

CITY PACIFIC LAND CO., LLC COMMERCIAL PROPERTY ENVIRONMENTAL ASSESSMENT FINAL REPORT



24300 Pacific Highway South
Kent, Washington 98032

Prepared for:
City Pacific Land Company, LLC
28060 SE Viva Lane
Boring, Oregon 97009

Prepared by:
GO Spectrum NW
7981 168th Avenue NE, Suite 212
Redmond, Washington 98052

August 26, 2026

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SUMMARY OF FINDINGS

INTRODUCTION

GO Spectrum NW (Spectrum) completed an Environmental Assessment for a commercial property located at 24300 Pacific Highway South in Kent, Washington 98032 (Figure 1). The Environmental Assessment was executed for City Pacific Land Company, LLC (CPK), the property owner. CPK gave Spectrum authorization to proceed with the project on August 4, 2025.

INVOLVED PARTIES

CPK was the client for this project. Spectrum retained Holocene Drilling from Sumner, Washington, to provide drilling services and Friedman & Bruya of Seattle, Washington, to provide environmental analytical services.

PAST ENVIRONMENTAL INVESTIGATIONS

Shannon & Wilson completed a Phase II Environmental Site Assessment at the XTRA Lease property at 24300 Pacific Highway South in Kent, Washington, following four recognized environmental conditions identified during a January 2025 Phase I ESA. Those conditions included historical storage of hazardous substances and petroleum products, documented oil staining, wash-water discharge practices associated with the maintenance area, and a former septic tank associated with historical truck repair activities.

The Phase II investigation was performed in two stages. The initial January 29, 2025, investigation included 10 direct-push soil borings targeted around the identified RECs. Based on chlorinated volatile organic compound findings, Shannon & Wilson completed a second investigation on February 12, 2025, consisting of a deeper boring and installation of groundwater monitoring well MW-1 near the former maintenance building and wash-water sump. Groundwater was encountered at approximately 32 feet below the land surface.

OVERVIEW SITE ENVIRONMENTAL ISSUES

The subject property is located within the 1,000-square-mile area of soil contaminated with arsenic and lead from the former Asarco copper smelter in Ruston and Tacoma (Asarco Smelter Plume). Spectrum collected forty surface samples throughout the subject property to determine if the Asarco Smelter Plume had impacted the surface soils of the subject property. In addition, six of the forty surface samples were also analyzed for semi-volatile organic compounds (SVOCs).

There are two surface water runoff ditches within the subject property. A drainage ditch is present along the northern property boundary and provides a means to remove surface runoff from the subject property. The potential impact of metals on surface water runoff from the ditch was assessed. Spectrum collected a soil sample from the ditch and analyzed the sample for arsenic, barium, cadmium, chromium, lead, mercury, selenium, and silver.

Three former lagoons (settling ponds), two of which were unlined, were located east of the maintenance garage on the eastern portion of the subject property. A SVOCs contaminant, bis(2-ethylhexyl) phthalate, was reportedly present in soil beneath the lagoons. More than 900 tons of contaminated soil and sludge that were classified as dangerous waste were reportedly removed from the lagoon area in 1988. The excavated lagoons were reportedly

filled with clean fill. However, post-excavation groundwater sampling was not performed in this area.

SITE ENVIRONMENTAL SCOPE OF WORK

Spectrum installed a groundwater monitoring well to the south-southwest of the former unlined settling ponds. The 35-foot groundwater monitoring well was sampled, and the groundwater samples were analyzed for SVOCs and VOCs.

Spectrum installed three additional groundwater monitoring wells within the subject property. The wells were installed from locations starting at a location approximately 35 yards due west-southwest with respect to the south edge of the former maintenance garage's cleaning pad. Two other groundwater monitoring wells were installed at locations approximately 60 yards and 90 yards due west-southwest with respect to the south edge of the former maintenance garage's cleaning pad, respectively (Figure 2).

The four well borings were drilled with a hollow-stem auger drill rig and then completed as groundwater monitoring wells. The wells were completed with ten-foot screens and to depths ranging from 35 to 39 feet below the ground surface (bgs). Following the completion of the wells, they were developed and sampled.

SITE SOILS

Surface cover consisted of compacted gravel across the subject property. Subsurface soils generally consisted of gray silty sand with gravel (ML) and gray poorly graded sand with large clast gravels (SW) from below the surface to the terminal depths.

SITE GROUNDWATER

The depth to groundwater within the central portion of the subject property ranges from 26.4 to 28.3 feet below the ground surface. Based on monitoring well data, the direction of groundwater flow within the subject property is west-southwest.

REGULATORY REVIEW

Soil and groundwater analytical results generated during this investigation were reviewed within the framework of the Washington State MTCA and applicable Washington State Department of Ecology guidance values.

No analyzed soil sample exceeded the MTCA Method A Cleanup Levels for metals, arsenic, barium, cadmium, lead, mercury, selenium, or silver in Unrestricted Land Uses. In addition, no soil sample exceeded the CLARC Cleanup Levels for SVOCs.

The detected concentrations of vinyl chloride in groundwater samples from monitoring well CPK-MW1 exceeded the MTCA Method A Groundwater Cleanup Level for vinyl chloride.

The detected concentrations of PCE and TCE in groundwater samples from monitoring wells CPK-MW1 and CPK-MW2 exceeded the MTCA Method A Groundwater Cleanup Levels for PCE and TCE.

All tested groundwater samples were compliant with CLARC SVOCs cleanup levels.

ENVIRONMENTAL ASSESSMENT CONCLUSIONS

The surface soils within the subject property meet the MTCA Method A Cleanup Levels for arsenic and lead in Unrestricted Land Uses. Therefore, the subject property's surface soils have not been impacted by the Asarco Plume.

Surface soil tests at the subject property show that SVOC concentrations comply with applicable CLARC cleanup levels. SVOC concentrations detected in the analyzed surface-soil samples did not exceed the applicable CLARC cleanup levels.

Analytical results for the surface samples from the drainage ditch on the north side of the subject property confirm that detected concentrations of arsenic, barium, cadmium, lead, mercury, selenium, and silver are compliant with the MTCA Method A Cleanup Levels for Unrestricted Land Uses. The analytical results for the sampled drainage-ditch soil did not identify metals exceeding the referenced MTCA cleanup levels.

Vinyl chloride, PCE, and TCE in concentrations exceeding MTCA Method A Groundwater Cleanup Levels were detected in groundwater monitoring wells CPK-MW1 and CPK-MW2. However, no vinyl chloride was detected in the groundwater samples from CPK-MW2-01, CPK-MW3, and CPK-MW4. The detected PCE concentration in the groundwater sample from groundwater monitoring well CPK-MW3, at $<5 \mu\text{g/L}$, was below the MTCA Method A Groundwater Cleanup Level of $5 \mu\text{g/L}$. The detected TCE concentration in the groundwater sample from CPK-MW3 at $0.63 \mu\text{g/L}$ was below the MTCA Method A Groundwater Cleanup Level of $5 \mu\text{g/L}$.

The project data show that the subject property's VOC groundwater plume extends from the former garage, in a west-southwest direction to an area northeast of the site's southwest boundary. Based on the groundwater monitoring locations and analytical results from this investigation, VOC concentrations exceeding the MTCA Method A Groundwater Cleanup Levels were confined to the interior of the subject property and have not migrated off-site.

1 INTRODUCTION

Spectrum completed an Environmental Assessment for a commercial property located at 24300 Pacific Highway South in Kent, Washington 98032 (Figure 1). The Environmental Assessment was executed for CPK, the property owner. CPK gave Spectrum authorization to proceed with the project on August 4, 2025.

1.1 FIELD SERVICES

The fieldwork for the Environmental Assessment took place on June 16, June 17, June 29, and July 25, 2026. Spectrum supervised the collection of 41 surface soil samples and the installation of four groundwater monitoring wells.

1.2 REPORT ORGANIZATION

This report begins with a Summary of Findings, a summary of field services, a general property overview, and a site legal description. A discussion of project area geology, site conditions, and field observations follows the Summary of Findings. Subsequent sections present the elements of the Environmental Assessment field investigation, soil and groundwater sampling methodology, laboratory analyses, and analytical results, as well as regulatory review, project conclusions, and recommendations. Three figures, six tables, and three supporting appendices follow the main text. Figure 1 is the Site Location Map, Figure 2 is the Soil Sample Location Map, and Figure 3 is the Groundwater Assessment Map. Table 1 presents the sample source information, and Tables 2 through 6 present the analytical results for soil and groundwater samples. Site photographs are presented in Appendix A, copies of the analytical reports are provided in Appendix B, and the monitoring well logs are presented in Appendix C.

1.3 INVOLVED PARTIES

CPK was the client for this project. Spectrum retained Holocene Drilling from Sumner, Washington, to provide drilling services and Friedman & Bruya of Seattle, Washington, to provide environmental analytical services.

1.4 PROPERTY LEGAL DESCRIPTION

King County Parcel Numbers: 212204-9046.

Legal Description: S HALF S HALF NE QTR NE QTR STR 21-22-04 LYING EAST OF ELY MARGIN OF PACIFIC HWY S (FORMERLY STATE ROAD NO 1) 100.00 FT IN WIDTH; EXC WLY 12.00 FT OF S 20.00 FT (AS MEASURED ALONG WLY LINE) CONVEYED TO CITY OF KENT BY DEED UNDER RECORDING NO 20031202001436.

2 PAST SITE INVESTIGATION FINDINGS

Shannon & Wilson completed a Phase II Environmental Site Assessment at the XTRA Lease property at 24300 Pacific Highway South in Kent, Washington, following four recognized environmental conditions identified during a January 2025 Phase I ESA. Those conditions included historical storage of hazardous substances and petroleum products, documented oil staining, wash-water discharge practices associated with the maintenance area, and a former septic tank associated with historical truck repair activities.

The Phase II investigation was performed in two stages. The initial January 29, 2025, investigation included 10 direct-push soil borings targeted around the identified RECs. Based on chlorinated volatile organic compound findings, Shannon & Wilson completed a second investigation on February 12, 2025, consisting of a deeper boring and installation of groundwater monitoring well MW-1 near the former maintenance building and wash-water sump. Groundwater was encountered at approximately 32 feet below the land surface.

Key Analytical Findings

- Tetrachloroethene (PCE) was detected in soil above Washington Department of Ecology MTCA Method A cleanup level in borings SB-3, SB-4, and SB-5. Reported concentrations included 0.735 mg/kg and 2.21 mg/kg at SB-3, compared with a Method A soil cleanup level of 0.05 mg/kg.
- Five deeper soil samples collected during MW-1 installation also contained PCE above the 0.05 mg/kg Method A cleanup level, ranging from 0.125 to 0.487 mg/kg between approximately 19 and 31.5 feet below land surface.
- Groundwater from MW-1 contained PCE at 1,120 µg/L and TCE at 132 µg/L. Both exceed the applicable MTCA Method A groundwater cleanup level of 5 µg/L. Other chlorinated VOCs degradation products were also detected, including cis-1,2-DCE.
- Petroleum-related impacts were comparatively limited. Heavy oil was detected at SB-6 at approximately 328–380 mg/kg, below the reported MTCA cleanup level of 2,000 mg/kg. Gasoline and diesel-range organics were not reported above laboratory reporting limits in the sampled locations.
- Metals were detected in several soil samples but were not reported above applicable MTCA cleanup levels. Organochlorine pesticides were not reported above laboratory reporting limits.

3 ENVIRONMENTAL ASSESSMENT

The Spectrum Environmental Assessment consisted of the following tasks.

3.1 SURFACE SOIL TESTING

The subject property is located within the 1,000-square-mile area of soil contaminated with arsenic and lead from the former Asarco copper smelter in Ruston and Tacoma (Asarco Smelter Plume). Spectrum collected forty surface samples throughout the subject property to determine if the Asarco Smelter Plume had impacted the surface soils of the subject property. In addition, six of the forty surface samples were also analyzed for semi-volatile organic compounds (SVOCs).

There are two surface water runoff ditches within the subject property. A drainage ditch is present along the northern property boundary and provides a means to remove surface runoff from the subject property. The potential impact of metals on surface water runoff from the ditch was assessed. Spectrum collected a soil sample from the ditch and analyzed the sample for arsenic, barium, cadmium, chromium, lead, mercury, selenium, and silver.

3.2 GROUNDWATER TESTING

Three former lagoons (settling ponds), two of which were unlined, were located east of the maintenance garage on the eastern portion of the subject property. A SVOC contaminant,

bis(2-ethylhexyl) phthalate, was reportedly present in soil beneath the lagoons. More than 900 tons of contaminated soil and sludge that were classified as dangerous waste were reportedly removed from the lagoon area in 1988. The excavated lagoons were reportedly filled with clean fill. However, post-excavation groundwater sampling was not performed in this area.

Spectrum installed a groundwater monitoring well to the south-southwest of the former unlined settling ponds. The 35-foot groundwater monitoring well was sampled, and the groundwater samples were analyzed for SVOCs and VOCs.

Spectrum installed three additional groundwater monitoring wells within the subject property. The wells were installed from locations starting at a location approximately 35 yards due west-southwest with respect to the south edge of the former maintenance garage's cleaning pad. Two other groundwater monitoring wells were installed at locations approximately 60 yards and 90 yards due west-southwest with respect to the south edge of the former maintenance garage's cleaning pad, respectively (Figure 2).

The four well borings were drilled with a hollow-stem auger drill rig and then completed as groundwater monitoring wells. The wells were completed with ten-foot screens and to depths ranging from 35 to 39 feet bgs. Following the completion of the wells, they were developed and sampled. The monitoring wells' construction details are provided in well logs, and the logs are provided in Appendix C.

3.3 SOIL SAMPLES ANALYTICAL PROTOCOLS

We collected and analyzed forty surface soil samples for total arsenic and lead using EPA Method 6020B.

Spectrum collected a soil sample from a site's surface water runoff ditch present along the northern property boundary. The soil sample was analyzed for arsenic, barium, cadmium, chromium, lead, mercury, selenium, and silver using EPA test method 6020B, total metals.

Six surface soil samples were collected and analyzed for SOVCs utilizing EPA test method 8270E.

3.4 GROUNDWATER SAMPLES ANALYTICAL PROTOCOLS

Spectrum collected groundwater samples from four onsite groundwater monitoring wells. In order to delineate the impacts of VOCs and SVOCs on the subject property groundwater, Spectrum tested these groundwater samples for both SVOCs and VOCs utilizing EPA test method 8260D.

3.5 ENVIRONMENTAL ASSESSMENT DOCUMENTATION

Spectrum documented all field activities associated with the Environmental Assessment. Documentation included a comprehensive discussion of field observations, including field parameter measurements and any problems encountered. All test pit and soil removal excavation closure sample containers were labeled with the following information:

- Project identification number;
- Sample date;
- Sampler's name, and
- Sample identification number.

Each soil sample collected was given a unique identification number as described below:

Project\Source\Source Location: For example, sample CPK-MW4-W01 is the first (W01) groundwater sample collected from the CPK property (CPK) monitoring well (MW4).

In addition, the sample chain-of-custody forms were completed with the Spectrum project's identification number, the sampler's name, date, sample identification codes, number of containers, and date and time the sample was collected. The chain-of-custody form was included with samples transported to the analytical laboratory.

3.6 DECONTAMINATION PROCEDURES

All non-disposable sampling equipment was decontaminated prior to and after each sampling. The specific steps used for decontaminating the sampling equipment are:

- Rinse and pre-clean equipment in potable water;
- Wash and scrub equipment with non-phosphate-based detergent and potable water;
- Rinse with potable water;
- Rinse in deionized water; and
- Air-dry and store in clean plastic bags (or visqueen sheets) between samplings.

3.7 SAMPLE HANDLING AND SHIPPING

Spectrum field personnel checked all vial sample vials for completeness and cap tightness. The vials were then placed upright in a cooler chilled with ice packs. The sample cooler was then placed in a field vehicle to await transportation to the analytical laboratory. All sample containers were transported under chain of custody to the Friedman & Bruya Seattle, Washington, laboratory for analyses.

4 ENVIRONMENTAL ASSESSMENT RESULTS

4.1 GEOLOGY

The dominant geological feature of the landscape in this portion of King County is Vashon till (Pleistocene). The Vashon till is made up of predominantly fine-grained deposits consisting of unsorted and unstratified glacial sediments from clay to boulder in sizes that vary in compaction and composition throughout the Puget Sound. The Vashon till is made up of both subglacial and ablation components. The subglacial consists of unsorted gravel in a matrix of sandy silt and clay, commonly called hardpan. The ablation is till, brown, sandy and gravelly soil accompanied by a few boulders (Jones 1998).

4.2 SUBSURFACE CONDITIONS

Surface cover consisted of compacted gravel across the subject property. Subsurface soils generally consisted of gray silty sand with gravel (ML) and gray poorly graded sand with large clast gravels (SW) from below the surface to the terminal depths.

4.3 GROUNDWATER

The depth to groundwater within the central portion of the subject property ranges from 26.4 to 28.3 feet below the ground surface. Based on monitoring well data, the direction of groundwater flow within the subject property is west-southwest.

4.4 ANALYTICAL SAMPLE RESULTS

SOIL ANALYTICAL RESULTS

The analytical results for arsenic in the surface soil samples ranged from 1.6 mg/kg in sample CK-14C to 9.1 mg/kg in sample CK-12A (Figure 2).

The analytical results for lead in the surface soil samples ranged from 1.3 mg/kg in sample CK-8B to 15 mg/kg in sample CK-1B (Figure 2).

No semi-volatile organic compounds were detected above the test method detection limits in the subject property. Chrysene was detected in concentrations that ranged from 0.030 mg/kg in sample CPK-3B to 0.2 mg/kg in sample CPK-5C. Benzo(a)pyrene was detected in concentrations that ranged from 0.011 mg/kg in sample CPK-3B to 0.2 mg/kg in sample CPK-5C. Indeno(1,2,3-cd)pyrene was detected in concentrations that ranged from 0.013 mg/kg in sample CPK-3B to 0.095 mg/kg in sample CPK-5C. Dibenz(a,h)anthracene was detected in a concentration of 0.0058 mg/kg in sample CPK-10C. No concentration of dibenz(a,h)anthracene was detected in concentrations above the test method detection limit in the remaining tested soil samples.

The total metals analytical results for soil sample CPK-GSN 01, collected from the runoff ditch located on the north boundary, are as follows:

- Arsenic – 7.8 mg/kg.
- Barium - 130 mg/kg.
- Cadmium – 1.1 mg/kg.
- Lead - 32 mg/kg.
- Mercury - <1 mg/kg.
- Selenium - <1 mg/kg.
- Silver - <1 mg/kg.

GROUNDWATER ANALYTICAL RESULTS

VOCs were detected in the four groundwater monitoring wells in concentrations above the test method detection limits.

Vinyl chloride was detected in a concentration of 19 µg/L in sample CPK-MW1-01. No concentration of vinyl chloride was detected in concentrations above the test method detection limit in the remaining tested groundwater samples.

Trichloroethene (TCE) was detected in concentrations that ranged from 0.63 µg/L in groundwater sample CPK-MW3-01 to 440 µg/L in groundwater sample CPK-MW1-01.

Tetrachloroethylene (PCE) was detected in concentrations of 330 µg/L and 430 µg/L in groundwater samples CPK-MW1-01 and CPK-MW2-01, respectively. No PCE was detected in the groundwater samples CPK-MW3-01 or CPK-MW4-01.

Bis(2-ethylhexyl) phthalate was not detected in soil samples from the former settling pond area. No other phthalates or semi-volatile organic compounds (SVOCs) exceeded detection limits in groundwater samples from well CPK-MW4.

Copies of the analytical laboratory reports are provided in Appendix B.

4.5 REGULATORY REVIEW

Soil and groundwater analytical results generated during this investigation were reviewed within the framework of the Washington State MTCA and applicable Washington State Department of Ecology guidance values.

The regulatory comparisons presented within this report are intended to support general environmental evaluation of the subject property.

4.6 REGULATORY REVIEW RESULTS

No analyzed soil sample exceeded the MTCA Method A Cleanup Levels for metals, arsenic, barium, cadmium, lead, mercury, selenium, or silver in Unrestricted Land Uses. In addition, no soil sample exceeded the CLARC Cleanup Levels for SVOCs.

The detected concentrations of vinyl chloride in groundwater samples from monitoring well CPK-MW1 exceeded the MTCA Method A Groundwater Cleanup Level for vinyl chloride.

The detected concentrations of PCE and TCE in groundwater samples from monitoring wells CPK-MW1 and CPK-MW2 exceeded the MTCA Method A Groundwater Cleanup Levels for PCE and TCE.

All tested groundwater samples were compliant with CLARC SVOC cleanup levels.

5 ENVIRONMENTAL ASSESSMENT CONCLUSIONS

The surface soils within the subject property meet the MTCA Method A Cleanup Levels for arsenic and lead in Unrestricted Land Uses. Therefore, the subject property's surface soils have not been impacted by the Asarco Plume.

Surface soil tests at the subject property show that SVOCs concentrations comply with applicable CLARC cleanup levels. SVOC concentrations detected in the analyzed surface-soil samples did not exceed the applicable CLARC cleanup levels.

Analytical results for the surface samples from the drainage ditch on the north side of the subject property confirm that detected concentrations of arsenic, barium, cadmium, lead, mercury, selenium, and silver are compliant with the MTCA Method A Cleanup Levels for Unrestricted Land Uses. The analytical results for the sampled drainage-ditch soil did not identify metals exceeding the referenced MTCA cleanup levels.

Vinyl chloride, PCE, and TCE in concentrations exceeding MTCA Method A Groundwater Cleanup Levels were detected in groundwater monitoring wells CPK-MW1 and CPK-MW2. However, no vinyl chloride was detected in the groundwater samples from CPK-MW2-01, CPK-MW3, and CPK-MW4. The detected PCE concentration in the groundwater sample from groundwater monitoring well CPK-MW3, at <5 µg/L, was below the MTCA Method A Groundwater Cleanup Level of 5 µg/L. The detected TCE concentration in the groundwater sample from CPK-MW3 at 0.63 µg/L was below the MTCA Method A Groundwater Cleanup Level of 5 µg/L.

The project data show that the subject property's VOC groundwater plume extends from the former garage, in a west-southwest direction to an area northeast of the site's southwest boundary. Based on the groundwater monitoring locations and analytical results from this investigation, VOC concentrations exceeding the MTCA Method A Groundwater Cleanup Levels were confined to the interior of the subject property and have not migrated off-site.

6 REFERENCES

Ecology 2022. Guidance for Evaluating Soil Vapor Intrusion in Washington State: Investigation and Remedial Action. Ecology Publication 09-09-047. March 2022.

Ecology 2024. CLARC database. Olympia, Washington: Washington State Department of Ecology, Toxics Cleanup Program. February 2024.

Jones, M. A. 1998. Surficial Hydrogeologic Units of the Puget Sound Aquifer System, Washington; United States Geological Survey Professional Paper 1424-C.

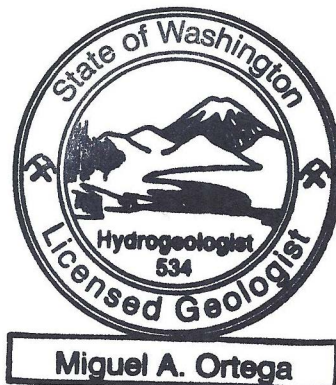
MTCA 2001. Washington State Model Toxics Control Act Cleanup Regulation - Chapter 173-340 WAC. Washington State Department of Ecology, Toxics Cleanup Program, Publication Number 94-06. Updated August 15, 2001.

Shannon & Wilson 2025. Results of Phase II Environmental Site Assessment, Xtra Lease-Kent, 24300 Pacific Highway South, Kent, Washington 98032. Shannon & Wilson Project Number 112995-002 February 17, 2025.

United States Geological Survey, Kent, Washington; 7 X 15 Minute Series Topographic Quadrangle Map (2020).

7 SIGNATURE

The undersigned prepared this Environmental Assessment Final Report.




 Miguel A. Ortega, L.H.G.

August 26, 2026
 Date

Washington Licensed Geologist (Hydrogeology Specialty); License #534.

8 PROJECT LIMITATIONS

The conclusions presented in this Environmental Assessment final report are professional opinions based upon our visual observations and physical testing. This report is intended exclusively for the purpose outlined herein and at the site location and project indicated. This report is for the sole use of our client, City Pacific Land Company, LLC. Opinions and conclusions presented herein apply to site conditions existing at the time of execution of our Environmental Assessment and do not necessarily apply to future changes or other prior conditions at the site of which Spectrum is not aware and has not had the opportunity to evaluate. The scope of services performed in the execution of this Environmental Assessment may not be appropriate to satisfy the needs of other users, and any use or re-use of the document or the findings, conclusions, or recommendations presented is at the sole risk of the said user.

Spectrum's objective is to perform our work with care, exercising the customary thoroughness and competence of environmental consulting professionals in the relevant disciplines. Furthermore, we carried out our services in accordance with the standard for professional services by a consulting firm at the time those services were rendered. It is important to recognize that even the most comprehensive scope of services may fail to detect environmental liability on a site. Therefore, Spectrum cannot act as insurers and cannot "certify or underwrite" that a site is totally free of environmental liability. In addition, no expressed or implied representation or warranty is included or intended in our report except that our work was performed within the limits prescribed by our client and with the customary thoroughness and competence of our profession.

FIGURES



FIGURE 1

**CITY PACIFIC LAND CO., LLC.
ENVIRONMENTAL ASSESSMENT
COMMERCIAL PROPERTY
24300 PACIFIC HIGHWAY SOUTH
KENT, WASHINGTON 98032**

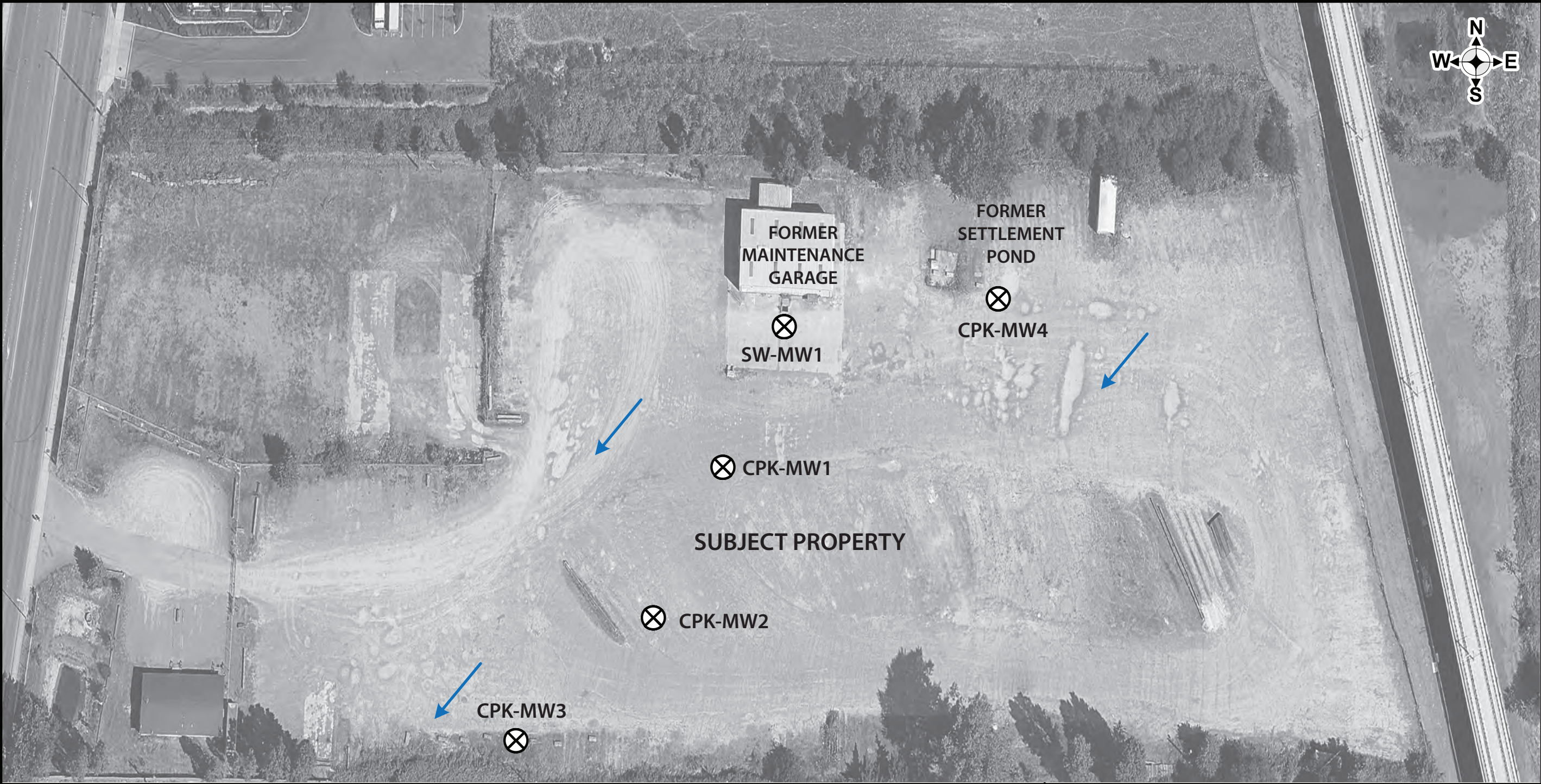
SITE LOCATION MAP

GO Spectrum NW, LLC

August 2026



	EXPLANATION		FIGURE 2	
	 4A SURFACE SAMPLE	 WATER FLOW DIRECTION	CITY PACIFIC CO. LLC. ENVIRONMENTAL CONDITION ASSESSMENT 24300 PACIFIC HIGHWAY SOUTH KENT, WASHINGTON 98032	
	 TCLP SAMPLE		SOIL SAMPLE LOCATION MAP	
	 SCALE		GO Spectrum NW, LLC.	AUGUST 2026



EXPLANATION

- ⊗ CPK-MW4
GROUNDWATER MONITORING
WELL LOCATION
- ↙ INTERPRETED GROUND
WATER FLOW DIRECTION



FIGURE 3

CITY PACIFIC CO. LLC.
ENVIRONMENTAL CONDITION ASSESSMENT
24300 PACIFIC HIGHWAY SOUTH
KENT, WASHINGTON 98032
GROUNDWATER ASSESSMENT MAP

GO Spectrum NW, LLC.

AUGUST 2026

TABLES

TABLE 1: SAMPLE SOURCE INFORMATION		
SAMPLE	SOURCE LOCATION	SAMPLE DEPTH (FEET BGS¹)
CK-1 to CK-14C	Soil samples from surface to six inches below ground surface across surface of subject property	Ground surface to 0.6 inches below ground surface
CPK-SWP-01	Soil sample collected from drainage ditch on the north side of the subject property	Ground surface to 0.6 inches below ground surface
CPK-4A, CPK-13A, CPK-9B, CPK-3B, CPK-5C, CPK-10C,	Soil samples from surface to six inches below ground surface across surface of subject property	Ground surface to 0.6 inches below ground surface
CPK-MW1-W01	Groundwater sample from groundwater monitoring well CPK-MW1	26.4
CPK-MW2-W01	Groundwater sample from groundwater monitoring well CPK-MW2	27.9
CPK-MW3-W01	Groundwater sample from groundwater monitoring well CPK-MW3	28.3
CPK-MW4-W01	Groundwater sample from groundwater monitoring well CPK-MW4	25.7

Explanation:¹BGS-Below Ground Surface

TABLE 2: SOIL SAMPLES ANALYTICAL RESULTS - ¹METALS

Sample	Arsenic	Lead
CK-1A	6.5	9.6
CK-1B	7.1	15
CK-1C	15	29
CK-2A	7.6	44
CK-2B	4.9	5.9
CK-2C	8.4	17
CK-3A	9.6	16
CK-3B	6.4	19
CK-3C	10	48
CK-4A	3.8	4.9
CK-4B	2.9	2.0
CK-4C	5.4	3.3
CK-5A	7.2	18
CK-5B	2.2	2.0
CK-5C	3.3	3.3
CK-6A	2.4	3.4
CK-6B	3.2	1.6
CK-6C	2.1	1.6
CK-7A	2.3	6.7
CK-7C	3.1	2.9
CK-8A	6.8	41
CK-8B	2.1	1.3
CK-8C	7.2	6.4
CK-9A	4.0	8.2
CK-9B	14	24
CK-9C	3.3	2.8
CK-10A	8.5	18
CK-10B	2.1	1.9
CK-10C	2.8	2.6
CK-11A	2.3	4.0
CK-11B	36	80
CK-11C	5.2	9.0
CK-12A	9.1	18
CK-12B	1.3	1.6
CK-12C	2.9	1.8
CK-13A	2.5	4.0
CK-13B	2.1	2.5

TABLE 2: SOIL ANALYTICAL RESULTS – METALS¹ (Cont.)

CK-13C	1.9	1.5
CK-14C	1.6	1.6
⁶ MTCA	20	250

Explanation: ¹Total Metals by EPA Method 6020B, metals using Inductively Coupled Plasma-Mass Spectrometry (ICP-M); ²Analytical values reported in milligrams per kilograms (mg/kg) - parts per million; ³ND - Not Detected, Below Test Method Detection Limit arsenic (<1 ppm) and lead (<1 ppm), **Bold**⁵ exceedance of Regulatory Cleanup Level; and ⁶MTCA Method A Soil Cleanup Levels for Unrestricted Land Uses (WAC 173-340-745).

TABLE 3: DRAINAGE DITCH SOIL SAMPLES ANALYTICAL RESULTS – ¹METALS

Sample	Arsenic	Barium	Cadmium	Lead	Mercury	Selenium	Silver
CPK-SWP-01	7.8	130	1.1	32	<1	<1	<1
⁶ Washington MTCA & CLARC	2.0	1648	2.0	250	1648	1648	1648

Explanation:

¹Total Metals by EPA Method 6020B, metals using Inductively Coupled Plasma-Mass Spectrometry (ICP-M); ²Analytical values reported in milligrams per kilograms (mg/kg) - parts per million; ³ND - Not Detected, Below Test Method Detection Limit arsenic (<1 ppm) and lead (<1 ppm), **Bold**⁵ exceedance of Regulatory Cleanup Level; ⁶MTCA Method A Soil Cleanup Levels for Unrestricted Land Uses (WAC 173-340-745) and Cleanup Levels and Risk Calculation (CLARC) protective of groundwater vadose @25°C.

TABLE 4: SURFACE SOIL SAMPLES ANALYTICAL RESULTS – ¹SVOC

Laboratory Sample ID	Chrysene	Benzo(a)pyrene	Indeno(1,2,3-cd)pyrene	Dibenz(a,h)anthracene
CPK-4A	<0.005	<0.005	<0.005	<0.005
CPK-13A	0.031	0.027	0.034	<0.025
CPK-3B	0.030	0.011	0.013	<0.005
CPK-9B	<0.025	<0.025	<0.025	<0.025
CPK-5C	0.20	0.085	0.095	<0.025
CPK-10C	0.071	0.028	0.035	0.0058
⁵ CLARC	17,979.45	17,979.45	17,979.45	17,979.45

Explanation: ¹Semivolatile organic compounds by EPA Method 8270E SIM;

²Analytical values reported in milligrams per kilograms (mg/kg) - parts per million; ³ND - Not Detected, Below Test Method Detection Limit, **Bold**⁴

exceedance of Regulatory Cleanup Level; ⁵MTCA Method A Soil Cleanup Levels for Unrestricted Land Uses (WAC 173-340-745) and Cleanup Levels and Risk Calculation (CLARC) Method C Cancer.

TABLE 5: GROUNDWATER SAMPLES ANALYTICAL RESULTS – ¹VOC

Sample	Vinyl chloride	Trichloro ethene (TCE)	Tetrachloro ethylene (PCE)	Benzene	Ethylbenzene	Toluene	Xylenes
CPK-MW1-01	19	440	330	<3.5	<1	<1	<2
CPK-MW2-01	0.058	50	78	0.63	<1	<1	<1
CPK-MW3-01	<0.02	0.053	<0.5	0.33	<1	<1	<1
CPK-MW4-01	<0.2	<5	<5	<3.5	<1	<1	<2
⁴ MTCA	0.2	5	5	5	700	1000	1000

EXPLANATION

¹Volatile Organic Compounds (VOCs), US Environmental Protection Agency (EPA) Test Method 8260D; ²Analytical values reported in micrograms per cubic meter (µg/L) - parts per billion; ³**Bold** exceedance of Regulatory Clean Level; ⁴MTCA Method A Groundwater Cleanup Levels with benzene present (WAC 173-340-745).

APPENDIX A: SITE PHOTOGRAPHS



Photograph 1: View drillers collecting a surface sample.



Photograph 2: View of installation of groundwater monitoring well CPK-MW2.



Photograph 3: View of the saturated sand from groundwater monitoring well CPK-MW1.



Photograph 4: View of the sampling of the TCLP sample CPK-SWP-01.

APPENDIX B: COPIES OF THE ANALYTICAL REPORTS

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Elizabeth Webber-Bruya
Ann Webber-Bruya
Michael Erdahl
Joseph Mohammed
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July 27, 2026

Miguel Ortega, Project Manager
Go Spectrum NW
7981 168th Ave NE
Redmond, WA 98052

Dear Mr Ortega:

Included are the results from the testing of material submitted on July 17, 2026 from the 26-014, F&BI 607304 project. There are 13 pages included in this report. Any samples that may remain are currently scheduled for disposal in 30 days, or as directed by the Chain of Custody document. If you would like us to return your samples or arrange for long term storage at our offices, please contact us as soon as possible.

We appreciate this opportunity to be of service to you and hope you will call if you have any questions.

Sincerely,

FRIEDMAN & BRUYA, INC.



Michael Erdahl
Project Manager

Enclosures
GST0727R.DOC

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

CASE NARRATIVE

This case narrative encompasses samples received on July 17, 2026 by Friedman & Bruya, Inc. from the Go Spectrum NW 26-014, F&BI 607304 project. Samples were logged in under the laboratory ID's listed below.

<u>Laboratory ID</u>	<u>Go Spectrum NW</u>
607304 -01	CPK-MW4-01
607304 -02	CPK-13A
607304 -03	CPK-4A
607304 -04	CPK-9B
607304 -05	CPK-3B
607304 -06	CPK-5C
607304 -07	CPK-10C
607304 -08	CPK-MW2-01
607304 -09	CPK-MW3-01

The 8270E laboratory control sample and laboratory control sample duplicate did not meet the relative percent difference for several compounds. The results were qualified accordingly.

All other quality control requirements were acceptable.

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Analysis For Semivolatile Compounds By EPA Method 8270E

Client Sample ID: CPK-MW4-01	Client: Go Spectrum NW
Date Received: 07/17/26	Project: 26-014, F&BI 607304
Date Extracted: 07/21/26	Lab ID: 607304-01 1/2.5
Date Analyzed: 07/22/26	Data File: 072217.D
Matrix: Water	Instrument: GCMS9
Units: ug/L (ppb)	Operator: VM

Surrogates:	% Recovery:	Lower Limit:	Upper Limit:
2-Fluorophenol	12 d	10	79
Phenol-d6	13 d	10	104
Nitrobenzene-d5	27 d	31	129
2-Fluorobiphenyl	35 d	32	130
2,4,6-Tribromophenol	89 d	22	158
Terphenyl-d14	63 d	48	155

Compounds:	Concentration ug/L (ppb)	Compounds:	Concentration ug/L (ppb)
Pyridine	<5	Acenaphthylene	<0.05
Phenol	<5	2,6-Dinitrotoluene	<5
Bis(2-chloroethyl) ether	<1	3-Nitroaniline	<10
2-Chlorophenol	<5	Acenaphthene	<0.05
1,3-Dichlorobenzene	<1	2,4-Dinitrophenol	<40
1,4-Dichlorobenzene	<1	Dibenzofuran	<0.05
1,2-Dichlorobenzene	<1	2,4-Dinitrotoluene	<5
Benzyl alcohol	<5	4-Nitrophenol	<10
2,2'-Oxybis(1-chloropropane)	<1	Diethyl phthalate	<5
2-Methylphenol	<5	Fluorene	<0.05
Hexachloroethane	<1	4-Chlorophenyl phenyl ether	<1
N-Nitroso-di-n-propylamine	<1	N-Nitrosodiphenylamine	<1
3-Methylphenol + 4-Methylphenol	<5	4-Nitroaniline	<10
Nitrobenzene	<1	4,6-Dinitro-2-methylphenol	<10
Isophorone	<1	Hexachlorobenzene	<1
2-Nitrophenol	<5	Pentachlorophenol	12 j1
2,4-Dimethylphenol	<5	Phenanthrene	<0.12
Benzoic acid	<50	Anthracene	<0.05
Bis(2-chloroethoxy)methane	<1	Carbazole	<0.05
2,4-Dichlorophenol	<5	Di-n-butyl phthalate	<5
1,2,4-Trichlorobenzene	<1	Fluoranthene	<0.05
Naphthalene	<0.5	Pyrene	<0.05
Hexachlorobutadiene	<1	Benzyl butyl phthalate	<5
4-Chloroaniline	<10	Benz(a)anthracene	<0.05
4-Chloro-3-methylphenol	<5	Chrysene	<0.05
2-Methylnaphthalene	<0.25	Bis(2-ethylhexyl) phthalate	<5
1-Methylnaphthalene	<0.25	Di-n-octyl phthalate	<5
Hexachlorocyclopentadiene	<2.5	Benzo(a)pyrene	<0.05
2,4,6-Trichlorophenol	<5	Benzo(b)fluoranthene	<0.05
2,4,5-Trichlorophenol	<5	Benzo(k)fluoranthene	<0.05
2-Chloronaphthalene	<1	Indeno(1,2,3-cd)pyrene	<0.05
2-Nitroaniline	<5	Dibenz(a,h)anthracene	<0.05
Dimethyl phthalate	<5	Benzo(g,h,i)perylene	<0.05

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Analysis For Semivolatile Compounds By EPA Method 8270E

Client Sample ID:	Method Blank	Client:	Go Spectrum NW
Date Received:	Not Applicable	Project:	26-014, F&BI 607304
Date Extracted:	07/21/26	Lab ID:	06-1599 mb2 1/0.5
Date Analyzed:	07/21/26	Data File:	072113.D
Matrix:	Water	Instrument:	GCMS9
Units:	ug/L (ppb)	Operator:	VM

Surrogates:	% Recovery:	Lower Limit:	Upper Limit:
2-Fluorophenol	23	10	79
Phenol-d6	22	10	104
Nitrobenzene-d5	59	31	129
2-Fluorobiphenyl	60	32	130
2,4,6-Tribromophenol	50	22	158
Terphenyl-d14	106	48	155

Compounds:	Concentration ug/L (ppb)	Compounds:	Concentration ug/L (ppb)
Pyridine	<1	Acenaphthylene	<0.01
Phenol	<1	2,6-Dinitrotoluene	<1
Bis(2-chloroethyl) ether	<0.2	3-Nitroaniline	<2
2-Chlorophenol	<1	Acenaphthene	<0.01
1,3-Dichlorobenzene	<0.2	2,4-Dinitrophenol	<8
1,4-Dichlorobenzene	<0.2	Dibenzofuran	<0.01
1,2-Dichlorobenzene	<0.2	2,4-Dinitrotoluene	<1
Benzyl alcohol	<1	4-Nitrophenol	<2
2,2'-Oxybis(1-chloropropane)	<0.2	Diethyl phthalate	<1
2-Methylphenol	<1	Fluorene	<0.01
Hexachloroethane	<0.2	4-Chlorophenyl phenyl ether	<0.2
N-Nitroso-di-n-propylamine	<0.2	N-Nitrosodiphenylamine	<0.2
3-Methylphenol + 4-Methylphenol	<1	4-Nitroaniline	<2
Nitrobenzene	<0.2	4,6-Dinitro-2-methylphenol	<2
Isophorone	<0.2	Hexachlorobenzene	<0.2
2-Nitrophenol	<1	Pentachlorophenol	<0.2
2,4-Dimethylphenol	<1	Phenanthrene	<0.025
Benzoic acid	<10	Anthracene	<0.01
Bis(2-chloroethoxy)methane	<0.2	Carbazole	<0.01
2,4-Dichlorophenol	<1	Di-n-butyl phthalate	<1
1,2,4-Trichlorobenzene	<0.2	Fluoranthene	<0.01
Naphthalene	<0.1	Pyrene	<0.01
Hexachlorobutadiene	<0.2	Benzyl butyl phthalate	<1
4-Chloroaniline	<2	Benz(a)anthracene	<0.01
4-Chloro-3-methylphenol	<1	Chrysene	<0.01
2-Methylnaphthalene	<0.05	Bis(2-ethylhexyl) phthalate	<1
1-Methylnaphthalene	<0.05	Di-n-octyl phthalate	<1
Hexachlorocyclopentadiene	<0.5	Benzo(a)pyrene	<0.01
2,4,6-Trichlorophenol	<1	Benzo(b)fluoranthene	<0.01
2,4,5-Trichlorophenol	<1	Benzo(k)fluoranthene	<0.01
2-Chloronaphthalene	<0.2	Indeno(1,2,3-cd)pyrene	<0.01
2-Nitroaniline	<1	Dibenz(a,h)anthracene	<0.01
Dimethyl phthalate	<1	Benzo(g,h,i)perylene	<0.01

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Analysis For Semivolatile Compounds By EPA Method 8270E SIM

Client Sample ID:	CPK-13A	Client:	Go Spectrum NW
Date Received:	07/17/26	Project:	26-014, F&BI 607304
Date Extracted:	07/20/26	Lab ID:	607304-02 1/5
Date Analyzed:	07/21/26	Data File:	072143.D
Matrix:	Soil	Instrument:	GCMS14
Units:	mg/kg (ppm) Dry Weight	Operator:	VM

Surrogates:	% Recovery:	Lower Limit:	Upper Limit:
Anthracene-d10	121 d	50	150
Benz(a)anthracene-d12	95 d	50	150

Compounds:	Concentration mg/kg (ppm)
Benz(a)anthracene	0.032
Chrysene	0.031
Benzo(a)pyrene	0.027
Benzo(b)fluoranthene	0.052
Benzo(k)fluoranthene	<0.025
Indeno(1,2,3-cd)pyrene	0.034
Dibenz(a,h)anthracene	<0.025

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Analysis For Semivolatile Compounds By EPA Method 8270E SIM

Client Sample ID:	CPK-4A	Client:	Go Spectrum NW
Date Received:	07/17/26	Project:	26-014, F&BI 607304
Date Extracted:	07/20/26	Lab ID:	607304-03
Date Analyzed:	07/21/26	Data File:	072141.D
Matrix:	Soil	Instrument:	GCMS14
Units:	mg/kg (ppm) Dry Weight	Operator:	VM

Surrogates:	% Recovery:	Lower Limit:	Upper Limit:
Anthracene-d10	85	50	150
Benz(a)anthracene-d12	84	50	150

Compounds:	Concentration mg/kg (ppm)
Benz(a)anthracene	<0.005
Chrysene	<0.005
Benzo(a)pyrene	<0.005
Benzo(b)fluoranthene	0.0052
Benzo(k)fluoranthene	<0.005
Indeno(1,2,3-cd)pyrene	<0.005
Dibenz(a,h)anthracene	<0.005

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Analysis For Semivolatile Compounds By EPA Method 8270E SIM

Client Sample ID:	CPK-9B	Client:	Go Spectrum NW
Date Received:	07/17/26	Project:	26-014, F&BI 607304
Date Extracted:	07/20/26	Lab ID:	607304-04 1/5
Date Analyzed:	07/21/26	Data File:	072142.D
Matrix:	Soil	Instrument:	GCMS14
Units:	mg/kg (ppm) Dry Weight	Operator:	VM

Surrogates:	% Recovery:	Lower Limit:	Upper Limit:
Anthracene-d10	124 d	50	150
Benz(a)anthracene-d12	99 d	50	150

Compounds:	Concentration mg/kg (ppm)
Benz(a)anthracene	<0.025
Chrysene	<0.025
Benzo(a)pyrene	<0.025
Benzo(b)fluoranthene	0.029
Benzo(k)fluoranthene	<0.025
Indeno(1,2,3-cd)pyrene	<0.025
Dibenz(a,h)anthracene	<0.025

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Analysis For Semivolatile Compounds By EPA Method 8270E SIM

Client Sample ID:	CPK-3B	Client:	Go Spectrum NW
Date Received:	07/17/26	Project:	26-014, F&BI 607304
Date Extracted:	07/20/26	Lab ID:	607304-05
Date Analyzed:	07/21/26	Data File:	072140.D
Matrix:	Soil	Instrument:	GCMS14
Units:	mg/kg (ppm) Dry Weight	Operator:	VM

Surrogates:	% Recovery:	Lower Limit:	Upper Limit:
Anthracene-d10	84	50	150
Benz(a)anthracene-d12	79	50	150

Compounds:	Concentration mg/kg (ppm)
Benz(a)anthracene	0.011
Chrysene	0.030
Benzo(a)pyrene	0.011
Benzo(b)fluoranthene	0.037
Benzo(k)fluoranthene	0.0082
Indeno(1,2,3-cd)pyrene	0.013
Dibenz(a,h)anthracene	<0.005

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Analysis For Semivolatile Compounds By EPA Method 8270E SIM

Client Sample ID:	CPK-5C	Client:	Go Spectrum NW
Date Received:	07/17/26	Project:	26-014, F&BI 607304
Date Extracted:	07/20/26	Lab ID:	607304-06 1/5
Date Analyzed:	07/22/26	Data File:	072207.D
Matrix:	Soil	Instrument:	GCMS14
Units:	mg/kg (ppm) Dry Weight	Operator:	VM

Surrogates:	% Recovery:	Lower Limit:	Upper Limit:
Anthracene-d10	114 d	50	150
Benz(a)anthracene-d12	87 d	50	150

Compounds:	Concentration mg/kg (ppm)
Benz(a)anthracene	0.088
Chrysene	0.20
Benzo(a)pyrene	0.085
Benzo(b)fluoranthene	0.27
Benzo(k)fluoranthene	0.084
Indeno(1,2,3-cd)pyrene	0.095
Dibenz(a,h)anthracene	<0.025

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Analysis For Semivolatile Compounds By EPA Method 8270E SIM

Client Sample ID:	CPK-10C	Client:	Go Spectrum NW
Date Received:	07/17/26	Project:	26-014, F&BI 607304
Date Extracted:	07/20/26	Lab ID:	607304-07
Date Analyzed:	07/21/26	Data File:	072138.D
Matrix:	Soil	Instrument:	GCMS14
Units:	mg/kg (ppm) Dry Weight	Operator:	VM

Surrogates:	% Recovery:	Lower Limit:	Upper Limit:
Anthracene-d10	87	50	150
Benz(a)anthracene-d12	93	50	150

Compounds:	Concentration mg/kg (ppm)
Benz(a)anthracene	0.029
Chrysene	0.071
Benzo(a)pyrene	0.028
Benzo(b)fluoranthene	0.11
Benzo(k)fluoranthene	0.030
Indeno(1,2,3-cd)pyrene	0.035
Dibenz(a,h)anthracene	0.0058

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Analysis For Semivolatile Compounds By EPA Method 8270E SIM

Client Sample ID:	Method Blank	Client:	Go Spectrum NW
Date Received:	Not Applicable	Project:	26-014, F&BI 607304
Date Extracted:	07/20/26	Lab ID:	06-1593 mb
Date Analyzed:	07/21/26	Data File:	072125.D
Matrix:	Soil	Instrument:	GCMS14
Units:	mg/kg (ppm) Dry Weight	Operator:	VM

Surrogates:	% Recovery:	Lower Limit:	Upper Limit:
Anthracene-d10	93	50	150
Benz(a)anthracene-d12	96	50	150

Compounds:	Concentration mg/kg (ppm)
Benz(a)anthracene	<0.005
Chrysene	<0.005
Benzo(a)pyrene	<0.005
Benzo(b)fluoranthene	<0.005
Benzo(k)fluoranthene	<0.005
Indeno(1,2,3-cd)pyrene	<0.005
Dibenz(a,h)anthracene	<0.005

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Date of Report: 07/27/26

Date Received: 07/17/26

Project: 26-014, F&BI 607304

**QUALITY ASSURANCE RESULTS FOR THE ANALYSIS OF SOIL
SAMPLES FOR PAHS BY EPA METHOD 8270E SIM**

Laboratory Code: 607301-07 (Matrix Spike)

Analyte	Reporting Units	Spike Level	Sample Result (Wet wt)	Percent Recovery MS	Percent Recovery MSD	Acceptance Criteria	RPD (Limit 20)
Benz(a)anthracene	mg/kg (ppm)	0.5	<0.005	77	85	50-150	10
Chrysene	mg/kg (ppm)	0.5	<0.005	82	91	44-144	10
Benzo(b)fluoranthene	mg/kg (ppm)	0.5	<0.005	75	82	10-187	9
Benzo(k)fluoranthene	mg/kg (ppm)	0.5	<0.005	83	90	47-148	8
Benzo(a)pyrene	mg/kg (ppm)	0.5	<0.005	74	83	33-158	11
Indeno(1,2,3-cd)pyrene	mg/kg (ppm)	0.5	<0.005	92	94	40-143	2
Dibenz(a,h)anthracene	mg/kg (ppm)	0.5	<0.005	89	92	42-138	3

Laboratory Code: Laboratory Control Sample

Analyte	Reporting Units	Spike Level	Percent Recovery LCS	Acceptance Criteria
Benz(a)anthracene	mg/kg (ppm)	0.5	87	67-122
Chrysene	mg/kg (ppm)	0.5	96	70-130
Benzo(b)fluoranthene	mg/kg (ppm)	0.5	86	64-129
Benzo(k)fluoranthene	mg/kg (ppm)	0.5	100	70-130
Benzo(a)pyrene	mg/kg (ppm)	0.5	84	62-113
Indeno(1,2,3-cd)pyrene	mg/kg (ppm)	0.5	90	56-136
Dibenz(a,h)anthracene	mg/kg (ppm)	0.5	83	55-136

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Date of Report: 07/27/26

Date Received: 07/17/26

Project: 26-014, F&BI 607304

QUALITY ASSURANCE RESULTS FOR THE ANALYSIS OF WATER SAMPLES FOR SEMIVOLATILES BY EPA METHOD 8270E

Laboratory Code: Laboratory Control Sample

Analyte	Reporting Units	Spike Level	Percent Recovery LCS	Percent Recovery LCS D	Acceptance Criteria	RPD (Limit 20)
Pyridine	ug/L (ppb)	10	41	38	15-65	8
Phenol	ug/L (ppb)	10	28	33	10-86	16
Bis(2-chloroethyl) ether	ug/L (ppb)	10	85	85	50-103	0
2-Chlorophenol	ug/L (ppb)	10	61	83	10-97	31 vo
1,3-Dichlorobenzene	ug/L (ppb)	10	67	69	30-89	3
1,4-Dichlorobenzene	ug/L (ppb)	10	67	67	34-91	0
1,2-Dichlorobenzene	ug/L (ppb)	10	69	69	36-92	0
Benzyl alcohol	ug/L (ppb)	50	70	71	10-76	1
2,2'-Oxybis(1-chloropropane)	ug/L (ppb)	10	86	83	53-98	4
2-Methylphenol	ug/L (ppb)	10	76	77	11-93	1
Hexachloroethane	ug/L (ppb)	10	64	67	22-87	5
N-Nitroso-di-n-propylamine	ug/L (ppb)	10	91	91	69-117	0
3-Methylphenol + 4-Methylphenol	ug/L (ppb)	10	68	71	47-81	4
Nitrobenzene	ug/L (ppb)	10	90	89	57-109	1
Isophorone	ug/L (ppb)	10	92	94	64-116	2
2-Nitrophenol	ug/L (ppb)	10	61	90	27-120	38 vo
2,4-Dimethylphenol	ug/L (ppb)	10	93	98	10-115	5
Benzoic acid	ug/L (ppb)	80	12	24	10-102	67 vo
Bis(2-chloroethoxy)methane	ug/L (ppb)	10	90	92	55-117	2
2,4-Dichlorophenol	ug/L (ppb)	10	64	91	23-116	35 vo
1,2,4-Trichlorobenzene	ug/L (ppb)	10	74	76	39-97	3
Naphthalene	ug/L (ppb)	10	76	76	54-93	0
Hexachlorobutadiene	ug/L (ppb)	10	64	67	21-86	5
4-Chloroaniline	ug/L (ppb)	50	86	86	28-121	0
4-Chloro-3-methylphenol	ug/L (ppb)	10	88	98	18-113	11
2-Methylnaphthalene	ug/L (ppb)	10	78	78	54-94	0
1-Methylnaphthalene	ug/L (ppb)	10	79	79	56-95	0
Hexachlorocyclopentadiene	ug/L (ppb)	10	65	68	29-118	5
2,4,6-Trichlorophenol	ug/L (ppb)	10	48	93	16-131	64 vo
2,4,5-Trichlorophenol	ug/L (ppb)	10	55	94	26-129	52 vo
2-Chloronaphthalene	ug/L (ppb)	10	85	87	56-101	2
2-Nitroaniline	ug/L (ppb)	50	117	120	31-168	3
Dimethyl phthalate	ug/L (ppb)	10	93	94	70-130	1
Acenaphthylene	ug/L (ppb)	10	88	92	65-114	4
2,6-Dinitrotoluene	ug/L (ppb)	10	97	99	71-138	2
3-Nitroaniline	ug/L (ppb)	50	84	88	33-128	5
Acenaphthene	ug/L (ppb)	10	81	82	65-107	1
2,4-Dinitrophenol	ug/L (ppb)	20	40	91	10-156	78 vo
Dibenzofuran	ug/L (ppb)	10	83	83	67-114	0
2,4-Dinitrotoluene	ug/L (ppb)	10	91	102	53-132	11
4-Nitrophenol	ug/L (ppb)	20	20	44	10-89	75 vo
Diethyl phthalate	ug/L (ppb)	10	95	101	57-134	6
Fluorene	ug/L (ppb)	10	83	84	70-130	1
4-Chlorophenyl phenyl ether	ug/L (ppb)	10	93	94	70-130	1
N-Nitrosodiphenylamine	ug/L (ppb)	10	95	101	70-130	6
4-Nitroaniline	ug/L (ppb)	50	85	88	32-124	3
4,6-Dinitro-2-methylphenol	ug/L (ppb)	10	52	108	14-167	70 vo
Hexachlorobenzene	ug/L (ppb)	10	98	105	58-111	7
Pentachlorophenol	ug/L (ppb)	10	38	99	10-144	89 vo
Phenanthrene	ug/L (ppb)	10	86	88	70-130	2
Anthracene	ug/L (ppb)	10	86	95	70-130	10
Carbazole	ug/L (ppb)	10	92	101	70-130	9
Di-n-butyl phthalate	ug/L (ppb)	10	98	109	28-147	11
Fluoranthene	ug/L (ppb)	10	102	112	70-130	9
Pyrene	ug/L (ppb)	10	101	102	64-124	1
Benzyl butyl phthalate	ug/L (ppb)	10	92	96	34-142	4
Benz(a)anthracene	ug/L (ppb)	10	93	96	70-130	3
Chrysene	ug/L (ppb)	10	89	94	70-130	5
Bis(2-ethylhexyl) phthalate	ug/L (ppb)	10	99	101	44-140	2
Di-n-octyl phthalate	ug/L (ppb)	10	100	106	33-147	6
Benzo(a)pyrene	ug/L (ppb)	10	102	102	70-130	0
Benzo(b)fluoranthene	ug/L (ppb)	10	92	96	70-130	4
Benzo(k)fluoranthene	ug/L (ppb)	10	95	101	70-130	6
Indeno(1,2,3-cd)pyrene	ug/L (ppb)	10	97	102	58-131	5
Dibenz(a,h)anthracene	ug/L (ppb)	10	98	103	64-128	5
Benzo(g,h,i)perylene	ug/L (ppb)	10	97	101	62-129	4

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Data Qualifiers & Definitions

a - The analyte was detected at a level less than five times the reporting limit. The RPD results may not provide reliable information on the variability of the analysis.

b - The analyte was spiked at a level that was less than five times that present in the sample. Matrix spike recoveries may not be meaningful.

ca - The calibration results for the analyte were outside of acceptance criteria, biased low; or, the calibration results for the analyte were outside of acceptance criteria, biased high, with a detection for the analyte in the sample. The value reported is an estimate.

c - The presence of the analyte may be due to carryover from previous sample injections.

cf - The sample was centrifuged prior to analysis.

d - The sample was diluted. Detection limits were raised and surrogate recoveries may not be meaningful.

dv - Insufficient sample volume was available to achieve normal reporting limits.

f - The sample was laboratory filtered prior to analysis.

fb - The analyte was detected in the method blank.

fc - The analyte is a common laboratory and field contaminant.

hr - The sample and duplicate were reextracted and reanalyzed. RPD results were still outside of control limits. Variability is attributed to sample inhomogeneity.

hs - Headspace was present in the container used for analysis.

ht - The analysis was performed outside the method or client-specified holding time requirement.

ip - Recovery fell outside of control limits due to sample matrix effects.

j - The analyte concentration is reported between the method detection limit and the lowest calibration point. The value reported is an estimate.

J - The internal standard associated with the analyte is out of control limits. The reported concentration is an estimate.

jl - The laboratory control sample(s) percent recovery and/or RPD were out of control limits. The reported concentration should be considered an estimate.

js - The surrogate associated with the analyte is out of control limits. The reported concentration should be considered an estimate.

k - The calibration results for the analyte were outside of acceptance criteria, biased high, and the analyte was not detected in the sample.

lc - The presence of the analyte is likely due to laboratory contamination.

L - The reported concentration was generated from a library search.

nm - The analyte was not detected in one or more of the duplicate analyses. Therefore, calculation of the RPD is not applicable.

pc - The sample was received with incorrect preservation or in a container not approved by the method. The value reported should be considered an estimate.

ve - The analyte response exceeded the valid instrument calibration range. The value reported is an estimate.

vo - The value reported fell outside the control limits established for this analyte.

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

607304

SAMPLE CHAIN OF CUSTODY

07/17/26

B1/VW1/C2

Report To M. J. VelazquezCompany EO Spectrum NW

Address _____

City, State, ZIP _____

Phone 206 346 3825 Email m.velazquez@eospectrumnw.com

SAMPLERS (signature) _____

Page # _____ of _____

PROJECT NAME

26-G14

PO #

REMARKS

INVOICE TO

Project specific RLS? - Yes / No

Default: Dispose after 30 days

TURNAROUND TIME

Standard turnaround

RUSH

Rush charges authorized by: _____

SAMPLE DISPOSAL

Archive samples

Other _____

ANALYSES REQUESTED

NWTPH-Dx
NWTPH-Gx
BTEX EPA 8021
NWTPH-HCID
VOCs EPA 8260
PAHs EPA 8270
PCBs EPA 8082

SVOCs
CPHs

Notes

labeled AP 7/20
CPK-MW4-01W

Sample ID	Lab ID	Date Sampled	Time Sampled	Sample Type	# of Jars	NWTPH-Dx	NWTPH-Gx	BTEX EPA 8021	NWTPH-HCID	VOCs EPA 8260	PAHs EPA 8270	PCBs EPA 8082	Notes
CPK-MW4-01	01 A-B	7/12/26	0930	water	2								
CPK-13A	02		0945	Soil	1								
CPK-4A	03		0955										
CPK-9B	04		1005										
CPK-3B	05		1015										
CPK-5C	06		1025										
CPK-10C	07		1035										
CPK-MW2-01	08 A-C	7/17/26	1540	water	3								
CPK-MW3-01	09 ↓	7/17/26	1600	water	3								

SIGNATURE

PRINT NAME

COMPANY

DATE

TIME

Relinquished by:

Received by:

Relinquished by:

Received by:

Friedman & Bruya, Inc.
5500 4th Ave S.
Seattle WA 98108
(206) 285-8282
office@friedmanandbruya.com

Received by:

Sample received at _____ °C

SAMPLE CONDITION UPON RECEIPT CHECKLIST

PROJECT # 607304 CLIENT Go Spectrum INITIALS/DATE: AP 9/17/26

If custody seals are present on cooler, are they intact? ☒ NA ☐ YES ☐ NO

Cooler/Sample temperature 4 °C
Thermometer ID: Fluke 96312917

Were samples received on ice/cold packs? ☒ YES ☐ NO

How did samples arrive?
☒ Over the Counter ☐ Picked up by F&BI ☐ FedEx/UPS/GSO

Is there a Chain-of-Custody* (COC)? ☒ YES ☐ NO Initials/Date: AP 07/20/26
*or other representative documents, letters, and/or shipping memos

Number of days samples have been sitting prior to receipt at laboratory 8 days

Are the samples clearly identified? (explain "no" answer below) ☐ YES ☒ NO

Were all sample containers received intact (i.e. not broken, leaking etc.)? (explain "no" answer below) ☒ YES ☐ NO

Were appropriate sample containers used? ☒ YES ☐ NO ☒ Unknown

If custody seals are present on samples, are they intact? ☒ NA ☐ YES ☐ NO

Are samples requiring no headspace, headspace free? ☐ NA ☒ YES ☐ NO

Is the following information provided on the COC, and does it match the sample label?
(explain "no" answer below)

Sample ID's	☐ Yes ☒ No	<u>Labeled CPK-MW4-01W(-01A,B)</u>	☐ Not on COC/label
Date Sampled	☒ Yes ☐ No		☐ Not on COC/label
Time Sampled	☒ Yes ☐ No		☐ Not on COC/label
# of Containers	☐ Yes ☒ No	<u>Not on COC for soil samples. Added on COC at lab.</u>	
Relinquished	☒ Yes ☐ No		
Requested analysis	☒ Yes ☐ On Hold		

Other comments (use a separate page if needed)

Air Samples: Were any additional canisters/tubes received? ☒ NA ☐ YES ☐ NO

Number of unused TO15 canisters** _____ Number of unused TO17 tubes _____

**Fill out Green manifolds billing sheet

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Elizabeth Webber-Bruya
Ann Webber-Bruya
Michael Erdahl
Joseph Mohammed
Eric Young

5500 4th Ave South
Seattle, WA 98108-2419
(206) 285-8282
office@friedmanandbruya.com
www.friedmanandbruya.com

June 22, 2026

Miguel Ortega, Project Manager
Go Spectrum NW
7981 168th Ave NE
Redmond, WA 98052

Dear Mr Ortega:

Included are the results from the testing of material submitted on June 15, 2026 from the 26-014 City Kent, F&BI 606345 project. There are 46 pages included in this report. Any samples that may remain are currently scheduled for disposal in 30 days, or as directed by the Chain of Custody document. If you would like us to return your samples or arrange for long term storage at our offices, please contact us as soon as possible.

We appreciate this opportunity to be of service to you and hope you will call if you have any questions.

Sincerely,

FRIEDMAN & BRUYA, INC.



Michael Erdahl
Project Manager

Enclosures
GST0622R.DOC

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

CASE NARRATIVE

This case narrative encompasses samples received on June 15, 2026 by Friedman & Bruya, Inc. from the Go Spectrum NW 26-014 City Kent, F&BI 606345 project. Samples were logged in under the laboratory ID's listed below.

<u>Laboratory ID</u>	<u>Go Spectrum NW</u>
606345 -01	CK-1A
606345 -02	CK-1B
606345 -03	CK-1C
606345 -04	CK-2A
606345 -05	CK-2B
606345 -06	CK-2C
606345 -07	CK-3A
606345 -08	CK-3B
606345 -09	CK-3C
606345 -10	CK-4A
606345 -11	CK-4B
606345 -12	CK-4C
606345 -13	CK-5A
606345 -14	CK-5B
606345 -15	CK-5C
606345 -16	CK-6A
606345 -17	CK-6B
606345 -18	CK-6C
606345 -19	CK-7A
606345 -20	CK-7C
606345 -21	CK-8A
606345 -22	CK-8B
606345 -23	CK-8C
606345 -24	CK-9A
606345 -25	CK-9B
606345 -26	CK-9C
606345 -27	CK-10A
606345 -28	CK-10B
606345 -29	CK-10C
606345 -30	CK-11A
606345 -31	CK-11B
606345 -32	CK-11C
606345 -33	CK-12A
606345 -34	CK-12B
606345 -35	CK-12C

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

CASE NARRATIVE (continued)

<u>Laboratory ID</u>	<u>Go Spectrum NW</u>
606345 -36	CK-13A
606345 -37	CK-13B
606345 -38	CK-13C
606345 -39	CK-14C

All quality control requirements were acceptable.

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Analysis For Total Metals By EPA Method 6020B

Client Sample ID:	CK-1A	Client:	Go Spectrum NW
Date Received:	06/15/26	Project:	26-014 City Kent
Date Extracted:	06/17/26	Lab ID:	606345-01
Date Analyzed:	06/17/26	Data File:	606345-01.207
Matrix:	Soil	Instrument:	ICPMS3
Units:	mg/kg (ppm) Dry Weight	Operator:	SP

Analyte:	Concentration mg/kg (ppm)
----------	------------------------------

Arsenic	6.5
Lead	9.6

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Analysis For Total Metals By EPA Method 6020B

Client Sample ID:	CK-1B	Client:	Go Spectrum NW
Date Received:	06/15/26	Project:	26-014 City Kent
Date Extracted:	06/17/26	Lab ID:	606345-02
Date Analyzed:	06/17/26	Data File:	606345-02.201
Matrix:	Soil	Instrument:	ICPMS3
Units:	mg/kg (ppm) Dry Weight	Operator:	SP

Analyte:	Concentration mg/kg (ppm)
----------	------------------------------

Arsenic	7.1
Lead	15

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Analysis For Total Metals By EPA Method 6020B

Client Sample ID:	CK-1C	Client:	Go Spectrum NW
Date Received:	06/15/26	Project:	26-014 City Kent
Date Extracted:	06/17/26	Lab ID:	606345-03
Date Analyzed:	06/17/26	Data File:	606345-03.202
Matrix:	Soil	Instrument:	ICPMS3
Units:	mg/kg (ppm) Dry Weight	Operator:	SP

Analyte:	Concentration mg/kg (ppm)
----------	------------------------------

Arsenic	15
Lead	29

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Analysis For Total Metals By EPA Method 6020B

Client Sample ID:	CK-2A	Client:	Go Spectrum NW
Date Received:	06/15/26	Project:	26-014 City Kent
Date Extracted:	06/17/26	Lab ID:	606345-04
Date Analyzed:	06/17/26	Data File:	606345-04.210
Matrix:	Soil	Instrument:	ICPMS3
Units:	mg/kg (ppm) Dry Weight	Operator:	SP

Analyte:	Concentration mg/kg (ppm)
----------	------------------------------

Arsenic	7.6
Lead	44

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Analysis For Total Metals By EPA Method 6020B

Client Sample ID:	CK-2B	Client:	Go Spectrum NW
Date Received:	06/15/26	Project:	26-014 City Kent
Date Extracted:	06/17/26	Lab ID:	606345-05
Date Analyzed:	06/17/26	Data File:	606345-05.211
Matrix:	Soil	Instrument:	ICPMS3
Units:	mg/kg (ppm) Dry Weight	Operator:	SP

Analyte:	Concentration mg/kg (ppm)
----------	------------------------------

Arsenic	4.9
Lead	5.9

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Analysis For Total Metals By EPA Method 6020B

Client Sample ID:	CK-2C	Client:	Go Spectrum NW
Date Received:	06/15/26	Project:	26-014 City Kent
Date Extracted:	06/17/26	Lab ID:	606345-06
Date Analyzed:	06/17/26	Data File:	606345-06.212
Matrix:	Soil	Instrument:	ICPMS3
Units:	mg/kg (ppm) Dry Weight	Operator:	SP

Analyte:	Concentration mg/kg (ppm)
----------	------------------------------

Arsenic	8.4
Lead	17

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Analysis For Total Metals By EPA Method 6020B

Client Sample ID:	CK-3A	Client:	Go Spectrum NW
Date Received:	06/15/26	Project:	26-014 City Kent
Date Extracted:	06/17/26	Lab ID:	606345-07
Date Analyzed:	06/17/26	Data File:	606345-07.213
Matrix:	Soil	Instrument:	ICPMS3
Units:	mg/kg (ppm) Dry Weight	Operator:	SP

Analyte:	Concentration mg/kg (ppm)
----------	------------------------------

Arsenic	9.6
Lead	16

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Analysis For Total Metals By EPA Method 6020B

Client Sample ID:	CK-3B	Client:	Go Spectrum NW
Date Received:	06/15/26	Project:	26-014 City Kent
Date Extracted:	06/17/26	Lab ID:	606345-08
Date Analyzed:	06/17/26	Data File:	606345-08.214
Matrix:	Soil	Instrument:	ICPMS3
Units:	mg/kg (ppm) Dry Weight	Operator:	SP

Analyte:	Concentration mg/kg (ppm)
----------	------------------------------

Arsenic	6.4
Lead	19

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Analysis For Total Metals By EPA Method 6020B

Client Sample ID:	CK-3C	Client:	Go Spectrum NW
Date Received:	06/15/26	Project:	26-014 City Kent
Date Extracted:	06/17/26	Lab ID:	606345-09
Date Analyzed:	06/17/26	Data File:	606345-09.217
Matrix:	Soil	Instrument:	ICPMS3
Units:	mg/kg (ppm) Dry Weight	Operator:	SP

Analyte:	Concentration mg/kg (ppm)
----------	------------------------------

Arsenic	10
Lead	48

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Analysis For Total Metals By EPA Method 6020B

Client Sample ID:	CK-4A	Client:	Go Spectrum NW
Date Received:	06/15/26	Project:	26-014 City Kent
Date Extracted:	06/17/26	Lab ID:	606345-10
Date Analyzed:	06/17/26	Data File:	606345-10.218
Matrix:	Soil	Instrument:	ICPMS3
Units:	mg/kg (ppm) Dry Weight	Operator:	SP

Analyte:	Concentration mg/kg (ppm)
----------	------------------------------

Arsenic	3.8
Lead	4.9

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Analysis For Total Metals By EPA Method 6020B

Client Sample ID:	CK-4B	Client:	Go Spectrum NW
Date Received:	06/15/26	Project:	26-014 City Kent
Date Extracted:	06/17/26	Lab ID:	606345-11
Date Analyzed:	06/17/26	Data File:	606345-11.219
Matrix:	Soil	Instrument:	ICPMS3
Units:	mg/kg (ppm) Dry Weight	Operator:	SP

Analyte:	Concentration mg/kg (ppm)
----------	------------------------------

Arsenic	2.9
Lead	2.0

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Analysis For Total Metals By EPA Method 6020B

Client Sample ID:	CK-4C	Client:	Go Spectrum NW
Date Received:	06/15/26	Project:	26-014 City Kent
Date Extracted:	06/17/26	Lab ID:	606345-12
Date Analyzed:	06/17/26	Data File:	606345-12.220
Matrix:	Soil	Instrument:	ICPMS3
Units:	mg/kg (ppm) Dry Weight	Operator:	SP

Analyte:	Concentration mg/kg (ppm)
----------	------------------------------

Arsenic	5.4
Lead	3.3

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Analysis For Total Metals By EPA Method 6020B

Client Sample ID:	CK-5A	Client:	Go Spectrum NW
Date Received:	06/15/26	Project:	26-014 City Kent
Date Extracted:	06/17/26	Lab ID:	606345-13
Date Analyzed:	06/17/26	Data File:	606345-13.221
Matrix:	Soil	Instrument:	ICPMS3
Units:	mg/kg (ppm) Dry Weight	Operator:	SP

Analyte:	Concentration mg/kg (ppm)
----------	------------------------------

Arsenic	7.2
Lead	18

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Analysis For Total Metals By EPA Method 6020B

Client Sample ID:	CK-5B	Client:	Go Spectrum NW
Date Received:	06/15/26	Project:	26-014 City Kent
Date Extracted:	06/17/26	Lab ID:	606345-14
Date Analyzed:	06/17/26	Data File:	606345-14.222
Matrix:	Soil	Instrument:	ICPMS3
Units:	mg/kg (ppm) Dry Weight	Operator:	SP

Analyte:	Concentration mg/kg (ppm)
----------	------------------------------

Arsenic	2.2
Lead	2.0

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Analysis For Total Metals By EPA Method 6020B

Client Sample ID:	CK-5C	Client:	Go Spectrum NW
Date Received:	06/15/26	Project:	26-014 City Kent
Date Extracted:	06/17/26	Lab ID:	606345-15
Date Analyzed:	06/17/26	Data File:	606345-15.223
Matrix:	Soil	Instrument:	ICPMS3
Units:	mg/kg (ppm) Dry Weight	Operator:	SP

Analyte:	Concentration mg/kg (ppm)
----------	------------------------------

Arsenic	3.3
Lead	3.3

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Analysis For Total Metals By EPA Method 6020B

Client Sample ID:	CK-6A	Client:	Go Spectrum NW
Date Received:	06/15/26	Project:	26-014 City Kent
Date Extracted:	06/17/26	Lab ID:	606345-16
Date Analyzed:	06/17/26	Data File:	606345-16.224
Matrix:	Soil	Instrument:	ICPMS3
Units:	mg/kg (ppm) Dry Weight	Operator:	SP

Analyte:	Concentration mg/kg (ppm)
----------	------------------------------

Arsenic	2.4
Lead	3.4

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Analysis For Total Metals By EPA Method 6020B

Client Sample ID:	CK-6B	Client:	Go Spectrum NW
Date Received:	06/15/26	Project:	26-014 City Kent
Date Extracted:	06/17/26	Lab ID:	606345-17
Date Analyzed:	06/17/26	Data File:	606345-17.225
Matrix:	Soil	Instrument:	ICPMS3
Units:	mg/kg (ppm) Dry Weight	Operator:	SP

Analyte:	Concentration mg/kg (ppm)
----------	------------------------------

Arsenic	3.2
Lead	1.6

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Analysis For Total Metals By EPA Method 6020B

Client Sample ID:	CK-6C	Client:	Go Spectrum NW
Date Received:	06/15/26	Project:	26-014 City Kent
Date Extracted:	06/17/26	Lab ID:	606345-18
Date Analyzed:	06/17/26	Data File:	606345-18.226
Matrix:	Soil	Instrument:	ICPMS3
Units:	mg/kg (ppm) Dry Weight	Operator:	SP

Analyte:	Concentration mg/kg (ppm)
----------	------------------------------

Arsenic	2.1
Lead	1.6

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Analysis For Total Metals By EPA Method 6020B

Client Sample ID:	CK-7A	Client:	Go Spectrum NW
Date Received:	06/15/26	Project:	26-014 City Kent
Date Extracted:	06/17/26	Lab ID:	606345-19
Date Analyzed:	06/17/26	Data File:	606345-19.229
Matrix:	Soil	Instrument:	ICPMS3
Units:	mg/kg (ppm) Dry Weight	Operator:	SP

Analyte:	Concentration mg/kg (ppm)
----------	------------------------------

Arsenic	2.3
Lead	6.7

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Analysis For Total Metals By EPA Method 6020B

Client Sample ID:	CK-7C	Client:	Go Spectrum NW
Date Received:	06/15/26	Project:	26-014 City Kent
Date Extracted:	06/17/26	Lab ID:	606345-20
Date Analyzed:	06/17/26	Data File:	606345-20.230
Matrix:	Soil	Instrument:	ICPMS3
Units:	mg/kg (ppm) Dry Weight	Operator:	SP

Analyte:	Concentration mg/kg (ppm)
----------	------------------------------

Arsenic	3.1
Lead	2.9

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Analysis For Total Metals By EPA Method 6020B

Client Sample ID:	CK-8A	Client:	Go Spectrum NW
Date Received:	06/15/26	Project:	26-014 City Kent
Date Extracted:	06/17/26	Lab ID:	606345-21
Date Analyzed:	06/17/26	Data File:	606345-21.236
Matrix:	Soil	Instrument:	ICPMS3
Units:	mg/kg (ppm) Dry Weight	Operator:	SP

Analyte:	Concentration mg/kg (ppm)
----------	------------------------------

Arsenic	6.8
Lead	41

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Analysis For Total Metals By EPA Method 6020B

Client Sample ID:	CK-8B	Client:	Go Spectrum NW
Date Received:	06/15/26	Project:	26-014 City Kent
Date Extracted:	06/17/26	Lab ID:	606345-22
Date Analyzed:	06/17/26	Data File:	606345-22.241
Matrix:	Soil	Instrument:	ICPMS3
Units:	mg/kg (ppm) Dry Weight	Operator:	SP

Analyte:	Concentration mg/kg (ppm)
----------	------------------------------

Arsenic	2.1
Lead	1.3

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Analysis For Total Metals By EPA Method 6020B

Client Sample ID:	CK-8C	Client:	Go Spectrum NW
Date Received:	06/15/26	Project:	26-014 City Kent
Date Extracted:	06/17/26	Lab ID:	606345-23
Date Analyzed:	06/17/26	Data File:	606345-23.242
Matrix:	Soil	Instrument:	ICPMS3
Units:	mg/kg (ppm) Dry Weight	Operator:	SP

Analyte:	Concentration mg/kg (ppm)
----------	------------------------------

Arsenic	7.2
Lead	6.4

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Analysis For Total Metals By EPA Method 6020B

Client Sample ID:	CK-9A	Client:	Go Spectrum NW
Date Received:	06/15/26	Project:	26-014 City Kent
Date Extracted:	06/17/26	Lab ID:	606345-24
Date Analyzed:	06/17/26	Data File:	606345-24.243
Matrix:	Soil	Instrument:	ICPMS3
Units:	mg/kg (ppm) Dry Weight	Operator:	SP

Analyte:	Concentration mg/kg (ppm)
----------	------------------------------

Arsenic	4.0
Lead	8.2

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Analysis For Total Metals By EPA Method 6020B

Client Sample ID:	CK-9B	Client:	Go Spectrum NW
Date Received:	06/15/26	Project:	26-014 City Kent
Date Extracted:	06/17/26	Lab ID:	606345-25
Date Analyzed:	06/17/26	Data File:	606345-25.244
Matrix:	Soil	Instrument:	ICPMS3
Units:	mg/kg (ppm) Dry Weight	Operator:	SP

Analyte:	Concentration mg/kg (ppm)
----------	------------------------------

Arsenic	14
Lead	24

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Analysis For Total Metals By EPA Method 6020B

Client Sample ID:	CK-9C	Client:	Go Spectrum NW
Date Received:	06/15/26	Project:	26-014 City Kent
Date Extracted:	06/17/26	Lab ID:	606345-26
Date Analyzed:	06/17/26	Data File:	606345-26.245
Matrix:	Soil	Instrument:	ICPMS3
Units:	mg/kg (ppm) Dry Weight	Operator:	SP

Analyte:	Concentration mg/kg (ppm)
----------	------------------------------

Arsenic	3.3
Lead	2.8

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Analysis For Total Metals By EPA Method 6020B

Client Sample ID:	CK-10A	Client:	Go Spectrum NW
Date Received:	06/15/26	Project:	26-014 City Kent
Date Extracted:	06/17/26	Lab ID:	606345-27
Date Analyzed:	06/17/26	Data File:	606345-27.246
Matrix:	Soil	Instrument:	ICPMS3
Units:	mg/kg (ppm) Dry Weight	Operator:	SP

Analyte:	Concentration mg/kg (ppm)
----------	------------------------------

Arsenic	8.5
Lead	18

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Analysis For Total Metals By EPA Method 6020B

Client Sample ID:	CK-10B	Client:	Go Spectrum NW
Date Received:	06/15/26	Project:	26-014 City Kent
Date Extracted:	06/17/26	Lab ID:	606345-28
Date Analyzed:	06/17/26	Data File:	606345-28.247
Matrix:	Soil	Instrument:	ICPMS3
Units:	mg/kg (ppm) Dry Weight	Operator:	SP

Analyte:	Concentration mg/kg (ppm)
----------	------------------------------

Arsenic	2.1
Lead	1.9

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Analysis For Total Metals By EPA Method 6020B

Client Sample ID:	CK-10C	Client:	Go Spectrum NW
Date Received:	06/15/26	Project:	26-014 City Kent
Date Extracted:	06/17/26	Lab ID:	606345-29
Date Analyzed:	06/17/26	Data File:	606345-29.248
Matrix:	Soil	Instrument:	ICPMS3
Units:	mg/kg (ppm) Dry Weight	Operator:	SP

Analyte:	Concentration mg/kg (ppm)
----------	------------------------------

Arsenic	2.8
Lead	2.6

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Analysis For Total Metals By EPA Method 6020B

Client Sample ID:	CK-11A	Client:	Go Spectrum NW
Date Received:	06/15/26	Project:	26-014 City Kent
Date Extracted:	06/17/26	Lab ID:	606345-30
Date Analyzed:	06/17/26	Data File:	606345-30.249
Matrix:	Soil	Instrument:	ICPMS3
Units:	mg/kg (ppm) Dry Weight	Operator:	SP

Analyte:	Concentration mg/kg (ppm)
----------	------------------------------

Arsenic	2.3
Lead	4.0

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Analysis For Total Metals By EPA Method 6020B

Client Sample ID:	CK-11B	Client:	Go Spectrum NW
Date Received:	06/15/26	Project:	26-014 City Kent
Date Extracted:	06/17/26	Lab ID:	606345-31
Date Analyzed:	06/17/26	Data File:	606345-31.250
Matrix:	Soil	Instrument:	ICPMS3
Units:	mg/kg (ppm) Dry Weight	Operator:	SP

Analyte:	Concentration mg/kg (ppm)
----------	------------------------------

Arsenic	36
Lead	80

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Analysis For Total Metals By EPA Method 6020B

Client Sample ID:	CK-11C	Client:	Go Spectrum NW
Date Received:	06/15/26	Project:	26-014 City Kent
Date Extracted:	06/17/26	Lab ID:	606345-32
Date Analyzed:	06/17/26	Data File:	606345-32.253
Matrix:	Soil	Instrument:	ICPMS3
Units:	mg/kg (ppm) Dry Weight	Operator:	SP

Analyte:	Concentration mg/kg (ppm)
----------	------------------------------

Arsenic	5.2
Lead	9.0

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Analysis For Total Metals By EPA Method 6020B

Client Sample ID:	CK-12A	Client:	Go Spectrum NW
Date Received:	06/15/26	Project:	26-014 City Kent
Date Extracted:	06/17/26	Lab ID:	606345-33
Date Analyzed:	06/17/26	Data File:	606345-33.254
Matrix:	Soil	Instrument:	ICPMS3
Units:	mg/kg (ppm) Dry Weight	Operator:	SP

Analyte:	Concentration mg/kg (ppm)
----------	------------------------------

Arsenic	9.1
Lead	18

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Analysis For Total Metals By EPA Method 6020B

Client Sample ID:	CK-12B	Client:	Go Spectrum NW
Date Received:	06/15/26	Project:	26-014 City Kent
Date Extracted:	06/17/26	Lab ID:	606345-34
Date Analyzed:	06/17/26	Data File:	606345-34.255
Matrix:	Soil	Instrument:	ICPMS3
Units:	mg/kg (ppm) Dry Weight	Operator:	SP

Analyte:	Concentration mg/kg (ppm)
----------	------------------------------

Arsenic	1.3
Lead	1.6

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Analysis For Total Metals By EPA Method 6020B

Client Sample ID:	CK-12C	Client:	Go Spectrum NW
Date Received:	06/15/26	Project:	26-014 City Kent
Date Extracted:	06/17/26	Lab ID:	606345-35
Date Analyzed:	06/17/26	Data File:	606345-35.256
Matrix:	Soil	Instrument:	ICPMS3
Units:	mg/kg (ppm) Dry Weight	Operator:	SP

Analyte:	Concentration mg/kg (ppm)
----------	------------------------------

Arsenic	2.9
Lead	1.8

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Analysis For Total Metals By EPA Method 6020B

Client Sample ID:	CK-13A	Client:	Go Spectrum NW
Date Received:	06/15/26	Project:	26-014 City Kent
Date Extracted:	06/17/26	Lab ID:	606345-36
Date Analyzed:	06/17/26	Data File:	606345-36.257
Matrix:	Soil	Instrument:	ICPMS3
Units:	mg/kg (ppm) Dry Weight	Operator:	SP

Analyte:	Concentration mg/kg (ppm)
----------	------------------------------

Arsenic	2.5
Lead	4.0

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Analysis For Total Metals By EPA Method 6020B

Client Sample ID:	CK-13B	Client:	Go Spectrum NW
Date Received:	06/15/26	Project:	26-014 City Kent
Date Extracted:	06/17/26	Lab ID:	606345-37
Date Analyzed:	06/17/26	Data File:	606345-37.258
Matrix:	Soil	Instrument:	ICPMS3
Units:	mg/kg (ppm) Dry Weight	Operator:	SP

Analyte:	Concentration mg/kg (ppm)
----------	------------------------------

Arsenic	2.1
Lead	2.5

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Analysis For Total Metals By EPA Method 6020B

Client Sample ID:	CK-13C	Client:	Go Spectrum NW
Date Received:	06/15/26	Project:	26-014 City Kent
Date Extracted:	06/17/26	Lab ID:	606345-38
Date Analyzed:	06/17/26	Data File:	606345-38.259
Matrix:	Soil	Instrument:	ICPMS3
Units:	mg/kg (ppm) Dry Weight	Operator:	SP

Analyte:	Concentration mg/kg (ppm)
----------	------------------------------

Arsenic	1.9
Lead	1.5

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Analysis For Total Metals By EPA Method 6020B

Client Sample ID:	CK-14C	Client:	Go Spectrum NW
Date Received:	06/15/26	Project:	26-014 City Kent
Date Extracted:	06/17/26	Lab ID:	606345-39
Date Analyzed:	06/17/26	Data File:	606345-39.260
Matrix:	Soil	Instrument:	ICPMS3
Units:	mg/kg (ppm) Dry Weight	Operator:	SP

Analyte:	Concentration mg/kg (ppm)
----------	------------------------------

Arsenic	1.6
Lead	1.6

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Analysis For Total Metals By EPA Method 6020B

Client Sample ID:	Method Blank	Client:	Go Spectrum NW
Date Received:	Not Applicable	Project:	26-014 City Kent
Date Extracted:	06/17/26	Lab ID:	I6-647 mb
Date Analyzed:	06/17/26	Data File:	I6-647 mb.205
Matrix:	Soil	Instrument:	ICPMS3
Units:	mg/kg (ppm) Dry Weight	Operator:	SP

Analyte:	Concentration mg/kg (ppm)
----------	------------------------------

Arsenic	<1
Lead	<1

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Analysis For Total Metals By EPA Method 6020B

Client Sample ID:	Method Blank	Client:	Go Spectrum NW
Date Received:	Not Applicable	Project:	26-014 City Kent
Date Extracted:	06/17/26	Lab ID:	I6-648 mb
Date Analyzed:	06/17/26	Data File:	I6-648 mb.234
Matrix:	Soil	Instrument:	ICPMS3
Units:	mg/kg (ppm) Dry Weight	Operator:	SP

Analyte:	Concentration mg/kg (ppm)
----------	------------------------------

Arsenic	<1
Lead	<1

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Date of Report: 06/22/26

Date Received: 06/15/26

Project: 26-014 City Kent, F&BI 606345

**QUALITY ASSURANCE RESULTS
FOR THE ANALYSIS OF SOIL SAMPLES
FOR TOTAL METALS USING EPA METHOD 6020B**

Laboratory Code: 606345-01 (Matrix Spike)

Analyte	Reporting Units	Spike Level	Sample Result (Wet wt)	Percent Recovery MS	Percent Recovery MSD	Acceptance Criteria	RPD (Limit 20)
Arsenic	mg/kg (ppm)	10	6.07	98 b	93 b	75-125	5 b
Lead	mg/kg (ppm)	50	8.96	88	86	75-125	2

Laboratory Code: Laboratory Control Sample

Analyte	Reporting Units	Spike Level	Percent Recovery LCS	Acceptance Criteria
Arsenic	mg/kg (ppm)	10	107	80-120
Lead	mg/kg (ppm)	50	100	80-120

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Date of Report: 06/22/26

Date Received: 06/15/26

Project: 26-014 City Kent, F&BI 606345

**QUALITY ASSURANCE RESULTS
FOR THE ANALYSIS OF SOIL SAMPLES
FOR TOTAL METALS USING EPA METHOD 6020B**

Laboratory Code: 606345-21 x5 (Matrix Spike)

Analyte	Reporting Units	Spike Level	Sample Result (Wet wt)	Percent Recovery MS	Percent Recovery MSD	Acceptance Criteria	RPD (Limit 20)
Arsenic	mg/kg (ppm)	10	6.90	100 b	98 b	75-125	2 b
Lead	mg/kg (ppm)	50	43.1	102 b	114 b	75-125	11 b

Laboratory Code: Laboratory Control Sample

Analyte	Reporting Units	Spike Level	Percent Recovery LCS	Acceptance Criteria
Arsenic	mg/kg (ppm)	10	99	80-120
Lead	mg/kg (ppm)	50	96	80-120

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Data Qualifiers & Definitions

a - The analyte was detected at a level less than five times the reporting limit. The RPD results may not provide reliable information on the variability of the analysis.

b - The analyte was spiked at a level that was less than five times that present in the sample. Matrix spike recoveries may not be meaningful.

ca - The calibration results for the analyte were outside of acceptance criteria, biased low; or, the calibration results for the analyte were outside of acceptance criteria, biased high, with a detection for the analyte in the sample. The value reported is an estimate.

c - The presence of the analyte may be due to carryover from previous sample injections.

cf - The sample was centrifuged prior to analysis.

d - The sample was diluted. Detection limits were raised and surrogate recoveries may not be meaningful.

dv - Insufficient sample volume was available to achieve normal reporting limits.

f - The sample was laboratory filtered prior to analysis.

fb - The analyte was detected in the method blank.

fc - The analyte is a common laboratory and field contaminant.

hr - The sample and duplicate were reextracted and reanalyzed. RPD results were still outside of control limits. Variability is attributed to sample inhomogeneity.

hs - Headspace was present in the container used for analysis.

ht - The analysis was performed outside the method or client-specified holding time requirement.

ip - Recovery fell outside of control limits due to sample matrix effects.

j - The analyte concentration is reported between the method detection limit and the lowest calibration point. The value reported is an estimate.

J - The internal standard associated with the analyte is out of control limits. The reported concentration is an estimate.

jl - The laboratory control sample(s) percent recovery and/or RPD were out of control limits. The reported concentration should be considered an estimate.

js - The surrogate associated with the analyte is out of control limits. The reported concentration should be considered an estimate.

k - The calibration results for the analyte were outside of acceptance criteria, biased high, and the analyte was not detected in the sample.

lc - The presence of the analyte is likely due to laboratory contamination.

L - The reported concentration was generated from a library search.

nm - The analyte was not detected in one or more of the duplicate analyses. Therefore, calculation of the RPD is not applicable.

pc - The sample was received with incorrect preservation or in a container not approved by the method. The value reported should be considered an estimate.

ve - The analyte response exceeded the valid instrument calibration range. The value reported is an estimate.

vo - The value reported fell outside the control limits established for this analyte.

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

Friedman & Bruya, Inc.
5500 4th Ave S.
Seattle WA 98108
(206) 285-8282
office@friedmanandbruya.com

1006345

SAMPLE CHAIN OF CUSTODY

6/15/26

Page # 2 of 4

Report To Miguel Ortega

Company GEO Spectrum NW

Address _____

City, State, ZIP _____

Phone 425-209-1409 Email miguelo@geospectrumnw.com

SAMPLES (signature)

PROJECT NAME

26-014 City Kent

City Kent

REMARKS

PO #

INVOICE TO

TURNAROUND TIME

☒ Standard turnaround

☐ RUSH

Rush charges authorized by: _____

SAMPLE DISPOSAL

☐ Archive samples

☐ Other _____

Default: Dispose after 30 days

						ANALYSES REQUESTED									
Sample ID	Lab ID	Date Sampled	Time Sampled	Sample Type	# of Jars	NWTPH-Dx	NWTPH-Gx	BTEX EPA 8021	NWTPH-HCID	VOCs EPA 8260	PAHs EPA 8270	PCBs EPA 8082	Lead	Arsenic	Notes
CK- 4B	11	4/5/26		S	1								✓	✓	
CK- 4C	12	↑		↑	1								✓	✓	
CK- 5A	13				1								✓	✓	
CK- 5B	14				1								✓	✓	
CK- 5C	15				1								✓	✓	
CK- 6A	16				1								✓	✓	
CK- 6B	17				1								✓	✓	
CK- 6C	18				1								✓	✓	
CK- 7A	19	↓		↓	1								✓	✓	
CK- 7C	20	6/5/26		S	1								✓	✓	

SIGNATURE

PRINT NAME

COMPANY

DATE

TIME

Relinquished by: _____

Received by: _____

Dave Molina

GSNW

6/15/26

1716

Relinquished by: _____

ERIC FOUR

EPB

6/15/26

916

Received by: _____

Samples received at 29°C

Friedman & Bruya, Inc.
5500 4th Ave S.
Seattle WA 98108
(206) 285-8282
office@friedmanandbruya.com

SAMPLE CHAIN OF CUSTODY

06/15/26

Page # 3 of 4

Report To Miguel Ortega

Company GO SPECTRUM LLC

Address _____

City, State, ZIP _____

Phone 425-209-1409

Email Miguel@goSpectrum.com

SAMPLE/ERS (signature) [Signature]

PROJECT NAME 26-014 City Kent

PO #

REMARKS City Kent

INVOICE TO

Project specific RLS? - Yes / No

TURNAROUND TIME

☒ Standard turnaround

☐ RUSH

Rush charges authorized by: _____

SAMPLE DISPOSAL

☐ Archive samples

☐ Other _____

Default: Dispose after 30 days

1						ANALYSES REQUESTED									
Sample ID	Lab ID	Date Sampled	Time Sampled	Sample Type	# of Jars	NWTPH-Dx	NWTPH-Gx	BTEX EPA 8021	NWTPH-HCID	VOCs EPA 8260	PAHs EPA 8270	PCBs EPA 8082	LEAD	ARSENIC	Notes
CK- 8A	21	6/15/26		S	1								✓	✓	
CK- 8B	22	↗		↖	1								✓	✓	
CK- 8C	23				1								✓	✓	
CK- 9A	24				1								✓	✓	
CK- 9B	25				1								✓	✓	
CK- 9C	26				1								✓	✓	
CK- 10A	27				1								✓	✓	
CK- 10B	28				1								✓	✓	
CK- 10C	29	↖		↗	1								✓	✓	
CK- 11A	30	6/15/26		S	1								✓	✓	

SIGNATURE

PRINT NAME

COMPANY

DATE

TIME

Relinquished by:

David Molina

GSN

6/15/26 1716

Received by:

Eric Fourn

EB

6/15/26 1716

Friedman & Bruya, Inc.
5500 4th Ave S.
Seattle WA 98108
(206) 285-8282
office@friedmanandbruya.com

Relinquished by:

Received by:

Samples received at

29 00

606345

Report To Miguel Brzga

Company Geo Spectrum NW

Address _____

City, State, ZIP _____

Phone 425-209-1409

Email miguel@geospectrumnw.com

SAMPLE CHAIN OF CUSTODY

SAMPLES (signature) [Signature]

PROJECT NAME 26-014 city kept

REMARKS city kept

INVOICE TO _____

PO # _____

Project specific RLS? - Yes / No

06/15/26

Page # 4 of 4

TURNAROUND TIME

☒ Standard turnaround

☐ RUSH

Rush charges authorized by: _____

SAMPLE DISPOSAL

☐ Archive samples

☐ Other _____

Default: Dispose after 30 days

Sample ID	Lab ID	Date Sampled	Time Sampled	Sample Type	# of jars	ANALYSES REQUESTED										Notes
						NWTPH-Dx	NWTPH-Gx	BTEX EPA 8021	NWTPH-HCID	VOCs EPA 8260	PAHs EPA 8270	PCBs EPA 8082	LeAD	ARSENIC		
CK- 11B	31	6/15/26		S	1								✓	✓		
CK- 11c	32	↗		↘	1								✓	✓		
CK- 12A	33				1								✓	✓		
CK- 12B	34				1								✓	✓		
CK- 12C	35				1								✓	✓		
CK- 13A	36				1								✓	✓		
CK- 13B	37				1								✓	✓		
CK- 13C	38	↘			1								✓	✓		
CK- 14C	39	6/15/26		S	1								✓	✓		

Friedman & Bruya, Inc.
5500 4th Ave S.
Seattle WA 98108
(206) 285-8282
office@friedmanandbruya.com

SIGNATURE		PRINT NAME		COMPANY		DATE		TIME	
Relinquished by:	<u>[Signature]</u>		David Molina	GSNW		6/15/26		1716	
Received by:	<u>[Signature]</u>		Eric four	FRB		6/15/26		1716	
Relinquished by:									
Received by:									

Samples received at 28°C

SAMPLE CONDITION UPON RECEIPT CHECKLIST

PROJECT # 606345 CLIENT Go Spectrum INITIALS/DATE: DB/15

If custody seals are present on cooler, are they intact? ☒ NA ☐ YES ☐ NO

Cooler/Sample temperature 29 °C
Thermometer ID: Fluke 96312917

Were samples received on ice/cold packs? ☐ YES ☒ NO

How did samples arrive?
☒ Over the Counter ☐ Picked up by F&BI ☐ FedEx/UPS/GSO

Is there a Chain-of-Custody* (COC)? ☒ YES ☐ NO Initials/Date: AWB 6/16
*or other representative documents, letters, and/or shipping memos

Number of days samples have been sitting prior to receipt at laboratory 0 days

Are the samples clearly identified? (explain "no" answer below) ☒ YES ☐ NO

Were all sample containers received intact (i.e. not broken, leaking etc.)? (explain "no" answer below) ☒ YES ☐ NO

Were appropriate sample containers used? ☒ YES ☐ NO ☐ Unknown

If custody seals are present on samples, are they intact? ☒ NA ☐ YES ☐ NO

Are samples requiring no headspace, headspace free? ☒ NA ☐ YES ☐ NO

Is the following information provided on the COC, and does it match the sample label? (explain "no" answer below)

Sample ID's	☐ Yes ☒ No	<u>Partly on containers</u>	☐ Not on COC/label
Date Sampled	☐ Yes ☒ No		☒ Not on COC/label
Time Sampled	☐ Yes ☒ No		☒ Not on COC/label
# of Containers	☒ Yes ☐ No		
Relinquished	☒ Yes ☐ No		
Requested analysis	☒ Yes ☐ On Hold		

Other comments (use a separate page if needed)

Air Samples: Were any additional canisters/tubes received? ☒ NA ☐ YES ☐ NO

Number of unused TO15 canisters** Number of unused TO17 tubes

**Fill out Green manifolds billing sheet

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Elizabeth Webber-Bruya
Ann Webber-Bruya
Michael Erdahl
Joseph Mohammed
Eric Young

5500 4th Ave South
Seattle, WA 98108-2419
(206) 285-8282
office@friedmanandbruya.com
www.friedmanandbruya.com

June 23, 2026

Miguel Ortega, Project Manager
Go Spectrum NW
7981 168th Ave NE
Redmond, WA 98052

Dear Mr Ortega:

Included are the results from the testing of material submitted on June 16, 2026 from the CPK 26-014, F&BI 606361 project. There are 6 pages included in this report. Any samples that may remain are currently scheduled for disposal in 30 days, or as directed by the Chain of Custody document. If you would like us to return your samples or arrange for long term storage at our offices, please contact us as soon as possible.

We appreciate this opportunity to be of service to you and hope you will call if you have any questions.

Sincerely,

FRIEDMAN & BRUYA, INC.



Michael Erdahl
Project Manager

Enclosures
GST0623R.DOC

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

CASE NARRATIVE

This case narrative encompasses samples received on June 16, 2026 by Friedman & Bruya, Inc. from the Go Spectrum NW CPK 26-014, F&BI 606361 project. Samples were logged in under the laboratory ID's listed below.

<u>Laboratory ID</u>	<u>Go Spectrum NW</u>
606361 -01	CPK-SB1-O/W
606361 -02	CPK-SB2-O/W

All quality control requirements were acceptable.

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Analysis For Volatile Compounds By EPA Method 8260D Dual Acquisition

Client Sample ID:	CPK-SB1-O/W	Client:	Go Spectrum NW
Date Received:	06/16/26	Project:	CPK 26-014, F&BI 606361
Date Extracted:	06/19/26	Lab ID:	606361-01 1/10
Date Analyzed:	06/19/26	Data File:	061935.D
Matrix:	Water	Instrument:	GCMS11
Units:	ug/L (ppb)	Operator:	IJL

Surrogates:	% Recovery:	Lower Limit:	Upper Limit:
1,2-Dichloroethane-d4	103	78	126
Toluene-d8	96	84	115
4-Bromofluorobenzene	102	72	130

Compounds:	Concentration ug/L (ppb)
Vinyl chloride	<0.2
Chloroethane	<10
1,1-Dichloroethene	<10
Methylene chloride	<50
trans-1,2-Dichloroethene	<10
1,1-Dichloroethane	<10
cis-1,2-Dichloroethene	18
1,2-Dichloroethane (EDC)	<2
1,1,1-Trichloroethane	<10
Trichloroethene	37
Tetrachloroethene	630

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Analysis For Volatile Compounds By EPA Method 8260D Dual Acquisition

Client Sample ID:	CPK-SB2-O/W	Client:	Go Spectrum NW
Date Received:	06/16/26	Project:	CPK 26-014, F&BI 606361
Date Extracted:	06/19/26	Lab ID:	606361-02 1/10
Date Analyzed:	06/19/26	Data File:	061936.D
Matrix:	Water	Instrument:	GCMS11
Units:	ug/L (ppb)	Operator:	IJL

Surrogates:	% Recovery:	Lower Limit:	Upper Limit:
1,2-Dichloroethane-d4	98	78	126
Toluene-d8	95	84	115
4-Bromofluorobenzene	97	72	130

Compounds:	Concentration ug/L (ppb)
Vinyl chloride	<0.2
Chloroethane	<10
1,1-Dichloroethene	<10
Methylene chloride	<50
trans-1,2-Dichloroethene	<10
1,1-Dichloroethane	<10
cis-1,2-Dichloroethene	130
1,2-Dichloroethane (EDC)	<2
1,1,1-Trichloroethane	<10
Trichloroethene	200
Tetrachloroethene	430

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Analysis For Volatile Compounds By EPA Method 8260D Dual Acquisition

Client Sample ID:	Method Blank	Client:	Go Spectrum NW
Date Received:	Not Applicable	Project:	CPK 26-014, F&BI 606361
Date Extracted:	06/19/26	Lab ID:	06-1324 mb
Date Analyzed:	06/19/26	Data File:	061908.D
Matrix:	Water	Instrument:	GCMS11
Units:	ug/L (ppb)	Operator:	IJL

Surrogates:	% Recovery:	Lower Limit:	Upper Limit:
1,2-Dichloroethane-d4	99	78	126
Toluene-d8	99	84	115
4-Bromofluorobenzene	101	72	130

Compounds:	Concentration ug/L (ppb)
Vinyl chloride	<0.02
Chloroethane	<1
1,1-Dichloroethene	<1
Methylene chloride	<5
trans-1,2-Dichloroethene	<1
1,1-Dichloroethane	<1
cis-1,2-Dichloroethene	<1
1,2-Dichloroethane (EDC)	<0.2
1,1,1-Trichloroethane	<1
Trichloroethene	<0.05
Tetrachloroethene	<0.5

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Date of Report: 06/23/26

Date Received: 06/16/26

Project: CPK 26-014, F&BI 606361

**QUALITY ASSURANCE RESULTS FOR THE ANALYSIS OF WATER
SAMPLES FOR VOLATILES BY EPA METHOD 8260D**

Laboratory Code: 606396-01 (Matrix Spike)

Analyte	Reporting Units	Spike Level	Sample Result	Percent	Acceptance Criteria
				Recovery MS	
Vinyl chloride	ug/L (ppb)	10	<0.02	104	50-150
Chloroethane	ug/L (ppb)	10	<1	96	50-150
1,1-Dichloroethene	ug/L (ppb)	10	<1	93	50-150
Methylene chloride	ug/L (ppb)	10	<5	91	50-150
trans-1,2-Dichloroethene	ug/L (ppb)	10	<1	93	50-150
1,1-Dichloroethane	ug/L (ppb)	10	<1	97	50-150
cis-1,2-Dichloroethene	ug/L (ppb)	10	<1	96	10-211
1,2-Dichloroethane (EDC)	ug/L (ppb)	10	<0.2	89	50-150
1,1,1-Trichloroethane	ug/L (ppb)	10	<1	86	50-150
Trichloroethene	ug/L (ppb)	10	<0.05	93	35-149
Tetrachloroethene	ug/L (ppb)	10	2.9	94 b	50-150

Laboratory Code: Laboratory Control Sample

Analyte	Reporting Units	Spike Level	Percent	Percent	Acceptance Criteria	RPD (Limit 20)
			Recovery LCS	Recovery LCSD		
Vinyl chloride	ug/L (ppb)	10	104	104	64-142	0
Chloroethane	ug/L (ppb)	10	96	97	70-130	1
1,1-Dichloroethene	ug/L (ppb)	10	97	96	64-140	1
Methylene chloride	ug/L (ppb)	10	93	94	43-134	1
trans-1,2-Dichloroethene	ug/L (ppb)	10	96	95	70-130	1
1,1-Dichloroethane	ug/L (ppb)	10	102	101	70-130	1
cis-1,2-Dichloroethene	ug/L (ppb)	10	100	99	70-130	1
1,2-Dichloroethane (EDC)	ug/L (ppb)	10	94	93	70-130	1
1,1,1-Trichloroethane	ug/L (ppb)	10	87	89	70-130	2
Trichloroethene	ug/L (ppb)	10	96	93	70-130	3
Tetrachloroethene	ug/L (ppb)	10	98	100	70-130	2

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Data Qualifiers & Definitions

a - The analyte was detected at a level less than five times the reporting limit. The RPD results may not provide reliable information on the variability of the analysis.

b - The analyte was spiked at a level that was less than five times that present in the sample. Matrix spike recoveries may not be meaningful.

ca - The calibration results for the analyte were outside of acceptance criteria, biased low; or, the calibration results for the analyte were outside of acceptance criteria, biased high, with a detection for the analyte in the sample. The value reported is an estimate.

c - The presence of the analyte may be due to carryover from previous sample injections.

cf - The sample was centrifuged prior to analysis.

d - The sample was diluted. Detection limits were raised and surrogate recoveries may not be meaningful.

dv - Insufficient sample volume was available to achieve normal reporting limits.

f - The sample was laboratory filtered prior to analysis.

fb - The analyte was detected in the method blank.

fc - The analyte is a common laboratory and field contaminant.

hr - The sample and duplicate were reextracted and reanalyzed. RPD results were still outside of control limits. Variability is attributed to sample inhomogeneity.

hs - Headspace was present in the container used for analysis.

ht - The analysis was performed outside the method or client-specified holding time requirement.

ip - Recovery fell outside of control limits due to sample matrix effects.

j - The analyte concentration is reported between the method detection limit and the lowest calibration point. The value reported is an estimate.

J - The internal standard associated with the analyte is out of control limits. The reported concentration is an estimate.

jl - The laboratory control sample(s) percent recovery and/or RPD were out of control limits. The reported concentration should be considered an estimate.

js - The surrogate associated with the analyte is out of control limits. The reported concentration should be considered an estimate.

k - The calibration results for the analyte were outside of acceptance criteria, biased high, and the analyte was not detected in the sample.

lc - The presence of the analyte is likely due to laboratory contamination.

L - The reported concentration was generated from a library search.

nm - The analyte was not detected in one or more of the duplicate analyses. Therefore, calculation of the RPD is not applicable.

pc - The sample was received with incorrect preservation or in a container not approved by the method. The value reported should be considered an estimate.

ve - The analyte response exceeded the valid instrument calibration range. The value reported is an estimate.

vo - The value reported fell outside the control limits established for this analyte.

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

Doc # 1-3

Page # 1 of 1
TURNAROUND TIME

☒ Standard turnaround
☐ RUSH _____

Rush charges authorized by:

SAMPLE DISPOSAL
☐ Archive samples

☐ Other _____

Default: Dispose after 30 days

ED

[illegible]

Friedman & Bruya, Inc.
5500 4th Ave S.
Seattle WA 98108
(206) 285-8282
office@friedmanandbruya.com

SIGNATURE	PRINT NAME	COMPANY	DATE	TIME
	David Molina	GSN/A	6/16/26	1415
Received by: 	David Molina	FEB T	6/16/26	1415
Relinquished by:				
Received by:				
Relinquished by:				
Received by:				

Samples received at 26 °C

SAMPLE CONDITION UPON RECEIPT CHECKLIST

PROJECT # 606361 CLIENT Go Spectrum INITIALS/ (NP) DATE: 06/16/26

If custody seals are present on cooler, are they intact? ☒ NA ☐ YES ☐ NO

Cooler/Sample temperature 26°C
Thermometer ID: Fluke 96312917

Were samples received on ice/cold packs? ☐ YES ☒ NO

How did samples arrive?
☒ Over the Counter ☐ Picked up by F&BI ☐ FedEx/UPS/GSO

Is there a Chain-of-Custody* (COC)? ☒ YES ☐ NO Initials/ AWB Date: 6/16
*or other representative documents, letters, and/or shipping memos

Number of days samples have been sitting prior to receipt at laboratory 0 days

Are the samples clearly identified? (explain "no" answer below) ☒ YES ☐ NO

Were all sample containers received intact (i.e. not broken, leaking etc.)? (explain "no" answer below) ☒ YES ☐ NO

Were appropriate sample containers used? ☒ YES ☐ NO ☐ Unknown

If custody seals are present on samples, are they intact? ☒ NA ☐ YES ☐ NO

Are samples requiring no headspace, headspace free? ☐ NA ☒ YES ☐ NO

Is the following information provided on the COC, and does it match the sample label? (explain "no" answer below)

Sample ID's	☐ Yes ☐ No	☐ Not on COC/label
Date Sampled	☐ Yes ☐ No	☐ Not on COC/label
Time Sampled	☐ Yes ☐ No	☐ Not on COC/label
# of Containers	☐ Yes ☐ No	
Relinquished	☐ Yes ☐ No	
Requested analysis	☐ Yes ☐ On Hold	

Other comments (use a separate page if needed)

Air Samples: Were any additional canisters/tubes received? ☒ NA ☐ YES ☐ NO

Number of unused TO15 canisters** Number of unused TO17 tubes

**Fill out Green manifolds billing sheet

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Elizabeth Webber-Bruya
Ann Webber-Bruya
Michael Erdahl
Joseph Mohammed
Eric Young

5500 4th Ave South
Seattle, WA 98108-2419
(206) 285-8282
office@friedmanandbruya.com
www.friedmanandbruya.com

June 23, 2026

Miguel Ortega, Project Manager
Go Spectrum NW
7981 168th Ave NE
Redmond, WA 98052

Dear Mr Ortega:

Included are the results from the testing of material submitted on June 17, 2026 from the CPK 26-014, F&BI 606367 project. There are 6 pages included in this report. Any samples that may remain are currently scheduled for disposal in 30 days, or as directed by the Chain of Custody document. If you would like us to return your samples or arrange for long term storage at our offices, please contact us as soon as possible.

We appreciate this opportunity to be of service to you and hope you will call if you have any questions.

Sincerely,

FRIEDMAN & BRUYA, INC.



Michael Erdahl
Project Manager

Enclosures
GST0623R.DOC

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

CASE NARRATIVE

This case narrative encompasses samples received on June 17, 2026 by Friedman & Bruya, Inc. from the Go Spectrum NW CPK 26-014, F&BI 606367 project. Samples were logged in under the laboratory ID's listed below.

Laboratory ID

606367 -01

Go Spectrum NW

CPK-SWP-01

All quality control requirements were acceptable.

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Analysis For Total Metals By EPA Method 6020B

Client Sample ID:	CPK-SWP-01	Client:	Go Spectrum NW
Date Received:	06/17/26	Project:	CPK 26-014, F&BI 606367
Date Extracted:	06/18/26	Lab ID:	606367-01
Date Analyzed:	06/18/26	Data File:	606367-01.101
Matrix:	Soil	Instrument:	ICPMS3
Units:	mg/kg (ppm) Dry Weight	Operator:	SP

Analyte:	Concentration mg/kg (ppm)
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Arsenic	7.8
Barium	130
Cadmium	1.1
Lead	32
Mercury	<1
Selenium	<1
Silver	<1

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Analysis For Total Metals By EPA Method 6020B

Client Sample ID:	CPK-SWP-01	Client:	Go Spectrum NW
Date Received:	06/17/26	Project:	CPK 26-014, F&BI 606367
Date Extracted:	06/18/26	Lab ID:	606367-01 x5
Date Analyzed:	06/18/26	Data File:	606367-01 x5.098
Matrix:	Soil	Instrument:	ICPMS3
Units:	mg/kg (ppm) Dry Weight	Operator:	SP

Analyte:	Concentration mg/kg (ppm)
----------	------------------------------

Chromium	39
----------	----

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Analysis For Total Metals By EPA Method 6020B

Client Sample ID:	Method Blank	Client:	Go Spectrum NW
Date Received:	Not Applicable	Project:	CPK 26-014, F&BI 606367
Date Extracted:	06/18/26	Lab ID:	I6-652 mb
Date Analyzed:	06/18/26	Data File:	I6-652 mb.096
Matrix:	Soil	Instrument:	ICPMS3
Units:	mg/kg (ppm) Dry Weight	Operator:	SP

Analyte:	Concentration mg/kg (ppm)
----------	------------------------------

Arsenic	<1
Barium	<1
Cadmium	<1
Chromium	<1
Lead	<1
Mercury	<1
Selenium	<1
Silver	<1

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Date of Report: 06/23/26

Date Received: 06/17/26

Project: CPK 26-014, F&BI 606367

QUALITY ASSURANCE RESULTS FOR THE ANALYSIS OF SOIL SAMPLES FOR TOTAL METALS USING EPA METHOD 6020B

Laboratory Code: 606367-01 x5 (Matrix Spike)

Analyte	Reporting Units	Spike Level	Sample Result (Wet wt)	Percent Recovery MS	Percent Recovery MSD	Acceptance Criteria	RPD (Limit 20)
Arsenic	mg/kg (ppm)	10	7.29	91 b	83 b	75-125	9 b
Barium	mg/kg (ppm)	50	129	71 b	57 b	75-125	22 b
Cadmium	mg/kg (ppm)	10	<5	98	94	75-125	4
Chromium	mg/kg (ppm)	50	34.6	82 b	75 b	75-125	9 b
Lead	mg/kg (ppm)	50	33.3	100 b	83 b	75-125	19 b
Mercury	mg/kg (ppm)	5	<5	96	91	75-125	5
Selenium	mg/kg (ppm)	5	<5	79	78	75-125	1
Silver	mg/kg (ppm)	10	<5	99	100	75-125	1

Laboratory Code: Laboratory Control Sample

Analyte	Reporting Units	Spike Level	Percent Recovery LCS	Acceptance Criteria
Arsenic	mg/kg (ppm)	10	101	80-120
Barium	mg/kg (ppm)	50	101	80-120
Cadmium	mg/kg (ppm)	10	100	80-120
Chromium	mg/kg (ppm)	50	108	80-120
Lead	mg/kg (ppm)	50	101	80-120
Mercury	mg/kg (ppm)	5	95	80-120
Selenium	mg/kg (ppm)	5	101	80-120
Silver	mg/kg (ppm)	10	108	80-120

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Data Qualifiers & Definitions

a - The analyte was detected at a level less than five times the reporting limit. The RPD results may not provide reliable information on the variability of the analysis.

b - The analyte was spiked at a level that was less than five times that present in the sample. Matrix spike recoveries may not be meaningful.

ca - The calibration results for the analyte were outside of acceptance criteria, biased low; or, the calibration results for the analyte were outside of acceptance criteria, biased high, with a detection for the analyte in the sample. The value reported is an estimate.

c - The presence of the analyte may be due to carryover from previous sample injections.

cf - The sample was centrifuged prior to analysis.

d - The sample was diluted. Detection limits were raised and surrogate recoveries may not be meaningful.

dv - Insufficient sample volume was available to achieve normal reporting limits.

f - The sample was laboratory filtered prior to analysis.

fb - The analyte was detected in the method blank.

fc - The analyte is a common laboratory and field contaminant.

hr - The sample and duplicate were reextracted and reanalyzed. RPD results were still outside of control limits. Variability is attributed to sample inhomogeneity.

hs - Headspace was present in the container used for analysis.

ht - The analysis was performed outside the method or client-specified holding time requirement.

ip - Recovery fell outside of control limits due to sample matrix effects.

j - The analyte concentration is reported between the method detection limit and the lowest calibration point. The value reported is an estimate.

J - The internal standard associated with the analyte is out of control limits. The reported concentration is an estimate.

jl - The laboratory control sample(s) percent recovery and/or RPD were out of control limits. The reported concentration should be considered an estimate.

js - The surrogate associated with the analyte is out of control limits. The reported concentration should be considered an estimate.

k - The calibration results for the analyte were outside of acceptance criteria, biased high, and the analyte was not detected in the sample.

lc - The presence of the analyte is likely due to laboratory contamination.

L - The reported concentration was generated from a library search.

nm - The analyte was not detected in one or more of the duplicate analyses. Therefore, calculation of the RPD is not applicable.

pc - The sample was received with incorrect preservation or in a container not approved by the method. The value reported should be considered an estimate.

ve - The analyte response exceeded the valid instrument calibration range. The value reported is an estimate.

vo - The value reported fell outside the control limits established for this analyte.

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

17

Page # 1 of 1

TURNAROUND TIME

☒ Standard turnaround

☐ RUSH _____

Rush charges authorized by: _____

SAMPLE DISPOSAL

☐ Archive samples

☐ Other _____

Default: Dispose after 30 days

[illegible]

Friedman & Bruya, Inc.
5500 4th Ave S.
Seattle WA 98108
(206) 285-8282
office@friedmanandbruya.com

SIGNATURE	PRINT NAME	COMPANY	DATE	TIME
Relinquished by: 	Miguel Perdomo	605 Spectrum	6/17/23	10:11
Received by: 	Eric Jones	EPJ	6/17/24	10:11
Relinquished by:				
Received by:				

SAMPLE CONDITION UPON RECEIPT CHECKLIST

PROJECT # 606367 CLIENT Go Spectrum INITIALS/ DATE: 6/17/26

If custody seals are present on cooler, are they intact? ☒ NA ☐ YES ☐ NO

Cooler/Sample temperature 20 °C
Thermometer ID: Fluke 96312917

Were samples received on ice/cold packs? ☐ YES ☒ NO

How did samples arrive?
☒ Over the Counter ☐ Picked up by F&BI ☐ FedEx/UPS/GSO

Is there a Chain-of-Custody* (COC)? ☒ YES ☐ NO Initials/ AP
*or other representative documents, letters, and/or shipping memos Date: 06/17/26

Number of days samples have been sitting prior to receipt at laboratory 8 days

Are the samples clearly identified? (explain "no" answer below) ☒ YES ☐ NO

Were all sample containers received intact (i.e. not broken, leaking etc.)? (explain "no" answer below) ☒ YES ☐ NO

Were appropriate sample containers used? ☒ YES ☐ NO ☐ Unknown

If custody seals are present on samples, are they intact? ☒ NA ☐ YES ☐ NO

Are samples requiring no headspace, headspace free? ☒ NA ☐ YES ☐ NO

Is the following information provided on the COC, and does it match the sample label?
(explain "no" answer below)

Sample ID's	☐ Yes ☐ No	☐ Not on COC/label
Date Sampled	☐ Yes ☐ No	☐ Not on COC/label
Time Sampled	☐ Yes ☐ No	☐ Not on COC/label
# of Containers	☐ Yes ☐ No	
Relinquished	☐ Yes ☐ No	
Requested analysis	☐ Yes ☐ On Hold	

Other comments (use a separate page if needed)

Air Samples: Were any additional canisters/tubes received? ☒ NA ☐ YES ☐ NO

Number of unused TO15 canisters** Number of unused TO17 tubes

**Fill out Green manifolds billing sheet

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Elizabeth Webber-Bruya
Ann Webber-Bruya
Michael Erdahl
Joseph Mohammed
Eric Young

5500 4th Ave South
Seattle, WA 98108-2419
(206) 285-8282
office@friedmanandbruya.com
www.friedmanandbruya.com

June 26, 2026

Miguel Ortega, Project Manager
Go Spectrum NW
7981 168th Ave NE
Redmond, WA 98052

Dear Mr Ortega:

Included are the results from the testing of material submitted on June 19, 2026 from the CPK 26-014, F&BI 606442 project. There are 6 pages included in this report. Any samples that may remain are currently scheduled for disposal in 30 days, or as directed by the Chain of Custody document. If you would like us to return your samples or arrange for long term storage at our offices, please contact us as soon as possible.

We appreciate this opportunity to be of service to you and hope you will call if you have any questions.

Sincerely,

FRIEDMAN & BRUYA, INC.



Michael Erdahl
Project Manager

Enclosures
GST0626R.DOC

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

CASE NARRATIVE

This case narrative encompasses samples received on June 19, 2026 by Friedman & Bruya, Inc. from the Go Spectrum NW CPK 26-014, F&BI 606442 project. Samples were logged in under the laboratory ID's listed below.

<u>Laboratory ID</u>	<u>Go Spectrum NW</u>
606442 -01	CPK-SB3-01W
606442 -02	CPK-SB4-01W

All quality control requirements were acceptable.

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Analysis For Volatile Compounds By EPA Method 8260D Dual Acquisition

Client Sample ID:	CPK-SB3-01W	Client:	Go Spectrum NW
Date Received:	06/19/26	Project:	CPK 26-014, F&BI 606442
Date Extracted:	06/23/26	Lab ID:	606442-01 1/10
Date Analyzed:	06/23/26	Data File:	062311.D
Matrix:	Water	Instrument:	GCMS13
Units:	ug/L (ppb)	Operator:	MD

Surrogates:	% Recovery:	Lower Limit:	Upper Limit:
1,2-Dichloroethane-d4	101	71	132
Toluene-d8	101	68	139
4-Bromofluorobenzene	98	62	136

Compounds:	Concentration ug/L (ppb)
Vinyl chloride	<0.2
Chloroethane	<10
1,1-Dichloroethene	<10
Methylene chloride	<50
trans-1,2-Dichloroethene	<10
1,1-Dichloroethane	<10
cis-1,2-Dichloroethene	<10
1,2-Dichloroethane (EDC)	<2
1,1,1-Trichloroethane	<10
Trichloroethene	0.63
Tetrachloroethene	<5

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Analysis For Volatile Compounds By EPA Method 8260D Dual Acquisition

Client Sample ID:	CPK-SB4-01W	Client:	Go Spectrum NW
Date Received:	06/19/26	Project:	CPK 26-014, F&BI 606442
Date Extracted:	06/23/26	Lab ID:	606442-02 1/10
Date Analyzed:	06/23/26	Data File:	062313.D
Matrix:	Water	Instrument:	GCMS13
Units:	ug/L (ppb)	Operator:	MD

Surrogates:	% Recovery:	Lower Limit:	Upper Limit:
1,2-Dichloroethane-d4	100	71	132
Toluene-d8	101	68	139
4-Bromofluorobenzene	97	62	136

Compounds:	Concentration ug/L (ppb)
Vinyl chloride	<0.2
Chloroethane	<10
1,1-Dichloroethene	<10
Methylene chloride	<50
trans-1,2-Dichloroethene	<10
1,1-Dichloroethane	<10
cis-1,2-Dichloroethene	<10
1,2-Dichloroethane (EDC)	<2
1,1,1-Trichloroethane	<10
Trichloroethene	<0.5
Tetrachloroethene	<5

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Analysis For Volatile Compounds By EPA Method 8260D Dual Acquisition

Client Sample ID:	Method Blank	Client:	Go Spectrum NW
Date Received:	Not Applicable	Project:	CPK 26-014, F&BI 606442
Date Extracted:	06/24/26	Lab ID:	06-1336 mb
Date Analyzed:	06/24/26	Data File:	062417.D
Matrix:	Water	Instrument:	GCMS11
Units:	ug/L (ppb)	Operator:	IJL

Surrogates:	% Recovery:	Lower Limit:	Upper Limit:
1,2-Dichloroethane-d4	100	78	126
Toluene-d8	101	84	115
4-Bromofluorobenzene	95	72	130

Compounds:	Concentration ug/L (ppb)
Vinyl chloride	<0.02
Chloroethane	<1
1,1-Dichloroethene	<1
Methylene chloride	<5
trans-1,2-Dichloroethene	<1
1,1-Dichloroethane	<1
cis-1,2-Dichloroethene	<1
1,2-Dichloroethane (EDC)	<0.2
1,1,1-Trichloroethane	<1
Trichloroethene	<0.05
Tetrachloroethene	<0.5

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Date of Report: 06/26/26

Date Received: 06/19/26

Project: CPK 26-014, F&BI 606442

**QUALITY ASSURANCE RESULTS FOR THE ANALYSIS OF WATER
SAMPLES FOR VOLATILES BY EPA METHOD 8260D**

Laboratory Code: 606440-10 (Matrix Spike)

Analyte	Reporting Units	Spike Level	Sample Result	Percent	Acceptance Criteria
				Recovery MS	
Vinyl chloride	ug/L (ppb)	10	<0.02	98	50-150
Chloroethane	ug/L (ppb)	10	<1	56	50-150
1,1-Dichloroethene	ug/L (ppb)	10	<1	88	50-150
Methylene chloride	ug/L (ppb)	10	<5	84	50-150
trans-1,2-Dichloroethene	ug/L (ppb)	10	<1	89	50-150
1,1-Dichloroethane	ug/L (ppb)	10	<1	93	50-150
cis-1,2-Dichloroethene	ug/L (ppb)	10	<1	92	10-211
1,2-Dichloroethane (EDC)	ug/L (ppb)	10	<0.2	86	50-150
1,1,1-Trichloroethane	ug/L (ppb)	10	<1	82	50-150
Trichloroethene	ug/L (ppb)	10	<0.05	90	35-149
Tetrachloroethene	ug/L (ppb)	10	<0.5	91	50-150

Laboratory Code: Laboratory Control Sample

Analyte	Reporting Units	Spike Level	Percent	Percent	Acceptance Criteria	RPD (Limit 20)
			Recovery LCS	Recovery LCSD		
Vinyl chloride	ug/L (ppb)	10	106	106	64-142	0
Chloroethane	ug/L (ppb)	10	66 vo	58 vo	70-130	13
1,1-Dichloroethene	ug/L (ppb)	10	93	94	64-140	1
Methylene chloride	ug/L (ppb)	10	91	93	43-134	2
trans-1,2-Dichloroethene	ug/L (ppb)	10	93	93	70-130	0
1,1-Dichloroethane	ug/L (ppb)	10	98	96	70-130	2
cis-1,2-Dichloroethene	ug/L (ppb)	10	97	96	70-130	1
1,2-Dichloroethane (EDC)	ug/L (ppb)	10	92	90	70-130	2
1,1,1-Trichloroethane	ug/L (ppb)	10	87	86	70-130	1
Trichloroethene	ug/L (ppb)	10	92	92	70-130	0
Tetrachloroethene	ug/L (ppb)	10	95	96	70-130	1

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Data Qualifiers & Definitions

a - The analyte was detected at a level less than five times the reporting limit. The RPD results may not provide reliable information on the variability of the analysis.

b - The analyte was spiked at a level that was less than five times that present in the sample. Matrix spike recoveries may not be meaningful.

ca - The calibration results for the analyte were outside of acceptance criteria, biased low; or, the calibration results for the analyte were outside of acceptance criteria, biased high, with a detection for the analyte in the sample. The value reported is an estimate.

c - The presence of the analyte may be due to carryover from previous sample injections.

cf - The sample was centrifuged prior to analysis.

d - The sample was diluted. Detection limits were raised and surrogate recoveries may not be meaningful.

dv - Insufficient sample volume was available to achieve normal reporting limits.

f - The sample was laboratory filtered prior to analysis.

fb - The analyte was detected in the method blank.

fc - The analyte is a common laboratory and field contaminant.

hr - The sample and duplicate were reextracted and reanalyzed. RPD results were still outside of control limits. Variability is attributed to sample inhomogeneity.

hs - Headspace was present in the container used for analysis.

ht - The analysis was performed outside the method or client-specified holding time requirement.

ip - Recovery fell outside of control limits due to sample matrix effects.

j - The analyte concentration is reported between the method detection limit and the lowest calibration point. The value reported is an estimate.

J - The internal standard associated with the analyte is out of control limits. The reported concentration is an estimate.

jl - The laboratory control sample(s) percent recovery and/or RPD were out of control limits. The reported concentration should be considered an estimate.

js - The surrogate associated with the analyte is out of control limits. The reported concentration should be considered an estimate.

k - The calibration results for the analyte were outside of acceptance criteria, biased high, and the analyte was not detected in the sample.

lc - The presence of the analyte is likely due to laboratory contamination.

L - The reported concentration was generated from a library search.

nm - The analyte was not detected in one or more of the duplicate analyses. Therefore, calculation of the RPD is not applicable.

pc - The sample was received with incorrect preservation or in a container not approved by the method. The value reported should be considered an estimate.

ve - The analyte response exceeded the valid instrument calibration range. The value reported is an estimate.

vo - The value reported fell outside the control limits established for this analyte.

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

06/19/26 Wm

Page # _____ of _____

TURNAROUND TIME

☒ Standard turnaround

☐ RUSH

Rush charges authorized by: _____

SAMPLE DISPOSAL

☐ Archive samples

☐ Other

Default: Dispose after 30 days

[illegible]

Friedman & Bruya, Inc
5500 4th Ave S.
Seattle WA 98108
(206) 285-8282
office@friedmanandbruya.com

SIGNATURE	PRINT NAME	COMPANY	DATE	TIME
	Miguel Peters	COO Spectrum	4/19/22	2:35P
Received by: 	John Phan	FBI	06/19/26	14:25
Relinquished by:				
Received by:				

SAMPLE CONDITION UPON RECEIPT CHECKLIST

PROJECT # 606442

CLIENT Go Spectrum

INITIALS/ AP
DATE: 06/19/26

If custody seals are present on cooler, are they intact?

☒ NA ☐ YES ☐ NO

Cooler/Sample temperature

24 °C

Thermometer ID: Fluke 96312917

Were samples received on ice/cold packs?

☐ YES ☒ NO

How did samples arrive?

☒ Over the Counter

☐ Picked up by F&BI

☐ FedEx/UPS/GSO

Is there a Chain-of-Custody* (COC)?

☒ YES ☐ NO

Initials/ AP
Date: 06/19/26

*or other representative documents, letters, and/or shipping memos

Number of days samples have been sitting prior to receipt at laboratory 0 days

Are the samples clearly identified? (explain "no" answer below)

☐ YES ☒ NO

Were all sample containers received intact (i.e. not broken, leaking etc.)? (explain "no" answer below)

☒ YES ☐ NO

Were appropriate sample containers used?

☒ YES ☐ NO ☐ Unknown

If custody seals are present on samples, are they intact?

☒ NA ☐ YES ☐ NO

Are samples requiring no headspace, headspace free?

☐ NA ☒ YES ☐ NO

Is the following information provided on the COC, and does it match the sample label?
(explain "no" answer below)

Sample ID's ☐ Yes ☒ No

☐ Not on COC/label

Date Sampled ☐ Yes ☒ No

☒ Not on COC/label

Time Sampled ☐ Yes ☒ No

☒ Not on COC/label

of Containers ☒ Yes ☐ No

Relinquished ☒ Yes ☐ No

Requested analysis ☒ Yes ☐ On Hold

Other comments (use a separate page if needed)

Labeled CPK-B4-01W(-02Bf-02C)

Air Samples: Were any additional canisters/tubes received?

☒ NA ☐ YES ☐ NO

Number of unused TO15 canisters**

Number of unused TO17 tubes

**Fill out Green manifolds billing sheet

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Elizabeth Webber-Bruya
Ann Webber-Bruya
Michael Erdahl
Joseph Mohammed
Eric Young

5500 4th Ave South
Seattle, WA 98108-2419
(206) 285-8282
office@friedmanandbruya.com
www.friedmanandbruya.com

July 9, 2026

Miguel Ortega, Project Manager
Go Spectrum NW
7981 168th Ave NE
Redmond, WA 98052

Dear Mr Ortega:

Included are the results from the testing of material submitted on June 30, 2026 from the CPK 26-014, F&BI 606633 project. There are 7 pages included in this report. Any samples that may remain are currently scheduled for disposal in 30 days, or as directed by the Chain of Custody document. If you would like us to return your samples or arrange for long term storage at our offices, please contact us as soon as possible.

We appreciate this opportunity to be of service to you and hope you will call if you have any questions.

Sincerely,

FRIEDMAN & BRUYA, INC.



Michael Erdahl
Project Manager

Enclosures
GST0709R.DOC

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

CASE NARRATIVE

This case narrative encompasses samples received on June 30, 2026 by Friedman & Bruya, Inc. from the Go Spectrum NW CPK 26-014, F&BI 606633 project. Samples were logged in under the laboratory ID's listed below.

<u>Laboratory ID</u>	<u>Go Spectrum NW</u>
606633 -01	CPK-MW4-01
606633 -02	CPK-MW1-01

The 8260D calibration standard exceeded the acceptance criteria for several compounds. The compounds were not detected, therefore this did not represent an out of control condition, and were qualified with a "k" qualifier. The results are not considered estimates.

All other quality control requirements were acceptable.

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Analysis For Volatile Compounds By EPA Method 8260D Dual Acquisition

Client Sample ID:	CPK-MW4-01	Client:	Go Spectrum NW
Date Received:	06/30/26	Project:	CPK 26-014, F&BI 606633
Date Extracted:	07/06/26	Lab ID:	606633-01 1/10
Date Analyzed:	07/06/26	Data File:	070614.D
Matrix:	Water	Instrument:	GCMS13
Units:	ug/L (ppb)	Operator:	WE

Surrogates:	% Recovery:	Lower Limit:	Upper Limit:
1,2-Dichloroethane-d4	109	71	132
Toluene-d8	99	68	139
4-Bromofluorobenzene	103	62	136

Compounds:	Concentration ug/L (ppb)	Compounds:	Concentration ug/L (ppb)
Dichlorodifluoromethane	<10	1,3-Dichloropropane	<10
Chloromethane	<100	Tetrachloroethene	330
Vinyl chloride	19	Dibromochloromethane	<5
Bromomethane	<50	1,2-Dibromoethane (EDB)	<0.1
Chloroethane	12	Chlorobenzene	<10
Trichlorofluoromethane	<10	Ethylbenzene	<10
Acetone	<500 k	1,1,1,2-Tetrachloroethane	<10
1,1-Dichloroethene	14	m,p-Xylene	<20
Hexane	<50	o-Xylene	<10
Methylene chloride	<50	Styrene	<10
Methyl t-butyl ether (MTBE)	<10	Isopropylbenzene	<10
trans-1,2-Dichloroethene	14	Bromoform	<50
1,1-Dichloroethane	85	n-Propylbenzene	<10
2,2-Dichloropropane	<10	Bromobenzene	<10
cis-1,2-Dichloroethene	880	1,3,5-Trimethylbenzene	<10
Chloroform	<10	1,1,2,2-Tetrachloroethane	<2
2-Butanone (MEK)	<200 k	1,2,3-Trichloropropane	<10
1,2-Dichloroethane (EDC)	<2	2-Chlorotoluene	<10
1,1,1-Trichloroethane	56	4-Chlorotoluene	<10
1,1-Dichloropropene	<10	tert-Butylbenzene	<10
Carbon tetrachloride	<5	1,2,4-Trimethylbenzene	<10
Benzene	<3.5	sec-Butylbenzene	<10
Trichloroethene	440	p-Isopropyltoluene	<10
1,2-Dichloropropane	<10	1,3-Dichlorobenzene	<10
Bromodichloromethane	<5	1,4-Dichlorobenzene	<10
Dibromomethane	<10	1,2-Dichlorobenzene	<10
4-Methyl-2-pentanone	<100	1,2-Dibromo-3-chloropropane	<100
cis-1,3-Dichloropropene	<4	1,2,4-Trichlorobenzene	<10
Toluene	<10	Hexachlorobutadiene	<5
trans-1,3-Dichloropropene	<4	Naphthalene	<10
1,1,2-Trichloroethane	<5	1,2,3-Trichlorobenzene	<10
2-Hexanone	<100		

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Analysis For Volatile Compounds By EPA Method 8260D Dual Acquisition

Client Sample ID:	CPK-MW1-01	Client:	Go Spectrum NW
Date Received:	06/30/26	Project:	CPK 26-014, F&BI 606633
Date Extracted:	07/06/26	Lab ID:	606633-02
Date Analyzed:	07/06/26	Data File:	070613.D
Matrix:	Water	Instrument:	GCMS13
Units:	ug/L (ppb)	Operator:	WE

Surrogates:	% Recovery:	Lower Limit:	Upper Limit:
1,2-Dichloroethane-d4	101	71	132
Toluene-d8	96	68	139
4-Bromofluorobenzene	99	62	136

Compounds:	Concentration ug/L (ppb)	Compounds:	Concentration ug/L (ppb)
Dichlorodifluoromethane	<1	1,3-Dichloropropane	<1
Chloromethane	<10	Tetrachloroethene	3.1
Vinyl chloride	0.036	Dibromochloromethane	<0.5
Bromomethane	<5	1,2-Dibromoethane (EDB)	<0.01
Chloroethane	<1	Chlorobenzene	<1
Trichlorofluoromethane	<1	Ethylbenzene	<1
Acetone	<50 k	1,1,1,2-Tetrachloroethane	<1
1,1-Dichloroethene	<1	m,p-Xylene	<2
Hexane	<5	o-Xylene	<1
Methylene chloride	<5	Styrene	<1
Methyl t-butyl ether (MTBE)	<1	Isopropylbenzene	<1
trans-1,2-Dichloroethene	<1	Bromoform	<5
1,1-Dichloroethane	<1	n-Propylbenzene	<1
2,2-Dichloropropane	<1	Bromobenzene	<1
cis-1,2-Dichloroethene	1.3	1,3,5-Trimethylbenzene	<1
Chloroform	<1	1,1,2,2-Tetrachloroethane	<0.2
2-Butanone (MEK)	<20 k	1,2,3-Trichloropropane	<1
1,2-Dichloroethane (EDC)	<0.2	2-Chlorotoluene	<1
1,1,1-Trichloroethane	<1	4-Chlorotoluene	<1
1,1-Dichloropropene	<1	tert-Butylbenzene	<1
Carbon tetrachloride	<0.5	1,2,4-Trimethylbenzene	<1
Benzene	4.0	sec-Butylbenzene	<1
Trichloroethene	1.7	p-Isopropyltoluene	<1
1,2-Dichloropropane	<1	1,3-Dichlorobenzene	<1
Bromodichloromethane	<0.5	1,4-Dichlorobenzene	<1
Dibromomethane	<1	1,2-Dichlorobenzene	<1
4-Methyl-2-pentanone	<10	1,2-Dibromo-3-chloropropane	<10
cis-1,3-Dichloropropene	<0.4	1,2,4-Trichlorobenzene	<1
Toluene	1.6	Hexachlorobutadiene	<0.5
trans-1,3-Dichloropropene	<0.4	Naphthalene	<1
1,1,2-Trichloroethane	<0.5	1,2,3-Trichlorobenzene	<1
2-Hexanone	<10		

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Analysis For Volatile Compounds By EPA Method 8260D Dual Acquisition

Client Sample ID:	Method Blank	Client:	Go Spectrum NW
Date Received:	Not Applicable	Project:	CPK 26-014, F&BI 606633
Date Extracted:	07/06/26	Lab ID:	06-1466 mb
Date Analyzed:	07/06/26	Data File:	070608.D
Matrix:	Water	Instrument:	GCMS11
Units:	ug/L (ppb)	Operator:	IJL

Surrogates:	% Recovery:	Lower Limit:	Upper Limit:
1,2-Dichloroethane-d4	108	78	126
Toluene-d8	100	84	115
4-Bromofluorobenzene	97	72	130

Compounds:	Concentration ug/L (ppb)	Compounds:	Concentration ug/L (ppb)
Dichlorodifluoromethane	<1	1,3-Dichloropropane	<1
Chloromethane	<10 k	Tetrachloroethene	<0.5
Vinyl chloride	<0.02 k	Dibromochloromethane	<0.5
Bromomethane	<5	1,2-Dibromoethane (EDB)	<0.01
Chloroethane	<1	Chlorobenzene	<1
Trichlorofluoromethane	<1	Ethylbenzene	<1
Acetone	<50	1,1,1,2-Tetrachloroethane	<1
1,1-Dichloroethene	<1	m,p-Xylene	<2
Hexane	<5	o-Xylene	<1
Methylene chloride	<5	Styrene	<1
Methyl t-butyl ether (MTBE)	<1	Isopropylbenzene	<1
trans-1,2-Dichloroethene	<1	Bromoform	<5
1,1-Dichloroethane	<1	n-Propylbenzene	<1
2,2-Dichloropropane	<1	Bromobenzene	<1
cis-1,2-Dichloroethene	<1	1,3,5-Trimethylbenzene	<1
Chloroform	<1	1,1,2,2-Tetrachloroethane	<0.2
2-Butanone (MEK)	<20	1,2,3-Trichloropropane	<1
1,2-Dichloroethane (EDC)	<0.2	2-Chlorotoluene	<1
1,1,1-Trichloroethane	<1	4-Chlorotoluene	<1
1,1-Dichloropropene	<1	tert-Butylbenzene	<1
Carbon tetrachloride	<0.5	1,2,4-Trimethylbenzene	<1
Benzene	<0.35	sec-Butylbenzene	<1
Trichloroethene	<0.05	p-Isopropyltoluene	<1
1,2-Dichloropropane	<1	1,3-Dichlorobenzene	<1
Bromodichloromethane	<0.5	1,4-Dichlorobenzene	<1
Dibromomethane	<1	1,2-Dichlorobenzene	<1
4-Methyl-2-pentanone	<10	1,2-Dibromo-3-chloropropane	<10
cis-1,3-Dichloropropene	<0.4	1,2,4-Trichlorobenzene	<1
Toluene	<1	Hexachlorobutadiene	<0.5
trans-1,3-Dichloropropene	<0.4	Naphthalene	<1
1,1,2-Trichloroethane	<0.5	1,2,3-Trichlorobenzene	<1
2-Hexanone	<10 k		

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Date of Report: 07/09/26

Date Received: 06/30/26

Project: CPK 26-014, F&BI 606633

QUALITY ASSURANCE RESULTS FOR THE ANALYSIS OF WATER SAMPLES FOR VOLATILES BY EPA METHOD 8260D

Laboratory Code: 607003-01 (Matrix Spike)

Analyte	Reporting Units	Spike Level	Sample Result	Percent	Acceptance Criteria
				Recovery MS	
Dichlorodifluoromethane	ug/L (ppb)	10	<1	113	27-164
Chloromethane	ug/L (ppb)	10	<10	105	34-141
Vinyl chloride	ug/L (ppb)	10	<0.02	106	16-176
Bromomethane	ug/L (ppb)	10	<5	108	10-193
Chloroethane	ug/L (ppb)	10	<1	106	50-150
Trichlorofluoromethane	ug/L (ppb)	10	<1	111	50-150
Acetone	ug/L (ppb)	50	<50	77	15-179
1,1-Dichloroethene	ug/L (ppb)	10	<1	87	50-150
Hexane	ug/L (ppb)	10	<5	121	49-161
Methylene chloride	ug/L (ppb)	10	<5	95	40-143
Methyl t-butyl ether (MTBE)	ug/L (ppb)	10	<1	112	50-150
trans-1,2-Dichloroethene	ug/L (ppb)	10	<1	91	50-150
1,1-Dichloroethane	ug/L (ppb)	10	<1	102	50-150
2,2-Dichloropropane	ug/L (ppb)	10	<1	95	62-152
cis-1,2-Dichloroethene	ug/L (ppb)	10	<1	92	50-150
Chloroform	ug/L (ppb)	10	<1	86	50-150
2-Butanone (MEK)	ug/L (ppb)	50	<20	93	34-168
1,2-Dichloroethane (EDC)	ug/L (ppb)	10	<0.2	101	50-150
1,1,1-Trichloroethane	ug/L (ppb)	10	<1	88	50-150
1,1-Dichloropropene	ug/L (ppb)	10	<1	88	50-150
Carbon tetrachloride	ug/L (ppb)	10	<0.5	85	50-150
Benzene	ug/L (ppb)	10	<0.35	87	50-150
Trichloroethene	ug/L (ppb)	10	<0.05	81	43-133
1,2-Dichloropropane	ug/L (ppb)	10	<1	89	50-150
Bromodichloromethane	ug/L (ppb)	10	<0.5	87	50-150
Dibromomethane	ug/L (ppb)	10	<1	87	50-150
4-Methyl-2-pentanone	ug/L (ppb)	50	<10	103	50-150
cis-1,3-Dichloropropene	ug/L (ppb)	10	<0.4	83	48-145
Toluene	ug/L (ppb)	10	<1	85	50-150
trans-1,3-Dichloropropene	ug/L (ppb)	10	<0.4	79	37-152
1,1,2-Trichloroethane	ug/L (ppb)	10	<0.5	87	50-150
2-Hexanone	ug/L (ppb)	50	<10	87	50-150
1,3-Dichloropropane	ug/L (ppb)	10	<1	87	50-150
Tetrachloroethene	ug/L (ppb)	10	3.2	83 b	50-150
Dibromochloromethane	ug/L (ppb)	10	<0.5	78	33-164
1,2-Dibromoethane (EDB)	ug/L (ppb)	10	<0.01	85	50-150
Chlorobenzene	ug/L (ppb)	10	<1	86	50-150
Ethylbenzene	ug/L (ppb)	10	<1	87	50-150
1,1,1,2-Tetrachloroethane	ug/L (ppb)	10	<1	83	50-150
m,p-Xylene	ug/L (ppb)	20	<2	86	50-150
o-Xylene	ug/L (ppb)	10	<1	86	50-150
Styrene	ug/L (ppb)	10	<1	81	50-150
Isopropylbenzene	ug/L (ppb)	10	<1	87	50-150
Bromoform	ug/L (ppb)	10	<5	72	23-161
n-Propylbenzene	ug/L (ppb)	10	<1	99	50-150
Bromobenzene	ug/L (ppb)	10	<1	94	50-150
1,3,5-Trimethylbenzene	ug/L (ppb)	10	<1	96	50-150
1,1,2,2-Tetrachloroethane	ug/L (ppb)	10	<0.2	109	57-162
1,2,3-Trichloropropane	ug/L (ppb)	10	<1	103	33-151
2-Chlorotoluene	ug/L (ppb)	10	<1	97	50-150
4-Chlorotoluene	ug/L (ppb)	10	<1	98	50-150
tert-Butylbenzene	ug/L (ppb)	10	<1	82	50-150
1,2,4-Trimethylbenzene	ug/L (ppb)	10	<1	85	50-150
sec-Butylbenzene	ug/L (ppb)	10	<1	89	46-139
p-Isopropyltoluene	ug/L (ppb)	10	<1	86	46-140
1,3-Dichlorobenzene	ug/L (ppb)	10	<1	87	50-150
1,4-Dichlorobenzene	ug/L (ppb)	10	<1	89	50-150
1,2-Dichlorobenzene	ug/L (ppb)	10	<1	92	50-150
1,2-Dibromo-3-chloropropane	ug/L (ppb)	10	<10	81	50-150
1,2,4-Trichlorobenzene	ug/L (ppb)	10	<1	89	50-150
Hexachlorobutadiene	ug/L (ppb)	10	<0.5	87	42-150
Naphthalene	ug/L (ppb)	10	<1	91	50-150
1,2,3-Trichlorobenzene	ug/L (ppb)	10	<1	92	44-155

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Date of Report: 07/09/26

Date Received: 06/30/26

Project: CPK 26-014, F&BI 606633

QUALITY ASSURANCE RESULTS FOR THE ANALYSIS OF WATER SAMPLES FOR VOLATILES BY EPA METHOD 8260D

Laboratory Code: Laboratory Control Sample

Analyte	Reporting Units	Spike Level	Percent Recovery LCS	Percent Recovery LCSD	Acceptance Criteria	RPD (Limit 20)
Dichlorodifluoromethane	ug/L (ppb)	10	111	104	46-206	7
Chloromethane	ug/L (ppb)	10	120	115	59-132	4
Vinyl chloride	ug/L (ppb)	10	123	115	64-142	7
Bromomethane	ug/L (ppb)	10	112	105	50-197	6
Chloroethane	ug/L (ppb)	10	117	109	70-130	7
Trichlorofluoromethane	ug/L (ppb)	10	110	102	51-159	8
Acetone	ug/L (ppb)	50	54	54	10-140	0
1,1-Dichloroethene	ug/L (ppb)	10	105	102	64-140	3
Hexane	ug/L (ppb)	10	102	104	54-136	2
Methylene chloride	ug/L (ppb)	10	104	99	43-134	5
Methyl t-butyl ether (MTBE)	ug/L (ppb)	10	99	81	70-130	20
trans-1,2-Dichloroethene	ug/L (ppb)	10	103	100	70-130	3
1,1-Dichloroethane	ug/L (ppb)	10	115	111	70-130	4
2,2-Dichloropropane	ug/L (ppb)	10	84	69	64-148	20
cis-1,2-Dichloroethene	ug/L (ppb)	10	109	105	70-130	4
Chloroform	ug/L (ppb)	10	107	104	70-130	3
2-Butanone (MEK)	ug/L (ppb)	50	88	85	47-112	3
1,2-Dichloroethane (EDC)	ug/L (ppb)	10	122	119	70-130	2
1,1,1-Trichloroethane	ug/L (ppb)	10	105	99	70-130	6
1,1-Dichloropropene	ug/L (ppb)	10	105	103	70-130	2
Carbon tetrachloride	ug/L (ppb)	10	100	99	70-130	1
Benzene	ug/L (ppb)	10	112	109	70-130	3
Trichloroethene	ug/L (ppb)	10	104	101	70-130	3
1,2-Dichloropropane	ug/L (ppb)	10	109	107	70-130	2
Bromodichloromethane	ug/L (ppb)	10	103	102	70-130	1
Dibromomethane	ug/L (ppb)	10	109	106	70-130	3
4-Methyl-2-pentanone	ug/L (ppb)	50	108	103	68-130	5
cis-1,3-Dichloropropene	ug/L (ppb)	10	101	96	69-131	5
Toluene	ug/L (ppb)	10	108	108	70-130	0
trans-1,3-Dichloropropene	ug/L (ppb)	10	102	98	70-130	4
1,1,2-Trichloroethane	ug/L (ppb)	10	113	113	70-130	0
2-Hexanone	ug/L (ppb)	50	114	112	45-138	2
1,3-Dichloropropane	ug/L (ppb)	10	107	110	70-130	3
Tetrachloroethene	ug/L (ppb)	10	103	104	70-130	1
Dibromochloromethane	ug/L (ppb)	10	102	98	60-148	4
1,2-Dibromoethane (EDB)	ug/L (ppb)	10	110	110	70-130	0
Chlorobenzene	ug/L (ppb)	10	106	106	70-130	0
Ethylbenzene	ug/L (ppb)	10	110	110	70-130	0
1,1,1,2-Tetrachloroethane	ug/L (ppb)	10	102	98	70-130	4
m,p-Xylene	ug/L (ppb)	20	107	107	70-130	0
o-Xylene	ug/L (ppb)	10	107	107	70-130	0
Styrene	ug/L (ppb)	10	102	103	70-130	1
Isopropylbenzene	ug/L (ppb)	10	106	106	70-130	0
Bromoform	ug/L (ppb)	10	100	97	69-138	3
n-Propylbenzene	ug/L (ppb)	10	105	106	70-130	1
Bromobenzene	ug/L (ppb)	10	99	103	70-130	4
1,3,5-Trimethylbenzene	ug/L (ppb)	10	101	100	70-130	1
1,1,2,2-Tetrachloroethane	ug/L (ppb)	10	116	113	70-130	3
1,2,3-Trichloropropane	ug/L (ppb)	10	117	116	70-130	1
2-Chlorotoluene	ug/L (ppb)	10	102	103	70-130	1
4-Chlorotoluene	ug/L (ppb)	10	102	103	70-130	1
tert-Butylbenzene	ug/L (ppb)	10	100	101	70-130	1
1,2,4-Trimethylbenzene	ug/L (ppb)	10	102	103	70-130	1
sec-Butylbenzene	ug/L (ppb)	10	102	103	70-130	1
p-Isopropyltoluene	ug/L (ppb)	10	102	102	70-130	0
1,3-Dichlorobenzene	ug/L (ppb)	10	101	102	70-130	1
1,4-Dichlorobenzene	ug/L (ppb)	10	101	102	70-130	1
1,2-Dichlorobenzene	ug/L (ppb)	10	104	103	70-130	1
1,2-Dibromo-3-chloropropane	ug/L (ppb)	10	99	98	70-130	1
1,2,4-Trichlorobenzene	ug/L (ppb)	10	96	94	70-130	2
Hexachlorobutadiene	ug/L (ppb)	10	94	93	70-130	1
Naphthalene	ug/L (ppb)	10	92	90	70-130	2
1,2,3-Trichlorobenzene	ug/L (ppb)	10	92	90	70-130	2

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Data Qualifiers & Definitions

a - The analyte was detected at a level less than five times the reporting limit. The RPD results may not provide reliable information on the variability of the analysis.

b - The analyte was spiked at a level that was less than five times that present in the sample. Matrix spike recoveries may not be meaningful.

ca - The calibration results for the analyte were outside of acceptance criteria, biased low; or, the calibration results for the analyte were outside of acceptance criteria, biased high, with a detection for the analyte in the sample. The value reported is an estimate.

c - The presence of the analyte may be due to carryover from previous sample injections.

cf - The sample was centrifuged prior to analysis.

d - The sample was diluted. Detection limits were raised and surrogate recoveries may not be meaningful.

dv - Insufficient sample volume was available to achieve normal reporting limits.

f - The sample was laboratory filtered prior to analysis.

fb - The analyte was detected in the method blank.

fc - The analyte is a common laboratory and field contaminant.

hr - The sample and duplicate were reextracted and reanalyzed. RPD results were still outside of control limits. Variability is attributed to sample inhomogeneity.

hs - Headspace was present in the container used for analysis.

ht - The analysis was performed outside the method or client-specified holding time requirement.

ip - Recovery fell outside of control limits due to sample matrix effects.

j - The analyte concentration is reported between the method detection limit and the lowest calibration point. The value reported is an estimate.

J - The internal standard associated with the analyte is out of control limits. The reported concentration is an estimate.

jl - The laboratory control sample(s) percent recovery and/or RPD were out of control limits. The reported concentration should be considered an estimate.

js - The surrogate associated with the analyte is out of control limits. The reported concentration should be considered an estimate.

k - The calibration results for the analyte were outside of acceptance criteria, biased high, and the analyte was not detected in the sample.

lc - The presence of the analyte is likely due to laboratory contamination.

L - The reported concentration was generated from a library search.

nm - The analyte was not detected in one or more of the duplicate analyses. Therefore, calculation of the RPD is not applicable.

pc - The sample was received with incorrect preservation or in a container not approved by the method. The value reported should be considered an estimate.

ve - The analyte response exceeded the valid instrument calibration range. The value reported is an estimate.

vo - The value reported fell outside the control limits established for this analyte.

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

06/30/86 VWI

SAMPLERS (*signature*)

PROJECT NAME

PO #

REMARKS

INVOICE TO

Phone:

Email

Project specific RLS? - Yes / No

Page # _____ of _____

TURNAROUND TIME

☐ Standard turnaround

☐ RUSH _____

Rush charges authorized by: _____

SAMPLE DISPOSAL

☐ Archive samples

☐ Other _____

Default: Dispose after 30 days

ANALYSES REQUESTED

[illegible]

Friedman & Bruya, Inc.
5500 4th Ave S.
Seattle WA 98108
(206) 285-8282
office@friedmanandbruya.com

SIGNATURE	PRINT NAME	COMPANY	DATE	TIME
Reinquished by: 	David Molina	GSNW	13 25	06/30/26
Received by: 	Arin Phuan	FBI	06/30/26	13:25
Reinquished by:				
Received by:				

SAMPLE CONDITION UPON RECEIPT CHECKLIST

PROJECT # 606633 CLIENT Go Spectrum INITIALS/ AP
DATE: 06/30/26

If custody seals are present on cooler, are they intact? ☒ NA ☐ YES ☐ NO

Cooler/Sample temperature 18 °C
Thermometer ID: Fluke 96312917

Were samples received on ice/cold packs? ☐ YES ☒ NO

How did samples arrive?
☒ Over the Counter ☐ Picked up by F&BI ☐ FedEx/UPS/GSO

Is there a Chain-of-Custody* (COC)? ☒ YES ☐ NO Initials/ AP
*or other representative documents, letters, and/or shipping memos Date: 06/30/26

Number of days samples have been sitting prior to receipt at laboratory 0-1 days

Are the samples clearly identified? (explain "no" answer below) ☐ YES ☒ NO

Were all sample containers received intact (i.e. not broken, leaking etc.)? (explain "no" answer below) ☒ YES ☐ NO

Were appropriate sample containers used? ☒ YES ☐ NO ☐ Unknown

If custody seals are present on samples, are they intact? ☒ NA ☐ YES ☐ NO

Are samples requiring no headspace, headspace free? ☐ NA ☒ YES ☐ NO

Is the following information provided on the COC, and does it match the sample label? (explain "no" answer below)

Sample ID's	☒ Yes ☐ No	☐ Not on COC/label
Date Sampled	☐ Yes ☒ No	☒ Not on COC/label
Time Sampled	☐ Yes ☒ No	☒ Not on COC/label
# of Containers	☐ Yes ☒ No	<u>Did not receive CPK - MW2-01 & CPPK - MW3-01</u>
Relinquished	☒ Yes ☐ No	
Requested analysis	☒ Yes ☐ On Hold	

Other comments (use a separate page if needed)

Air Samples: Were any additional canisters/tubes received? ☒ NA ☐ YES ☐ NO

Number of unused TO15 canisters** _____ Number of unused TO17 tubes _____

**Fill out Green manifolds billing sheet

APPENDIX B: WELL LOGS



MONITORING WELL LOG

Well ID: CPK-MW1
 Total depth 35 feet
 Sheet 1 of 1

Project name Environmental Assessment

Project number 26-014

Client City Pacific Land Co.

Spectrum Rep. M. Ortega

Ecology Well ID: BRF281

Drilling Contractor Holocene

Location 24300 Pacific Highway South

Kent, Washington 98032

Start date June 20, 2026

End date June 21, 2026

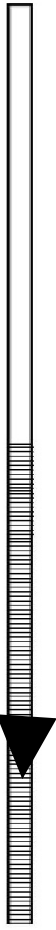
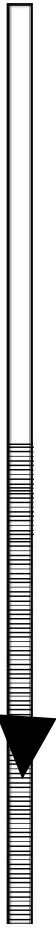
Drilling method Hollow Stem Auger

Sampling method Split Spoon

Ground elevation 276 feet

Air monitoring (Y/N) No

Instrument(s) ---

Instrument reading (ppm)	Sample type, interval	% recovery	Water level (feet)	Depth (feet, BGS)	Soil group	Soil description
	Hollow tube sampler	80		2	F	
				4	F	
				6		
				8	SM	
				10		Gray well-graded SAND with silt & gravel, dense, moist; no odors
	Hollow tube sampler	80		12		
				14	OH SP	
				16		
				18		Ground water at 19.7 feet BGS
				20	OL	Gray silty, SAND, very dense, moist; no odors
	Hollow tube sampler	80		22		
				24		
				26		Gray poorly graded SAND, with silt and gravel, very dense, moist; no odors
				28		
				30		Bottom of boring 35 feet BGS



MONITORING WELL LOG

Well ID: CPK-MW2
 Total depth 38 feet
 Sheet 1 of 1

Project name Environmental Assessment

Project number 26-014

Client City Pacific Land Co.

Spectrum Rep. M. Ortega

Ecology Well ID: BRF281

Drilling Contractor Holocene

Location 24300 Pacific Highway South

Kent, Washington 98032

Start date June 23, 2026

End date June 23, 2026

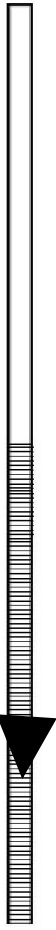
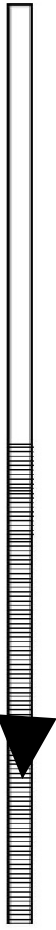
Drilling method Hollow Stem Auger

Sampling method Split Spoon

Ground elevation 276 feet

Air monitoring (Y/N) No

Instrument(s) ---

Instrument reading (ppm)	Sample type, interval	% recovery	Water level (feet)	Depth (feet, BGS)	Soil group	Soil description
	Hollow tube sampler	80		2	F	
				4	F	
				6		
				8	SM	
				10		Gray well-graded SAND with silt & gravel, dense, moist; no odors
	Hollow tube sampler	80		12		
				14	OH SP	
				16		
				18		Ground water at 19.7 feet BGS
				20	OL	Gray silty, SAND, very dense, moist; no odors
	Hollow tube sampler	80		22		
				24		
				26		
				28		Gray poorly graded SAND, with silt and gravel, very dense, moist; no odors
				30		
						Bottom of boring 35 feet BGS



MONITORING WELL LOG

Well ID: CPK-MW3
 Total depth 39 feet
 Sheet 1 of 1

Project name Environmental Assessment

Project number 26-014

Client City Pacific Land Co.

Spectrum Rep. M. Ortega

Ecology Well ID: BRF281

Drilling Contractor Holocene

Location 24300 Pacific Highway South

Kent, Washington 98032

Start date June 30, 2026

End date June 30, 2026

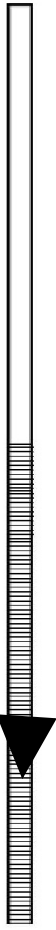
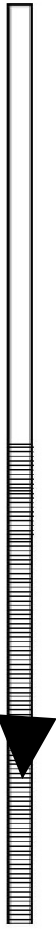
Drilling method Hollow Stem Auger

Sampling method Split Spoon

Ground elevation 276 feet

Air monitoring (Y/N) No

Instrument(s) ---

Instrument reading (ppm)	Sample type, interval	% recovery	Water level (feet)	Depth (feet, BGS)	Soil group	Soil description
	Hollow tube sampler	80		2	F	
				4	F	
				6		
				8	SM	
				10		Gray well-graded SAND with silt & gravel, dense, moist; no odors
	Hollow tube sampler	80		12		
				14	OH SP	
				16		
				18		Ground water at 19.7 feet BGS
				20	OL	Gray silty, SAND, very dense, moist; no odors
	Hollow tube sampler	80		22		
				24		
				26		Gray poorly graded SAND, with silt and gravel, very dense, moist; no odors
				28		
				30		Bottom of boring 39 feet BGS



MONITORING WELL LOG

Well ID: CPK-MW4
 Total depth 35 feet
 Sheet 1 of 1

Project name Environmental Assessment

Project number 26-014

Client City Pacific Land Co.

Spectrum Rep. M. Ortega

Ecology Well ID: BRF281

Drilling Contractor Holocene

Location 24300 Pacific Highway South

Kent, Washington 98032

Start date June 17, 2026

End date June 17, 2026

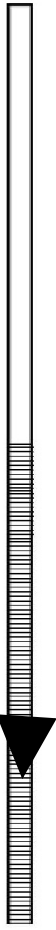
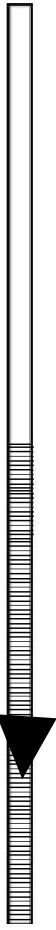
Drilling method Hollow Stem Auger

Sampling method Split Spoon

Ground elevation 276 feet

Air monitoring (Y/N) No

Instrument(s) ---

Instrument reading (ppm)	Sample type, interval	% recovery	Water level (feet)	Depth (feet, BGS)	Soil group	Soil description
	Hollow tube sampler	80		2	F	
				4	F	
				6		
				8	SM	
				10		Gray well-graded SAND with silt & gravel, dense, moist; no odors
	Hollow tube sampler	80		12		
				14	OH SP	
				16		
				18		Ground water at 19.7 feet BGS
				20	OL	Gray silty, SAND, very dense, moist; no odors
	Hollow tube sampler	80		22		
				24		
				26		Gray poorly graded SAND, with silt and gravel, very dense, moist; no odors
				28		
				30		Bottom of boring 39 feet BGS