5		
55						50-5"		3.4	Bentonite	
60						50-6"		1.6	PVC blank	
		ML	***Gravelly Silt*** Medium brown; dry; hard; mostly silt with some gravel							
65						50-5"		3.5		
		ML	***Silt*** Brown; dry; hard; mostly silt with minor gravel and trace sand							
70						50-5"		3.3		
75						50-5"		20		

Project #: 65602.0 ***Sheet:*** 3 of 4 ***Drawn by:*** KLA ***Checked by:*** EK

ENVIRONMENTAL PARTNERS INC

Boring: MW-2

Client: Onni Group
Site Address: 1120 John Street
City & State: Seattle WA
Date of Drilling: September 4 & 5, 2012
Logged by: M. Busby, L.H.G.
Total Depth (ft): 100.5

Contractor: Cascade Drilling
Equipment: CME-75 HSA
Borehole Diameter: 8.25"
Sampler Specs: 2.5"
Hammer Size: 140lbs
Elevation (ft amsl): Unknown ATD

Casing Material: Sch 40 PVC
Casing Size: 2"
Screen Interval: 85'- 100'
Screen Size (in.): 0.010"
Screen Type: Sch 40 PVC machine
Filter Pack: #2/12

Depth (ft)	Lithology	USCS	Description	Interval	Recovery	Blow Counts	Sample	PID	Well Completion Details	Comments
80		ML	***Gravelly Silt*** Brown and light gray; dry; mostly silt with minor gravel			50-6"		0.6		
85		SM	***Silty Sand*** Brown; and light gray; moist to wet; mostly fine to medium sand with some silt			50-6"	MW2-85	101		W.L 88' bgs ATD
90						50-6"		57	#2/12 Silca Sand; PVC screen	
95						20 50-6"		31		
100		GM	***Silty Gravel with Sand*** Brown; wet; mostly fine gravel with some silt and minor sand			50-6"		3.5		

Project #: 65602.0 ***Sheet:*** 4 of 4 ***Drawn by:*** KLA ***Checked by:*** EK

ENVIRONMENTAL PARTNERS INC

Boring: MW-3

Client: Onni Group
Site Address: 1120 John Street
City & State: Seattle WA
Date of Drilling: April 29 & 30, 2013
Logged by: E. Caddey, L.G.
Total Depth (ft): 100

Contractor: Cascade Drilling
Equipment: CME-75 HSA
Borehole Diameter: 15"(0-30) 8"(30-100)
Sampler Specs: 2.5"
Hammer Size: 140lbs
Elevation (ft amsl): 0

Casing Material: Sch 40 PVC
Casing Size: 2"
Screen Interval: 85'- 100'
Screen Size (in.): 0.010"
Screen Type: Sch 40 PVC machine
Filter Pack: 2/12

Depth (ft)	Lithology	USCS	Description	Interval	Recovery	Blow Counts	Sample	PID	Well Completion Details	Comments
0			Ground Surface							
			Concrete							
		SP	***Poorly-graded Sand*** Gray; damp; mostly fine to medium sand; apparent fill material							
5		SW-SM	***Well-Graded Sand with Silt and Gravel*** Gray-green; damp; loose; mostly fine to coarse sand with few silt and few gravel			4 4 5		0.1		
			Becomes medium dense							
10						4 5 6		0.1		
		SP-SM	***Poorly-graded Sand with Silt and Gravel*** Gray; damp; medium dense;mostly fine to medium sand with few silt and few gravel;							
15			Becomes dense			50-6"		0.1		
			6" perched water table			19 21 23		0.4		
20		CL	***Sandy Lean Clay with Gravel*** Gray; damp; hard; low plasticity; no dilatency; mostly clay with some sand and few gravel							
		SW-SM								
25										

Concrete
Traffic-rated monument
Temporary steel casing
Bentonite
PVC blank

Project #: 65602.0 ***Sheet:*** 1 of 4 ***Drawn by:*** KLA ***Checked by:*** EC

ENVIRONMENTAL PARTNERS INC

Boring: MW-3

Client: Onni Group
Site Address: 1120 John Street
City & State: Seattle WA
Date of Drilling: April 29 & 30, 2013
Logged by: E. Caddey, L.G.
Total Depth (ft): 100

Contractor: Cascade Drilling
Equipment: CME-75 HSA
Borehole Diameter: 15"(0-30) 8"(30-100)
Sampler Specs: 2.5"
Hammer Size: 140lbs
Elevation (ft amsl): 0

Casing Material: Sch 40 PVC
Casing Size: 2"
Screen Interval: 85'- 100'
Screen Size (in.): 0.010"
Screen Type: Sch 40 PVC machine
Filter Pack: 2/12

Depth (ft)	Lithology	USCS	Description	Interval	Recovery	Blow Counts	Sample	PID	Well Completion Details	Comments
30			***Well-graded Sand with Silt and Gravel*** Gray-blue; damp; very dense; mostly fine to coarse sand with few silt and few gravel			50-6"				
						19 50-6"		0.0	End of casing	
35						50-5"		0.1	Bentonite	
40						50-5"		0.2	PVC blank	
45		SW-SC	***Well-graded Sand with Clay and Gravel*** Gray-blue; damp; very dense; mostly fine to coarse sand with few clay and few gravel			17 50-5"		0.0		
50										

ENVIRONMENTAL PARTNERS INC

Boring: MW-3

Client: Onni Group
Site Address: 1120 John Street
City & State: Seattle WA
Date of Drilling: April 29 & 30, 2013
Logged by: E. Caddey, L.G.
Total Depth (ft): 100

Contractor: Cascade Drilling
Equipment: CME-75 HSA
Borehole Diameter: 15"(0-30) 8"(30-100)
Sampler Specs: 2.5"
Hammer Size: 140lbs
Elevation (ft amsl): 0

Casing Material: Sch 40 PVC
Casing Size: 2"
Screen Interval: 85'- 100'
Screen Size (in.): 0.010"
Screen Type: Sch 40 PVC machine
Filter Pack: 2/12

Depth (ft)	USCS	Description	Interval	Recovery	Blow Counts	PID
	SW-SM	***Well-graded Sand with Clay and Gravel*** Gray-blue; damp; very dense; mostly fine to coarse sand with few clay and few gravel			25 50-5"	0.0
55		***Well-graded Sand with Silt and Gravel*** Gray-green; damp; very dense; fine to coarse sand with few silt and few gravel			50-6"	0.1
60	SW-SM				50-6"	0.1
65					25 50-6"	0.2
70	SW	***Well-graded Sand with Gravel*** Brown; damp; very dense; fine to coarse sand with few gravel			50-6"	0.0
75						

Well Completion Details: Bentonite; PVC blank

Comments:

Project #: 65602.0 ***Sheet:*** 3 of 4 ***Drawn by:*** KLA ***Checked by:*** EC

ENVIRONMENTAL PARTNERS INC

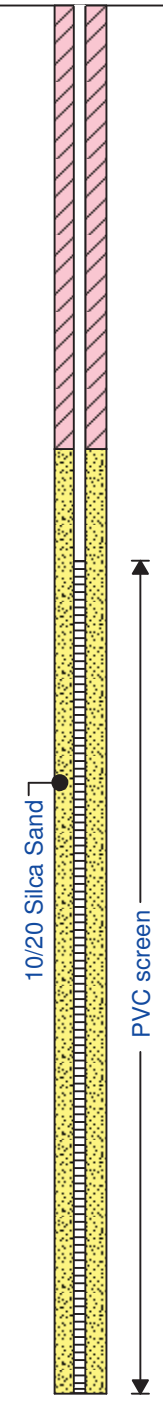
Boring: MW-3

Client: Onni Group
Site Address: 1120 John Street
City & State: Seattle WA
Date of Drilling: April 29 & 30, 2013
Logged by: E. Caddey, L.G.
Total Depth (ft): 100

Contractor: Cascade Drilling
Equipment: CME-75 HSA
Borehole Diameter: 15"(0-30) 8"(30-100)
Sampler Specs: 2.5"
Hammer Size: 140lbs
Elevation (ft amsl): 0

Casing Material: Sch 40 PVC
Casing Size: 2"
Screen Interval: 85'- 100'
Screen Size (in.): 0.010"
Screen Type: Sch 40 PVC machine
Filter Pack: 2/12

Depth (ft)	Lithology	USCS	Description	Interval	Recovery	Blow Counts	Sample	PID	Well Completion Details	Comments
			Well-graded Sand with Gravel Brown; damp; very dense; fine to coarse sand with few gravel			25 50-6"		0.1		
80		SW-SM	***Well-graded Sand with Silt and gravel*** Brown-gray; damp; very dense; mostly fine to coarse sand with few silt and few gravel			50-6"		0.2		
85		SW	***Well-graded Sand*** Brown; damp; very dense; mostly fine to coarse sand with few silt			26 50-6"		0.5		
90						28 23 50-6"		0.2		
		SP	***Poorly-graded Sand with Gravel*** Gray-brown; moist to wet; very dense; mostly medium sand with few gravel							
95						20 20 25		0.3		
100								0.4		



Project #: 65602.0 ***Sheet:*** 4 of 4 ***Drawn by:*** KLA ***Checked by:*** EC

ENVIRONMENTAL PARTNERS INC

Boring: U-1

Client: Onni Group
Site Address: 1120 John Street, Seattle WA
Date of Drilling: July 19, 2012
Logged by: E. Caddey, L.G.

Drilling Contractor: Cascade Drilling
Drill Method: CME-75 HSA
Borehole Size: 10"
Decommissioning Method: Hydrated bentonite chips

Depth (ft)	Lithology	USCS	Description	Interval	Recovery	Blow Counts	Sample	PID	Sheen	Comments
0			Ground Surface							
			Concrete							No petro odor or staining observed
		SP	***Poorly-graded Sand with Gravel*** Brown; damp; mostly medium sand with few gravel							
2								0.2		
4										
			Becomes very dense			10 20 30		0.0		
6										
8										
10						10 50-6	U-1:10	26	no	
		SM	***Silty Sand with Gravel*** Gray; moist to wet; very dense; mostly fine to coarse sand with some silt and minor gravel							
12		SW-SC								
			Well-graded Sand with Clay Gray; damp; very dense; mostly fine to coarse sand with some clay							
14										
						36 50-6	U-1:15	0.8		
16										
18		SP	***Poorly-graded Sand with Gravel*** Brown; damp; very dense; mostly fine sand with few gravel							
20						50-6		0.2	no	

Project #: 65602.0 ***Sheet:*** 1 of 1 ***Drawn by:*** KLA ***Checked by:*** EK

ENVIRONMENTAL PARTNERS INC

Boring: U-2

Client: Onni Group
Site Address: 1120 John Street, Seattle WA
Date of Drilling: July 19, 2012
Logged by: E. Caddey, L.G.

Drilling Contractor: Cascade Drilling
Drill Method: CME-75 HSA
Borehole Size: 10"
Decommissioning Method: Hydrated bentonite chips

Depth (ft)	Lithology	USCS	Description	Interval	Recovery	Blow Counts	Sample	PID	Sheen	Comments
0			Ground Surface							
			Concrete							No petro odor or staining observed
		SP	***Poorly-graded Sand*** Brown; damp; mostly medium sand with trace gravel							
2								0.2		
4			Becomes very dense							
						12 16 16		1.6		
6										
8										
10						18 50-6	U-2:10	2.3	no	
		SM	***Silty Sand with Gravel*** Gray; moist to wet; very dense; mostly fine to coarse sand with some silt and minor gravel							
12		SW-SC	***Well-graded Sand with Clay*** Gray; damp; very dense; mostly fine to coarse sand with minor clay and few gravel							
14										
						38 50-6	U-2:15	2.3		
16										
18										
20						70-6		2.1	no	

Project #: 65602.0 ***Sheet:*** 1 of 1 ***Drawn by:*** KLA ***Checked by:*** EK

ENVIRONMENTAL PARTNERS INC

Boring: U-6

Client: Onni Group
Site Address: 1120 John Street, Seattle WA
Date of Drilling: July 26, 2012
Logged by: E. Caddey, L.G.

Drilling Contractor: Cascade Drilling
Drill Method: Limited access HSA
Borehole Size: 8.25"
Decommissioning Method: Hydrated bentonite chips

Depth (ft)	Lithology	USCS	Description	Interval	Recovery	Blow Counts	Sample	PID	Sheen	Comments
0			Ground Surface							
			Concrete							No petro odor or staining observed
		SP	***Poorly-graded Sand with Gravel*** Brown; damp; mostly medium sand with few gravel							
2										
4										
						25 50-6		0.0		
6			Becomes very dense							
8										
						25 50-6	U-6:10	0.2	no	
10										
12										
			8" of perched water							
14							U-6:6W			
		SW-SC	***Well-graded Sand with Clay*** Gray; damp; very dense; mostly fine to coarse sand with some clay			50-6	U-6:15	0.3		
16										
18										
						50-6	U-6:20	0.0	no	
20										

Project #: 65602.0 ***Sheet:*** 1 of 1 ***Drawn by:*** KLA ***Checked by:*** EK

ENVIRONMENTAL PARTNERS INC

Boring: U-7

Client: Onni Group
Site Address: 1120 John Street
Date of Drilling: July 26, 2012
Logged by: E. Caddey, L.G.

Drilling Contractor: Cascade Drilling
Drill Method: Limited access HSA
Borehole Size: 8.25"
Decommissioning Method: Hydrated bentonite chips

Depth (ft)	Lithology	USCS	Description	Interval	Recovery	Blow Counts	Sample	PID	Sheen	Comments
0			Ground Surface							
			Concrete							No petro odor or staining observed
		SP	***Poorly-graded Sand with Gravel*** Brown; damp; mostly medium sand with few gravel							
6						15 15 24		0.0		
10						44 50-6	U-7:10	0.0	no	
14		SW-SC	***Well-graded Sand with Clay*** Gray; damp; very dense; mostly fine to coarse sand with some clay			50-6	U-7:15	0.0		
20						50-6	U-7:20	0.0	no	

Project #: 65602.0 ***Sheet:*** 1 of 1 ***Drawn by:*** KLA ***Checked by:*** EK

ENVIRONMENTAL PARTNERS INC

Boring: U-8

Client: Onni Group
Site Address: 1120 John Street
Date of Drilling: July 26, 2012
Logged by: E. Caddey, L.G.

Drilling Contractor: Cascade Drilling
Drill Method: Limited Access HSA
Borehole Size: 8.25"
Decommissioning Method: Hydrated bentonite chips

Depth (ft)	Lithology	USCS	Description	Interval	Recovery	Blow Counts	Sample	PID	Sheen	Comments
0			Ground Surface							
			Concrete							No petro odor or staining observed
		SP	***Poorly-graded Sand with Gravel*** Brown; damp; mostly medium sand with few gravel							
2										
4										
						50-6		0.0		
6										
8										
						9 25 50-6	U-8:10	0.0		
10										
12										
14		SW-SC	***Well-graded Sand with Clay*** Gray; damp; very dense; mostly fine to coarse sand with minor clay and few gravel			50-6	U-8:15	0.6		
16										
18										
						50-6	U-8:20	0.3		
20										

Project #: 65602.0 ***Sheet:*** 1 of 1 ***Drawn by:*** KLA ***Checked by:*** EK

ENVIRONMENTAL PARTNERS INC

Boring: U-9

Client: Onni Group
Site Address: 1120 John Street
Date of Drilling: July 26, 2012
Logged by: E. Caddey, L.G.

Drilling Contractor: Cascade Drilling
Drill Method: CME-75 HSA
Borehole Size: 8.25"
Decommissioning Method: Hydrated bentonite chips

Depth (ft)	Lithology	USCS	Description	Interval	Recovery	Blow Counts	Sample	PID	Sheen	Comments
0			Ground Surface							
			Concrete							No petro odor or staining observed
		SP	***Poorly-graded Sand with Gravel*** Brown; damp; mostly medium sand with few gravel							
6						25 50-6		0.1		
10						17 50-6		0.0		
		SW-SC	***Well-graded Sand with Clay*** Gray; damp; very dense; mostly fine to coarse sand with some clay							
15						50-6		0.1		
20						50-6		0.2		

Project #: 65602.0 ***Sheet:*** 1 of 1 ***Drawn by:*** KLA ***Checked by:*** EK

ENVIRONMENTAL PARTNERS INC

BORING ID: A-4

SITE ADDRESS **1120 John St, Seattle, Wa**	CLIENT: **Onni Group**
DRILLING CONTRACTOR: **Cascade Drilling, LP**	PROJECT #: **65602**
DRILLING EQUIPMENT: **Truck Mounted Rig - CME - 75**	DATE: **4/30/2018**
DRILLING METHOD: **Hollow-Stem Auger**	GROUND SURFACE ELEV. FT AMSL:
LOGGED BY: **C. McFadden**	TOTAL DEPTH: **25' bgs**

DECOMMISSIONING MATERIAL: **Hydrated Bentonite**

BOREHOLE SIZE: **8-Inch**

Depth (feet)	USCS	Description USCS name; Color; Moisture; Density; Plasticity; Dilatency; EPI description; Other	Interval & % Recovery	Blows per 6"	Sample	PID (ppm)	Comments
0		Concrete Surface					
5	ML	SILT; gray; damp; silt; no odor	100	5-6-11	A-4:5	0	
10	ML		100	6-6-07	A-4:10	0	
15	ML	SILT; gray; damp; high plasticity; mostly silt with few fine sand and trace fine gravel; no odor	100	15-18-21	A-4:15	0	
20	ML	SANDY SILT; brown; damp; high plasticity; mostly silt with minor fine sand and few gravel; no odor	66	37-50/6"	A-4:20	0	
	SP	POORLY-GRADED SAND; dry; fine sand; no odor					
25		End of Borehole	100	23-26-31	A-4:25	0	
30							

NOTES:

ENVIRONMENTAL PARTNERS INC

BORING ID: A-5/C-20

SITE ADDRESS **1120 John St, Seattle, Wa**	CLIENT: **Onni Group**
DRILLING CONTRACTOR: **Cascade Drilling, LP**	PROJECT #: **65602**
DRILLING EQUIPMENT: **Truck Mounted Rig - CME - 75**	DATE: **5/1/2018**
DRILLING METHOD: **Hollow-Stem Auger**	GROUND SURFACE ELEV. FT AMSL:
LOGGED BY: **C. McFadden**	TOTAL DEPTH: **25' bgs**

DECOMMISSIONING MATERIAL: **Hydrated Bentonite**

BOREHOLE SIZE: **8-Inch**

Depth (feet)	USCS	Description USCS name; Color; Moisture; Density; Plasticity; Dilatency; EPI description; Other	Interval & % Recovery	Blows per 6"	Sample	PID (ppm)	Comments
0		Gravel Surface					
5	GW	WELL-GRADED GRAVEL WITH SAND; gray; very moist; mostly fine-coarse gravel with some fine-coarse sand; no odor	5	7-11-14	A-5/C-20:5	0	
10		No recovery; concrete rubble					
15	ML	GRAVELLY SILT; gray; damp; mostly silt with minor gravel and trace coarse sand; no odor	100	24-50/6"	A-5/C-20:15	0	
20	SP	POORLY-GRADED SAND; brown; damp; mostly fine sand with few silt; no odor	33	50/6"	A-5/C-20:20	0	
25		End of Borehole	33	50/6"	A-5/C-20:25	0	
30							

NOTES:

ENVIRONMENTAL PARTNERS INC

BORING ID: A-6

SITE ADDRESS: **1120 John St, Seattle, Wa**	CLIENT: **Onni Group**
DRILLING CONTRACTOR: **Cascade Drilling, LP**	PROJECT #: **65602**
DRILLING EQUIPMENT: **Truck Mounted Rig - CME - 75**	DATE: **5/1/2018**
DRILLING METHOD: **Hollow-Stem Auger**	GROUND SURFACE ELEV. FT AMSL:
LOGGED BY: **C. McFadden**	TOTAL DEPTH: **25' bgs**
DECOMMISSIONING MATERIAL: **Hydrated Bentonite**	BOREHOLE SIZE: **8-Inch**

Depth (feet)	USCS	Description (USCS name; Color; Moisture; Density; Plasticity; Dilatency; EPI description; Other)	Interval & % Recovery	Blows per 6"	Sample	PID (ppm)	Comments
0		Gravel Surface					
		Concrete					
5	ML	GRAVELLY SILT; gray; wet; mostly silt with some fine sand and minor gravel; no odor	100	7-6-09	A-6:5	0	
10	ML	SANDY SILT; gray; damp; mostly silt with some fine sand and trace gravel; no odor	100	11-16-17	A-6:10	0	
15	ML	SILT; gray; damp; silt with few sand; no odor	100	12-15-19	A-6:15	0	
20	ML	GRAVELLY SILT; gray damp; mostly silt with minor gravel and minor sand; no odor	100	37-50/6"	A-6:20	0	
	SP	POORLY-GRADED SAND WITH GRAVEL; brown; dry; mostly fine-medium sand with some gravel; no odor					
25		End of Borehole	33	50/6"	A-6:25	0	
30							

NOTES:

ENVIRONMENTAL PARTNERS INC

BORING ID: A-7

SITE ADDRESS: **1120 John St, Seattle, Wa**	CLIENT: **Onni Group**
DRILLING CONTRACTOR: **Cascade Drilling, LP**	PROJECT #: **65602**
DRILLING EQUIPMENT: **Truck Mounted Rig - CME - 75**	DATE: **5/19/2018**
DRILLING METHOD: **Hollow-Stem Auger**	GROUND SURFACE ELEV. FT AMSL:
LOGGED BY: **N. Hinsperger PG**	TOTAL DEPTH: **35' bgs**

DECOMMISSIONING MATERIAL: **Hydrated Bentonite**

BOREHOLE SIZE: **8-Inch**

Depth (feet)	USCS	Description (USCS name; Color; Moisture; Density; Plasticity; Dilatency; EPI description; Other)	Interval & % Recovery	Blows per 6"	Sample	PID (ppm)	Comments
0		Concrete Surface					
5	SP	POORLY-GRADED SAND; light olive brown; damp; very dense; mostly fine sand with trace silt and trace gravel	50	8-15-50	A-7:5	2.2	
10	SP	Color change to olive gray	100	6-12-16	A-7:10	2.7	
15	SM	SILTY SAND; light olive brown; moist; medium dense; mostly fine sand with minor silt and few medium gravel	100	8-12-17	A-7:15	1.6	
20	SM		100	12-21-27	A-7:20	1	
25	SM	Color change to reddish gray; moist; dense	50	9-14-18	A-7:25	2.3	
30	SM	Large cobble, no recovery	0	50/6"			
35	SP	POORLY-GRADED SAND; reddish gray; damp; very dense; mostly fine sand with trace silt and trace fine gravel	100	14-36-32	A-7:35	2.9	
40		End of Borehole					

NOTES:

ENVIRONMENTAL PARTNERS INC

BORING ID: A-8

SITE ADDRESS: **1120 John St, Seattle, Wa**	CLIENT: **Onni Group**
DRILLING CONTRACTOR: **Cascade Drilling, LP**	PROJECT #: **65602**
DRILLING EQUIPMENT: **Truck Mounted Rig - CME - 75**	DATE: **5/19/2018**
DRILLING METHOD: **Hollow-Stem Auger**	GROUND SURFACE ELEV. FT AMSL:
LOGGED BY: **N. Hinsperger PG**	TOTAL DEPTH: **35' bgs**

DECOMMISSIONING MATERIAL: **Hydrated Bentonite**

BOREHOLE SIZE: **8-Inch**

Depth (feet)	USCS	Description (USCS name; Color; Moisture; Density; Plasticity; Dilatency; EPI description; Other)	Interval & % Recovery	Blows per 6"	Sample	PID (ppm)	Comments
0		Concrete Surface					
5	SP	POORLY-GRADED SAND; light olive brown; damp; medium dense; mostly fine sand with few silt	100	3-5-07	A-8:5	2	
10	SM	SILTY SAND; grayish brown; damp; medium dense; mostly fine sand with minor silt	100	6-5-11	A-8:10	4.1	
15	SM	Increased moisture to moist	100	9-11-17	A-8:15	2.2	
20	SP	POORLY-GRADED SAND; reddish gray; moist; very dense; mostly fine sand with trace silt and trace medium gravel	100	20-21-23	A-8:20	4.4	
25	ML	SILT; reddish gray; damp; medium dense; low plasticity; mostly silt with trace fine gravel	100	8-10-11	A-8:25	3.4	
30	ML	Very dense	33	50/6"	A-8:30	3.8	
35		End of Borehole	100	50/6"	A-8:35	3.3	
40							

NOTES:

ENVIRONMENTAL PARTNERS INC

BORING ID: C-16

SITE ADDRESS: **1120 John St, Seattle, Wa**	CLIENT: **Onni Group**
DRILLING CONTRACTOR: **Cascade Drilling, LP**	PROJECT #: **65602**
DRILLING EQUIPMENT: **Truck Mounted Rig - CME - 75**	DATE: **4/30/2018**
DRILLING METHOD: **Hollow-Stem Auger**	GROUND SURFACE ELEV. FT AMSL:
LOGGED BY: **C. McFadden**	TOTAL DEPTH: **10' bgs**
DECOMMISSIONING MATERIAL: **Hydrated Bentonite**	BOREHOLE SIZE: **8-Inch**

Depth (feet)	USCS	Description (USCS name; Color; Moisture; Density; Plasticity; Dilatency; EPI description; Other)	Interval & % Recovery	Blows per 6"	Sample	PID (ppm)	Comments
0		Concrete Surface					
5	SM	SILTY SAND; brown; moist; mostly fine sand with minor silt and trace gravel; no odor	100	2-6-10	C-16:5	0	
10	ML	SANDY SILT; bluish gray; damp; high plasticity; mostly silt with minor fine sand; no odor	100	13-16-21	C-16:10	0	
		End of Borehole					
15							

NOTES:

ENVIRONMENTAL PARTNERS INC

BORING ID: C-17

SITE ADDRESS: **1120 John St, Seattle, Wa**	CLIENT: **Onni Group**
DRILLING CONTRACTOR: **Cascade Drilling, LP**	PROJECT #: **65602**
DRILLING EQUIPMENT: **Truck Mounted Rig - CME - 75**	DATE: **5/1/2018**
DRILLING METHOD: **Hollow-Stem Auger**	GROUND SURFACE ELEV. FT AMSL:
LOGGED BY: **C. McFadden**	TOTAL DEPTH: **10' bgs**
DECOMMISSIONING MATERIAL: **Hydrated Bentonite**	BOREHOLE SIZE: **8-Inch**

Depth (feet)	USCS	Description (USCS name; Color; Moisture; Density; Plasticity; Dilatency; EPI description; Other)	Interval & % Recovery	Blows per 6"	Sample	PID (ppm)	Comments
0		Gravel Surface					
5	GW-GM	WELL-GRADED GRAVEL WITH SILT AND SAND; gray; wet; mostly fine-coarse gravel with minor silt and minor sand; no odor	66	50/6"	C-17:5	0	
10		End of Borehole	66	100/6"	C-17:10	0	
15							

NOTES:

ENVIRONMENTAL PARTNERS INC

BORING ID: C-18

SITE ADDRESS **1120 John St, Seattle, Wa**	CLIENT: **Onni Group**
DRILLING CONTRACTOR: **Cascade Drilling, LP**	PROJECT #: **65602**
DRILLING EQUIPMENT: **Truck Mounted Rig - CME - 75**	DATE: **4/30/2018**
DRILLING METHOD: **Hollow-Stem Auger**	GROUND SURFACE ELEV. FT AMSL: DECOMMISSIONING MATERIAL: **Hydrated Bentonite**
LOGGED BY: **C. McFadden**	TOTAL DEPTH: **10' bgs** BOREHOLE SIZE: **8-Inch**

Depth (feet)	USCS	Description USCS name; Color; Moisture; Density; Plasticity; Dilatency; EPI description; Other	Interval & % Recovery	Blows per 6"	Sample	PID (ppm)	Comments
0		Gravel + Concrete					
5							
	SW	WELL-GRADED SAND WITH GRAVEL; gray; wet; mostly fine-coarse sand with some gravel; no odor	100	21-20-40	C-18:8	0	
10		End of Borehole					
15							

NOTES: No recovery at 10' bgs

ENVIRONMENTAL PARTNERS INC

BORING ID: C-19

SITE ADDRESS **1120 John St, Seattle, Wa**	CLIENT: **Onni Group**
DRILLING CONTRACTOR: **Cascade Drilling, LP**	PROJECT #: **65602**
DRILLING EQUIPMENT: **Truck Mounted Rig - CME - 75**	DATE: **5/1/2018**
DRILLING METHOD: **Hollow-Stem Auger**	GROUND SURFACE ELEV. FT AMSL:
LOGGED BY: **C. McFadden**	TOTAL DEPTH: **25' bgs**

DECOMMISSIONING MATERIAL: **Hydrated Bentonite**

BOREHOLE SIZE: **8-Inch**

Depth (feet)	USCS	Description USCS name; Color; Moisture; Density; Plasticity; Dilatency; EPI description; Other	Interval & % Recovery	Blows per 6"	Sample	PID (ppm)	Comments
0		Gravel Surface					
5	GP	Gravel; wet; limited recovery	1	2-3-06	C-19:5	0	
10		No recovery	0	100/2"			
15	ML	SILT; bluish gray; damp; high plasticity; silt with trace coarse sand; no odor	100	15-18-30	C-19:15	0	
20	ML	SANDY SILT; gray; damp; mostly silt with minor sand; no odor	33	50/6"	C-19:20	0	
25		End of Borehole					
30							

NOTES:

ENVIRONMENTAL PARTNERS INC

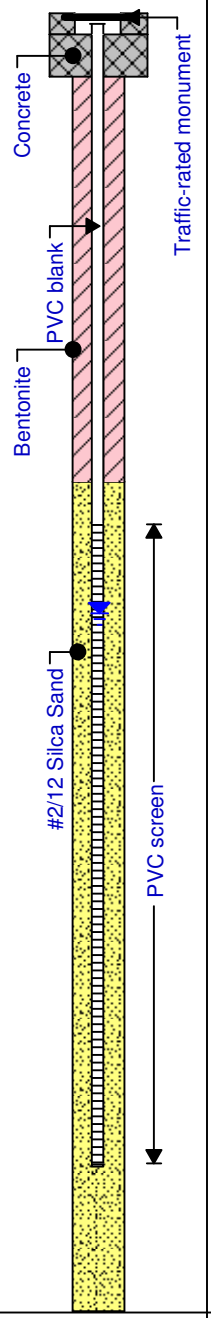
Boring: MW-1

Client: Onni Group
Site Address: 1120 John Street
City & State: Seattle WA
Date of Drilling: September 5, 2012
Logged by: M. Busby, L.H.G.
Total Depth (ft): 30.5

Contractor: Cascade Drilling
Equipment: CME-75 HSA
Borehole Diameter: 8"
Sampler Specs: 2.5"
Hammer Size: 140lbs
Elevation (ft amsl): Unknown ATD

Casing Material: Sch 40 PVC
Casing Size: 2"
Screen Interval: 12-27'
Screen Size (in.): 0.010"
Screen Type: Sch 40 PVC machine
Filter Pack: #2/12

Depth (ft)	Lithology	USCS	Description	Interval	Recovery	Blow Counts	Sample	PID	Well Completion Details	Comments
0			Ground Surface							
0			***Concrete***							
1		SP	***Pea Gravel*** Brown; moist; loose; mostly coarse sand; no odor							
5						1 2 1		1.8		
10						4 12 12	MW1-10	0.8		
11		ML	***Silt with sand*** Brown; moist; very stiff; mostly silt with minor sand							
12		ML	***Gravelly Silt with Sand*** Brown; moist to wet; hard; mostly silt with some gravel and minor sand							W.L 14.09 bgs ATD
15						20 50-6		0.7		
18		ML	***Silt*** Dark gray; wet; mostly silt with trace sand and trace gravel							
20						12 23 30		0.8		
23		ML	***Sandy Silt*** Dark gray; wet; mostly silt with some sand and trace gravel							
25						50-5		0.4		
28		ML	***Silt*** Brown; moist; hard; mostly silt with trace fine sand and trace gravel							
30						50-6	MW1-30	0.4		
31			End of Boring							



Project #: 65602.0 **Sheet:** 1 of 1 **Drawn by:** KLA **Checked by:** EK

ENVIRONMENTAL PARTNERS INC

Boring: MW-2

Client: Onni Group
Site Address: 1120 John Street
City & State: Seattle WA
Date of Drilling: September 4 & 5, 2012
Logged by: M. Busby, L.H.G.
Total Depth (ft): 100.5

Contractor: Cascade Drilling
Equipment: CME-75 HSA
Borehole Diameter: 8.25"
Sampler Specs: 2.5"
Hammer Size: 140lbs
Elevation (ft amsl): Unknown ATD

Casing Material: Sch 40 PVC
Casing Size: 2"
Screen Interval: 85'- 100'
Screen Size (in.): 0.010"
Screen Type: Sch 40 PVC machine
Filter Pack: #2/12

Depth (ft)	USCS	Description	Interval	Recovery	Blow Counts	Sample	PID	Comments
0		Ground Surface						
		Concrete						
	ML	***Silt*** Brown; dry; hard mostly silt with trace sand						
5					12 21 50-6		25	
	ML	***Silt with Sand*** Brown; dry; hard; mostly silt with minor ssand and trace gravel						
10					12 18 35	MW2-10	102	
	ML	***Silt*** Brown; dry; hard; mostly silt with trace sand and trace gravel						
15					12 18 25	MW-2-15	91	
20					50-6	MW-2-20	3.6	
25					50-6"		1.2	

Well Completion Details: Concrete; Traffic-rated monument; Bentonite; PVC blank

Project #: 65602.0 ***Sheet:*** 1 of 4 ***Drawn by:*** KLA ***Checked by:*** EK

ENVIRONMENTAL PARTNERS INC

Boring: MW-2

Client: Onni Group
Site Address: 1120 John Street
City & State: Seattle WA
Date of Drilling: September 4 & 5, 2012
Logged by: M. Busby, L.H.G.
Total Depth (ft): 100.5

Contractor: Cascade Drilling
Equipment: CME-75 HSA
Borehole Diameter: 8.25"
Sampler Specs: 2.5"
Hammer Size: 140lbs
Elevation (ft amsl): Unknown ATD

Casing Material: Sch 40 PVC
Casing Size: 2"
Screen Interval: 85'- 100'
Screen Size (in.): 0.010"
Screen Type: Sch 40 PVC machine
Filter Pack: #2/12

Depth (ft)	Lithology	USCS	Description	Interval	Recovery	Blow Counts	Sample	PID	Well Completion Details	Comments
		MH	***Elastic Silt*** Dark brown; dry; hard; medium plasticity; mostly silt with trace sand			50-6"				
30						20 50-6"		1.8		
35						10 17 20		2.4	Bentonite	
		ML	***Gravelly Silt with Sand*** Light brown and orange; dry; hard; mostly silt with some gravel and minor sand							
40						50-6"		2.1	PVC blank	
45						25 50-6"		0.1		
50						30 50-6"				

Project #: 65602.0 ***Sheet:*** 2 of 4 ***Drawn by:*** KLA ***Checked by:*** EK

ENVIRONMENTAL PARTNERS INC

Boring: MW-2

Client: Onni Group
Site Address: 1120 John Street
City & State: Seattle WA
Date of Drilling: September 4 & 5, 2012
Logged by: M. Busby, L.H.G.
Total Depth (ft): 100.5

Contractor: Cascade Drilling
Equipment: CME-75 HSA
Borehole Diameter: 8.25"
Sampler Specs: 2.5"
Hammer Size: 140lbs
Elevation (ft amsl): Unknown ATD

Casing Material: Sch 40 PVC
Casing Size: 2"
Screen Interval: 85'- 100'
Screen Size (in.): 0.010"
Screen Type: Sch 40 PVC machine
Filter Pack: #2/12

Depth (ft)	USCS	Description	Interval	Recovery	Blow Counts	PID
55	ML	***Silt*** Light brown; dry; hard; mostly silt with minor sand			50-6"	3.5
60	ML	***Gravelly Silt*** Medium brown; dry; hard; mostly silt with some gravel			50-5"	3.4
65	ML	***Silt*** Brown; dry; hard; mostly silt with minor gravel and trace sand			50-6"	1.6
70					50-5"	3.5
75					50-5"	3.3
					50-5"	20

Well Completion Details: Bentonite; PVC blank

Comments

Project #: 65602.0 ***Sheet:*** 3 of 4 ***Drawn by:*** KLA ***Checked by:*** EK

ENVIRONMENTAL PARTNERS INC

Boring: MW-2

Client: Onni Group
Site Address: 1120 John Street
City & State: Seattle WA
Date of Drilling: September 4 & 5, 2012
Logged by: M. Busby, L.H.G.
Total Depth (ft): 100.5

Contractor: Cascade Drilling
Equipment: CME-75 HSA
Borehole Diameter: 8.25"
Sampler Specs: 2.5"
Hammer Size: 140lbs
Elevation (ft amsl): Unknown ATD

Casing Material: Sch 40 PVC
Casing Size: 2"
Screen Interval: 85'- 100'
Screen Size (in.): 0.010"
Screen Type: Sch 40 PVC machine
Filter Pack: #2/12

Depth (ft)	Lithology	USCS	Description	Interval	Recovery	Blow Counts	Sample	PID	Well Completion Details	Comments
80		ML	***Gravelly Silt*** Brown and light gray; dry; mostly silt with minor gravel			50-6"		0.6		
85		SM	***Silty Sand*** Brown; and light gray; moist to wet; mostly fine to medium sand with some silt			50-6"	MW2-85	101		W.L 88' bgs ATD
90						50-6"		57	#2/12 Silca Sand; PVC screen	
95						20 50-6"		31		
100		GM	***Silty Gravel with Sand*** Brown; wet; mostly fine gravel with some silt and minor sand			50-6"		3.5		

Project #: 65602.0 ***Sheet:*** 4 of 4 ***Drawn by:*** KLA ***Checked by:*** EK

ENVIRONMENTAL PARTNERS INC

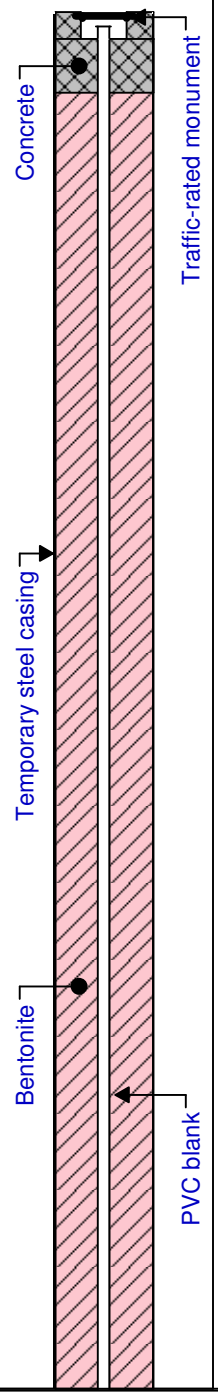
Boring: MW-3

Client: Onni Group
Site Address: 1120 John Street
City & State: Seattle WA
Date of Drilling: April 29 & 30, 2013
Logged by: E. Caddey, L.G.
Total Depth (ft): 100

Contractor: Cascade Drilling
Equipment: CME-75 HSA
Borehole Diameter: 15"(0-30) 8"(30-100)
Sampler Specs: 2.5"
Hammer Size: 140lbs
Elevation (ft amsl): 0

Casing Material: Sch 40 PVC
Casing Size: 2"
Screen Interval: 85'- 100'
Screen Size (in.): 0.010"
Screen Type: Sch 40 PVC machine
Filter Pack: 2/12

Depth (ft)	Lithology	USCS	Description	Interval	Recovery	Blow Counts	Sample	PID	Well Completion Details	Comments
0			Ground Surface							
			Concrete							
		SP	***Poorly-graded Sand*** Gray; damp; mostly fine to medium sand; apparent fill material							
5		SW-SM	***Well-Graded Sand with Silt and Gravel*** Gray-green; damp; loose; mostly fine to coarse sand with few silt and few gravel			4 4 5		0.1		
			Becomes medium dense							
10						4 5 6		0.1		
		SP-SM	***Poorly-graded Sand with Silt and Gravel*** Gray; damp; medium dense;mostly fine to medium sand with few silt and few gravel;							
15			Becomes dense			50-6"		0.1		
			6" perched water table			19 21 23		0.4		
20		CL	***Sandy Lean Clay with Gravel*** Gray; damp; hard; low plasticity; no dilatency; mostly clay with some sand and few gravel							
		SW-SM								
25										



Project #: 65602.0 ***Sheet:*** 1 of 4 ***Drawn by:*** KLA ***Checked by:*** EC

ENVIRONMENTAL PARTNERS INC

Boring: MW-3

Client: Onni Group
Site Address: 1120 John Street
City & State: Seattle WA
Date of Drilling: April 29 & 30, 2013
Logged by: E. Caddey, L.G.
Total Depth (ft): 100

Contractor: Cascade Drilling
Equipment: CME-75 HSA
Borehole Diameter: 15"(0-30) 8"(30-100)
Sampler Specs: 2.5"
Hammer Size: 140lbs
Elevation (ft amsl): 0

Casing Material: Sch 40 PVC
Casing Size: 2"
Screen Interval: 85'- 100'
Screen Size (in.): 0.010"
Screen Type: Sch 40 PVC machine
Filter Pack: 2/12

Depth (ft)	Lithology	USCS	Description	Interval	Recovery	Blow Counts	Sample	PID	Well Completion Details	Comments
30			***Well-graded Sand with Silt and Gravel*** Gray-blue; damp; very dense; mostly fine to coarse sand with few silt and few gravel			50-6"				
						19 50-6"		0.0	End of casing	
35						50-5"		0.1	Bentonite	
40						50-5"		0.2	PVC blank	
45		SW-SC	***Well-graded Sand with Clay and Gravel*** Gray-blue; damp; very dense; mostly fine to coarse sand with few clay and few gravel			17 50-5"		0.0		
50										

ENVIRONMENTAL PARTNERS INC

Boring: MW-3

Client: Onni Group
Site Address: 1120 John Street
City & State: Seattle WA
Date of Drilling: April 29 & 30, 2013
Logged by: E. Caddey, L.G.
Total Depth (ft): 100

Contractor: Cascade Drilling
Equipment: CME-75 HSA
Borehole Diameter: 15"(0-30) 8"(30-100)
Sampler Specs: 2.5"
Hammer Size: 140lbs
Elevation (ft amsl): 0

Casing Material: Sch 40 PVC
Casing Size: 2"
Screen Interval: 85'- 100'
Screen Size (in.): 0.010"
Screen Type: Sch 40 PVC machine
Filter Pack: 2/12

Depth (ft)	Lithology	USCS	Description	Interval	Recovery	Blow Counts	Sample	PID	Well Completion Details	Comments
		SW-SM	***Well-graded Sand with Clay and Gravel*** Gray-blue; damp; very dense; mostly fine to coarse sand with few clay and few gravel			25 50-5"		0.0		
			Well-graded Sand with Silt and Gravel Gray-green; damp; very dense; fine to coarse sand with few silt and few gravel							
55						50-6"		0.1	Bentonite	
60		SW-SM				50-6"		0.1	PVC blank	
65						25 50-6"		0.2		
70		SW	***Well-graded Sand with Gravel*** Brown; damp; very dense; fine to coarse sand with few gravel			50-6"		0.0		
75										

Project #: 65602.0 ***Sheet:*** 3 of 4 ***Drawn by:*** KLA ***Checked by:*** EC

ENVIRONMENTAL PARTNERS INC

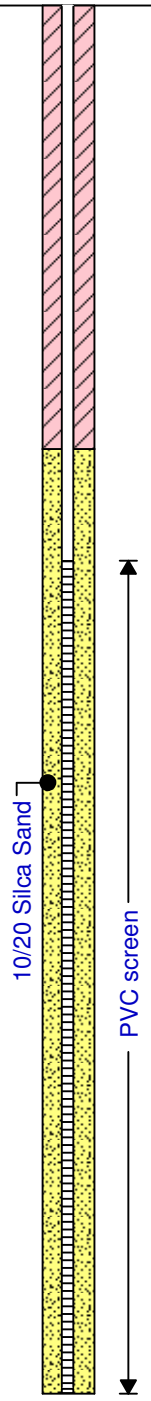
Boring: MW-3

Client: Onni Group
Site Address: 1120 John Street
City & State: Seattle WA
Date of Drilling: April 29 & 30, 2013
Logged by: E. Caddey, L.G.
Total Depth (ft): 100

Contractor: Cascade Drilling
Equipment: CME-75 HSA
Borehole Diameter: 15"(0-30) 8"(30-100)
Sampler Specs: 2.5"
Hammer Size: 140lbs
Elevation (ft amsl): 0

Casing Material: Sch 40 PVC
Casing Size: 2"
Screen Interval: 85'- 100'
Screen Size (in.): 0.010"
Screen Type: Sch 40 PVC machine
Filter Pack: 2/12

Depth (ft)	Lithology	USCS	Description	Interval	Recovery	Blow Counts	Sample	PID	Well Completion Details	Comments
			Well-graded Sand with Gravel Brown; damp; very dense; fine to coarse sand with few gravel			25 50-6"		0.1		
80		SW-SM	***Well-graded Sand with Silt and gravel*** Brown-gray; damp; very dense; mostly fine to coarse sand with few silt and few gravel			50-6"		0.2		
85		SW	***Well-graded Sand*** Brown; damp; very dense; mostly fine to coarse sand with few silt			26 50-6"		0.5		
90						28 23 50-6"		0.2		
		SP	***Poorly-graded Sand with Gravel*** Gray-brown; moist to wet; very dense; mostly medium sand with few gravel							
95						20 20 25		0.3		
100								0.4		



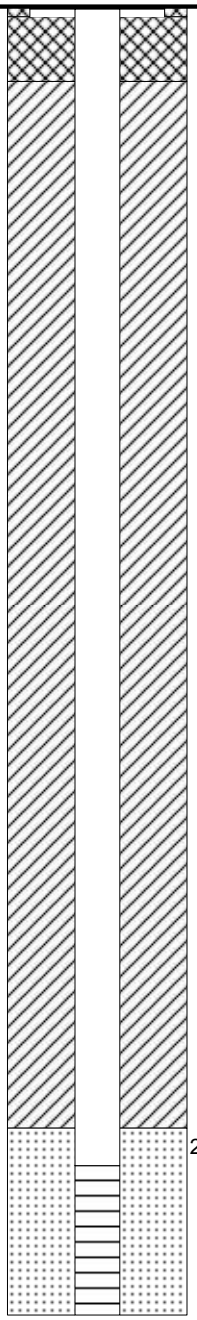
Project #: 65602.0 ***Sheet:*** 4 of 4 ***Drawn by:*** KLA ***Checked by:*** EC

ENVIRONMENTAL PARTNERS INC

BORING ID: MW-4

SITE ADDRESS: **1120 John St, Seattle, Wa**	CLIENT: **Onni Group**	CASING MATERIAL AND SIZE: **2-Inch PVC**
DRILLING CONTRACTOR: **Cascade Drilling, LP**	PROJECT #: **65602**	SCREEN SIZE: **0.010-Inch Slot**
DRILLING EQUIPMENT: **Truck Mounted Rig - CME - 75**	DATE: **5/12/2018**	SCREEN INTERVAL: **105'-93' bgs**
DRILLING METHOD: **Hollow-Stem Auger**	GROUND SURFACE ELEV. FT AMSL:	FILTER PACK: **2-12 Monterey Sand**
LOGGED BY: **C. McFadden** / BOREHOLE SIZE: **8-Inch**	TOTAL DEPTH: **105' bgs**	FILTER PACK INTERVAL: **105'-90' bgs**

Depth (feet)	USCS	Description (USCS name; Color; Moisture; Density; Plasticity; Dilatency; EPI description; Other)	Interval & % Recovery	Blows per 6"	Sample	PID (ppm)
0		Asphalt Surface				
5		Concrete (Hard drilling)				
10	SM	SILTY SAND WITH GRAVEL; brown-gray; damp; mostly fine sand with minor silt and minor gravel; no odor	100	6-9-12	MW-4:10	0
15	ML	SANDY SILT WITH GRAVEL; gray; damp; low plasticity; mostly silt with some fine sand and minor fine gravel; no odor	100	15-20-21	MW-4:15	0
20			33	28-50/6"	MW-4:20	0
25	SM	SILTY SAND WITH GRAVEL; gray; damp; mostly fine sand with some silt and minor fine-medium gravel; no odor	100	20-22-34	MW-4:25	0
30	SP	POORLY-GRADED SAND; brown; moist; mostly fine sand with trace silt; no odor	100	38-40-50/6"	MW-4:30	0
35	SM	SILTY SAND; brownish gray; very moist; water bearing (low-yield); mostly fine sand with some silt and few gravel; no odor	100	50/6"	MW-4:35	0
40	SM	SILTY SAND WITH GRAVEL; light brown; dry; mostly fine sand with minor silt and minor gravel; no odor	33	50/6"	MW-4:40	0
45	ML	SANDY SILT WITH GRAVEL; brown; damp with faint rusting; mostly silt with some fine sand and minor gravel; no odor	90	31-50/6"	MW-4:45	0
50	ML	SANDY SILT WITH GRAVEL; dark gray with mottles green, purple, and reddish brown; damp; mostly silt with minor fine sand and few gravel	100	21-25-28	MW-4:50	0
55	ML	Color change to greeish gray/bluish gray; increased moisture to moist; no odor	100	27-28-28	MW-4:55	0
60	ML	Inconsistent moisture throughout sampler; no odor	100	25-27-28	MW-4:60	0
65	ML	Color change to brown with faint rusting; decreased moisture to dry; no odor	100	32-50/6"	MW-4:65	0
70	GW	WELL-GRADED GRAVEL WITH SAND; brown; dry; mostly weathered gravel with some sand; no odor	100	27-21-28	MW-4:70	0
75	SM	SILTY SAND WITH GRAVEL; brown; dry; mostly fine sand with minor silt and weathered gravel; no odor	100	21-21-50/6"	MW-4:75	0
80			100	50/6"	MW-4:80	0
85			100	50/6"	MW-4:85	0
90		Increase in fractured/weathered large gravel; dry; no odor	33	100/6"	MW-4:90	0
95	SM		33	100/5"	MW-4:95	0
100	SW-SM	WELL-GRADED SAND WITH SILT AND GRAVEL; brown; wet; mostly fine-coarse sand with minor silt and few gravel; no odor	100	50/6"	MW-4:100	0
105						
110						



NOTES:

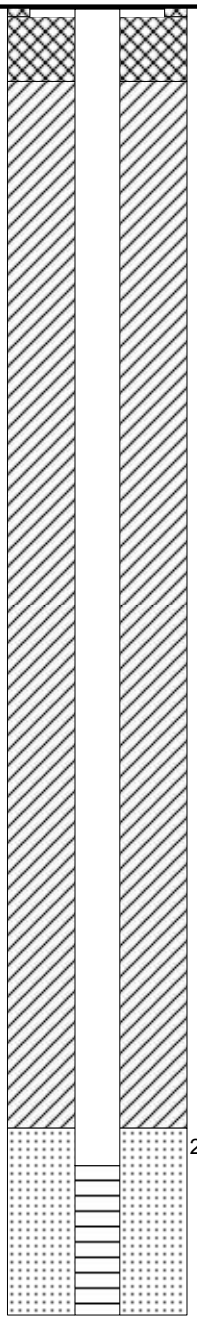
ENVIRONMENTAL PARTNERS INC

BORING ID: MW-5

SITE ADDRESS: **1120 John St, Seattle, Wa**	CLIENT: **Onni Group**	CASING MATERIAL AND SIZE: **2-Inch PVC**
DRILLING CONTRACTOR: **Cascade Drilling, LP**	PROJECT #: **65602**	SCREEN SIZE: **0.010-Inch Slot**
DRILLING EQUIPMENT: **Truck Mounted Rig - CME - 75**	DATE: **4/26/2018**	SCREEN INTERVAL: **105'-93' bgs**
DRILLING METHOD: **Hollow-Stem Auger**	GROUND SURFACE ELEV. FT AMSL:	FILTER PACK: **2-12 Monterey Sand**
LOGGED BY: **C. McFadden** / BOREHOLE SIZE: **8-Inch**	TOTAL DEPTH: **105' bgs**	FILTER PACK INTERVAL: **105'-90' bgs**

Depth (feet)	USCS	Description (USCS name; Color; Moisture; Density; Plasticity; Dilatency; EPI description; Other)	Interval & % Recovery	Blows per 6"	Sample	PID (ppm)
0		Concrete Surface				
5	SM	SILTY SAND WITH GRAVEL; brown; damp; dense; mostly fine sand with some silt and minor gravel; no odor	100	28-50/6"	MW-5:5	0
10	ML	SANDY SILT WITH GRAVEL; brown; damp; medium dense; medium plasticity; mostly silt with some fine sand and minor gravel; no odor	100	9-16-18	MW-5:10	0
15			100	20-21-20	MW-5:15	0
20	SP	POORLY-GRADED SAND; brown; wet; medium dense; mostly medium sand with trace silt; no odor	100	21-23-27	MW-5:20	0
25	ML	SANDY SILT WITH GRAVEL; gray; dry; mostly silt with some fine sand and minor gravel; no odor	100	27-50/6"	MW-5:25	0
30	SM	SILTY SAND WITH GRAVEL; brown; dry; dense; mostly fine-medium sand with minor silt and minor gravel	66	50/6"	MW-5:30	0.1
35	ML	SANDY SILT WITH GRAVEL; gray; dry; mostly silt with some fine sand and minor gravel; no odor	66	31-50/6"	MW-5:35	0
40			100	50/6"	MW-5:40	0
45			100	50/6"	MW-5:45	0
50			0	80/6"		
55			100	41-50/6"	MW-5:55	0
60	ML	SANDY SILT WITH GRAVEL; strong brown; dry; mostly silt with some fine sand and minor gravel; no odor	100	50/6"	MW-5:60	0
65		SANDY SILT WITH GRAVEL; gray; dry; mostly silt with some fine sand and minor gravel; no odor	100	60/6"	MW-5:65	0
70	ML		33	100/6"	MW-5:70	0
75			33	100/6"	MW-5:75	0
80	ML	Decreased silt content and color change to brown; no odor	33	100/6"	MW-5:80	0
85			33	100/3"	MW-5:85	0
90	SM	SILTY SAND WITH GRAVE; brown; dry; mostly fine-medium sand with minor silt and minor gravel; no odor	33	200/5"	MW-5:90	0
95			33	100/6"	MW-5:95	0
100	SM	Wet	33	21-22-20	MW-5:100	0
105	SW-SM	WELL-GRADED SAND WITH SILT AND GRAVEL; brown; wet; mostly fine-medium sand with few silt and minor gravel; no odor	100	50/6"	MW-5:105	0
110						

Well Construction



NOTES:

ENVIRONMENTAL PARTNERS INC

BORING ID: MW-6

SITE ADDRESS: **1120 John St, Seattle, Wa**	CLIENT: **Onni Group**
DRILLING CONTRACTOR: **Cascade Drilling, LP**	PROJECT #: **65602**
DRILLING EQUIPMENT: **Truck Mounted Rig - CME - 75**	DATE: **3/16/2019**
DRILLING METHOD: **Hollow-Stem Auger**	GROUND SURFACE ELEV. FT AMSL: **Not Measured**
LOGGED BY: **C. McFadden / M. Esparra**	TOTAL DEPTH: **35' bgs**

DECOMMISSIONING MATERIAL: **Hydrated Bentonite**

BOREHOLE SIZE: **8-Inch**

Depth (feet)	USCS	Description (USCS name; Color; Moisture; Density; Plasticity; Dilatency; EPI description; Other)	Interval & % Recovery	Blows per 6"	Sample	PID (ppm)	Comments
0		Asphalt Surface					
	ML	SANDY SILT; light brown; damp; low plasticity; mostly silt with some fine sand; no odor	50	3-3-4	MW-6:5	0.0	
5							
	GP	POORLY-GRADED GRAVEL WITH SAND; brown; damp; mostly large gravel and cobbles with minor fine sand; no odor	33	50/6"	MW-6:10	0.0	
10							
	ML	SANDY SILT WITH GRAVEL; dark bluish gray; damp; low plasticity	80	10-12-15	MW-6:15	0.0	
15							
	ML	SILT; dark bluish gray; dry; silt; no odor	100	10-12-15	MW-6:20	0.0	
20							
	ML	SANDY SILT WITH GRAVEL; dark bluish gray; dry; mostly silt with minor fine sand and minor fine gravel; no odor	33	50/6"	MW-6:25	0.0	
25							
	ML	SANDY SILT; dark bluish gray; damp; medium plasticity; mostly silt with minor fine sand; no odor	66	25-50/6"	MW-6:30	0.0	
30							
	ML	SILT; dark bluish gray; dry; mostly silt with trace fine gravel; no odor	100	12-20-25	MW-6:35	0.0	
35		End of Borehole					
40							

NOTES: No water or moisture observed

ENVIRONMENTAL PARTNERS INC

BORING ID: MW-7

SITE ADDRESS: **1120 John St, Seattle, Wa**	CLIENT: **Onni Group**	
DRILLING CONTRACTOR: **Cascade Drilling, LP**	PROJECT #: **65602**	
DRILLING EQUIPMENT: **Truck Mounted Rig - CME - 75**	DATE: **3/16/2019**	
DRILLING METHOD: **Hollow-Stem Auger**	GROUND SURFACE ELEV. FT AMSL: **Not Measured**	DECOMMISSIONING MATERIAL: **Hydrated Bentonite**
LOGGED BY: **C. McFadden / M. Esparra**	TOTAL DEPTH: **35' bgs**	BOREHOLE SIZE: **8-Inch**

Depth (feet)	USCS	Description (USCS name; Color; Moisture; Density; Plasticity; Dilatency; EPI description; Other)	Interval & % Recovery	Blows per 6"	Sample	PID (ppm)	Comments
0		Asphalt Surface					
	SP	POORLY-GRADED SAND; light brown; dry; fine sand with trace silt; no odor	80	7-10-10	MW-7:5	0.0	
5							
	ML	SANDY SILT; dark bluish gray; dry to moist for 3" at 10.5'; mostly silt with minor fine sand; no odor	100	7-7-10	MW-7:10	0.0	
10							
	ML	SILT; dark bluish gray; dry; mostly silt with trace fine sand; no odor					
		Same as above; trace gravel; no odor	100	12-17-25	MW-7:15	0.0	
15							
	ML	SANDY SILT; dark bluish gray; damp; mostly silt with minor fine sand and trace gravel; no odor	66	20-50/6"	MW-7:20	0.0	
20							
	ML	SILT; dark bluish gray; dry; mostly silt with trace fine gravel; no odor	100	12-19-20	MW-7:25	0.0	
25							
	ML	SANDY SILT WITH GRAVEL; reddish gray; dry; mostly silt with minor fine sand and minor fine gravel; no odor	30	50/5"	MW-7:30	0.0	
30							
	SP	POORLY-GRADED SAND; reddish gray; dry; mostly fine sand with few fine gravel; no odor					
35		End of Borehole	66	20-50/6"	MW-7:35	0.0	
40							

NOTES: No water observed

ENVIRONMENTAL PARTNERS INC

BORING ID: MW-8

SITE ADDRESS: **1120 John St, Seattle, Wa**	CLIENT: **Onni Group**	
DRILLING CONTRACTOR: **Cascade Drilling, LP**	PROJECT #: **65602**	
DRILLING EQUIPMENT: **Truck Mounted Rig - CME - 75**	DATE: **3/16/2019**	
DRILLING METHOD: **Hollow-Stem Auger**	GROUND SURFACE ELEV. FT AMSL: **Not Measured**	DECOMMISSIONING MATERIAL: **Hydrated Bentonite**
LOGGED BY: **C. McFadden / M. Esparra**	TOTAL DEPTH: **14' bgs**	BOREHOLE SIZE: **8-Inch**

Depth (feet)	USCS	Description (USCS name; Color; Moisture; Density; Plasticity; Dilatency; EPI description; Other)	Interval & % Recovery	Blows per 6"	Sample	PID (ppm)	Comments
0		Asphalt Surface					
5		Hard Drilling; Concrete Rubble	20	50/6"	MW-8:5	0.0	
10		Hard Drilling; Concrete Rubble	20	50/6"	MW-8:10	0.0	
15		End of Borehole					
20							
25							
30							
35							
40							

NOTES: 1st attempt- refusal at 8' bgs. 2nd attempt- refusal at 14'. 3rd attempt- refusal at 14' bgs. 4th attempt- refusal at 12' bgs. 5th attempt- refusal at 14' bgs. 6th attempt- refusal at 13' bgs. 7th attempt- refusal at 13.5' bgs.

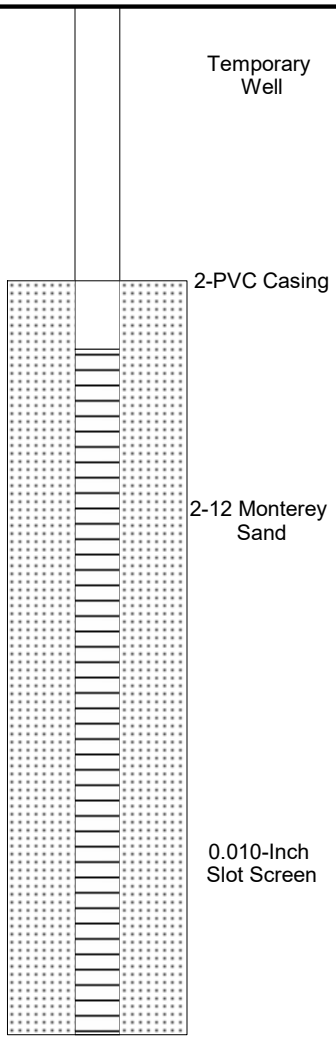
ENVIRONMENTAL PARTNERS INC

BORING ID: T-4

SITE ADDRESS: **1120 John St, Seattle, Wa**	CLIENT: **Onni Group**	CASING MATERIAL AND SIZE: **Temporary 2-Inch PVC**
DRILLING CONTRACTOR: **Cascade Drilling, LP**	PROJECT #: **65602**	SCREEN SIZE: **0.010-Inch Slot**
DRILLING EQUIPMENT: **Truck Mounted Rig - CME - 75**	DATE: **5/2/2018**	SCREEN INTERVAL: **15'-5" bgs**
DRILLING METHOD: **Hollow-Stem Auger**	GROUND SURFACE ELEV. FT AMSL:	FILTER PACK: **2-12 Monterey Sand**
LOGGED BY: **C. McFadden** / BOREHOLE SIZE: **8-Inch**	TOTAL DEPTH: **15' bgs**	FILTER PACK INTERVAL: **15'-5" bgs**

Depth (feet)	USCS	Description (USCS name; Color; Moisture; Density; Plasticity; Dilatency; EPI description; Other)	Interval & % Recovery	Blows per 6"	Sample	PID (ppm)
0		Concrete Surface				
5	SM	SILTY SAND WITH GRAVEL; brown; damp; mostly fine sand with minor silt and minor gravel; no odor	100	19-50/6"	T-4:5	0
10	ML	SANDY SILT; brown; wet for 3-inches at 11' and moist throughout sampler; mostly silt with some fine sand and few gravel; no odor	100	21-23-25	T-4:10	0
	ML	Color change to gray; moist at 15.5 for 2-inches and damp-moist throughout sample; no odor				
15		End of Borehole	100	16-19-20	T-4:15	0
20						

Well Construction



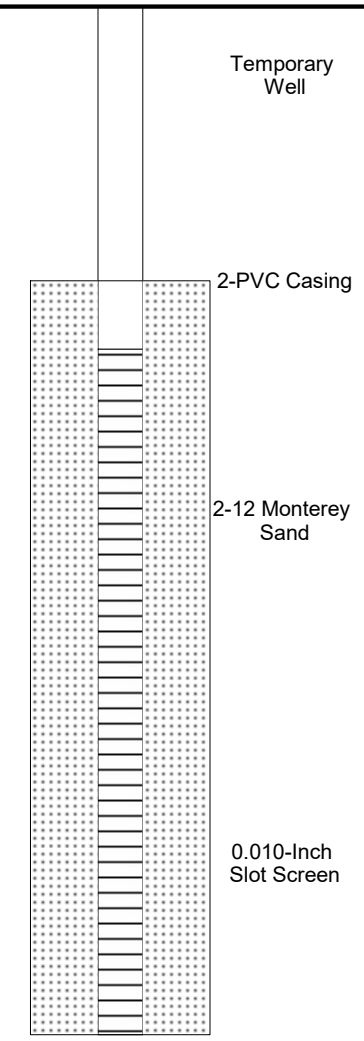
NOTES: T-4:GW collected from temporary well screen, boring decommissioned following groundwater sample collection

ENVIRONMENTAL PARTNERS INC

BORING ID: T-5

SITE ADDRESS **1120 John St, Seattle, Wa**	CLIENT: **Onni Group**	CASING MATERIAL AND SIZE: **Temporary 2-Inch PVC**
DRILLING CONTRACTOR: **Cascade Drilling, LP**	PROJECT #: **65602**	SCREEN SIZE: **0.010-Inch Slot**
DRILLING EQUIPMENT: **Truck Mounted Rig - CME - 75**	DATE: **5/2/2018**	SCREEN INTERVAL: **15'-5" bgs**
DRILLING METHOD: **Hollow-Stem Auger**	GROUND SURFACE ELEV. FT AMSL:	FILTER PACK: **2-12 Monterey Sand**
LOGGED BY: **C. McFadden** / BOREHOLE SIZE: **8-Inch**	TOTAL DEPTH: **15' bgs**	FILTER PACK INTERVAL: **15'-5" bgs**

Depth (feet)	USCS	Description USCS name; Color; Moisture; Density; Plasticity; Dilatency; EPI description; Other	Interval & % Recovery	Blows per 6"	Sample	PID (ppm)
0		Concrete Surface				
5	SM	SILTY SAND WITH GRAVEL; brown; moist; mostly fine sand with minor silt and minor gravel; no odor	100	11-15-19	T-5:5	0
10	SM	Wet; faint rusting; no odor	100	9-11-10	T-5:10	0
	ML	GRAVELLY SILT; gray; damp; mostly silt with minor gravel and trace sand; no odor				
15		End of Borehole	100	19-20-20	T-5:15	0
20						



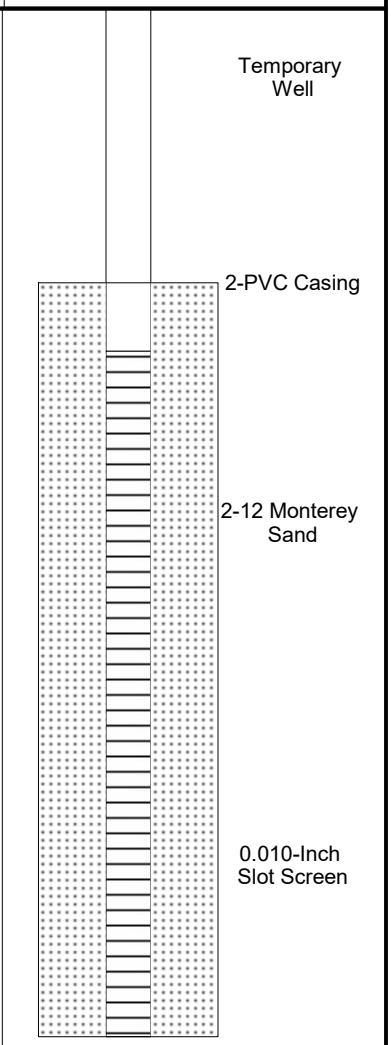
NOTES: T-5:GW collected from temporary well screen, boring decommissioned following groundwater sample collection

ENVIRONMENTAL PARTNERS INC

BORING ID: T-6

SITE ADDRESS: **1120 John St, Seattle, Wa**	CLIENT: **Onni Group**	CASING MATERIAL AND SIZE: **Temporary 2-Inch PVC**
DRILLING CONTRACTOR: **Cascade Drilling, LP**	PROJECT #: **65602**	SCREEN SIZE: **0.010-Inch Slot**
DRILLING EQUIPMENT: **Truck Mounted Rig - CME - 75**	DATE: **5/2/2018**	SCREEN INTERVAL: **15'-5" bgs**
DRILLING METHOD: **Hollow-Stem Auger**	GROUND SURFACE ELEV. FT AMSL:	FILTER PACK: **2-12 Monterey Sand**
LOGGED BY: **C. McFadden** / BOREHOLE SIZE: **8-Inch**	TOTAL DEPTH: **15' bgs**	FILTER PACK INTERVAL: **15'-5" bgs**

Depth (feet)	USCS	Description (USCS name; Color; Moisture; Density; Plasticity; Dilatency; EPI description; Other)	Interval & % Recovery	Blows per 6"	Sample	PID (ppm)
0		Concrete Surface				
5	ML	SANDY SILT WITH GRAVEL; brown; damp; mostly silt with minor fine sand and minor gravel; no odor	100	12-16-20	T-6:5	0
10	ML	Increased moisture to moist; no odor	100	20-22-24	T-6:10	0
	SM	SILTY SAND; gray-brown; wet; mostly fine sand with some silt and trace gravel; no odor				
15		End of Borehole	100	24-22-26	T-6:15	0
20						



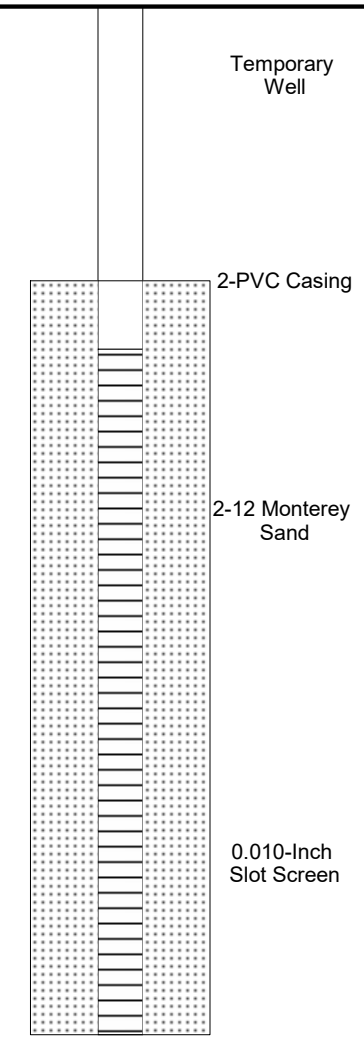
NOTES: T-6:GW collected from temporary well screen, boring decommissioned following groundwater sample collection

ENVIRONMENTAL PARTNERS INC

BORING ID: T-7

SITE ADDRESS: **1120 John St, Seattle, Wa**	CLIENT: **Onni Group**	CASING MATERIAL AND SIZE: **Temporary 2-Inch PVC**
DRILLING CONTRACTOR: **Cascade Drilling, LP**	PROJECT #: **65602**	SCREEN SIZE: **0.010-Inch Slot**
DRILLING EQUIPMENT: **Truck Mounted Rig - CME - 75**	DATE: **5/2/2018**	SCREEN INTERVAL: **15'-5" bgs**
DRILLING METHOD: **Hollow-Stem Auger**	GROUND SURFACE ELEV. FT AMSL:	FILTER PACK: **2-12 Monterey Sand**
LOGGED BY: **C. McFadden** / BOREHOLE SIZE: **8-Inch**	TOTAL DEPTH: **15' bgs**	FILTER PACK INTERVAL: **15'-5" bgs**

Depth (feet)	USCS	Description (USCS name; Color; Moisture; Density; Plasticity; Dilatency; EPI description; Other)	Interval & % Recovery	Blows per 6"	Sample	PID (ppm)
0		Gravel Surface				
5	SM	SILTY SAND WITH GRAVEL; brown; moist; mostly fine-medium sand with minor silt and minor gravel; no odor	100	13-13-15	T-7:5	0
10	ML	SANDY SILT; brown; moist and wet at 11'; mostly silt with some fine sand; no odor	100	9-13-12	T-7:10	0
	ML	SANDY SILT WITH GRAVEL; gray; moist; mostly silt with minor fine sand; no odor				
15		End of Borehole	100	21-23-23	T-7:15	0
20						



NOTES: T-7:GW collected from temporary well screen, boring decommissioned following groundwater sample collection

ENVIRONMENTAL PARTNERS INC

BORING ID: T-8

SITE ADDRESS **1120 John St, Seattle, Wa**	CLIENT: **Onni Group**
DRILLING CONTRACTOR: **Cascade Drilling, LP**	PROJECT #: **65602**
DRILLING EQUIPMENT: **Truck Mounted Rig - CME - 75**	DATE: **5/20/2018**
DRILLING METHOD: **Hollow-Stem Auger**	GROUND SURFACE ELEV. FT AMSL:
LOGGED BY: **N. Hinsperger PG**	TOTAL DEPTH: **9' bgs**

DECOMMISSIONING MATERIAL: **Hydrated Bentonite**

BOREHOLE SIZE: **8-Inch**

Depth (feet)	USCS	Description USCS name; Color; Moisture; Density; Plasticity; Dilatency; EPI description; Other	Interval & % Recovery	Blows per 6"	Sample	PID (ppm)	Comments
0		Asphalt Surface					
	SP	POORLY-GRADED SAND; light olive brown; dry; very dense; mostly fine sand with trace silt and trace gravel					
5	SP	Color change to light gray; dry; very dense; odor	100	25-50/6"	T-8:5	138.5	
		Concrete Debris from 6'-9'					
		Refusal at 9' bgs					
10							
15							
20							
25							
30							

NOTES:

ENVIRONMENTAL PARTNERS INC

BORING ID: T-9

SITE ADDRESS: **1120 John St, Seattle, Wa**	CLIENT: **Onni Group**
DRILLING CONTRACTOR: **Cascade Drilling, LP**	PROJECT #: **65602**
DRILLING EQUIPMENT: **Truck Mounted Rig - CME - 75**	DATE: **10/27/2018**
DRILLING METHOD: **Hollow-Stem Auger**	GROUND SURFACE ELEV. FT AMSL: **Not Measured**
LOGGED BY: **C. McFadden**	TOTAL DEPTH: **25' bgs**
DECOMMISSIONING MATERIAL: **Hydrated Bentonite**	BOREHOLE SIZE: **8-Inch**

Depth (feet)	USCS	Description (USCS name; Color; Moisture; Density; Plasticity; Dilatency; EPI description; Other)	Interval & % Recovery	Blows per 6"	Sample	PID (ppm)	Comments
0		Asphalt Surface					
5	SW	WELL-GRADED SAND WITH GRAVEL; gray; dry; mostly fine-coarse sand with some gravel; no odor; metal fragment encountered	66	20-20		4.6 3.7	
10	SW	WELL-GRADED SAND WITH GRAVEL; gray; dry; mostly fine-coarse sand with some gravel; no odor; rebar encountered in split spoon	33	15-15-15		0.8 1.6	
15	ML	SANDY SILT; gray; damp; medium plasticity; mostly silt with minor fine sand and few gravel; no odor	15	15-20-25	T-9:15.5	0.9 1.2	
20	SW	WELL-GRADED SAND WITH GRAVEL; gray; wet; mostly fine-coarse sand with some gravel; no odor	100	14-25-30	T-9:20	0.0 0.0	
25	ML	SANDY SILT; gray; moist; mostly silt with minor fine sand ; water zone in upper 2/3 of split spoon; no odor					
	SM	SILTY SAND WITH GRAVEL; gray; moist; mostly sand with minor silt and minor gravel; no odor	100	20-22-30	T-9:25	0.0	
30		End of Borehole					
35							
40							

NOTES: T-9:GW collected from temporary well screen, boring decommissioned following groundwater sample collection

ENVIRONMENTAL PARTNERS INC

BORING ID: T-10

SITE ADDRESS: **1120 John St, Seattle, Wa**	CLIENT: **Onni Group**
DRILLING CONTRACTOR: **Cascade Drilling, LP**	PROJECT #: **65602**
DRILLING EQUIPMENT: **Truck Mounted Rig - CME - 75**	DATE: **10/27/2018**
DRILLING METHOD: **Hollow-Stem Auger**	GROUND SURFACE ELEV. FT AMSL: **Not Measured**
LOGGED BY: **C. McFadden**	TOTAL DEPTH: **35' bgs**
DECOMMISSIONING MATERIAL: **Hydrated Bentonite**	BOREHOLE SIZE: **8-Inch**

Depth (feet)	USCS	Description (USCS name; Color; Moisture; Density; Plasticity; Dilatency; EPI description; Other)	Interval & % Recovery	Blows per 6"	Sample	PID (ppm)	Comments
0		Asphalt Surface					
5	SM	SILTY SAND WITH GRAVEL; brown; damp; mostly medium sand with minor silt and minor gravel; no odor	100	12-19-20		0.0	
10	SM	SILTY SAND WITH GRAVEL; brown; damp; mostly medium sand with minor silt and minor gravel; no odor	80	26-50/6"	T-10:10	0.0	
15	ML	SANDY SILT WITH GRAVEL; brown; damp; slight increase in moisture; mostly silt with some sand and minor gravel; no odor	100	6-8-10	T-10:15	0.0	
20	SP	POORLY-GRADED SAND WITH GRAVEL; brown; damp; mostly medium sand with some gravel; few silt in bottom 3 inches of split spoon; no odor	80	20-50/6"	T-10:20	0.0	
25		No recovery; dry sampler	0	50/6"			
30	ML	SANDY SILT WITH GRAVEL; gray; dry; mostly silt with minor gravel; no odor	75	20-50/6"	T-10:30	0.0	
35	SM	SILTY SAND WITH GRAVEL; brown; dry; mostly fine-medium sand with minor silt and minor gravel; no odor			T-30:35	0.0	
		End of Borehole					
40							

NOTES: No recovery at 25' bgs

ENVIRONMENTAL PARTNERS INC

Boring: U-1

Client: Onni Group
Site Address: 1120 John Street, Seattle WA
Date of Drilling: July 19, 2012
Logged by: E. Caddey, L.G.

Drilling Contractor: Cascade Drilling
Drill Method: CME-75 HSA
Borehole Size: 10"
Decommissioning Method: Hydrated bentonite chips

Depth (ft)	Lithology	USCS	Description	Interval	Recovery	Blow Counts	Sample	PID	Sheen	Comments
0			Ground Surface							
			Concrete							No petro odor or staining observed
		SP	***Poorly-graded Sand with Gravel*** Brown; damp; mostly medium sand with few gravel							
2								0.2		
4			Becomes very dense							
						10 20 30		0.0		
6										
8										
10						10 50-6	U-1:10	26	no	
		SM	***Silty Sand with Gravel*** Gray; moist to wet; very dense; mostly fine to coarse sand with some silt and minor gravel							
12		SW-SC								
			Well-graded Sand with Clay Gray; damp; very dense; mostly fine to coarse sand with some clay							
14										
						36 50-6	U-1:15	0.8		
16										
18		SP	***Poorly-graded Sand with Gravel*** Brown; damp; very dense; mostly fine sand with few gravel							
20						50-6		0.2	no	

Project #: 65602.0 ***Sheet:*** 1 of 1 ***Drawn by:*** KLA ***Checked by:*** EK

ENVIRONMENTAL PARTNERS INC

Boring: U-2

Client: Onni Group
Site Address: 1120 John Street, Seattle WA
Date of Drilling: July 19, 2012
Logged by: E. Caddey, L.G.

Drilling Contractor: Cascade Drilling
Drill Method: CME-75 HSA
Borehole Size: 10"
Decommissioning Method: Hydrated bentonite chips

Depth (ft)	Lithology	USCS	Description	Interval	Recovery	Blow Counts	Sample	PID	Sheen	Comments
0			Ground Surface							
			Concrete							No petro odor or staining observed
		SP	***Poorly-graded Sand*** Brown; damp; mostly medium sand with trace gravel					0.2		
4			Becomes very dense			12 16 16		1.6		
10						18 50-6	U-2:10	2.3	no	
		SM	***Silty Sand with Gravel*** Gray; moist to wet; very dense; mostly fine to coarse sand with some silt and minor gravel							
12		SW-SC	***Well-graded Sand with Clay*** Gray; damp; very dense; mostly fine to coarse sand with minor clay and few gravel							
16						38 50-6	U-2:15	2.3		
20						70-6		2.1	no	

Project #: 65602.0 ***Sheet:*** 1 of 1 ***Drawn by:*** KLA ***Checked by:*** EK

ENVIRONMENTAL PARTNERS INC

Boring: U-6

Client: Onni Group
Site Address: 1120 John Street, Seattle WA
Date of Drilling: July 26, 2012
Logged by: E. Caddey, L.G.

Drilling Contractor: Cascade Drilling
Drill Method: Limited access HSA
Borehole Size: 8.25"
Decommissioning Method: Hydrated bentonite chips

Depth (ft)	Lithology	USCS	Description	Interval	Recovery	Blow Counts	Sample	PID	Sheen	Comments
0			Ground Surface							
			Concrete							No petro odor or staining observed
		SP	***Poorly-graded Sand with Gravel*** Brown; damp; mostly medium sand with few gravel							
2										
4										
						25 50-6		0.0		
6			Becomes very dense							
8										
10						25 50-6	U-6:10	0.2	no	
12										
			8" of perched water							
14							U-6:6W			
		SW-SC	***Well-graded Sand with Clay*** Gray; damp; very dense; mostly fine to coarse sand with some clay			50-6	U-6:15	0.3		
16										
18										
20						50-6	U-6:20	0.0	no	

Project #: 65602.0 ***Sheet:*** 1 of 1 ***Drawn by:*** KLA ***Checked by:*** EK

ENVIRONMENTAL PARTNERS INC

Boring: U-7

Client: Onni Group
Site Address: 1120 John Street
Date of Drilling: July 26, 2012
Logged by: E. Caddey, L.G.

Drilling Contractor: Cascade Drilling
Drill Method: Limited access HSA
Borehole Size: 8.25"
Decommissioning Method: Hydrated bentonite chips

Depth (ft)	Lithology	USCS	Description	Interval	Recovery	Blow Counts	Sample	PID	Sheen	Comments
0			Ground Surface							
			Concrete							No petro odor or staining observed
		SP	***Poorly-graded Sand with Gravel*** Brown; damp; mostly medium sand with few gravel							
6						15 15 24		0.0		
10						44 50-6	U-7:10	0.0	no	
14		SW-SC	***Well-graded Sand with Clay*** Gray; damp; very dense; mostly fine to coarse sand with some clay			50-6	U-7:15	0.0		
20						50-6	U-7:20	0.0	no	

Project #: 65602.0 ***Sheet:*** 1 of 1 ***Drawn by:*** KLA ***Checked by:*** EK

ENVIRONMENTAL PARTNERS INC

Boring: U-8

Client: Onni Group
Site Address: 1120 John Street
Date of Drilling: July 26, 2012
Logged by: E. Caddey, L.G.

Drilling Contractor: Cascade Drilling
Drill Method: Limited Access HSA
Borehole Size: 8.25"
Decommissioning Method: Hydrated bentonite chips

Depth (ft)	Lithology	USCS	Description	Interval	Recovery	Blow Counts	Sample	PID	Sheen	Comments
0			Ground Surface							
			Concrete							No petro odor or staining observed
		SP	***Poorly-graded Sand with Gravel*** Brown; damp; mostly medium sand with few gravel							
6						50-6		0.0		
10						9 25 50-6	U-8:10	0.0		
14		SW-SC	***Well-graded Sand with Clay*** Gray; damp; very dense; mostly fine to coarse sand with minor clay and few gravel			50-6	U-8:15	0.6		
20						50-6	U-8:20	0.3		

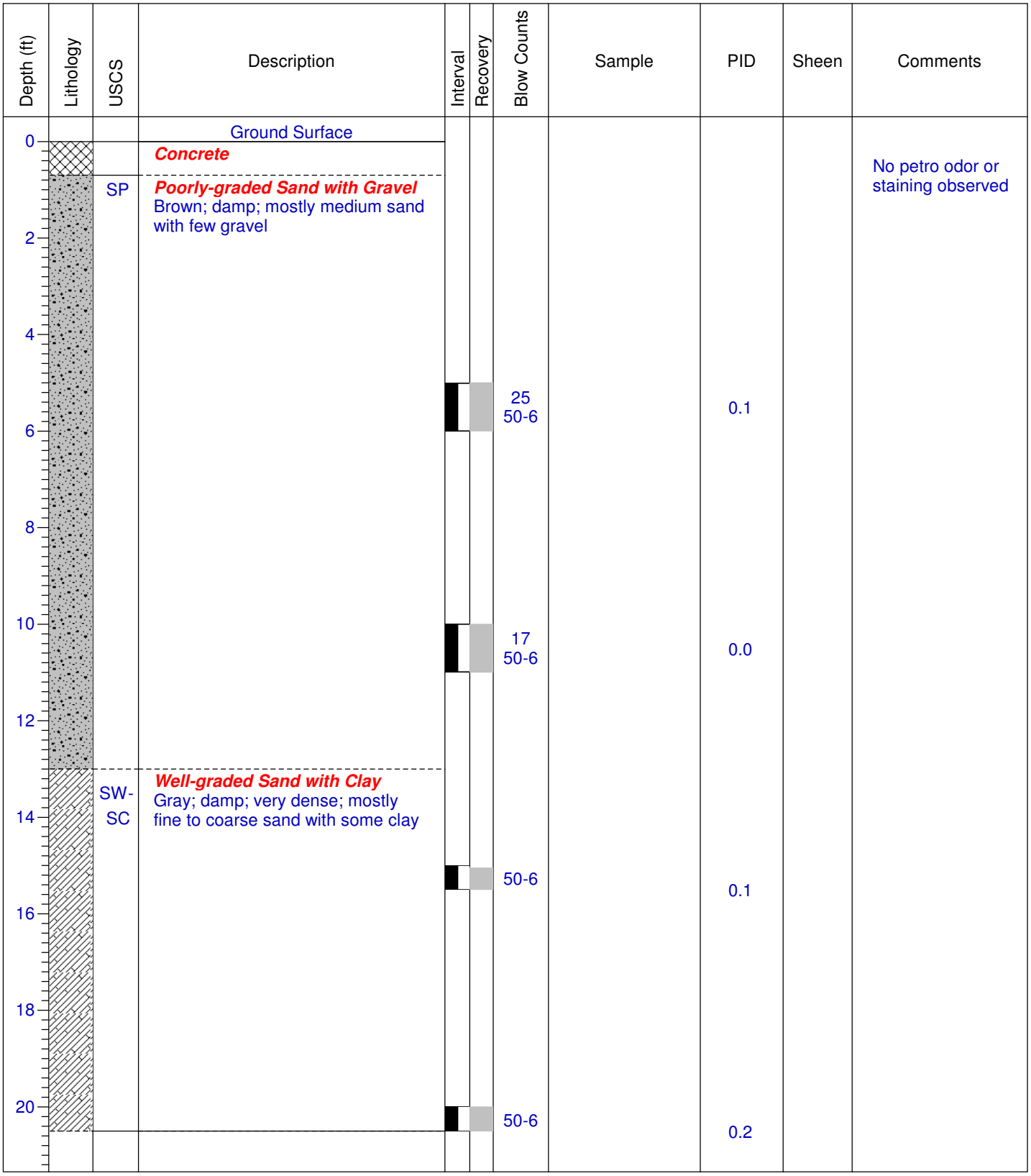
Project #: 65602.0 ***Sheet:*** 1 of 1 ***Drawn by:*** KLA ***Checked by:*** EK

ENVIRONMENTAL PARTNERS INC

Boring: U-9

Client: Onni Group
Site Address: 1120 John Street
Date of Drilling: July 26, 2012
Logged by: E. Caddey, L.G.

Drilling Contractor: Cascade Drilling
Drill Method: CME-75 HSA
Borehole Size: 8.25"
Decommissioning Method: Hydrated bentonite chips



Project #: 65602.0 ***Sheet:*** 1 of 1 ***Drawn by:*** KLA ***Checked by:*** EK

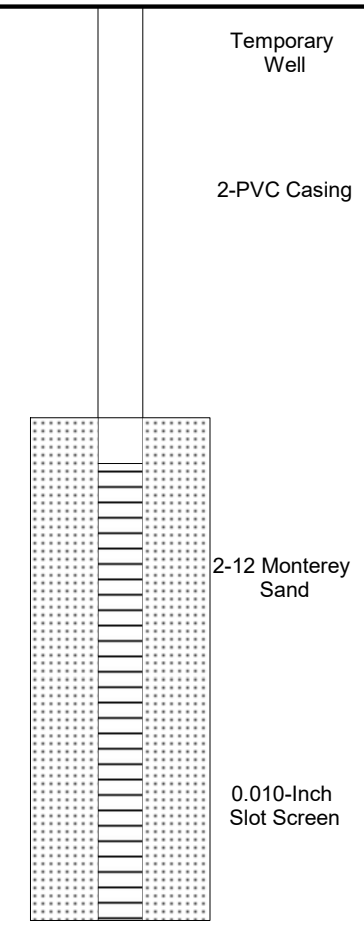
ENVIRONMENTAL PARTNERS INC

BORING ID: U-10

SITE ADDRESS	CLIENT:	CASING MATERIAL AND SIZE:
1120 John St, Seattle, Wa	**Onni Group**	**Temporary 2-Inch PVC**
DRILLING CONTRACTOR:	PROJECT #:	SCREEN SIZE:
Cascade Drilling, LP	**65602**	**0.010-Inch Slot**
DRILLING EQUIPMENT:	DATE:	SCREEN INTERVAL:
Truck Mounted Rig - CME - 75	**5/13/2018**	**20'-10" bgs**
DRILLING METHOD:	GROUND SURFACE ELEV. FT AMSL:	FILTER PACK:
Hollow-Stem Auger		**2-12 Monterey Sand**
LOGGED BY: / BOREHOLE SIZE:	TOTAL DEPTH:	FILTER PACK INTERVAL:
C. McFadden / **8-Inch**	**20' bgs**	**20'-10" bgs**

Depth (feet)	USCS	Description (USCS name; Color; Moisture; Density; Plasticity; Dilatency; EPI description; Other)	Interval & % Recovery	Blows per 6"	Sample	PID (ppm)
0		Asphalt Surface				
5	ML	SANDY SILT WITH GRAVEL; gray; damp; medium plasticity; mostly silt with minor fine sand and minor gravel; no odor	100	8-9-09	U-10:5	0
10			100	10-13-13	U-10:10	0
10	SP-SM	POORLY-GRADED SAND WITH SILT; gray; moist; mostly fine sand with few silt; no odor				
15			33	50/6"		0
20	SM	SILTY SAND WITH GRAVEL; gray; wet	66	80/6"	U-10:20	0
	ML	SANDY SILT WITH GRAVEL; gray; dry; mostly silt with minor fine sand and minor gravel; no odor				
		End of Borehole				
25						
30						

Well Construction



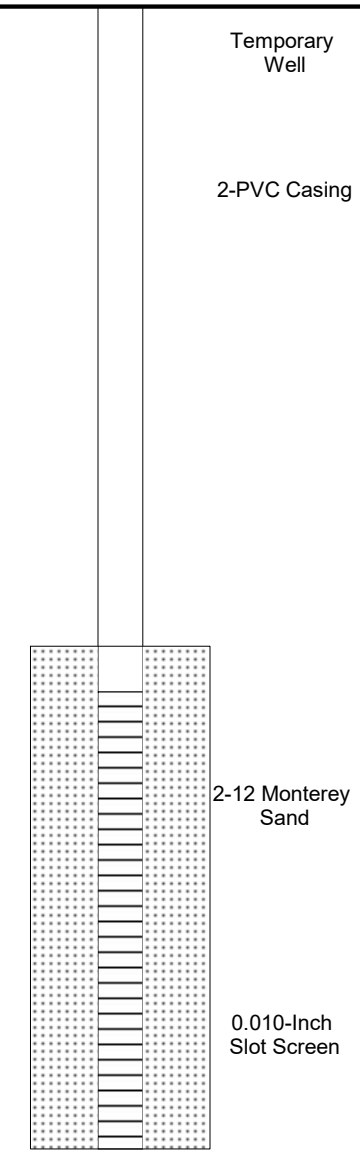
NOTES: U-10:GW collected from temporary well screen, boring decommissioned following groundwater sample collection

ENVIRONMENTAL PARTNERS INC

BORING ID: U-11

SITE ADDRESS: **1120 John St, Seattle, Wa**	CLIENT: **Onni Group**	CASING MATERIAL AND SIZE: **Temporary 2-Inch PVC**
DRILLING CONTRACTOR: **Cascade Drilling, LP**	PROJECT #: **65602**	SCREEN SIZE: **0.010-Inch Slot**
DRILLING EQUIPMENT: **Truck Mounted Rig - CME - 75**	DATE: **5/13/2018**	SCREEN INTERVAL: **25'-15' bgs**
DRILLING METHOD: **Hollow-Stem Auger**	GROUND SURFACE ELEV. FT AMSL:	FILTER PACK: **2-12 Monterey Sand**
LOGGED BY: **C. McFadden** / BOREHOLE SIZE: **8-Inch**	TOTAL DEPTH: **25' bgs**	FILTER PACK INTERVAL: **25'-15' bgs**

Depth (feet)	USCS	Description (USCS name; Color; Moisture; Density; Plasticity; Dilatency; EPI description; Other)	Interval & % Recovery	Blows per 6"	Sample	PID (ppm)
0		Asphalt Surface				
5		Concrete				
10	ML	SANDY SILT WITH GRAVEL; gray; damp; mostly silt with minor fine sand and minor gravel; no odor	100	8-12-15	U-11:10	0
15	ML	Increased moisture to moist	100	18-20-20	U-11:15	0
20	ML	Moist with petroleum odor	100	19-21-23	U-11:20	17
25	ML	Wet; no odor	100	21-50/6"	U-11:25	0
		End of Borehole				
30						



NOTES: U-11:GW collected from temporary well screen, boring decommissioned following groundwater sample collection

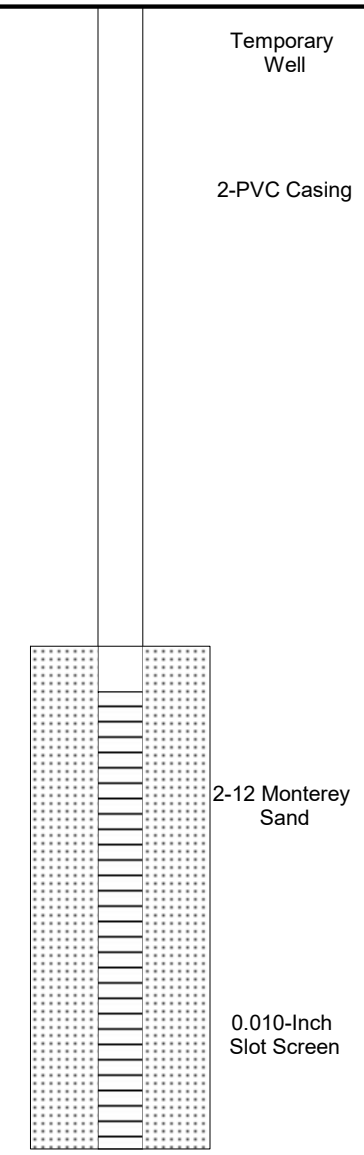
ENVIRONMENTAL PARTNERS INC

BORING ID: U-12

SITE ADDRESS: **1120 John St, Seattle, Wa**	CLIENT: **Onni Group**	CASING MATERIAL AND SIZE: **Temporary 2-Inch PVC**
DRILLING CONTRACTOR: **Cascade Drilling, LP**	PROJECT #: **65602**	SCREEN SIZE: **0.010-Inch Slot**
DRILLING EQUIPMENT: **Truck Mounted Rig - CME - 75**	DATE: **5/13/2018**	SCREEN INTERVAL: **25'-15' bgs**
DRILLING METHOD: **Hollow-Stem Auger**	GROUND SURFACE ELEV. FT AMSL:	FILTER PACK: **2-12 Monterey Sand**
LOGGED BY: **C. McFadden** / BOREHOLE SIZE: **8-Inch**	TOTAL DEPTH: **25' bgs**	FILTER PACK INTERVAL: **25'-15' bgs**

Depth (feet)	USCS	Description (USCS name; Color; Moisture; Density; Plasticity; Dilatency; EPI description; Other)	Interval & % Recovery	Blows per 6"	Sample	PID (ppm)
0		Asphalt Surface				
5		Concrete rubble and silt; no odor	66	8-8-09		0
10	ML	SANDY SILT WITH GRAVEL; bluish gray; damp; mostly silt with minor fine sand and minor gravel; no odor	100	15-21-25	U-12:10	0
15	ML	SANDY SILT; bluish gray; damp; mostly silt with minor fine sand and trace gravel; no odor	100	19-21-21	U-12:15	0.1
20	SP	POORLY-GRADED SAND; brown; wet; fine sand with strong petroleum odor	100	14-16-19	U-12:20	662.4
25	ML	SANDY SILT; bluish gray; damp; mostly silt with some fine sand; no odor	100	21-50/6"	U-12:25	0.9
		End of Borehole				
30						

Well Construction



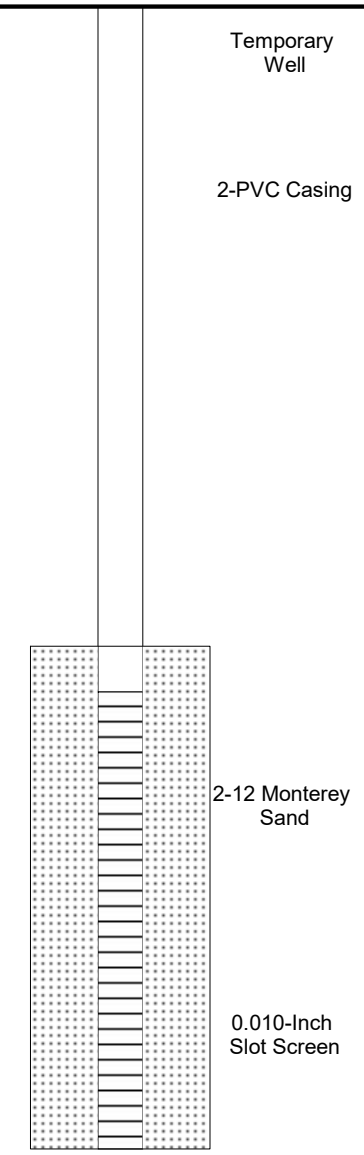
NOTES: U-12:GW collected from temporary well screen, boring decommissioned following groundwater sample collection

ENVIRONMENTAL PARTNERS INC

BORING ID: U-13

SITE ADDRESS: **1120 John St, Seattle, Wa**	CLIENT: **Onni Group**	CASING MATERIAL AND SIZE: **Temporary 2-Inch PVC**
DRILLING CONTRACTOR: **Cascade Drilling, LP**	PROJECT #: **65602**	SCREEN SIZE: **0.010-Inch Slot**
DRILLING EQUIPMENT: **Truck Mounted Rig - CME - 75**	DATE: **5/3/2018**	SCREEN INTERVAL: **25'-15' bgs**
DRILLING METHOD: **Hollow-Stem Auger**	GROUND SURFACE ELEV. FT AMSL:	FILTER PACK: **2-12 Monterey Sand**
LOGGED BY: **C. McFadden** / BOREHOLE SIZE: **8-Inch**	TOTAL DEPTH: **25' bgs**	FILTER PACK INTERVAL: **25'-15' bgs**

Depth (feet)	USCS	Description (USCS name; Color; Moisture; Density; Plasticity; Dilatency; EPI description; Other)	Interval & % Recovery	Blows per 6"	Sample	PID (ppm)
0		Gravel Surface				
		Concrete				
5	SM	SILTY SAND WITH GRAVEL; brown; damp; mostly fine sand with minor silt and minor gravel; no odor	100	3-4-06	U-13:5	0
10	ML	SANDY SILT WITH GRAVEL; brown 10'-10.5' then damp; mostly silt with some fine sand and minor gravel; no odor	100	22-16-23	U-13:10	0
15	SP	POORLY-GRADED SAND; brown; damp; mostly fine sand with few silt; no odor	100	15-16-16	U-13:15	0
20			100	13-17-23	U-13:20	0
25		End of Borehole	0.5	50/6"		0
30						



NOTES: U-13:GW collected from temporary well screen, boring decommissioned following groundwater sample collection

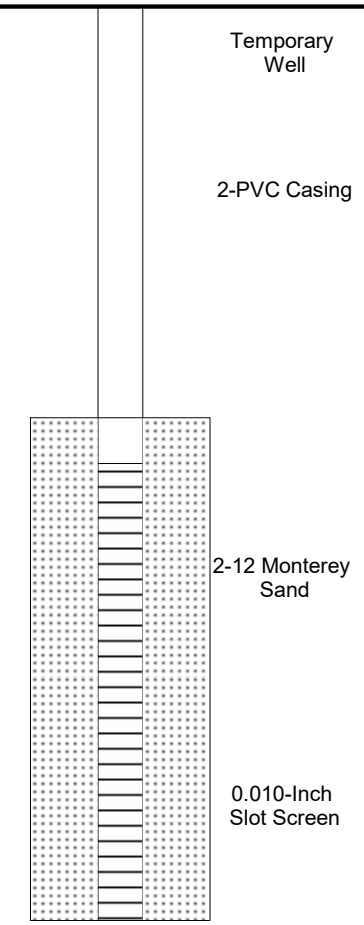
ENVIRONMENTAL PARTNERS INC

BORING ID: U-14

SITE ADDRESS: **1120 John St, Seattle, Wa**	CLIENT: **Onni Group**	CASING MATERIAL AND SIZE: **Temporary 2-Inch PVC**
DRILLING CONTRACTOR: **Cascade Drilling, LP**	PROJECT #: **65602**	SCREEN SIZE: **0.010-Inch Slot**
DRILLING EQUIPMENT: **Truck Mounted Rig - CME - 75**	DATE: **5/3/2018**	SCREEN INTERVAL: **20'-10" bgs**
DRILLING METHOD: **Hollow-Stem Auger**	GROUND SURFACE ELEV. FT AMSL:	FILTER PACK: **2-12 Monterey Sand**
LOGGED BY: **C. McFadden** / BOREHOLE SIZE: **8-Inch**	TOTAL DEPTH: **20' bgs**	FILTER PACK INTERVAL: **20'-10" bgs**

Depth (feet)	USCS	Description (USCS name; Color; Moisture; Density; Plasticity; Dilatency; EPI description; Other)	Interval & % Recovery	Blows per 6"	Sample	PID (ppm)
0		Gravel Surface				
5	SP	POORLY-GRADED SAND; brown; dry; mostly fine sand with trace silt; no odor	100	6-6-04	U-14:5	0
10	SM	SILTY SAND WITH GRAVEL; brown; wet; moslty fine sand with some silt and minor gravel; no odor	100	12-15-14	U-14:10	0
15	ML	SILT; gray; dry; mostly silt with trace gravel and trace sand; no odor	100	21-22-26	U-14:15	0
20		End of Borehole	100	23-20-20	U-14:20	0
25						
30						

Well Construction



NOTES: U-14:GW collected from temporary well screen, boring decommissioned following groundwater sample collection

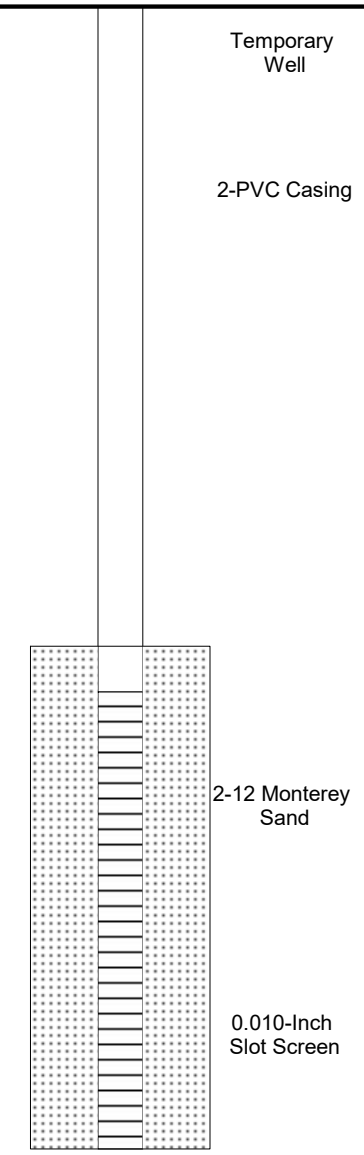
ENVIRONMENTAL PARTNERS INC

BORING ID: U-15

SITE ADDRESS: **1120 John St, Seattle, Wa**	CLIENT: **Onni Group**	CASING MATERIAL AND SIZE: **Temporary 2-Inch PVC**
DRILLING CONTRACTOR: **Cascade Drilling, LP**	PROJECT #: **65602**	SCREEN SIZE: **0.010-Inch Slot**
DRILLING EQUIPMENT: **Truck Mounted Rig - CME - 75**	DATE: **5/20/2018**	SCREEN INTERVAL: **25'-15' bgs**
DRILLING METHOD: **Hollow-Stem Auger**	GROUND SURFACE ELEV. FT AMSL:	FILTER PACK: **2-12 Monterey Sand**
LOGGED BY: **N. Hinsperger PG** / BOREHOLE SIZE: **8-Inch**	TOTAL DEPTH: **25' bgs**	FILTER PACK INTERVAL: **25'-15' bgs**

Depth (feet)	USCS	Description (USCS name; Color; Moisture; Density; Plasticity; Dilatency; EPI description; Other)	Interval & % Recovery	Blows per 6"	Sample	PID (ppm)
0		Asphalt Surface				
5	SP	POORLY-GRADED SAND; light olive brown; dry; very dense; mostly fine sand with trace silt and trace medium sand	33	50/6"	U-15:5	4.4
10	SM	SILTY SAND; grayish brown; wet; very dense; mostly fine sand with minor silt and trace fine gravel	100	25-25-25	U-15:10	12.1
15	SM	Addition of large cobbles	33	25-27-50/6"	U-15:15	9.4
20	ML	SILT; reddish gray; damp; low plasticity; mostly silt with trace fine gravel	100	15-15-20	U-15:20	2.9
25	SP	POORLY-GRADED SAND; yellow; damp; dense; trace silt	100	15-15-25	U-15:25	2
		End of Borehole				
30						

Well Construction



NOTES: U-15:GW collected from temporary well screen, boring decommissioned following groundwater sample collection

ENVIRONMENTAL PARTNERS INC

BORING ID: U-16

SITE ADDRESS **1120 John St, Seattle, Wa**	CLIENT: **Onni Group**
DRILLING CONTRACTOR: **Cascade Drilling, LP**	PROJECT #: **65602**
DRILLING EQUIPMENT: **Truck Mounted Rig - CME - 75**	DATE: **5/20/2018**
DRILLING METHOD: **Hollow-Stem Auger**	GROUND SURFACE ELEV. FT AMSL:
LOGGED BY: **N. Hinsperger PG**	TOTAL DEPTH: **30' bgs**

DECOMMISSIONING MATERIAL:
Hydrated Bentonite

BOREHOLE SIZE:
8-Inch

Depth (feet)	USCS	Description USCS name; Color; Moisture; Density; Plasticity; Dilatency; EPI description; Other	Interval & % Recovery	Blows per 6"	Sample	PID (ppm)	Comments
0		Asphalt Surface					
5	SM	SILTY SAND; reddish gray; damp; very dense; mostly fine sand with minor silt and trace to coarse gravel	100	25-50/6"	U-16:5	3.9	
10	SM	Dry, very dense	10	50/6"	U-16:10	3.6	
15	SM	Color change to light olive brown	33	20-50/6"	U-16:15	9.1	
20	SP	POORLY-GRADED SAND WITH GRAVEL; light olive brown; dry; very dense; mostly fine sand with some gravel and trace silt	100	50/6"	U-16:20	3.2	
25	SP	Addition of large cobbles	100	50/6"	U-16:25	0.2	
30	SP	Decreased gravel and color change to reddish yellow	100	50-50-50	U-16:30	2	
		End of Borehole					
35							

NOTES:

ENVIRONMENTAL PARTNERS INC

BORING ID: MW-6

SITE ADDRESS: **1120 John St, Seattle, Wa**	CLIENT: **Onni Group**
DRILLING CONTRACTOR: **Cascade Drilling, LP**	PROJECT #: **65602**
DRILLING EQUIPMENT: **Truck Mounted Rig - CME - 75**	DATE: **3/16/2019**
DRILLING METHOD: **Hollow-Stem Auger**	GROUND SURFACE ELEV. FT AMSL: **Not Measured**
LOGGED BY: **C. McFadden / M. Esparra**	TOTAL DEPTH: **35' bgs**

DECOMMISSIONING MATERIAL: **Hydrated Bentonite**

BOREHOLE SIZE: **8-Inch**

Depth (feet)	USCS	Description (USCS name; Color; Moisture; Density; Plasticity; Dilatency; EPI description; Other)	Interval & % Recovery	Blows per 6"	Sample	PID (ppm)	Comments
0		Asphalt Surface					
	ML	SANDY SILT; light brown; damp; low plasticity; mostly silt with some fine sand; no odor	50	3-3-4	MW-6:5	0.0	
5							
	GP	POORLY-GRADED GRAVEL WITH SAND; brown; damp; mostly large gravel and cobbles with minor fine sand; no odor	33	50/6"	MW-6:10	0.0	
10							
	ML	SANDY SILT WITH GRAVEL; dark bluish gray; damp; low plasticity	80	10-12-15	MW-6:15	0.0	
15							
	ML	SILT; dark bluish gray; dry; silt; no odor	100	10-12-15	MW-6:20	0.0	
20							
	ML	SANDY SILT WITH GRAVEL; dark bluish gray; dry; mostly silt with minor fine sand and minor fine gravel; no odor	33	50/6"	MW-6:25	0.0	
25							
	ML	SANDY SILT; dark bluish gray; damp; medium plasticity; mostly silt with minor fine sand; no odor	66	25-50/6"	MW-6:30	0.0	
30							
	ML	SILT; dark bluish gray; dry; mostly silt with trace fine gravel; no odor	100	12-20-25	MW-6:35	0.0	
35		End of Borehole					
40							

NOTES: No water or moisture observed

ENVIRONMENTAL PARTNERS INC

BORING ID: MW-7

SITE ADDRESS: **1120 John St, Seattle, Wa**	CLIENT: **Onni Group**	
DRILLING CONTRACTOR: **Cascade Drilling, LP**	PROJECT #: **65602**	
DRILLING EQUIPMENT: **Truck Mounted Rig - CME - 75**	DATE: **3/16/2019**	
DRILLING METHOD: **Hollow-Stem Auger**	GROUND SURFACE ELEV. FT AMSL: **Not Measured**	DECOMMISSIONING MATERIAL: **Hydrated Bentonite**
LOGGED BY: **C. McFadden / M. Esparra**	TOTAL DEPTH: **35' bgs**	BOREHOLE SIZE: **8-Inch**

Depth (feet)	USCS	Description (USCS name; Color; Moisture; Density; Plasticity; Dilatency; EPI description; Other)	Interval & % Recovery	Blows per 6"	Sample	PID (ppm)	Comments
0		Asphalt Surface					
	SP	POORLY-GRADED SAND; light brown; dry; fine sand with trace silt; no odor	80	7-10-10	MW-7:5	0.0	
5							
	ML	SANDY SILT; dark bluish gray; dry to moist for 3" at 10.5'; mostly silt with minor fine sand; no odor	100	7-7-10	MW-7:10	0.0	
10							
	ML	SILT; dark bluish gray; dry; mostly silt with trace fine sand; no odor					
		Same as above; trace gravel; no odor	100	12-17-25	MW-7:15	0.0	
15							
	ML	SANDY SILT; dark bluish gray; damp; mostly silt with minor fine sand and trace gravel; no odor	66	20-50/6"	MW-7:20	0.0	
20							
	ML	SILT; dark bluish gray; dry; mostly silt with trace fine gravel; no odor	100	12-19-20	MW-7:25	0.0	
25							
	ML	SANDY SILT WITH GRAVEL; reddish gray; dry; mostly silt with minor fine sand and minor fine gravel; no odor	30	50/5"	MW-7:30	0.0	
30							
	SP	POORLY-GRADED SAND; reddish gray; dry; mostly fine sand with few fine gravel; no odor					
35		End of Borehole	66	20-50/6"	MW-7:35	0.0	
40							

NOTES: No water observed

ENVIRONMENTAL PARTNERS INC

BORING ID: MW-8

SITE ADDRESS: **1120 John St, Seattle, Wa**	CLIENT: **Onni Group**	
DRILLING CONTRACTOR: **Cascade Drilling, LP**	PROJECT #: **65602**	
DRILLING EQUIPMENT: **Truck Mounted Rig - CME - 75**	DATE: **3/16/2019**	
DRILLING METHOD: **Hollow-Stem Auger**	GROUND SURFACE ELEV. FT AMSL: **Not Measured**	DECOMMISSIONING MATERIAL: **Hydrated Bentonite**
LOGGED BY: **C. McFadden / M. Esparra**	TOTAL DEPTH: **14' bgs**	BOREHOLE SIZE: **8-Inch**

Depth (feet)	USCS	Description (USCS name; Color; Moisture; Density; Plasticity; Dilatency; EPI description; Other)	Interval & % Recovery	Blows per 6"	Sample	PID (ppm)	Comments
0		Asphalt Surface					
5		Hard Drilling; Concrete Rubble	20	50/6"	MW-8:5	0.0	
10		Hard Drilling; Concrete Rubble	20	50/6"	MW-8:10	0.0	
15		End of Borehole					
20							
25							
30							
35							
40							

NOTES: 1st attempt- refusal at 8' bgs. 2nd attempt- refusal at 14'. 3rd attempt- refusal at 14' bgs. 4th attempt- refusal at 12' bgs. 5th attempt- refusal at 14' bgs. 6th attempt- refusal at 13' bgs. 7th attempt- refusal at 13.5' bgs.

BORING ID: TRC-B1

SITE ADDRESS: **1120 John St, Seattle, Wa**	CLIENT: **Onni Group**
DRILLING CONTRACTOR: **Cascade Drilling, LP**	PROJECT #: **15365**
DRILLING EQUIPMENT: **Truck Mounted Rig - CME - 75**	DATE: **10/27/2020**
DRILLING METHOD: **Hollow-Stem Auger (HSA)**	GROUND SURFACE ELEV. FT AMSL: **Not Measured**
LOGGED BY: **N. Dorfner**	TOTAL DEPTH: **51.5' bgs**
DECOMMISSIONING MATERIAL: **Hydrated Bentonite**	BOREHOLE SIZE: **8-Inch Diameter**

Depth (feet)	USCS	Description (USCS name; Color; Moisture; Density; Plasticity; Dilatency; EPI description; Other)	Interval & % Recovery	Blows per 6"	Sample	PID (ppm)	Comments
0		~4" Thick Asphalt Surface					
1	SP	POORLY-GRADED SAND WITH GRAVEL; grayish brown; dry; loose to medium dense; mostly fine-grained sand, minor fine gravel, concrete and wire debris					
2							
3							
4							
5		5' As above	20	12,8,3	TRC-B1:5	0.7	
6							
7							
8							
9							
10	CH	FAT CLAY WITH GRAVEL; reddish gray; damp; stiff; mostly clay, minor gravel, few sand	100	13,10,12	TRC-B1:10	0.4	
11						0.0	
12							
13							
14							
15	ML	SANDY SILT; reddish gray; damp; medium stiff; mostly silt, some fine sand, few gravel	100	5,6,6	TRC-B1:15	0.2	
16						0.2	
17							
18							
19							
20		20' As above 20.5' Cobble	100	21,30,40	TRC-B1:20	0.0	
21	SM	SILTY SAND; grayish brown to brown; moist; dense; mostly fine sand, minor silt, trace fine gravel				0.0	20.5' Crushed rock in sampler
22							
23							
24							
25					TRC-B1:25	0.0	
26		POORLY-GRADED SAND WITH GRAVEL; grayish brown; dry; dense; mostly fine to	80	20,50/6"			

NOTES:

TRC	BORING ID: TRC-B1	
SITE ADDRESS **1120 John St, Seattle, Wa**	CLIENT: **Onni Group**	
DRILLING CONTRACTOR: **Cascade Drilling, LP**	PROJECT #: **15365**	
DRILLING EQUIPMENT: **Truck Mounted Rig - CME - 75**	DATE: **10/27/2020**	
DRILLING METHOD: **Hollow-Stem Auger (HSA)**	GROUND SURFACE ELEV. FT AMSL: **Not Measured**	DECOMMISSIONING MATERIAL: **Hydrated Bentonite**
LOGGED BY: **N. Dorfner**	TOTAL DEPTH: **51.5' bgs**	BOREHOLE SIZE: **8-Inch Diameter**

Depth (feet)	USCS	Description USCS name; Color; Moisture; Density; Plasticity; Dilatency; EPI description; Other	Interval & % Recovery	Blows per 6"	Sample	PID (ppm)	Comments
27		medium-grained sand, minor fine to medium-grained gravel, trace silt				0.1	
28							
29							
30		30' As above; very dense; silt increases to minor	90	22,50/6"	TRC-B1:30	0.1	
31						0.1	
32							
33							
34							
35	SP	35' As above; some iron oxide staining 35.5' Cobble	50	50/6"	TRC-B1:35	0.1	
36		36.5' Moist; silt decreases to trace				0.0	
37							
38							
39							
40		40' As above; light olive brown color	60	50/6"	TRC-B1:40	0.3	
41						0.2	
42		41.5' Coarse gravel in sampler					
43							
44							
45		45' As above; some iron oxide staining	100	27,30,30	TRC-B1:45	0.0	
46		POORLY-GRADED SAND; light olive brown; moist; dense; mostly fine-grained sand, trace silt				0.1	
47							
48							
49	SP						
50		50' Color becomes reddish yellow to light reddish brown; becomes medium dense; mostly fine to medium-grained sand, few silt, trace gravel, iron oxide staining throughout	100	15,20,24	TRC-B1:50	0.0	
51						0.0	
52		End of Borehole					

NOTES:

TRC

BORING ID: TRC-B2

SITE ADDRESS: **1120 John St, Seattle, Wa**	CLIENT: **Onni Group**
DRILLING CONTRACTOR: **Cascade Drilling, LP**	PROJECT #: **15365**
DRILLING EQUIPMENT: **Truck Mounted Rig - CME - 75**	DATE: **10/27/2020**
DRILLING METHOD: **Hollow-Stem Auger (HSA)**	GROUND SURFACE ELEV. FT AMSL: **Not Measured**
LOGGED BY: **N. Dorfner**	TOTAL DEPTH: **51.5' bgs**
DECOMMISSIONING MATERIAL: **Hydrated Bentonite**	BOREHOLE SIZE: **8-Inch Diameter**

Depth (feet)	USCS	Description (USCS name; Color; Moisture; Density; Plasticity; Dilatency; EPI description; Other)	Interval & % Recovery	Blows per 6"	Sample	PID (ppm)	Comments
0		~4" Thick Asphalt Surface					
1	SP	POORLY-GRADED SAND WITH GRAVEL; grayish brown to reddish gray; dry; loose; mostly fine to medium-grained sand, minor gravel, few silt					
2							
3							
4							
5					TRC-B2:5	0.1	
6	ML	SANDY SILT; reddish gray; damp; medium stiff; mostly silt, minor fine sand, few gravel	100	5,5,5		0.0	
7							
8							
9							
10					TRC-B2:10	0.1	
11	SP	POORLY-GRADED SAND; grayish brown; wet; loose; mostly medium-grained sand 11'-11.5' Reddish gray color	100	6,8,13		0.1	
12							
13							
14							
15					TRC-B2:15	0.1	
16	SM	SILTY SAND; grayish brown; damp; medium dense; mostly fine to medium-grained sand, minor silt 16' Few gravel	100	10,12,12		0.1	
17							
18							
19							
20					TRC-B2:20	0.1	
21	SP	POORLY-GRADED SAND; grayish brown; damp; medium dense; mostly medium-grained sand, trace silt	75	10,12,15		0.2	
22							
23							
24							
25					TRC-B2:25	0.0	
26		POORLY-GRADED SAND WITH GRAVEL; grayish brown; moist; medium dense; mostly	100	17,18,20			

NOTES:

TRC	BORING ID: TRC-B2	
SITE ADDRESS: **1120 John St, Seattle, Wa**	CLIENT: **Onni Group**	
DRILLING CONTRACTOR: **Cascade Drilling, LP**	PROJECT #: **15365**	
DRILLING EQUIPMENT: **Truck Mounted Rig - CME - 75**	DATE: **10/27/2020**	
DRILLING METHOD: **Hollow-Stem Auger (HSA)**	GROUND SURFACE ELEV. FT AMSL: **Not Measured**	DECOMMISSIONING MATERIAL: **Hydrated Bentonite**
LOGGED BY: **N. Dorfner**	TOTAL DEPTH: **51.5' bgs**	BOREHOLE SIZE: **8-Inch Diameter**

Depth (feet)	USCS	Description USCS name; Color; Moisture, Density; Plasticity, Dilatency, EPI description; Other	Interval & % Recovery	Blows per 6"	Sample	PID (ppm)	Comments
27		fine to medium-grained sand, minor fine gravel, trace silt				0.0	
28							
29							
30					TRC-B2:30	0.0	
31		30' As above; dense 30.5' Slightly wet 31' Returns to moist, crushed rock in sampler	90	30, 50/6"		0.0	
32	SP						
33							
34							
35					TRC-B2:35	0.1	
36		35' As above; color is olive gray; no odor 35.5' Crushed rock in sampler	30	50/6"		0.1	After collecting sample at 35' bgs, drill rig breaks down. Continue on 10/28/20. Hard drilling. Refusal met, move location West ~4'.
37							
38							
39							
40					TRC-B2R:40	0.1	
41		SILTY SAND; light gray to olive gray; dry; very dense; mostly fine to medium-grained sand, some silt, trace gravel; intermittent thin silt lenses	50	50/6"		0.0	"R" in sample name distinguishes samples from borehole after being moved.
42	SM						
43							
44							
45					TRC-B2R:45	0.0	
46		POORLY-GRADED SAND WITH GRAVEL; reddish yellow to light reddish brown; dry; very dense; mostly fine to medium-grained sand, minor gravel, few silt, iron oxide staining throughout	25	50/6"			
47							
48	SP						
49							
50					TRC-B2R:50	0.0	
51		50' As above	50	50/6"			
52		End of Borehole					

NOTES:

TRC

BORING ID: TRC-B3

SITE ADDRESS: **1120 John St, Seattle, Wa**	CLIENT: **Onni Group**
DRILLING CONTRACTOR: **Cascade Drilling, LP**	PROJECT #: **15365**
DRILLING EQUIPMENT: **Truck Mounted Rig - CME - 75**	DATE: **10/28/2020**
DRILLING METHOD: **Hollow-Stem Auger (HSA)**	GROUND SURFACE ELEV. FT AMSL: **Not Measured**
LOGGED BY: **N. Dorfner**	TOTAL DEPTH: **51.5' bgs**
DECOMMISSIONING MATERIAL: **Hydrated Bentonite**	BOREHOLE SIZE: **8-Inch Diameter**

Depth (feet)	USCS	Description (USCS name; Color; Moisture, Density; Plasticity, Dilatency, EPI description, Other)	Interval & % Recovery	Blows per 6"	Sample	PID (ppm)	Comments
0		~4" Thick Asphalt Surface					
1	SP	POORLY-GRADED SAND, grayish brown; damp; loose; mostly fine to medium-grained sand					
5		5' - Becomes dense to very dense	50	24, 50/6"	TRC-B3:5	0.0 0.0	
10		10' As above 11' Wet	50	50/6"	TRC-B3:10	0.0 0.0	
15		POORLY-GRADED SAND WITH GRAVEL; grayish brown; moist; very dense; mostly fine to medium-grained sand, minor gravel, few silt	90	20, 50/6"	TRC-B3:15	0.0 0.0	
20	SP	20' - As above, moist to wet 21' - Coarse gravel	75	25, 50/4"	TRC-B3:20	0.0 0.0	
25		25' - As above, moist, no silt (P-G SAND W/ GRAVEL) 25.5' - Iron oxide staining	25	50/5"	TRC-B3:25	0.0	

NOTES:

TRC

BORING ID: TRC-B3

SITE ADDRESS: **1120 John St, Seattle, Wa**	CLIENT: **Onni Group**
DRILLING CONTRACTOR: **Cascade Drilling, LP**	PROJECT #: **15365**
DRILLING EQUIPMENT: **Truck Mounted Rig - CME - 75**	DATE: **10/28/2020**
DRILLING METHOD: **Hollow-Stem Auger (HSA)**	GROUND SURFACE ELEV. FT AMSL: **Not Measured**
LOGGED BY: **N. Dorfner**	TOTAL DEPTH: **51.5' bgs**

DECOMMISSIONING MATERIAL: **Hydrated Bentonite**

BOREHOLE SIZE: **8-Inch Diameter**

Depth (feet)	USCS	Description (USCS name; Color; Moisture; Density; Plasticity; Dilatency; EPI description; Other)	Interval & % Recovery	Blows per 6"	Sample	PID (ppm)	Comments
27						0.0	
28							
29							
30	SP	POORLY-GRADED SAND; grayish brown to reddish brown; wet; very dense; mostly medium-grained sand, trace silt	40	50/6"	TRC-B3:30	0.0	
31						0.0	
32							
33							
34							
35	ML	SILT; dark brown; dry; very dense; mostly silt, trace fine sand, trace fine gravel	40	50/6"	TRC-B3:35	0.0	
36						0.0	
37							
38							
39							
40	SM	SILTY SAND; light olive brown; dry; very dense; mostly fine to medium-grained sand, minor silt, trace gravel, iron oxide staining throughout	75	20, 50/6"	TRC-B3:40	0.1	
41						0.1	
42							
43							
44							
45	SP	POORLY-GRADED SAND; strong brown to reddish yellow; damp; very dense; mostly fine to medium-grained sand, few silt	40	50/6"	TRC-B3:45	0.0	
46						0.0	
47							
48							
49							
50		50' As above; dry; trace gravel; slight iron oxide staining	50	50/6"	TRC-B3:50	0.0	
51						0.0	
52		End of Borehole					

NOTES:

TRC	BORING ID: TRC-B4	
SITE ADDRESS **1120 John St, Seattle, Wa**	CLIENT: **Onni Group**	
DRILLING CONTRACTOR: **Cascade Drilling, LP**	PROJECT #: **15365**	
DRILLING EQUIPMENT: **Truck Mounted Rig - CME - 75**	DATE: **10/29/2020**	
DRILLING METHOD: **Hollow-Stem Auger (HSA)**	GROUND SURFACE ELEV. FT AMSL: **Not Measured**	DECOMMISSIONING MATERIAL: **Hydrated Bentonite**
LOGGED BY: **N. Dorfner**	TOTAL DEPTH: **51.5' bgs**	BOREHOLE SIZE: **8-Inch Diameter**

Depth (feet)	USCS	Description USCS name; Color; Moisture, Density; Plasticity, Dilatency, EPI description; Other	Interval & % Recovery	Blows per 6"	Sample	PID (ppm)	Comments
0		~4" Thick Asphalt Surface					
1		POORLY-GRADED SAND, grayish brown; damp; loose; mostly fine to medium-grained sand, few gravel, trace silt					
2							
3							
4							
5	SP	5' As above; color is dark bluish gray; faint odor	60	5,13,15	TRC-B4:5	8.1 6.5	
6							
7							
8							
9							
10	SM	SILTY SAND; grayish brown; damp; medium dense; mostly fine sand, some silt, no odor	100	10,13,8	TRC-B4:10	0.3 0.2	
11		POORLY-GRADED SAND; grayish brown; damp; medium dense; mostly fine sand, few silt					
12		11' Iron oxide staining					
13							
14							
15		15' As above, mostly medium-grained sand, trace gravel, trace silt	100	8,12,15	TRC-B4:15	0.1 0.0	
16		16' Becomes mostly fine-grained sand					
17							
18	SP						
19							
20		20' As above; mostly medium-grained sand	100	17, 50/6"	TRC-B4:20	0.1 0.0	
21							
22		21.5' Few gravel, few silt					
23							
24							
25		25' As above; mostly fine-grained, very dense	100	19, 50/6"	TRC-B4:25	0.2 0.3	
26							

NOTES:

TRC

BORING ID: TRC-B4

SITE ADDRESS: **1120 John St, Seattle, Wa**	CLIENT: **Onni Group**
DRILLING CONTRACTOR: **Cascade Drilling, LP**	PROJECT #: **15365**
DRILLING EQUIPMENT: **Truck Mounted Rig - CME - 75**	DATE: **10/29/2020**
DRILLING METHOD: **Hollow-Stem Auger (HSA)**	GROUND SURFACE ELEV. FT AMSL: **Not Measured**
LOGGED BY: **N. Dorfner**	TOTAL DEPTH: **51.5' bgs**
	DECOMMISSIONING MATERIAL: **Hydrated Bentonite**
	BOREHOLE SIZE: **8-Inch Diameter**

Depth (feet)	USCS	Description (USCS name; Color; Moisture, Density; Plasticity, Dilatency, EPI description, Other)	Interval & % Recovery	Blows per 6"	Sample	PID (ppm)	Comments
27-28	SM	SILTY SAND; grayish brown; moist; very dense; mostly fine to medium-grained sand, minor silt, trace gravel					
30	SP	POORLY-GRADED SAND; strong brown, wet; very dense; mostly fine to medium-grained sand, trace silt 31' Iron oxide staining	80	20, 50/6"	TRC-B4:30	0.3 0.3	
35	SP	35' As above; moist; medium dense	90	19,20,20	TRC-B4:35	0.6 0.9	
36-37-38-39	SW	WELL-GRADED SAND; grayish brown; wet; medium dense; fine to coarse-grained sand, few fine-grained gravel, trace silt					
40	ML	SILT; grayish brown to reddish gray; damp; very dense; mostly silt, few sand	20	50/6"	TRC-B4:40	0.1 0.2	
45	ML	45' As above; yellow to light reddish brown, damp; medium dense; low plasticity 45.5' Color becomes bluish gray	100	15,20,23	TRC-B4:45	0.0 0.0	
50-51	SP	POORLY-GRADED SAND WITH GRAVEL; red to reddish yellow; damp, very dense; mostly fine to medium-grained sand, minor fine to medium-grained gravel, few silt	90	20, 50/6"	TRC-B4:50	0.0 0.1	Iron oxide staining
52		End of Borehole					

NOTES:

BORING ID: TRC-B5

SITE ADDRESS: **1120 John St, Seattle, Wa**	CLIENT: **Onni Group**
DRILLING CONTRACTOR: **Cascade Drilling, LP**	PROJECT #: **15365**
DRILLING EQUIPMENT: **Truck Mounted Rig - CME - 75**	DATE: **10/29/2020**
DRILLING METHOD: **Hollow-Stem Auger (HSA)**	GROUND SURFACE ELEV. FT AMSL: **Not Measured**
LOGGED BY: **N. Dorfner**	TOTAL DEPTH: **21.5' bgs**
DECOMMISSIONING MATERIAL: **Hydrated Bentonite**	BOREHOLE SIZE: **8-Inch Diameter**

Depth (feet)	USCS	Description (USCS name; Color; Moisture; Density; Plasticity; Dilatency; EPI description; Other)	Interval & % Recovery	Blows per 6"	Sample	PID (ppm)	Comments
0		~4" Thick Asphalt Surface					
1	SP	POORLY-GRADED SAND; grayish brown; damp; loose; mostly medium-grained sand, trace silt, concrete debris					
2							
3							
4							
5							
6		6' No more debris	90	5,5,5	TRC-B5:6	0.7	
7		7' Mostly fine sand				0.1	
8							
9							
10		10' As above; silt increases to few			TRC-B5:10	0.2	
11		10.5' - 11.5' Iron oxide staining	100	6,10,15		0.1	
12	SM	SILTY SAND; grayish brown; damp; loose to medium dense; mostly fine sand, minor silt					
13							
14							
15		15' As above; few gravel			TRC-B5:15	0.1	
16		16.5' Moist	100	18,20,20		0.1	
17							
18							
19							
20					TRC-B5:20	0.0	
21	SP	POORLY-GRADED SAND WITH GRAVEL; grayish brown; damp; very dense; mostly fine to medium-grained sand, minor fine to coarse-grained gravel, no silt	50	50/6"			

End of Borehole

NOTES: Air Vac'd to ~6' bgs.

BORING ID: TRC-B6

SITE ADDRESS: **1120 John St, Seattle, Wa**	CLIENT: **Onni Group**
DRILLING CONTRACTOR: **Cascade Drilling, LP**	PROJECT #: **15365**
DRILLING EQUIPMENT: **Truck Mounted Rig - CME - 75**	DATE: **10/30/2020**
DRILLING METHOD: **Hollow-Stem Auger (HSA)**	GROUND SURFACE ELEV. FT AMSL: **Not Measured**
LOGGED BY: **N. Dorfner**	TOTAL DEPTH: **21.5' bgs**

DECOMMISSIONING MATERIAL: **Hydrated Bentonite**

BOREHOLE SIZE: **8-Inch Diameter**

Depth (feet)	USCS	Description (USCS name; Color; Moisture; Density; Plasticity; Dilatency; EPI description; Other)	Interval & % Recovery	Blows per 6"	Sample	PID (ppm)	Comments
0		~4" Thick Asphalt Surface					
1	SP	POORLY-GRADED SAND; grayish brown; damp; loose; mostly fine to medium-grained sand, few fine gravel, few silt					
2							
3							
4							
5					TRC-B6:5	0.0	
6	ML	SILT; reddish gray; damp; loose; medium plasticity; mostly silt, few gravel, trace sand, no odor	100	5,6,7		0.0	
7							
8							
9							
10	SP	POORLY-GRADED SAND; grayish brown; damp; loose; mostly fine to medium-grained sand, few silt, interbedded silt lenses <1" thick	80	5,8,8	TRC-B6:10	0.1	
11						0.1	
12							
13							
14							
15		15' As above; no silt lenses; few gravel; becomes medium dense	90	9,12,12	TRC-B6:15	0.1	
16		15.5' Moist 16' Returns to damp				0.2	
17							
18							
19							
20	SM	SILTY SAND; grayish brown; damp; very dense; mostly fine-grained sand, minor silt, trace gravel	75	19, 50/6"	TRC-B6:20	0.1	
21						0.1	

End of Borehole

NOTES:

TRC

BORING ID: TRC-B7

SITE ADDRESS: **1120 John St, Seattle, Wa**	CLIENT: **Onni Group**
DRILLING CONTRACTOR: **Cascade Drilling, LP**	PROJECT #: **15365**
DRILLING EQUIPMENT: **Truck Mounted Rig - CME - 75**	DATE: **10/30/2020**
DRILLING METHOD: **Hollow-Stem Auger (HSA)**	GROUND SURFACE ELEV. FT AMSL: **Not Measured**
LOGGED BY: **N. Dorfner**	TOTAL DEPTH: **51.5' bgs**

DECOMMISSIONING MATERIAL: **Hydrated Bentonite**

BOREHOLE SIZE: **8-Inch Diameter**

Depth (feet)	USCS	Description (USCS name; Color; Moisture, Density; Plasticity, Dilatency, EPI description; Other)	Interval & % Recovery	Blows per 6"	Sample	PID (ppm)	Comments
0		~4" Thick Asphalt Surface					
1-4	SP	POORLY-GRADED SAND WITH GRAVEL; grayish brown; damp; loose; mostly fine to medium-grained sand, minor gravel, few silt					
5					TRC-B7:5	3.3	
6	SP	POORLY-GRADED SAND; grayish brown; damp; medium dense; mostly fine to medium-grained sand, trace silt, wood and brick debris	90	9,12,12		0.1	
7-9	SP						
10					TRC-B7:10	0.0	
11	ML	SILT; reddish gray; damp; medium dense; medium plasticity; mostly silt, trace sand, trace fine gravel, no odor	100	7,10,10		0.0	
12-14	ML						
15	ML	15' As above, sand increases to few			TRC-B7:15	0.3	
16	ML		100	6,9,11		0.0	
17-19	ML						
20					TRC-B7:20	0.0	
21		POORLY-GRADED SAND; grayish brown; damp; very dense; mostly fine to medium-grained sand, few gravel, few silt	100	20, 50/6"		0.0	
22-24							
25		25' As above			TRC-B7:25	0.0	
26		26' Iron oxide staining	50	50/6"		0.6	

NOTES:

TRC	BORING ID: TRC-B7	
SITE ADDRESS: **1120 John St, Seattle, Wa**	CLIENT: **Onni Group**	
DRILLING CONTRACTOR: **Cascade Drilling, LP**	PROJECT #: **15365**	
DRILLING EQUIPMENT: **Truck Mounted Rig - CME - 75**	DATE: **10/30/2020**	
DRILLING METHOD: **Hollow-Stem Auger (HSA)**	GROUND SURFACE ELEV. FT AMSL: **Not Measured**	DECOMMISSIONING MATERIAL: **Hydrated Bentonite**
LOGGED BY: **N. Dorfner**	TOTAL DEPTH: **51.5' bgs**	BOREHOLE SIZE: **8-Inch Diameter**

Depth (feet)	USCS	Description (USCS name; Color; Moisture; Density; Plasticity; Dilatency; EPI description; Other)	Interval & % Recovery	Blows per 6"	Sample	PID (ppm)	Comments
27	SP						
28							
29							
30					TRC-B7:30	0.0	
31		30' As above; trace gravel; iron oxide staining; wet 30.5' 1"-thick lens of reddish gray, very fine sand with no iron oxide staining 31' Moist	90	17, 50/6"		0.0	
32							
33							
34							
35		POORLY-GRADED SAND WITH GRAVEL; grayish brown; wet; very dense; mostly fine to medium-grained sand, minor gravel, few silt			TRC-B7:35	0.1	
36			40	50/6"		0.1	
37	SP						
38							
39							
40	ML	SILT; brown; damp; hard; medium plasticity; mostly silt, trace sand, trace gravel			TRC-B7:40	0.1	
41			100	50/6"		0.0	
42	OL/OH	ORGANIC SOIL; dark brown; hard; medium plasticity, mostly silt-sized particles with what appears to be organic material, slight odor					
43							
44							
45		POORLY-GRADED SAND; grayish brown; damp; very dense; mostly fine to medium-grained sand, few gravel, few silt, iron oxide staining throughout			TRC-B7:45	0.0	
46			100	20, 50/6"		0.0	
47							
48	SP						
49							
50		50' As above; reddish yellow to light reddish brown color			TRC-B7:50	0.0	
51			80	20, 50/6"		0.0	
52		End of Borehole					

NOTES:

TRC	BORING ID: TRC-B8	
SITE ADDRESS **1120 John St, Seattle, Wa**	CLIENT: **Onni Group**	
DRILLING CONTRACTOR: **Cascade Drilling, LP**	PROJECT #: **15365**	
DRILLING EQUIPMENT: **Truck Mounted Rig - CME - 75**	DATE: **11/2/2020**	
DRILLING METHOD: **Hollow-Stem Auger (HSA)**	GROUND SURFACE ELEV. FT AMSL: **Not Measured**	DECOMMISSIONING MATERIAL: **Hydrated Bentonite**
LOGGED BY: **N. Dorfner**	TOTAL DEPTH: **51.5' bgs**	BOREHOLE SIZE: **8-Inch Diameter**

Depth (feet)	USCS	Description USCS name; Color; Moisture, Density; Plasticity; Dilatency; EPI description; Other	Interval & % Recovery	Blows per 6"	Sample	PID (ppm)	Comments
0	SP	~4" Thick Asphalt Surface POORLY-GRADED SAND, grayish brown; damp; loose; mostly fine to medium-grained sand, trace silt, trace gravel					
1							
2							
3							
4		4' Asphalt					
5							
6		6' As above (Poorly-Graded Sand)			TRC-B8:6	0.5	
7			100	4,6,6		0.5	
8							
9							
10		10' As above			TRC-B8:10	0.7	
11		10.5' Silt increases to few 11' Silt decreases to trace	100	5,6,8		0.7	
12							
13							
14							
15		15' As above; wet; no silt, no gravel			TRC-B8:15	0.4	
16			100	6,8,12		0.6	
17							
18							
19							
20	ML	SILT; reddish gray; dry; medium dense; medium plasticity; mostly silt, trace fine gravel, maybe few clay			TRC-B8:20	0.8	
21			90	6,15,20		0.7	
22							
23							
24							
25					TRC-B8:25	0.6	
26		POORLY-GRADED SAND WITH GRAVEL; grayish brown; damp; very dense; mostly fine	60	50/5"		0.3	

NOTES: Air Vac'd to ~6' bgs.

TRC

BORING ID: TRC-B8

SITE ADDRESS: **1120 John St, Seattle, Wa**	CLIENT: **Onni Group**
DRILLING CONTRACTOR: **Cascade Drilling, LP**	PROJECT #: **15365**
DRILLING EQUIPMENT: **Truck Mounted Rig - CME - 75**	DATE: **11/2/2020**
DRILLING METHOD: **Hollow-Stem Auger (HSA)**	GROUND SURFACE ELEV. FT AMSL: **Not Measured**
LOGGED BY: **N. Dorfner**	TOTAL DEPTH: **51.5' bgs**
	DECOMMISSIONING MATERIAL: **Hydrated Bentonite**
	BOREHOLE SIZE: **8-Inch Diameter**

Depth (feet)	USCS	Description (USCS name; Color; Moisture; Density; Plasticity; Dilatency; EPI description; Other)	Interval & % Recovery	Blows per 6"	Sample	PID (ppm)	Comments
27		sand, minor medium-grained sand, minor fine to coarse-grained gravel, trace silt					
28							
29							
30		30' As above			TRC-B8:30	0.3	
31			50	50/6"		0.1	
32	SP						
33							
34							
35		35' As above; silt increases to few, crushed rock in sampler			TRC-B8:35	0.3	
36			50	50/6"		0.4	
37							
38							
39							
40		SILTY SAND WITH GRAVEL; reddish gray; damp to moist; very dense; mostly fine to medium-grained sand, minor silt, few fine to coarse-grained gravel			TRC-B8:40	1.2	
41			50	50/6"		1.5	
42							
43							
44							
45	SM	45' As above; light olive brown color; damp			TRC-B8:45	0.6	
46		46' Iron oxide staining	50	50/6"		0.8	
47							
48							
49							
50					TRC-B8:50	0.4	
51	ML	GRAVELLY SILT WITH SAND; light olive brown; damp; very dense; mostly silt, some fine to coarse-grained gravel, minor fine to medium-grained sand	75	25, 50/6"		0.4	
52		End of Borehole					

NOTES: Air Vac'd to ~6' bgs.

TRC	BORING ID: TRC-B9
SITE ADDRESS **1120 John St, Seattle, Wa**	CLIENT: **Onni Group**
DRILLING CONTRACTOR: **Cascade Drilling, LP**	PROJECT #: **15365**
DRILLING EQUIPMENT: **Truck Mounted Rig - CME - 75**	DATE: **11/2/2020**
DRILLING METHOD: **Hollow-Stem Auger (HSA)**	GROUND SURFACE ELEV. FT AMSL: **Not Measured**
LOGGED BY: **N. Dorfner**	TOTAL DEPTH: **51.5' bgs**

DECOMMISSIONING MATERIAL: **Hydrated Bentonite**
BOREHOLE SIZE: **8-Inch Diameter**

Depth (feet)	USCS	Description USCS name; Color; Moisture, Density; Plasticity; Dilatency; EPI description; Other	Interval & % Recovery	Blows per 6"	Sample	PID (ppm)	Comments
0		~4" Thick Asphalt Surface					
1	SP	POORLY-GRADED SAND WITH GRAVEL; grayish brown; damp; loose; mostly fine to medium-grained sand, minor gravel, few silt					
2							
3							
4							
5		5' As above; medium dense			TRC-B9:5	1.3	
6		6' Pieces of concrete and other debris in mouth of sampler	40	12,20, 50/2"		5.5	6' - 10' Hard Drilling
7							
8							
9							
10	ML	SILT; reddish gray; dry; medium dense; mostly silt, few fine to coarse-grained gravel, trace sand, maybe few clay, no odor	100	3,9,12	TRC-B9:10	1.0	
11						0.8	
12							
13							
14							
15		15' As above; damp			TRC-B9:15	0.7	
16			100	9,10,18		0.6	15' Water in top of sampler (sluff)
17							
18							
19							
20		20' As above			TRC-B9:20	0.5	
21			60	12,15,22		0.5	
22							
23							
24							
25					TRC-B9:25	1.0	
26	SP	POORLY-GRADED SAND; grayish brown; damp; medium dense to dense; mostly fine	100	11,20,37		1.1	

NOTES:

TRC

BORING ID: TRC-B9

SITE ADDRESS: **1120 John St, Seattle, Wa**	CLIENT: **Onni Group**
DRILLING CONTRACTOR: **Cascade Drilling, LP**	PROJECT #: **15365**
DRILLING EQUIPMENT: **Truck Mounted Rig - CME - 75**	DATE: **11/2/2020**
DRILLING METHOD: **Hollow-Stem Auger (HSA)**	GROUND SURFACE ELEV. FT AMSL: **Not Measured**
LOGGED BY: **N. Dorfner**	TOTAL DEPTH: **51.5' bgs**
	DECOMMISSIONING MATERIAL: **Hydrated Bentonite**
	BOREHOLE SIZE: **8-Inch Diameter**

Depth (feet)	USCS	Description (USCS name; Color; Moisture, Density; Plasticity, Dilatency, EPI description; Other)	Interval & % Recovery	Blows per 6"	Sample	PID (ppm)	Comments
27	SP	sand, trace silt POORLY-GRADED SAND WITH GRAVEL; grayish brown; damp; medium dense to dense, mostly fine to medium-grained sand, minor medium-grained gravel, few silt					
28							
29							
30		30' As above; reddish gray; wet	100	50/6"	TRC-B9:30	0.7 0.8	
31	SM	SILTY SAND WITH GRAVEL; reddish gray; moist; very dense, mostly fine sand, minor silt, minor gravel					
32							
33							
34							
35		35' As above; wet	90	50/6"	TRC-B9:35	0.8 0.8	
36		36' Coarse gravel in sampler					
37							
38							
39							
40	ML	SILT; brown; damp; very dense; mostly silt, few fine to coarse-grained sand, no odor	60	50/6"	TRC-B9:40	1.2 0.6	
41							
42							
43							
44							
45	SM	SILTY SAND WITH GRAVEL; grayish brown to light olive brown; moist; very dense; mostly fine to medium-grained sand, minor silt, minor medium to coarse-grained gravel	60	50/6"	TRC-B9:45	0.8 0.6	
46							
47							
48							
49							
50	ML	GRAVELLY SILT WITH SAND; light olive brown; damp; very dense; mostly silt, minor fine to coarse-grained gravel, minor sand	80	22, 50/6"	TRC-B9:50	0.6 0.3	
51		End of Borehole					

NOTES:

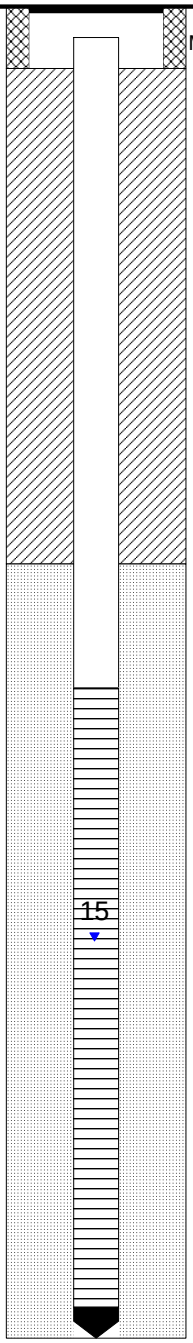
BORING ID: MW-9S

SITE ADDRESS: **1120 John St, Seattle, Wa**	CLIENT: **Onni Group**	CASING MATERIAL AND SIZE: **2" Sch 40 PVC**
DRILLING CONTRACTOR: **Cascade Drilling, LP**	PROJECT #: **15365**	SCREEN SIZE: **0.010" Slot**
DRILLING EQUIPMENT: **Truck Mounted Rig - CME - 75**	DATE: **11/4/2020**	SCREEN INTERVAL: **11'-21' bgs**
DRILLING METHOD: **Hollow-Stem Auger (HSA)**	GROUND SURFACE ELEV. FT AMSL: **Not Measured**	FILTER PACK: **Silica Sand**
LOGGED BY: **N. Dorfner** / BOREHOLE SIZE: **8-Inch Diameter**	TOTAL DEPTH: **21.5' bgs**	FILTER PACK INTERVAL: **9'-21' bgs**

Depth (feet)	USCS	Description (USCS name; Color; Moisture; Density; Plasticity; Dilatency; EPI description; Other)	Interval & % Recovery	Blows per 6"	Sample	PID (ppm)
0		~6" Thick Concrete Slab				
1	SP	POORLY-GRADED SAND WITH GRAVEL; grayish brown; damp; loose; mostly fine to medium-grained sand, minor fine to medium-grained gravel, trace silt				
2						
3						
4						
5						
6		6' As above	75	6,7,10		0.7
7						0.6
8		7.5' Silt increases to few				
9						
10	SP	POORLY-GRADED SAND; grayish brown; damp; medium dense; mostly fine to medium-grained sand, trace gravel, trace silt	60	12,14,15		0.5
11						0.7
12						
13						
14						
15	SP	15' As above	100	12,15,15		0.5
16						0.3
17						
18						
19						
20	ML	GRAVELLY SILT; grayish brown; damp; medium dense; mostly silt, minor fine to coarse-grained gravel, trace sand	80	17,22,24		0.5
21		21' Color becomes reddish gray				0.5

End of Borehole

Well Construction



NOTES: Air Vac'd to ~6' bgs. No samples collected ATD.

TRC

BORING ID: MW-9

SITE ADDRESS	CLIENT:	CASING MATERIAL AND SIZE:
1120 John St, Seattle, Wa	**Onni Group**	**2" Sch 40 PVC**
DRILLING CONTRACTOR:	PROJECT #:	SCREEN SIZE:
Cascade Drilling, LP	**15365**	**0.010" Slot**
DRILLING EQUIPMENT:	DATE:	SCREEN INTERVAL:
Truck Mounted Rig - CME - 75	**11/3/2020**	**95'-110' bgs**
DRILLING METHOD:	GROUND SURFACE ELEV. FT AMSL:	FILTER PACK:
Hollow-Stem Auger (HSA)	**Not Measured**	**Silica Sand**
LOGGED BY: / BOREHOLE SIZE:	TOTAL DEPTH:	FILTER PACK INTERVAL:
N. Dorfner / **8-Inch Diameter**	**111.5' bgs**	**93'-110' bgs**

Depth (feet)	USCS	Description (USCS name; Color; Moisture; Density; Plasticity; Dilatency; EPI description; Other)	Interval & % Recovery	Blows per 6"	Sample	PID (ppm)	Well Construction
0		~6" Thick Concrete Slab					Traffic-Rated Monument Set in Concrete
1	SP	POORLY-GRADED SAND WITH GRAVEL; grayish brown; damp; loose; mostly fine to medium-grained sand, minor fine to medium-grained gravel, trace silt					
2							
3							
4							
5							
6		6' As above; becomes medium dense			MW-9:6	0.2	Hydrated Bentonite Chips
7			50	9,10,10		0.1	
8							
9							
10					MW-9:10	0.3	
11		POORLY-GRADED SAND; grayish brown; wet; very dense; mostly fine to medium-grained sand, few silt	90	50/6"		0.3	Well Casing
12							
13							
14							
15	SP	15' As above			MW-9:15	0.1	
16			100	50/6"		0.1	
17							
18							
19							
20	ML	GRAVELLY SILT; grayish brown; damp; very dense; mostly silt, minor gravel			MW-9:20	0.1	
21			80	18, 50/6"		0.2	
22	SP	POORLY-GRADED SAND; grayish brown; moist; very dense; mostly fine to medium-grained sand, few silt					
23							
24							
25					MW-9:25	0.1	
26	ML	SILT; reddish gray; damp; medium stiff; mostly silt, few sand, few gravel, no odor	75	12,20,25		0.1	
27							
28							

NOTES: Air Vac'd to ~6' bgs. GW observed at ~100' bgs.

TRC

BORING ID: MW-9

SITE ADDRESS	CLIENT:	CASING MATERIAL AND SIZE:
1120 John St, Seattle, Wa	**Onni Group**	**2" Sch 40 PVC**
DRILLING CONTRACTOR:	PROJECT #:	SCREEN SIZE:
Cascade Drilling, LP	**15365**	**0.010" Slot**
DRILLING EQUIPMENT:	DATE:	SCREEN INTERVAL:
Truck Mounted Rig - CME - 75	**11/3/2020**	**95'-110' bgs**
DRILLING METHOD:	GROUND SURFACE ELEV. FT AMSL:	FILTER PACK:
Hollow-Stem Auger (HSA)	**Not Measured**	**Silica Sand**
LOGGED BY: / BOREHOLE SIZE:	TOTAL DEPTH:	FILTER PACK INTERVAL:
N. Dorfner / **8-Inch Diameter**	**111.5' bgs**	**93'-110' bgs**

Depth (feet)	USCS	Description (USCS name; Color; Moisture; Density; Plasticity; Dilatency; EPI description; Other)	Interval & % Recovery	Blows per 6"	Sample	PID (ppm)	Well Construction
29							
30					MW-9:30	0.1	
31		POORLY-GRADED SAND WITH GRAVEL; grayish brown; damp; medium dense; mostly fine to medium-grained sand, minor gravel, trace silt	60	12,18,22		0.3	
32							
33							
34							
35		35' As above; sand content is dominantly fine sand; crushed rock in sampler			MW-9:35	0.2	
36			75	50/6"		0.2	
37							
38							
39							
40	SP	40' As above; reddish gray; very dense; silt increases to few; no odor			MW-9:40	0.2	
41			75	50/6"		0.2	
42							
43							
44							
45		45' As above; grayish brown; damp; very dense; no odor			MW-9:45	0.5	
46		46' Silt increases	60	50/6"		0.3	
47							
48							
49							
50					MW-9:50	0.3	
51		SILTY SAND WITH GRAVEL; grayish brown to light olive brown; damp; very dense; mostly fine sand, minor silt, minor gravel	90	20, 50/6"		0.3	
52		51' Coarse gravel in mouth of sampler					
53	SM						
54							
55					MW-9:55	0.3	
56		GRAVELLY SILT WITH SAND; bluish gray to dark bluish gray; damp; medium dense to	90	20,25,30			

NOTES: Air Vac'd to ~6' bgs. GW observed at ~100' bgs.

TRC

BORING ID: MW-9

SITE ADDRESS	CLIENT:	CASING MATERIAL AND SIZE:
1120 John St, Seattle, Wa	**Onni Group**	**2" Sch 40 PVC**
DRILLING CONTRACTOR:	PROJECT #:	SCREEN SIZE:
Cascade Drilling, LP	**15365**	**0.010" Slot**
DRILLING EQUIPMENT:	DATE:	SCREEN INTERVAL:
Truck Mounted Rig - CME - 75	**11/3/2020**	**95'-110' bgs**
DRILLING METHOD:	GROUND SURFACE ELEV. FT AMSL:	FILTER PACK:
Hollow-Stem Auger (HSA)	**Not Measured**	**Silica Sand**
LOGGED BY: / BOREHOLE SIZE:	TOTAL DEPTH:	FILTER PACK INTERVAL:
N. Dorfner / **8-Inch Diameter**	**111.5' bgs**	**93'-110' bgs**

Depth (feet)	USCS	Description (USCS name; Color; Moisture; Density; Plasticity; Dilatency; EPI description; Other)	Interval & % Recovery	Blows per 6"	Sample	PID (ppm)	Well Construction
57	ML	dense; mostly silt, minor gravel, minor sand, no odor				0.4	
58							
59							
60					MW-9:60	0.3	
61	SM	SILTY SAND WITH GRAVEL, bluish gray to dark bluish gray; moist to wet; very dense; mostly fine to medium-grained sand, minor silt, minor gravel	50	50/6"		0.3	
62		61.5' Dark brown color					
63							
64							
65					MW-9:65	0.3	
66	SP	POORLY-GRADED SAND WITH GRAVEL; red to reddish yellow; damp; very dense; mostlly fine to medium-grained sand, minor gravel, few silt, iron oxide staining throughout; thin interbedded dilt lenses	75	20, 50/6"		0.4	
67							
68							
69							
70		70' As above			MW-9:70	0.3	
71		70.5' Color becomes bluish gray to dark bluish gray	75	50/5"		0.3	
72		71' Becomes slightly wet					
73							
74							
75					MW-9:75	0.4	
76	SM	SILTY SAND WITH GRAVEL; grayish brown; damp; very dense; mostly fine to coarse-grained sand, minor fine to coarse-grained gravel, minor silt	50	50/6"		0.4	
77		76.5' Crushed rock in mouth of sampler					
78							
79							
80		80' As above			MW-9:80	0.1	
81			90	20, 50/6"		0	
82		81.5' Crushed rock in mouth of sampler					
83							
84							

NOTES: Air Vac'd to ~6' bgs. GW observed at ~100' bgs.

TRC

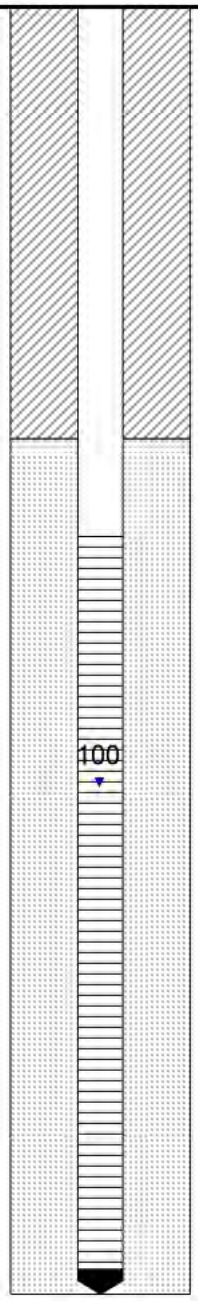
BORING ID: MW-9

SITE ADDRESS	CLIENT:	CASING MATERIAL AND SIZE:
1120 John St, Seattle, Wa	**Onni Group**	**2" Sch 40 PVC**
DRILLING CONTRACTOR:	PROJECT #:	SCREEN SIZE:
Cascade Drilling, LP	**15365**	**0.010" Slot**
DRILLING EQUIPMENT:	DATE:	SCREEN INTERVAL:
Truck Mounted Rig - CME - 75	**11/3/2020**	**95'-110' bgs**
DRILLING METHOD:	GROUND SURFACE ELEV. FT AMSL:	FILTER PACK:
Hollow-Stem Auger (HSA)	**Not Measured**	**Silica Sand**
LOGGED BY: / BOREHOLE SIZE:	TOTAL DEPTH:	FILTER PACK INTERVAL:
N. Dorfner / **8-Inch Diameter**	**111.5' bgs**	**93'-110' bgs**

Depth (feet)	USCS	Description (USCS name; Color; Moisture; Density; Plasticity; Dilatency; EPI description; Other)	Interval & % Recovery	Blows per 6"	Sample	PID (ppm)
85	SW	WELL-GRADED SAND WITH GRAVEL; grayish brown; damp; very dense; mostly fine to coarse-grained sand, minor fine to coarse-grained gravel, few silt	30	50/6"	MW-9:85	0.1
86						0.1
87						
88						
89						
90	SP	POORLY-GRADED SAND; grayish brown; damp; very dense; mostly medium-grained sand, few fine sand, trace silt	90	15, 50/6"	MW-9:90	0.2
91						0.2
92						
93						
94						
95		95' As above	60	20, 50/6"	MW-9:95	0.2
96		96' Trace fine gravel				0.1
97						
98						
99						
100	SW	POORLY-GRADED SAND WITH GRAVEL; grayish brown; wet; medium dense; mostly fine to medium-grained sand, minor fine to medium-grained gravel, trace silt	100	15,20,20	MW-9:100	0.6
101						0.2
102						
103						
104						
105	SP	105' As above; wet; very dense	50	50/6"	MW-9:105	0.2
106						0.2
107						
108						
109						
110		110' As above; wet; very dense; trace coarse sand	75	20, 50/6"	MW-9:110	0.2
111						0.2

End of Borehole

Well Construction



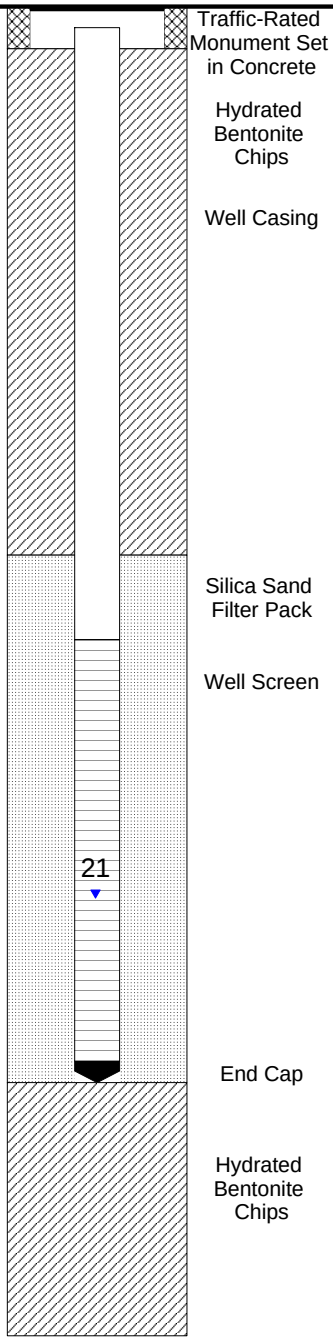
NOTES: Air Vac'd to ~6' bgs. GW observed at ~100' bgs.

TRC

BORING ID: MW-10S

SITE ADDRESS	CLIENT:	CASING MATERIAL AND SIZE:
1120 John St, Seattle, Wa	**Onni Group**	**2" Sch 40 PVC**
DRILLING CONTRACTOR:	PROJECT #:	SCREEN SIZE:
Cascade Drilling, LP	**15365**	**0.010" Slot**
DRILLING EQUIPMENT:	DATE:	SCREEN INTERVAL:
Truck Mounted Rig - CME - 75	**11/4/2020**	**15'-25' bgs**
DRILLING METHOD:	GROUND SURFACE ELEV. FT AMSL:	FILTER PACK:
Hollow-Stem Auger (HSA)	**Not Measured**	**Silica Sand**
LOGGED BY: / BOREHOLE SIZE:	TOTAL DEPTH:	FILTER PACK INTERVAL:
N. Dorfner / **8-Inch Diameter**	**31.5' bgs**	**13'-25' bgs**

Depth (feet)	USCS	Description (USCS name; Color; Moisture; Density; Plasticity; Dilatency; EPI description; Other)	Interval & % Recovery	Blows per 6"	Sample	PID (ppm)
0		~6" Thick Concrete Slab				
1	SP	POORLY-GRADED SAND WITH GRAVEL; grayish brown; wet*; loose; mostly fine to medium-grained sand, minor fine to medium-grained gravel, trace silt				
5	SP	5' As above; medium dense	100	6,9,21	MW-10S:5	
6	SP	6' Silt increases to few				
10	SM	SILTY SAND WITH GRAVEL; grayish brown; wet*; medium dense; mostly fine to medium-grained sand, minor silt, minor fine to coarse-grained gravel	40	12,15,20	MW-10S:10	0.4
15	ML	GRAVELLY SILT; reddish gray; damp; medium stiff; mostly silt, minor gravel, trace sand, clay appears present	100	9,15,16	MW-10S:15	0.7
16	ML					0.8
20	SP	POORLY-GRADED SAND; grayish brown; damp; medium dense; mostly fine to medium-grained sand, trace silt	80	9,15,13	MW-10S:20	0.9
21	SP	21' Becomes wet				0.8
25	ML	SANDY SILT WITH GRAVEL; grayish brown; damp; very dense; mostly silt, minor fine sand, minor medium-grained gravel	40	20, 50/4"	MW-10S:25	0.6
26	ML					0.6
27	ML	26.5' Medium to coarse-grained sand in sampler; moist				
30	SM	SILTY SAND WITH GRAVEL; reddish gray; damp; medium dense; mostly fine sand, minor silt, minor gravel	75	13,13,20	MW-10S:30	0.5
31	SM					0.7
		End of Borehole				



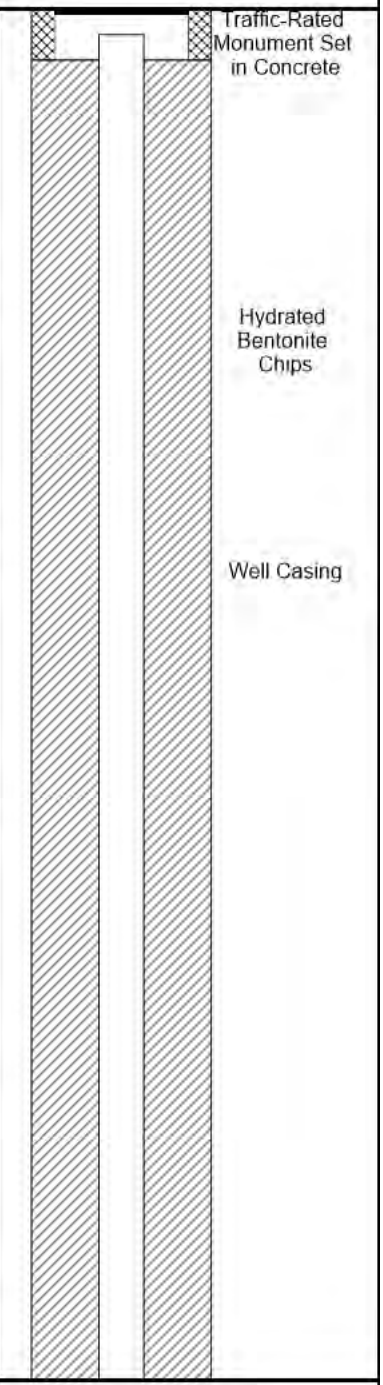
NOTES: Boring was set up in an area with up to 1" of standing water. *Surface water was pouring into borehole.

TRC

BORING ID: MW-10

SITE ADDRESS	CLIENT:	CASING MATERIAL AND SIZE:
1120 John St, Seattle, Wa	**Onni Group**	**2" Sch 40 PVC**
DRILLING CONTRACTOR:	PROJECT #:	SCREEN SIZE:
Cascade Drilling, LP	**15365**	**0.010" Slot**
DRILLING EQUIPMENT:	DATE:	SCREEN INTERVAL:
Truck Mounted Rig - CME - 75	**11/5/2020**	**90'-105' bgs**
DRILLING METHOD:	GROUND SURFACE ELEV. FT AMSL:	FILTER PACK:
Hollow-Stem Auger (HSA)	**Not Measured**	**Silica Sand**
LOGGED BY: / BOREHOLE SIZE:	TOTAL DEPTH:	FILTER PACK INTERVAL:
N. Dorfner / **8-Inch Diameter**	**106.5' bgs**	**88'-105' bgs**

Depth (feet)	USCS	Description (USCS name; Color; Moisture; Density; Plasticity; Dilatency; EPI description; Other)	Interval & % Recovery	Blows per 6"	Sample	PID (ppm)
0		~6" Thick Concrete Slab				
1		~2" Void Beneath Slab				
		POORLY-GRADED SAND WITH GRAVEL; grayish brown; wet*; loose; mostly fine to medium-grained sand, minor fine to medium-grained gravel, trace silt				
5	SP	5' As above; wet*			MW-10:5	0.3
6		6' Silt increases to few	100	3,9,10		0.3
10					MW-10:10	0.2
11	SM	SILTY SAND WITH GRAVEL; grayish brown; damp; loose; mostly fine to medium-grained sand, minor silt, minor fine to coarse-grained gravel, iron oxide staining	90	6,9,8		0.4
15						0.5
16	SP	POORLY-GRADED SAND; grayish brown; wet; medium dense; mostly medium-grained sand, trace silt, trace fine gravel 16' Color becomes dark gray, no odor	100	9, 20, 22	MW-10:16	0.4
20					MW-10:20	0.5
21	SW	WELL-GRADED SAND WITH GRAVEL; grayish brown; damp; very dense; mostly fine to coarse-grained sand, few fine gravel, trace silt	100	20, 50/6"		0.5
25					MW-10:25	0.6
26	SM	SILTY SAND WITH GRAVEL; grayish brown; damp; very dense, mostly fine sand, minor silt, minor gravel	90	30, 50/6"		0.4



NOTES: GW observed at ~100' bgs. DTW measured at ~96' bgs ATD. *Void beneath concrete slab was filled with water and pouring down borehole.

TRC	BORING ID: MW-10	
SITE ADDRESS **1120 John St, Seattle, Wa**	CLIENT: **Onni Group**	CASING MATERIAL AND SIZE: **2" Sch 40 PVC**
DRILLING CONTRACTOR: **Cascade Drilling, LP**	PROJECT #: **15365**	SCREEN SIZE: **0.010" Slot**
DRILLING EQUIPMENT: **Truck Mounted Rig - CME - 75**	DATE: **11/5/2020**	SCREEN INTERVAL: **90'-105' bgs**
DRILLING METHOD: **Hollow-Stem Auger (HSA)**	GROUND SURFACE ELEV. FT AMSL: **Not Measured**	FILTER PACK: **Silica Sand**
LOGGED BY: **N. Dorfner** / BOREHOLE SIZE: **8-Inch Diameter**	TOTAL DEPTH: **106.5' bgs**	FILTER PACK INTERVAL: **88'-105' bgs**

Depth (feet)	USCS	Description USCS name; Color; Moisture; Density; Plasticity; Dilatency; EPI description; Other	Interval & % Recovery	Blows per 6"	Sample	PID (ppm)	Well Construction
27–30	ML	SANDY SILT WITH GRAVEL; grayish brown; damp; very dense; mostly silt, minor sand, minor gravel			MW-10:30	0.7	
30–35	SM	SILTY SAND WITH GRAVEL; grayish brown; damp; very dense; mostly fine sand, minor silt, minor fine to medium-grained gravel	100	20, 50/6"		0.6	
35–40	ML	SANDY SILT; grayish brown; dry; very dense; mostly silt, minor fine sand	100	25, 50/6"	MW-10:35	0.9 0.5	
40–45	SM	SILTY SAND WITH GRAVEL; grayish brown; damp; very dense; mostly fine sand, minor silt, minor fine to coarse-grained gravel 41' Color becomes dark gray	60	50/6"	MW-10:41	0.2	
45–50	SW	WELL-GRADED SAND WITH GRAVEL; grayish brown; moist; very dense; mostly fine to coarse-grained sand, minor fine to coarse-grained gravel, trace silt	60	50/6"	MW-10:45	0.5 0.3	
50–53	SM	SILTY SAND WITH GRAVEL; gray; damp; very dense; mostly fine sand, minor silt, minor fine to coarse-grained gravel	75	50/6"	MW-10:50	0.9 0.8	

NOTES: GW observed at ~100' bgs. DTW measured at ~96' bgs ATD. *Void beneath concrete slab was filled with water and pouring down borehole.

TRC

BORING ID: MW-10

SITE ADDRESS	CLIENT:	CASING MATERIAL AND SIZE:
1120 John St, Seattle, Wa	**Onni Group**	**2" Sch 40 PVC**
DRILLING CONTRACTOR:	PROJECT #:	SCREEN SIZE:
Cascade Drilling, LP	**15365**	**0.010" Slot**
DRILLING EQUIPMENT:	DATE:	SCREEN INTERVAL:
Truck Mounted Rig - CME - 75	**11/5/2020**	**90'-105' bgs**
DRILLING METHOD:	GROUND SURFACE ELEV. FT AMSL:	FILTER PACK:
Hollow-Stem Auger (HSA)	**Not Measured**	**Silica Sand**
LOGGED BY: / BOREHOLE SIZE:	TOTAL DEPTH:	FILTER PACK INTERVAL:
N. Dorfner / **8-Inch Diameter**	**106.5' bgs**	**88'-105' bgs**

Depth (feet)	USCS	Description (USCS name; Color; Moisture; Density; Plasticity; Dilatency; EPI description; Other)	Interval & % Recovery	Blows per 6"	Sample	PID (ppm)	Well Construction
54							
55	SM	55' As above	90	15, 50/6"	MW-10:55	0.3	
56						0.4	
57							
58							
59							
60		60' As above; color becomes grayish brown to light olive brown; iron oxide staining	80	20, 50/5"	MW-10:60	0.7	
61						0.6	
62							
63							
64							
65	ML	SANDY SILT WITH GRAVEL; light olive brown to reddish brown, dense, very dense; mostly silt, minor fine sand, few gravel	20	50/4"	MW-10:65	0.4	
66						0.6	
67							
68							
69							
70		70' As above; color becomes dark bluish gray				0.9	
71			30	50/5"	MW-10:71	1.3	
72							
73							
74							
75	SP	POORLY-GRADED SAND; grayish brown; damp, very dense, mostly fine to medium-grained sand, trace silt, trace gravel	30	50/6"	MW-10:75	0.7	
76							
77							
78							
79							
80					MW-10:80	1.1	

NOTES: GW observed at ~100' bgs. DTW measured at ~96' bgs ATD. *Void beneath concrete slab was filled with water and pouring down borehole.

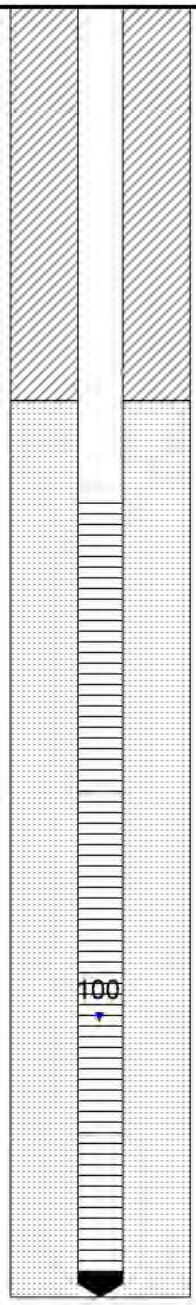
TRC

BORING ID: MW-10

SITE ADDRESS	CLIENT:	CASING MATERIAL AND SIZE:
1120 John St, Seattle, Wa	**Onni Group**	**2" Sch 40 PVC**
DRILLING CONTRACTOR:	PROJECT #:	SCREEN SIZE:
Cascade Drilling, LP	**15365**	**0.010" Slot**
DRILLING EQUIPMENT:	DATE:	SCREEN INTERVAL:
Truck Mounted Rig - CME - 75	**11/5/2020**	**90'-105' bgs**
DRILLING METHOD:	GROUND SURFACE ELEV. FT AMSL:	FILTER PACK:
Hollow-Stem Auger (HSA)	**Not Measured**	**Silica Sand**
LOGGED BY: / BOREHOLE SIZE:	TOTAL DEPTH:	FILTER PACK INTERVAL:
N. Dorfner / **8-Inch Diameter**	**106.5' bgs**	**88'-105' bgs**

Depth (feet)	USCS	Description (USCS name; Color; Moisture; Density; Plasticity; Dilatency; EPI description; Other)	Interval & % Recovery	Blows per 6"	Sample	PID (ppm)
81	SM	SILTY SAND WITH GRAVEL; grayish brown; damp; very dense; mostly fine to coarse-grained sand, minor silt, minor fine-grained gravel 81' Iron oxide staining	75	50/6"		0.5
82						
83						
84						
85	SP-SM	POORLY-GRADED SAND WITH SILT AND GRAVEL; grayish brown; damp; very dense; mostly fine to medium-grained sand, minor medium-grained gravel, minor silt			MW-10:85	1
86			30	50/6"		
87						
88						
89						
90					MW-10:90	1.6
91		90' As above; gravel becomes fine to coarse-grained 91' Crushed rock in mouth of sampler	40	50/6"		0.6
92						
93						
94						
95	SP	POORLY-GRADED SAND; grayish brown; moist; very dense; mostly fine to medium-grained sand, trace fine gravel, trace silt			MW-10:95	0.4
96			40	50/6"		1.7
97						
98						
99						
100		100' As above; wet			MW-10:100	0.2
101			100	30, 50/6"		0.3
102						
103						
104						
105		105' As above; wet			MW-10:105	0.3
106			90	50/6"		

End of Borehole



NOTES: GW observed at ~100' bgs. DTW measured at ~96' bgs ATD. *Void beneath concrete slab was filled with water and pouring down borehole.

Attachment B
Completed Terrestrial Ecological Evaluation Form

Voluntary Cleanup Program

Washington State Department of Ecology
Toxics Cleanup Program

TERRESTRIAL ECOLOGICAL EVALUATION FORM

Under the Model Toxics Control Act (MTCA), a terrestrial ecological evaluation is necessary if hazardous substances are released into the soils at a Site. In the event of such a release, you must take one of the following three actions as part of your investigation and cleanup of the Site:

1. Document an exclusion from further evaluation using the criteria in WAC 173-340-7491.
2. Conduct a simplified evaluation as set forth in WAC 173-340-7492.
3. Conduct a site-specific evaluation as set forth in WAC 173-340-7493.

When requesting a written opinion under the Voluntary Cleanup Program (VCP), you must complete this form and submit it to the Department of Ecology (Ecology). The form documents the type and results of your evaluation.

Completion of this form is not sufficient to document your evaluation. You still need to document your analysis and the basis for your conclusion in your cleanup plan or report.

If you have questions about how to conduct a terrestrial ecological evaluation, please contact the Ecology site manager assigned to your Site. For additional guidance, please refer to https://ecology.wa.gov/Regulations-Permits/Guidance-technical-assistance/Terrestrial-ecological-evaluation.

Step 1: IDENTIFY HAZARDOUS WASTE SITE	
Please identify below the hazardous waste site for which you are documenting an evaluation.	
Facility/Site Name: Former Seattle Times Property	
Facility/Site Address: 1120 John Street, Seattle, Washington	
Facility/Site No: TBD	VCP Project No.: TBD

Step 2: IDENTIFY EVALUATOR			
Please identify below the person who conducted the evaluation and their contact information.			
Name: Douglas Kunkel			Title: Principal Hydrogeologist
Organization: Environmental Partners, Inc.			
Mailing address: 1180 NW Maple St. Suite 310			
City: Issaquah		State: WA	Zip code: 98027
Phone: 425-395-0016	Fax: 425-395-0011	E-mail:	dougk@epi-wa.com

Step 3: DOCUMENT EVALUATION TYPE AND RESULTS

A. Exclusion from further evaluation.

1. Does the Site qualify for an exclusion from further evaluation?

☒ Yes *If you answered **"YES,"** then answer **Question 2**.*

☐ No or Unknown *If you answered **"NO" or "UNKNOWN,"** then skip to **Step 3B** of this form.*

2. What is the basis for the exclusion? *Check all that apply. Then skip to **Step 4** of this form.*

Point of Compliance: WAC 173-340-7491(1)(a)

☒ All soil contamination is, or will be,* at least 15 feet below the surface.

☐ All soil contamination is, or will be,* at least 6 feet below the surface (or alternative depth if approved by Ecology), and institutional controls are used to manage remaining contamination.

Barriers to Exposure: WAC 173-340-7491(1)(b)

× ☒ All contaminated soil, is or will be,* covered by physical barriers (such as buildings or paved roads) that prevent exposure to plants and wildlife, and institutional controls are used to manage remaining contamination.

Undeveloped Land: WAC 173-340-7491(1)(c)

☐ There is less than 0.25 acres of contiguous[#] undeveloped[±] land on or within 500 feet of any area of the Site and any of the following chemicals is present: chlorinated dioxins or furans, PCB mixtures, DDT, DDE, DDD, aldrin, chlordane, dieldrin, endosulfan, endrin, heptachlor, heptachlor epoxide, benzene hexachloride, toxaphene, hexachlorobenzene, pentachlorophenol, or pentachlorobenzene.

☒ For sites not containing any of the chemicals mentioned above, there is less than 1.5 acres of contiguous[#] undeveloped[±] land on or within 500 feet of any area of the Site.

Background Concentrations: WAC 173-340-7491(1)(d)

☐ Concentrations of hazardous substances in soil do not exceed natural background levels as described in WAC 173-340-200 and 173-340-709.

* An exclusion based on future land use must have a completion date for future development that is acceptable to Ecology.

[±] "Undeveloped land" is land that is not covered by building, roads, paved areas, or other barriers that would prevent wildlife from feeding on plants, earthworms, insects, or other food in or on the soil.

[#] "Contiguous" undeveloped land is an area of undeveloped land that is not divided into smaller areas of highways, extensive paving, or similar structures that are likely to reduce the potential use of the overall area by wildlife.

B. Simplified evaluation.

1. Does the Site qualify for a simplified evaluation?

☐ Yes *If you answered **"YES,"** then answer **Question 2** below.*

☐ No or Unknown *If you answered **"NO"** or **"UNKNOWN,"** then skip to **Step 3C** of this form.*

2. Did you conduct a simplified evaluation?

☐ Yes *If you answered **"YES,"** then answer **Question 3** below.*

☐ No *If you answered **"NO,"** then skip to **Step 3C** of this form.*

3. Was further evaluation necessary?

☐ Yes *If you answered **"YES,"** then answer **Question 4** below.*

☐ No *If you answered **"NO,"** then answer **Question 5** below.*

4. If further evaluation was necessary, what did you do?

☐ Used the concentrations listed in Table 749-2 as cleanup levels. *If so, then skip to **Step 4** of this form.*

☐ Conducted a site-specific evaluation. *If so, then skip to **Step 3C** of this form.*

5. If no further evaluation was necessary, what was the reason? *Check all that apply. Then skip to **Step 4** of this form.*

Exposure Analysis: WAC 173-340-7492(2)(a)

☐ Area of soil contamination at the Site is not more than 350 square feet.

☐ Current or planned land use makes wildlife exposure unlikely. Used Table 749-1.

Pathway Analysis: WAC 173-340-7492(2)(b)

☐ No potential exposure pathways from soil contamination to ecological receptors.

Contaminant Analysis: WAC 173-340-7492(2)(c)

☐ No contaminant listed in Table 749-2 is, or will be, present in the upper 15 feet at concentrations that exceed the values listed in Table 749-2.

☐ No contaminant listed in Table 749-2 is, or will be, present in the upper 6 feet (or alternative depth if approved by Ecology) at concentrations that exceed the values listed in Table 749-2, and institutional controls are used to manage remaining contamination.

☐ No contaminant listed in Table 749-2 is, or will be, present in the upper 15 feet at concentrations likely to be toxic or have the potential to bioaccumulate as determined using Ecology-approved bioassays.

☐ No contaminant listed in Table 749-2 is, or will be, present in the upper 6 feet (or alternative depth if approved by Ecology) at concentrations likely to be toxic or have the potential to bioaccumulate as determined using Ecology-approved bioassays, and institutional controls are used to manage remaining contamination.

C. Site-specific evaluation. A site-specific evaluation process consists of two parts: (1) formulating the problem, and (2) selecting the methods for addressing the identified problem. Both steps require consultation with and approval by Ecology. *See* WAC 173-340-7493(1)(c).

1. Was there a problem? *See* WAC 173-340-7493(2).

☐ Yes *If you answered **"YES,"** then answer **Question 2** below.*

☐ No *If you answered **"NO,"** then identify the reason here and then skip to **Question 5** below:*

- ☐ No issues were identified during the problem formulation step.
- ☐ While issues were identified, those issues were addressed by the cleanup actions for protecting human health.

2. What did you do to resolve the problem? *See* WAC 173-340-7493(3).

- ☐ Used the concentrations listed in Table 749-3 as cleanup levels. *If so, then skip to **Question 5** below.*
- ☐ Used one or more of the methods listed in WAC 173-340-7493(3) to evaluate and address the identified problem. *If so, then answer **Questions 3 and 4** below.*

3. If you conducted further site-specific evaluations, what methods did you use?
Check all that apply. See WAC 173-340-7493(3).

- ☐ Literature surveys.
- ☐ Soil bioassays.
- ☐ Wildlife exposure model.
- ☐ Biomarkers.
- ☐ Site-specific field studies.
- ☐ Weight of evidence.
- ☐ Other methods approved by Ecology. If so, please specify:

4. What was the result of those evaluations?

- ☐ Confirmed there was no problem.
- ☐ Confirmed there was a problem and established site-specific cleanup levels.

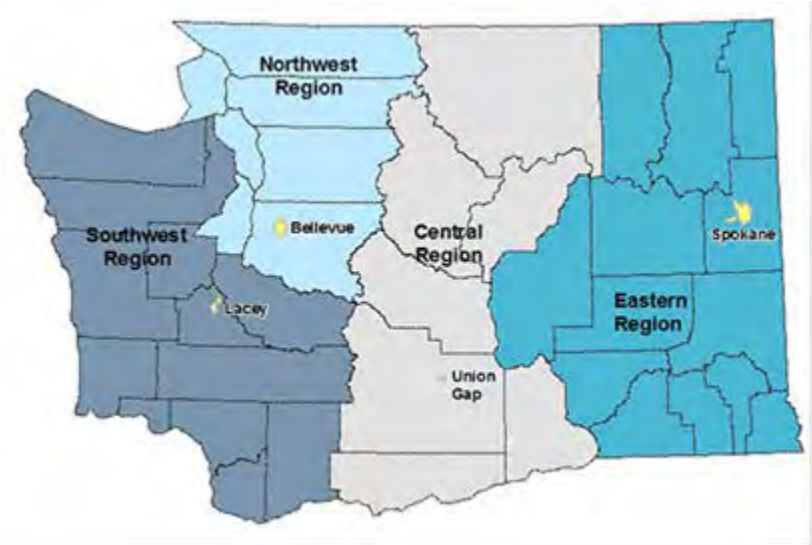
5. Have you already obtained Ecology's approval of both your problem formulation and problem resolution steps?

☐ Yes If so, please identify the Ecology staff who approved those steps:

☐ No

Step 4: SUBMITTAL

Please mail your completed form to the Ecology site manager assigned to your Site. If a site manager has not yet been assigned, please mail your completed form to the Ecology regional office for the County in which your Site is located.



Northwest Region: Attn: VCP Coordinator 3190 160th Ave. SE Bellevue, WA 98008-5452	**Central Region:** Attn: VCP Coordinator 1250 West Alder St. Union Gap, WA 98903-0009
Southwest Region: Attn: VCP Coordinator P.O. Box 47775 Olympia, WA 98504-7775	**Eastern Region:** Attn: VCP Coordinator N. 4601 Monroe Spokane WA 99205-1295

If you need this publication in an alternate format, please call the Toxics Cleanup Program at 360-407-7170. People with hearing loss can call 711 for Washington Relay Service. People with a speech disability can call 877-833-6341.