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PHASE II ENVIRONMENTAL SITE ASSESSMENT AND EQUIPMENT REMOVAL

MARCH 17 , 2005

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Logical Solutions for Complex Problems

Phase II Environmental Site Assessment and Equipment Removal
Former Gas Station
2800 Martin Luther King Way South
Seattle, WA 98144

Prepared for: Mr. Bruce Biesold
4854 194th Avenue SE
Issaquah, WA 98027

Prepared by: G-Logics, Inc.
175 First Place NW, Suite A
Issaquah, WA 98027

Telephone: (425) 391-6874
Facsimile: (425) 313-3074

March 17, 2005

G-Logics Project 01-0356-B

Commercial
Brokerage
Specialists

March 21, 2005

Ray Akers
Gerrard Beattie & Knapp LLC
1313 East Pine
Seattle, WA 98122

RE: 2800 Martin Luther King Way, Seattle, WA 98144

Dear Ray,

Enclosed is the Environmental Phase II Site Assessment dated March 17, 2005. Please call me with any questions.

Sincerely,

Harry A. Rubin
Associate Broker

1633 Bellevue Ave., Suite 300X-CBS Seattle, WA 98122
email: CBS4REALESTATE@AOL.COM Office: (206) 625-6941 Fax: (206) 625-9005

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March 17, 2005
G-Logics Project 01-0356-B

Mr. Bruce Biesold
4854 194th Avenue SE
Issaquah, WA 98027

Subject: Phase II Environmental Site Assessment and Equipment Removal
Former Gas Station
2800 Martin Luther King Way South
Seattle, WA 98144

Dear Mr. Biesold:

Presented in this report are the results of G-Logics' Phase II Environmental Site Assessment and removal of the underground service station at the above-referenced property. This report documents the purpose, approach, and results of this removal and exploration as well as G-Logics' conclusions and recommendations for additional work.

We trust the information presented in this report meets your needs at this time. Should you require additional information or have any questions, please contact us at your convenience. Thank you again for this opportunity to be of service.

Sincerely,

G-Logics, Inc.

Rory L. Galloway, LG, LHG
Principal

Rob Roberts
Project Chemist

G-Logics, Inc.
175 First Place NW, Suite A
Issaquah, WA 98027
T: 425-391-6874
F: 425-313-3074
01-0356-B-RT.doc

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EXECUTIVE SUMMARY

At the request of Mr. Bruce Biesold, G-Logics has completed a Phase II Environmental Site Assessment and performed removal of underground equipment at the subject property located at 2800 Martin Luther King Way South, in Seattle, WA (Figure 1). The site was occupied by gasoline station and auto repair business from 1955 until 2004. Gasoline underground storage tanks (USTs) were removed in 1989. However, other subsurface service station equipment including vehicle hoists, a heating oil UST, an oil/water separator, and a floor drain sump remained (Figure 2). G-Logics scope of work for this project included removal of most subsurface equipment and subsequent collection of soil samples from the equipment excavations. This work was followed by a Phase II exploration to collect soil and groundwater samples from a variety of locations at the site.

Cleaning and removal of the subsurface equipment occurred on February 2 and 3, 2005. Upon removal, the heating oil UST was observed to have a 2-inch hole in the bottom of the tank. Petroleum-impacted soils were present in the tank excavation. A soil sample collected from the excavation bottom immediately beneath the tank hole contained 770 milligrams per kilogram (mg/kg) diesel-range total petroleum hydrocarbons (TPH) and 460 mg/kg oil-range TPH. These concentrations were below the Washington State Department of Ecology (Ecology) Model Toxics Control Act (MTCA) Method A Cleanup level of 2,000 mg/kg.

Small amounts of petroleum-impacted soil (less than 1 cubic yard total) were encountered in the excavations for the hydraulic hoists and sump. One soil sample representing a stockpile containing less than one cubic yard of material, contained 2,200 mg/kg diesel-range oil, slightly above the Method A cleanup level. All other excavation samples and stockpile samples contained TPH concentrations well below Method A levels. The excavations were backfilled with excavation soils, and the equipment was transported off-site for recycling and/or disposal.

The Phase II Assessment conducted on February 9, 2005 included 6 borings conducted at locations including the former gas tank site, pumps islands, service garage, and heating oil UST site. Petroleum-impacted soils were encountered in two borings conducted near the former heating oil UST. Affected soils were present in the area adjacent to the UST, between 8 and 19 feet below grade. A boring conducted 17 feet to the west contained

impacted soils between 10 and 15 feet below grade. However, all of these detected concentrations were below Method A cleanup levels.

Groundwater samples were collected from temporary well screens inserted into two of the six borings. Groundwater sample GL-4 collected 15 to 20 feet below grade between the pump islands contained 5.9 milligrams per liter (mg/L) gasoline. Therefore, some product leakage appears to have occurred in the past at the pump islands or product lines. Gasoline-impacted soil may also be present in this area.

Groundwater sample GL-1, collected at the north end of the property contained concentrations of chlorinated solvents above Method A cleanup levels. This contamination is likely due to the presence of a dry cleaner located across McClellan Street to the north.

The results of this work are further summarized in Section 7, and recommendations are presented in Section 8 of this report. The laboratory data is summarized in Tables 1 through 3. Sample locations are shown in the site plan, Figure 2. Field Methods and Boring logs are presented in Appendices A and B. Lab data and equipment disposal documents are presented in Appendices C and D.

1.0 INTRODUCTION

G-Logics was authorized by Mr. Bruce Biesold to conduct service station equipment removal and a site exploration at the subject property (Figures 1 and 2). The scope of this work was based on the results of G-Logics' Phase I Environmental Assessment titled *Phase I Environmental Site Assessment*, Former Gas Station, 2800 Martin Luther King Way South, Seattle, Washington, dated January 11, 2005. G-Logics' work was performed in accordance with our workplan dated January 24, 2005. The results of our site exploration are presented in this report and are subject to the limitations presented.

2.0 BACKGROUND

The site consists of a 0.25-acre lot containing a vacant gasoline station. The gasoline station operated from 1955 until 1989. Auto repair businesses operated out of the gas station building during the 1990s until early 2004. Three underground storage tanks (two gasoline USTs, and one used oil UST) were removed from the northwest corner of the property in 1989.

During the Phase I Assessment, G-Logics identified the following environmental concerns in connection with the property.

Product Piping and Dispenser Island. A fuel pump island is present on the west side of the property. A second pump island just to the east has been removed, though the location has been patched and is still visible. Fuel product lines are still present beneath the west pump island. The east pump island location may also be underlain by abandoned piping. The area surrounding the pump island does not appear to have been excavated during the 1989 UST removal.

Underground Hydraulic Hoists. Two hydraulic vehicle hoists were located in the service bay. Tax archive records indicate that the hoists were installed during building construction in 1955.

Garage Floor Drain Sump and Oil/water Separator. The sump and oil/water separator contained a mixture of oil, sludge, and water. The recent tenant stated that the sump and oil/water separator were not cleaned during the three years he operated at the site.

Underground Heating Oil Tank. A heating oil UST was present on the south side of the building, near the restrooms. The age of the tank was not determined, however it was likely installed during building construction in 1955.

Former Gasoline and Oil UST Excavation. Two gasoline USTs (4,000 and 5,000 gallon tanks), and one waste oil UST (approximately 300-gallon tank) were removed from the northwest corner of the property in 1989. One soil sample collected during the removal contained 90 mg/kg gasoline-range Total Petroleum Hydrocarbons (TPH). Ecology's Model Toxics Control Act (MTCA) cleanup level for gasoline is 100 mg/kg. Seven other soil samples collected did not contain detectable concentrations of TPH. However, a UST closure report was not prepared (or was not available for review or on file at Department of Ecology). Based on the discovered lab results, it appears that some gasoline had been released. It was not determined if the excavation soils were used as backfill or were disposed off-site. Therefore, some TPH contamination may be present in this area.

Upgradient Dry Cleaner. Mount Baker Cleaners is located across McClelland Street, less than 100 feet northeast of the subject property. The dry cleaner has been present at this location since at least 1940. Mount Baker Cleaners has not been identified by Ecology as a contaminated site. However, G-Logics project experience indicates that soil and

groundwater contamination are common at most older dry cleaning facilities. The dry cleaner is located topographically upgradient to the subject property.

2.1 Regulatory Background

The rules that guide the cleanup process at sites within Washington are known as the Model Toxics Control Act (MTCA), which is administered by the Washington Department of Ecology (Ecology). MTCA "establishes administrative processes and standards to identify, investigate, and cleanup facilities where hazardous substances have come to be located" (WAC 173-340-100). Soil and groundwater Cleanup Levels promulgated under MTCA are used as standards for deciding when additional investigation or cleanup is appropriate. For this project, we have compared analytical laboratory results to published MTCA Method A Cleanup Levels for soil and groundwater. However, the MTCA regulation states that published Cleanup Levels should not automatically be used to define contaminant concentrations that must be met for financial, real estate, insurance coverage, or similar purposes. Additionally, exceeding MTCA published Cleanup Levels does not necessarily mandate a cleanup action for a site.

Ecology's UST regulations (WAC 173-360-110) define the subject property heating oil tank as "exempt" from registration and release reporting requirements. In the event of a heating oil tank release for USTs less than 1,100 gallons, reporting of releases is conducted in accordance with MTCA requirements.

3.0 PURPOSE AND SCOPE

This project included the following tasks.

- Remove and dispose a 270-gallon heating oil UST, two underground vehicle hoists, an oil/water separator, and a floor drain sump.
- Collect soil samples from the excavations to characterize subsurface conditions.
- Demolish the west pump island and collect near surface soil samples to assess potential for leaks from the former west dispensers.
- Conduct soil borings in six locations to evaluate the potential for subsurface contamination (former gasoline UST area, pump islands, service garage entry, and heating oil UST site).

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- Collect groundwater samples downgradient from the neighboring dry cleaners, and adjacent to the pump islands.
- Submit soil and groundwater samples for analysis of petroleum hydrocarbons and chlorinated solvents.
- Prepared this report summarizing the equipment closure activities, and results of soil and groundwater analysis.

Analytical results for TPH as gasoline, diesel, and/or heavy oil were compared to the identified MTCA Method A concentrations of 30/100 mg/kg, 2,000 mg/kg, and 2,000 mg/kg, respectively. Other performed analyses are listed on the data tables in this report.

4.0 EQUIPMENT REMOVAL

The cleaning and removal of the UST, hydraulic hoists, oil/water separator, and sump was conducted by Clear Creek Contractors (Everett, WA) and observed by G-Logics field personnel. The UST contained approximately 3 inches of heating oil, and the oil separator and sump were nearly full of oily sludge and oily water. Approximately 650 gallons of petroleum, sludge, oily water, and steam cleaning rinseate was pumped from the equipment and transported to Emerald Services (Seattle, WA) on February 1 and 7, 2005. The equipment removal occurred on February 2 and 3, 2005. The hoists were transported to Mann Recycling (Marysville, WA). The UST was hauled to Eastbury Salvage Metals (Tulalip, WA), and oil/water separator and sump were sent for concrete recycling at Stoneway Rock and Recycle (Renton, WA).

Analytical data reports are presented in Appendix C. and the analytical results are summarized in Table 1. Disposal documentation is presented in Appendix D. G-Logics observations of the equipment removal and subsequent soil sampling is presented below.

4.1 Heating Oil UST

A 270-gallon heating oil UST was removed from the south side of the building on February 2. The tank was buried in fill material containing approximately 25% to 40% bricks and concrete rubble. The top of the tank was 4 feet below grade, with the bottom at a depth pf approximately 7.5 feet. The tank was rusted and contained a 2-inch diameter hole on the bottom (Photo 1). No other holes were observed in the tank. The hole was located at the south end of the tank. The south end of the excavation contained very compact blackened sand. The remainder of the excavation appeared free of staining. However, due to the

presence of excessive brick and concrete rubble, the walls of the excavation collapsed and were not sampled. The black sand at the south base of the excavation appeared to be due to an older release based on the absence of free product and the solidification of the soil. Sample UST1-B-8 was collected at the bottom of the excavation, on the south end where the petroleum impact appeared to be the greatest. The sample was submitted to ESN NW Laboratory for analysis of diesel and oil-range hydrocarbons by Ecology Method NW-TPH-D-extended. Sample UST1-B-8 contained 770 mg/kg diesel/fuel oil, and 450 mg/kg oil. Both concentrations were below the Method A cleanup level of 2,000 mg/kg.

Approximately 3 cubic yards of petroleum-impacted soil and brick were temporarily stockpiled near the excavation. However, due to excessive caving in the excavation resulting in mixing of clean sidewall soils with impacted bottom samples, additional petroleum-impacted material was not excavated from the pit bottom or pursued laterally. The extent of contamination was not determined at this time. The UST pit was backfilled with the excavation soil.

4.2 Hydraulic Hoists

The two hoists were removed from the service bay on February 3. No indications of hydraulic oil releases were observed at the north hoist. The hoist appeared in good condition, with a minor amount of petroleum-stained soil clinging to the bottom of the hoist (Photo 2). The excavation appeared free of hydraulic oil releases. Sample North Hoist Bottom was collected from the base of the excavation at depth of 9.5 feet. The sample was analyzed and contained 1,000 mg/kg oil-range hydrocarbons.

During removal of the south hoist, a hydraulic line was ruptured and approximately 3 gallons of hydraulic oil leaked into the excavation. Other than the broken line, the hoist appeared to be in good condition (Photo 3). Most of the product and impacted soil was removed from the excavation using a vacuum truck. After vacuuming, a minor amount of petroleum-stained soil (approximately 0.5 cubic yards) was excavated and placed into stockpile SP-2. A 5-point composite soil sample was collected from SP-2. A confirmation sample (South Hoist Bottom) was collected from the base of the excavation at depth of 8.0 feet. South Hoist Bottom contained no detectable hydrocarbons. Sample SP-2 (stockpiled soil) contained 2,200 mg/kg diesel-range hydrocarbons, exceeding the MTCA Method A cleanup level of 2,000 mg/kg.

Both hoist pits were backfilled with excavation material and concrete rubble from the floor slab demolition. Stockpile SP-2 was placed in the upper two feet of the south hoist excavation.

4.3 Oil/Water Separator

The oil/water separator was removed from the west garage exterior on February 2. The concrete separator was 2.5 feet square, by 4 feet deep. The separator was stained on the interior, but appeared to be in good condition, with no significant cracks or other obvious indications of leaking noted. No odors or sheens were noted in the soils within the excavation. Sample OWS-B-4.5 was collected from the bottom of the excavation at 4.5 feet. The sample was analyzed and contained no detectable hydrocarbons. The pit was backfilled with excavation material and broken asphalt.

4.4 Floor Drain Sump

The floor drain sump was removed from the garage interior on February 3. The concrete sump was 3 feet square by 3 feet deep. The sump was stained on the interior, but appeared to be in good condition, with no significant cracks or other obvious indications of leaking noted. A minor amount of stained soil was noted around the outlet pipe on the west side of the sump (Photo 4). Approximately 0.25 cubic yards of petroleum-impacted soil was placed into temporary stockpile SP-1. Samples were collected from SP-1 and the base of the sump excavation at a depth of 4.0 feet (sample Sump Bottom-4). Sample SP-1 contained 230 mg/kg oil. The sump bottom confirmation sample contained no detectable petroleum hydrocarbons. The sump pit was backfilled with excavation material including stockpile SP-1.

5.0 PHASE II SITE EXPLORATION

To provide information on possible soil and groundwater contamination in the identified areas of potential concern, soil borings were conducted at six locations on the subject property (Figure 2). The explorations were conducted by Cascade Drilling using a hollow stem auger rig on February 9, 2005. Also included as part of the Phase II exploration were two test pits excavated on February 2 by Clearcreek Contractors at the west pump island. In order to assess the shallow groundwater quality within the areas of concern, groundwater samples were collected from two of the borings.

A G-Logics geologist was present during the exploration to observe and document soil conditions. The following tasks were conducted during the Phase II exploration executed under this scope of services:

- Six soil borings (GL-1 through GL-6) were drilled in the areas of concern and sampled at five foot intervals to maximum depth of 20.5 feet.
- Two test pits (North Pump-1 and South Pump-1) were excavated to a depth of two feet and representative samples collected from base of the excavations.
- Groundwater was sampled from a temporary well screen by peristaltic pump from two of the soil boreholes (GL-1 and GL-4). The samples appeared free of turbidity and were collected using low flow techniques from a depth of 15 to 20 feet.
- The collected soil and groundwater samples were submitted for chemical analysis of petroleum hydrocarbons (gasoline, diesel, and oil-range) and benzene, toluene, ethylbenzene, and xylenes (BTEX). Chlorinated solvents were also analyzed for groundwater sample GL-1.

Quality Assurance/Quality Control (QA/QC) included generally accepted procedures for sample collection, storage, tracking, documentation, and analysis. All sampling equipment was washed with a liquinox wash and distilled water rinse before the collection of the samples. All samples were labeled with a sample number, date, time, and sampler name, and were stored in an ice chest containing frozen blue ice. Appropriate chain-of-custody documentation was completed.

6.0 PHASE II EXPLORATION OBSERVATIONS AND FINDINGS

The findings of this site exploration are presented below. A summary of the analytical results obtained during these explorations are presented on Tables 1 through 3. The analytical laboratory reports for the analyzed soil samples are attached as Appendix C of this report. Chain-of custody forms are also included in Appendix C.

6.1 Soil Boring Findings

The borings drilled during the site exploration were advanced to depths ranging from 19 to 20.5 feet below grade, except for boring GL-3 (11 feet). These borings generally encountered medium dense gravelly sand to depth of approximately 18 to 20 feet. Very dense glacial till was encountered at 20 feet at the north end of the property (boring GL-1).

A hard clay layer was encountered at approximately 18 feet near the center of the property in boring GL-4. Brick and concrete debris fill was encountered in borings GL-5 and GL-6 to a depth of approximately 15 feet. Hard layers of silt and clay were encountered in GL-5 and GL-6 respectively, at a depth of 19 feet. Wet soils were encountered at 15 to 18 feet below grade in all borings. Depth to groundwater was measured in the temporary wells at 16 feet in GL-1, and 15 feet in GL-4. Boring locations are presented on Figure 2. The boring logs are presented in Appendix B.

Collected soil samples were screened during drilling for petroleum odors, discoloration, and sheens. Odors and/or sheens were noted in two of the borings. Boring GL-4 contained a gasoline odor at approximately 14 feet below grade, and boring GL-5 contained odors and sheens from approximately 9 feet to 19 feet. Analytical results for the soil boring samples are summarized by area.

6.1.1 Former Gasoline USTs

G-Logics submitted three samples from borings GL-1 and GL-2 for gasoline and BTEX analysis. The samples were collected from excavation backfill in the upper ten feet. All three samples contained no detectable for gasoline or BTEX.

6.1.2 Garage Entry

G-Logics submitted one sample from boring GL-3 for analysis of diesel and oil-range total petroleum hydrocarbons (TPH). The sample collected at 6 feet contained 280 mg/kg oil-range TPH.

6.1.3 Pump Islands

G-Logics submitted three samples collected from boring GL-4 at depths of 9, 14, and 18 feet for gasoline and BTEX analysis. The sample collected at 14 feet was also submitted for diesel-range TPH analysis. No TPH or BTEX was detected in any of the samples analyzed.

6.1.4 Former Heating Oil UST

G-Logics submitted three samples collected from borings GL-5 at depths of 10, 15, and 20 feet, and two samples from boring GL-6 at depths of 15 and 20 feet for analysis of diesel and oil-range TPH. Diesel-range TPH was detected in GL-5 at concentrations of 1,400 mg/kg at 10 feet, and 550 mg/kg at 15 feet. No diesel-range TPH was detected for the

sample collected at 20 feet. Oil-range TPH was detected in GL-5 at a concentration of 120 mg/kg at 10 feet. No Oil-range TPH was detected for the samples collected at 15 and 20 feet.

The sample collected from GL-6 at 15 feet contained 530 mg/kg oil-range TPH. The sample collected at 20 feet contained no detectable oil. No diesel-range TPH was detected in the two GL-6 samples.

6.2 Test Pit Findings

One sample was submitted from each test pit for analysis of gasoline, BTEX, diesel, and oil-range TPH. The North Pump sample contained 23 mg/kg diesel. No other TPH or BTEX compounds were detected in the two samples.

6.3 Groundwater Findings

Groundwater sample GL-1 contained no detectable gasoline, BTEX, diesel, or oil-range TPH. However, numerous chlorinated solvents were detected (2.4 ug/L vinyl chloride, 26.4 ug/L cis and trans-1,2-dichloroethene, 7.5 ug/L trichloroethene, and 43 ug/L tetrachloroethene. The vinyl chloride, trichloroethene, and tetrachloroethene concentrations exceeded the MTCA Method A cleanup levels (0.2 ug/L, 5 ug/L, and 5 ug/L, respectively).

Groundwater sample GL-4 contained a concentration of 5.9 mg/L gasoline. This concentration exceeds the MTCA Method A cleanup level of 1.0 mg/L. THE BTEX concentrations were undetected or were well below Method A cleanup levels. No diesel or oil-range TPH was detected.

7.0 CONCLUSIONS

Information regarding the Phase II findings and our conclusions concerning the potential presence of soil and/or shallow groundwater contamination on the subject property is presented below.

7.1 Soil

- Soil borings generally encountered medium dense gravelly sands underlain by either very dense glacial till sand, or hard clay at depths of 18 to 20 feet. Fill material containing brick and concrete rubble were present to a depth of approximately 15 feet near the southeast corner of the property. Groundwater was encountered at 15 to 18 feet.
- After removal, the heating oil UST was found to have a 2-inch diameter hole at the south end of the tank bottom. Very dense black sand (impacted by a tank release) was encountered at the south end base of the tank excavation. Soil borings conducted in UST area indicated that the petroleum-impacted sand was present at depths ranging from 8 to 19 feet at the tank location, and from 10 to 15 feet approximately 17 feet to the west.
- Soil concentrations of diesel and oil-range TPH at the heating oil UST site are below the MTCA Method A cleanup level of 2,000 mg/kg. The highest TPH concentration (1,400 mg/kg) was detected in soil sampled immediately below the UST leak at a depth of ten feet.
- Gasoline-range hydrocarbons were not detected in any of the soil samples submitted for laboratory analysis. However, a gasoline-like odor was noted in soil 14 feet below grade in boring GL-4. GL-4 was located between the two pump islands.
- Minor amounts of petroleum-impacted soils were encountered during removal of the sump and vehicle hoists. Most of the soil contained concentrations of TPH below Method A cleanup levels and were used for backfill. One sample collected from a 1/2 cubic yard stockpile contained a concentration of TPH slightly above the Method A cleanup level of 2,000 mg/kg. This material was placed as the upper two feet of backfill for the south hoist excavation.
- The petroleum-impacted soil identified at the heating oil UST site, the hoist, and the sump site do not appear to present a threat to human health or the environment, as detected concentrations were below Method A cleanup levels. However, these soils should be properly segregated and managed if disturbed by future development. Higher concentrations also may be present in nearby areas not sampled (see recommendations).

7.2 Groundwater

- Groundwater was encountered at a depth of 15 to 20 feet. The groundwater appears to be perched above a very dense layer of glacial till and hard clay.
- Groundwater collected from GL-4 contained 5.9 mg/L gasoline. This concentration is above the Method A cleanup level of 1.0 mg/L. As stated previously, a gasoline-like odor was noted in GL-4 at approximately 14 feet. Therefore, gasoline-impacted soil may be present in the area of the pump islands.
- Groundwater collected from GL-1 contained concentrations of three chlorinated solvents above Method A cleanup levels. The three solvents appear to be related to the dry cleaner that has operated across McClellan Street since the 1940s, given the apparent upgradient location of this business relative to the location of GL-1.

8.0 RECOMMENDATIONS

G-Logics recommends further exploration in the pump island area. Additional assessment should include a sufficient number of soil borings to delineate the extent of soil contamination, and include installation of at least three permanent groundwater monitoring wells. The results of the additional exploration can be used to evaluate the need for future remediation and to access the potential for risk related to human health and the environment. Ecology requires reporting of releases within 90 days of discovery, if the release presents a threat to human health and the environment (WAC 173-340-300). Alternatively, if site redevelopment is planned which would include significant site excavations, a contingency could be made to conduct any remedial excavations at the time of the site work.

The neighboring dry cleaner should be notified of the detection of chlorinated solvents at the subject property.

In the event of future site redevelopment, excavations should be monitored for the presence of petroleum-impacted soil in the UST, pump island, and service garage areas. Petroleum-impacted soil would require handling and disposal in accordance with MTCA and Ecology's Guidance for Remediation of Petroleum Contaminated Soils (Ecology Publication 91-30).

9.0 LIMITATIONS

Phase II Environmental Site Assessments are non-comprehensive by nature and are unlikely to identify all environmental problems or eliminate all risk. This report is a qualitative assessment. G-Logics offers a range of environmental exploration services to suit the needs of our clients, including more quantitative explorations. Although risk can never be eliminated, more detailed and extensive explorations yield more information, which may help to better understand and manage site risks. Since such detailed services involve greater expense, we ask our clients to participate in identifying the level of service that will provide them with an acceptable level of risk. Please contact the signatories of this report if you would like to discuss this issue of risk further.

The scope of work on this project was presented in our identified workplan and subsequently approved by you as our client. Please be aware our scope of work was limited to those items specifically identified in the workplan. Other activities not specifically included in the presented scope of work (in a workplan, correspondence, or this report) are excluded and are therefore not part of our services.

G-Logics performed this environmental assessment in accordance with the guidelines set forth in the American Society for Testing and Materials (ASTM) Standard Practice for Environmental Site Assessments: Phase II Environmental Site Assessment Process (Designation E-1903-97).

Land use, site conditions (both on-site and off-site), and other factors will change over time. Since site activities and regulations beyond our control could change at any time after the completion of this report, our observations, findings, and opinions can be considered valid only as of the date of the site visit.

The property owner is solely responsible for notifying all governmental agencies, and the public at large, of the existence, release, treatment, or disposal of any hazardous materials identified at the project site. G-Logics assumes no responsibility or liability whatsoever for any claim, loss of property value, damage, or injury which results from pre-existing hazardous materials being encountered or present on the project site, or from the discovery of such hazardous materials.

This report is prepared for the sole use of our client. The scope of services performed during this assessment may not be appropriate for the needs of other users. Re-use of this

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No warranty, either express or implied, is made.

10.0 REFERENCES

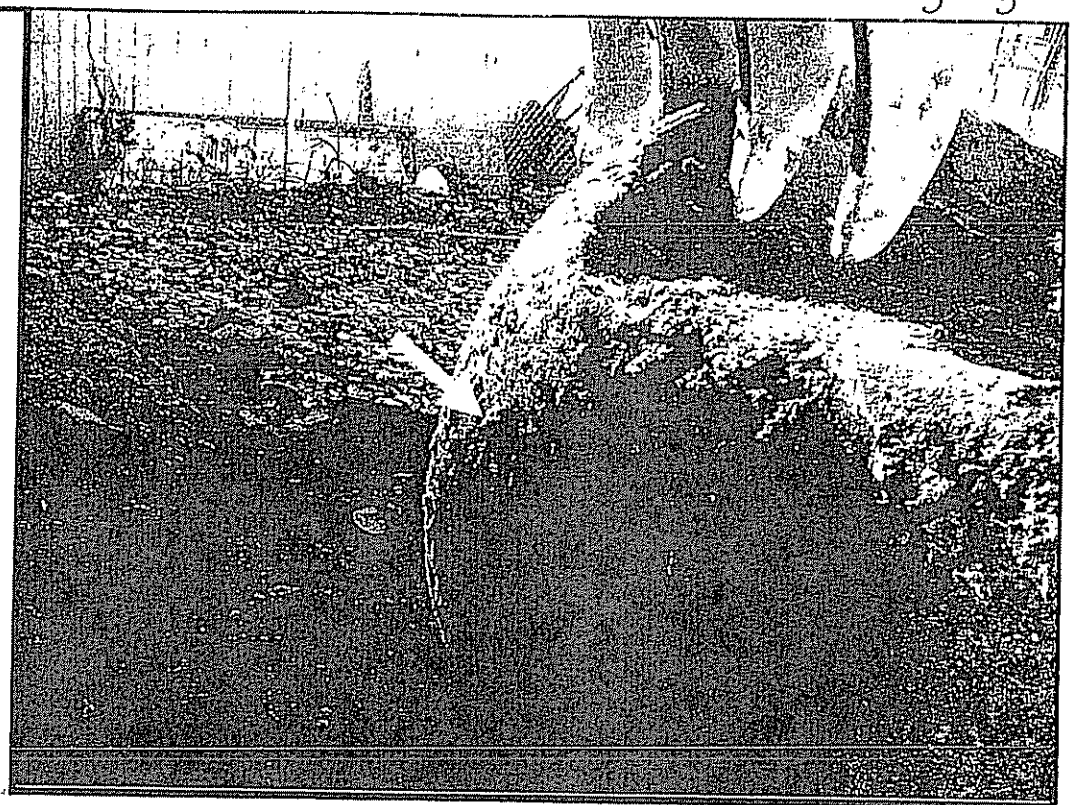
G-Logics 2005. *Phase I Environmental Site Assessment*, Former Gas Station, 2800 Martin Luther King Way South, Seattle, Washington. Prepared by G-Logics, Inc for Bruce Biesold, report dated January 11, 2005.

American Society for Testing and Materials, 1997, *Standard Guide for Environmental Site Assessments: Phase II Environmental Site Assessment Process*: West Conshohocken, Penn., American Society for Testing and Materials, Designation E 1903 -97, 13 p.

Washington Department of Ecology (Ecology), 2001, *The Model Toxics Control Act Cleanup Regulation*, chapter 173-340 WAC: Olympia, Wash., Washington State Department of Ecology Publication No 94-06, Amended February 12, 2001.

Washington Department of Ecology (Ecology), 1995. *Guidance for the Remediation of Petroleum Contaminated Soils*. Ecology Publication No. 91-30.

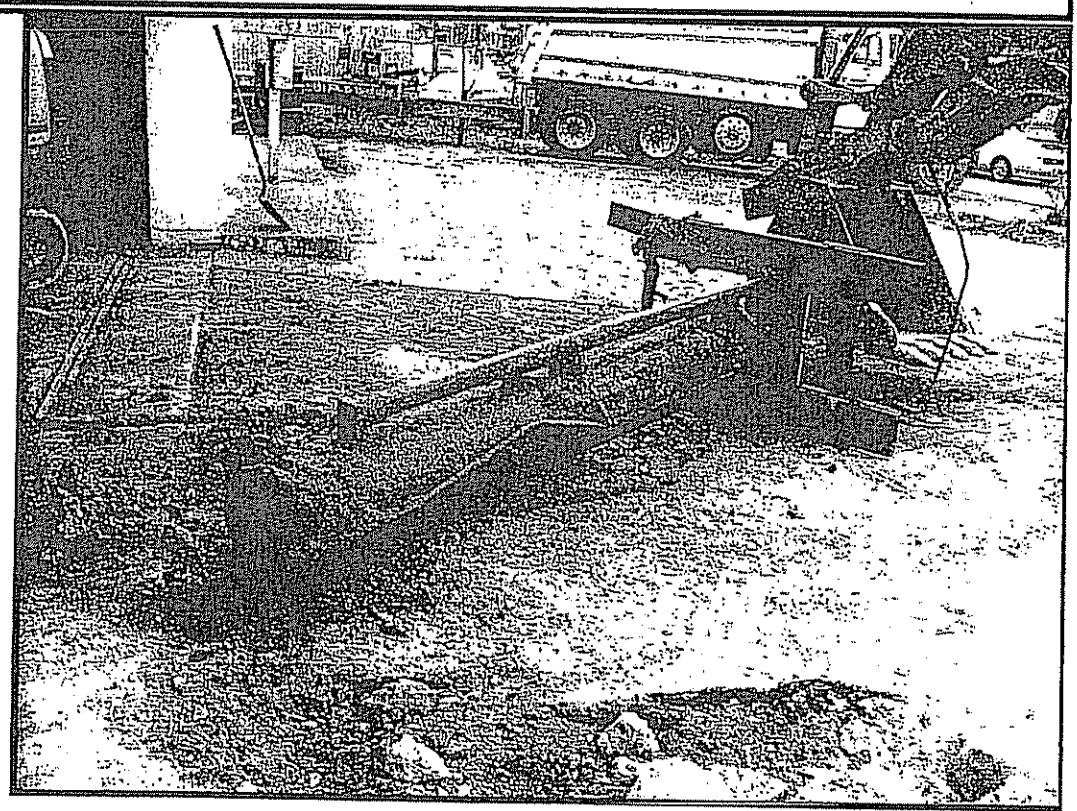
Photo 1



Description: Heating Oil UST following removal on February 2, 2005.

Comments: A 2-inch diameter hole was present on the bottom of the tank (arrow). The UST was rusted, but no other holes were observed.

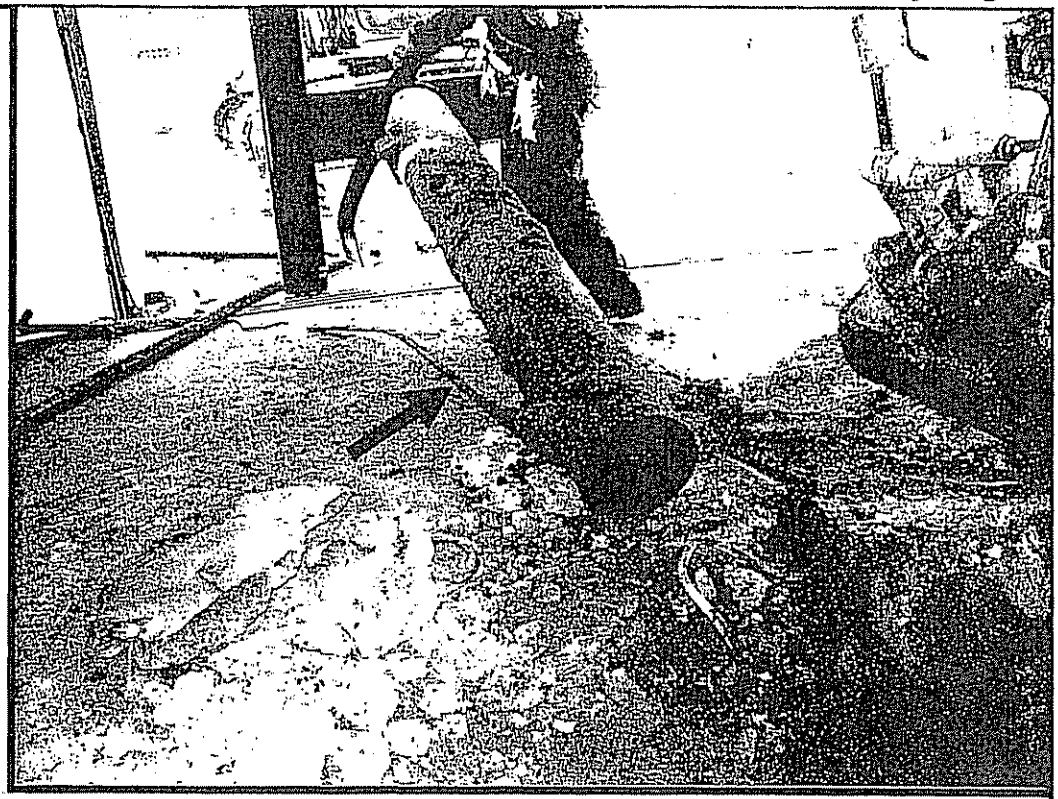
Photo 2



Description: North hydraulic hoist following removal on February 3, 2005.

Comments: The hoist appeared to be in good condition. A small amount of odorous soil clung to the bottom of the hoist.

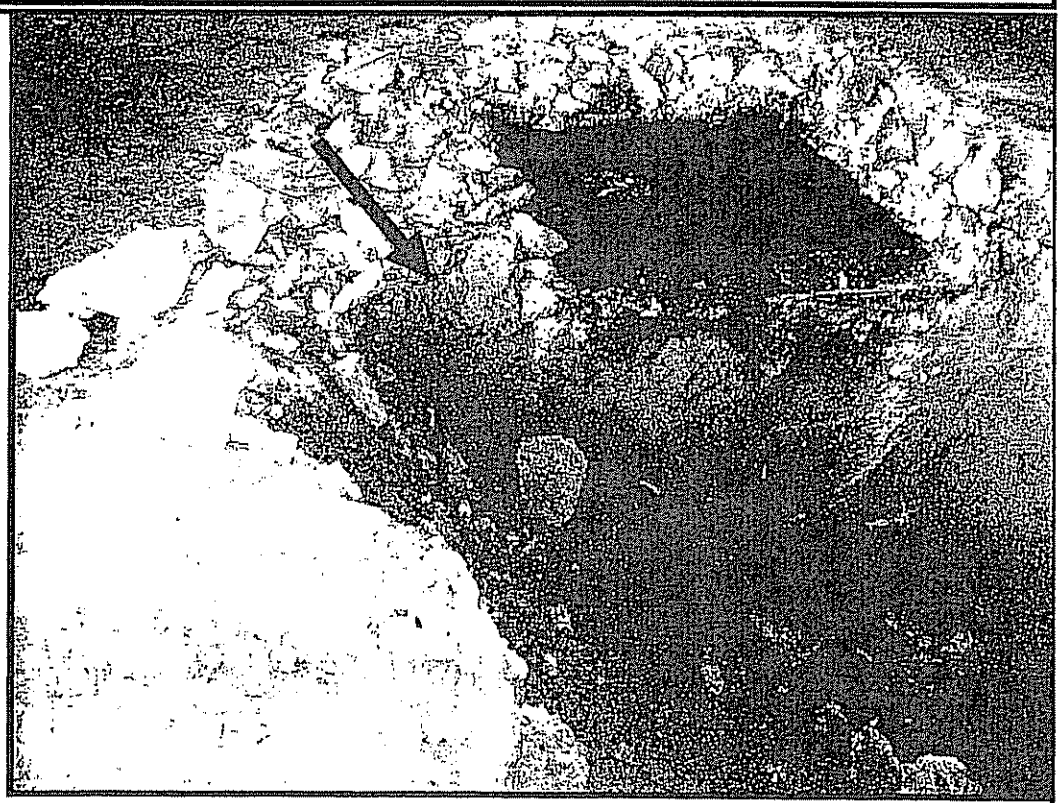
Photo 3



Description: South hoist removal

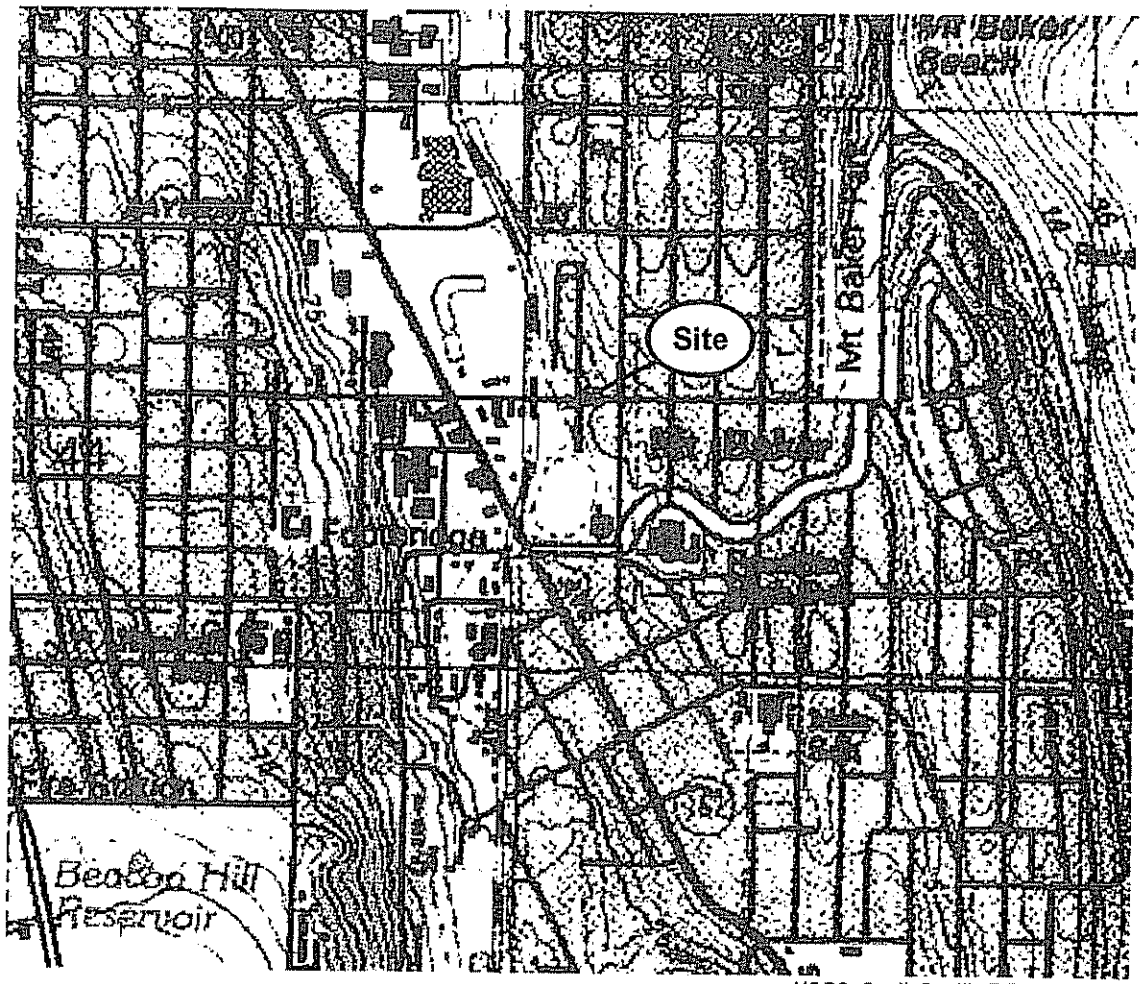
Comments: The hoist appeared to be in good condition. However, a hydraulic line (arrow) was broken during removal.

Photo 4

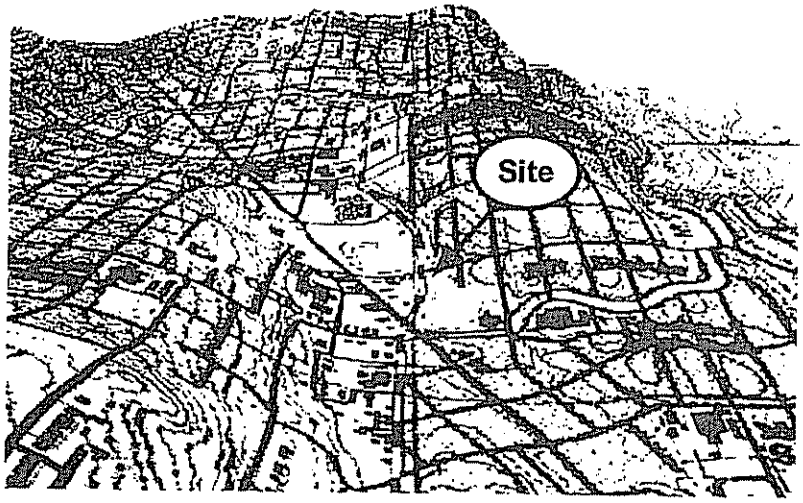


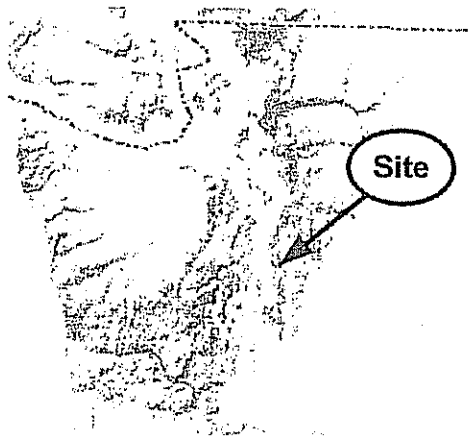
Description: The floor drain sump prior to removal. The adjacent north hoist had just been removed in the foreground.

Comments: A minor amount of gray, petroleum-impacted soil (arrow) was encountered near the outlet line. However, no sump leaks were noted.



USGS, South Seattle 7.5 x 15 minute quadrangle, 1983





4X Vertical Exaggeration

Project File: 01-0356-B-F1.vsd

Topographic mapping from Delorme 3-D TopoQuads

g-logics

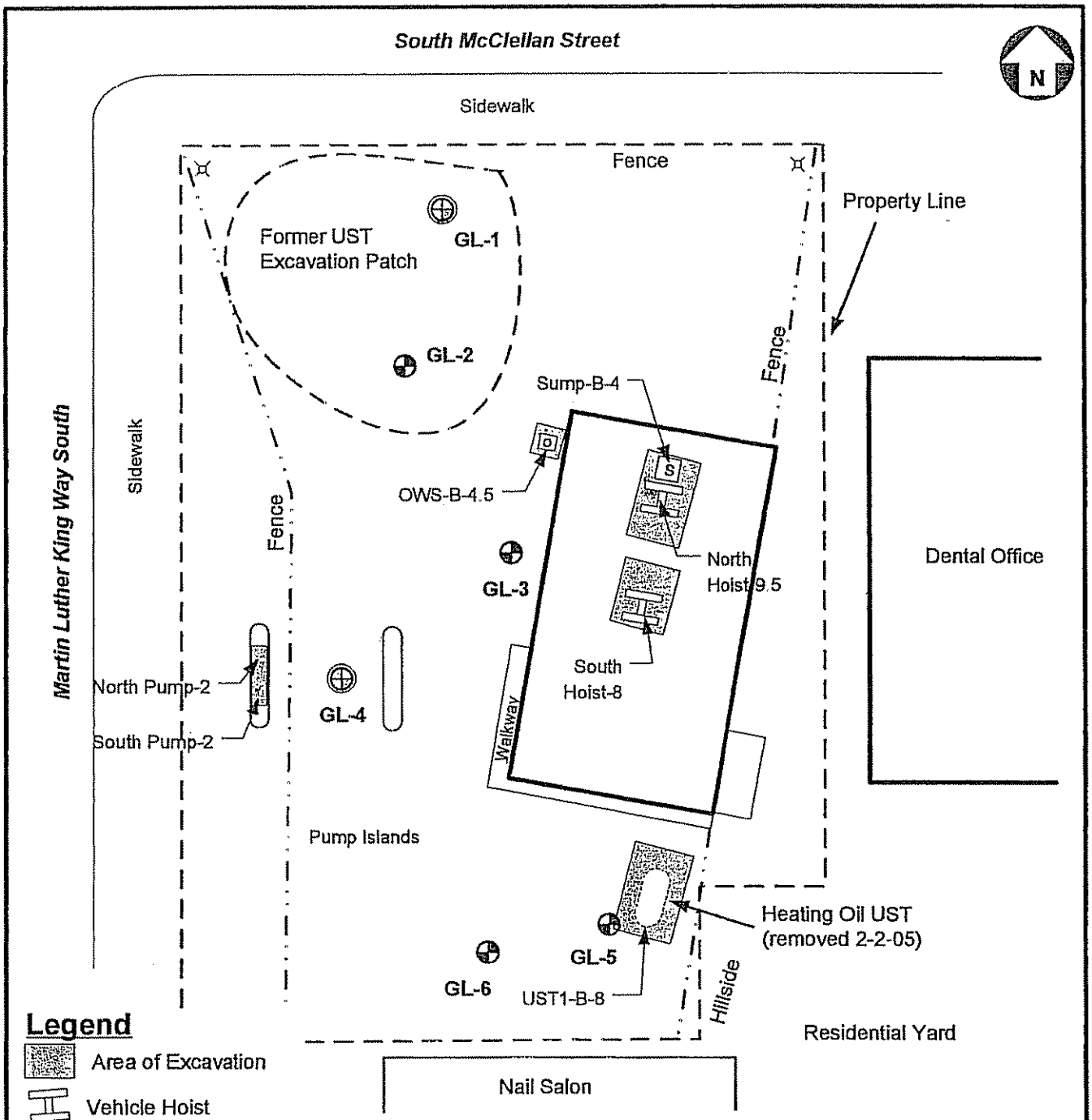
Site Location Maps

Former Gas Station

2800 Martin Luther King Way South

Seattle, Washington

Figure 1



Project File: 01-0366-B-F2.vsd

g-logics

Site Plan
Former Gas Station
2800 Martin Luther King Way South
Seattle, Washington

Figure 2

TABLE 1
Soil Sample Analysis, measured in mg/kg (1)
Samples Collected on February 2 and 3, 2005
2800 MLK Gas Station, Seattle, Washington

Sampling Area	Sample Number	Depth (feet)	Kerosene/Jet Fuel	Diesel/Fuel Oil	Heavy Oil	Gasoline	Benzene	Toluene	Ethylbenzene	Xylenes
Underground Storage Tank	UST-B-8	8.0	nd	770	460	--	--	--	--	--
Oil/Water Seperator	OWS-B-4.5	4.5	nd	nd	nd	--	--	--	--	--
West Island, North Pump	North Pump-2	2.0	nd	23	nd	nd	nd	nd	nd	nd
West Island, South Pump	South Pump-2	2.0	nd	nd	nd	nd	nd	nd	nd	nd
Sump Bottom	Sump Bottom-4	4.0	nd	nd	nd	--	--	--	--	--
Stock Pile #1	SP-1		nd	nd	230	--	--	--	--	--
North Hoist Bottom	N. Hoist Bottom	9.5	nd	nd	1,000	--	--	--	--	--
South Hoist Bottom	S. Hoist Bottom	8.0	nd	nd	nd	--	--	--	--	--
Stock Pile #2	SP-2		nd	2,200	nd	--	--	--	--	--
MTCA Method A Soil Cleanup Level (2)			2,000 (c)	2,000	2,000	100(a)/30(b)	0.03	7.0	6.0	9.0

Notes:
Refer to site diagram(s) for sampling locations.
(1) Method NWTPH-Gx/Dx and BTEX 8260.
(2) Method A Soil Cleanup Levels (mg/kg) for Unrestricted Land Use, MTCA, Amendments adopted in August 2001. *
(a) Soil Cleanup Level for Gasoline with no detectable benzene in the soil.
(b) Soil Cleanup Level for Gasoline with detectable benzene in the soil.
(c) Based on diesel cleanup level with no detectable benzene.
* Exceeding these levels do not necessarily trigger requirements for cleanup action under MTCA.
nd Concentration less than the laboratory method detection limit.
-- Sample not analyzed
2200 Highlighted numbers indicate concentrations exceed MTCA Cleanup Level.

TABLE 2
Soil Sample Analysis, measured in mg/kg (1)
Soil Boring Samples Collected on February 9, 2005
2800 MLK Gas Station, Seattle, Washington

Exploration Location	Sample Number	Depth (feet)	Kerosene/Jet Fuel	Diesel/Fuel Oil	Heavy Oil	Gasoline	Benzene	Toluene	Ethylbenzene	Xylenes
Soil Samples										
GL-1	GL1-5	5	–	–	–	nd	nd	nd	nd	nd
GL-2	GL2-4	5	–	–	–	nd	nd	nd	nd	nd
	GL2-9	9	–	–	–	nd	nd	nd	nd	nd
GL-3	GL3-6	6	nd	nd	280	–	–	–	–	–
GL-4	GL4-9	9	–	–	–	nd	nd	nd	nd	nd
	GL4-14	14	nd	nd	nd	nd	nd	nd	nd	nd
	GL4-18	18	–	–	–	nd	nd	nd	nd	nd
GL-5	GL5-10	10	nd	1,400	120	–	–	–	–	–
	GL5-15	15	nd	550	nd	–	–	–	–	–
	GL5-20	20	nd	nd	nd	–	–	–	–	–
GL-6	GL6-15	15	nd	nd	530	–	–	–	–	–
	GL6-20	20	nd	nd	nd	–	–	–	–	–
MTCA Method A Soil Cleanup Level (2)			2,000 (c)	2,000	2,000	100(a)/30(b)	0.03	7.0	6.0	9.0

Notes:
Refer to site diagram(s) for sampling locations.
(1) Method NWTPH-Gx/Dx and BTEX 8260.
(2) Method A Soil Cleanup Levels (mg/kg) for Unrestricted Land Use, MTCA, Amendments adopted in August 2001. *
(a) Soil Cleanup Level for Gasoline with no detectable benzene in the soil.
(b) Soil Cleanup Level for Gasoline with detectable benzene in the soil.
(c) Based on diesel cleanup level with no detectable benzene.
* Exceeding these levels do not necessarily trigger requirements for cleanup action under MTCA.
nd Concentration less than the laboratory method detection limit.
– Sample not analyzed

Table 3 - Analytical Results for Groundwater Samples, 2800 MLK Way South

Sample ID Collection Date	Method A Cleanup Level	Detection Limit	GL-1 2/9/2005	GL-4 2/9/2005	GL-4 Duplicate
Fuel Hydrocarbons					
NWTPH-Dx in mg/L					
Diesel Range TPH	0.5	200	nd	nd	nd
Oil Range TPH	0.5	500	nd	nd	nd
NWTPH-G in mg/L					
Gasoline Range TPH	1.0(1)	0.1	nd	**5.9**	**5.9**
BTEX (EPA 8020) in µg/L					
Benzene	5	1.0	nd	nd	---
Toluene	1,000	1.0	nd	nd	---
Ethylbenzene	700	1.0	nd	nd	---
Xylenes	1,000	1.0	nd	**2.3**	---
Chlorinated Solvents (EPA 8260) in µg/L					
Vinyl Chloride	0.2	0.2	**2.4**	---	---
trans-1,2-Dichloroethene	(2)	1.0	**2.4**	---	---
cis-1,2-Dichloroethene	(2)	1.0	**24**	---	---
Trichloroethene	5	1.0	**7.5**	---	---
Tetrachloroethene	5.	1.0	**43**	---	---
All Other Method 8260 Analytes			nd	---	---

Notes: Refer to site diagram(s) for sampling locations.

Method A cleanup level exceedences are **Bolded**

"---" indicates analyte not analyzed

(1) - cleanup level is 800 ug/L in the presence of benzene

(2) - No Method A level exists.

Highlighted results exceed Method A levels

APPENDIX A

APPENDIX A

FIELD EXPLORATION METHODS

G-Logics performed subsurface soil and groundwater sampling during the assessment conducted on the subject property. The sampling activities were conducted in general accordance with Ecology's guidelines and regulations.

Underground Utility Clearance

Before conducting the subsurface characterization, G-Logics contacted a service that notifies public utilities of proposed subsurface investigations. Additionally, on-site private utilities were located by a private locating company to identify on-site utilities as well as specific areas of concern. Consequently, the below-grade utility locations were identified by marking their inferred location on the ground surface. This information was used to aid in identifying the locations of our sampling locations.

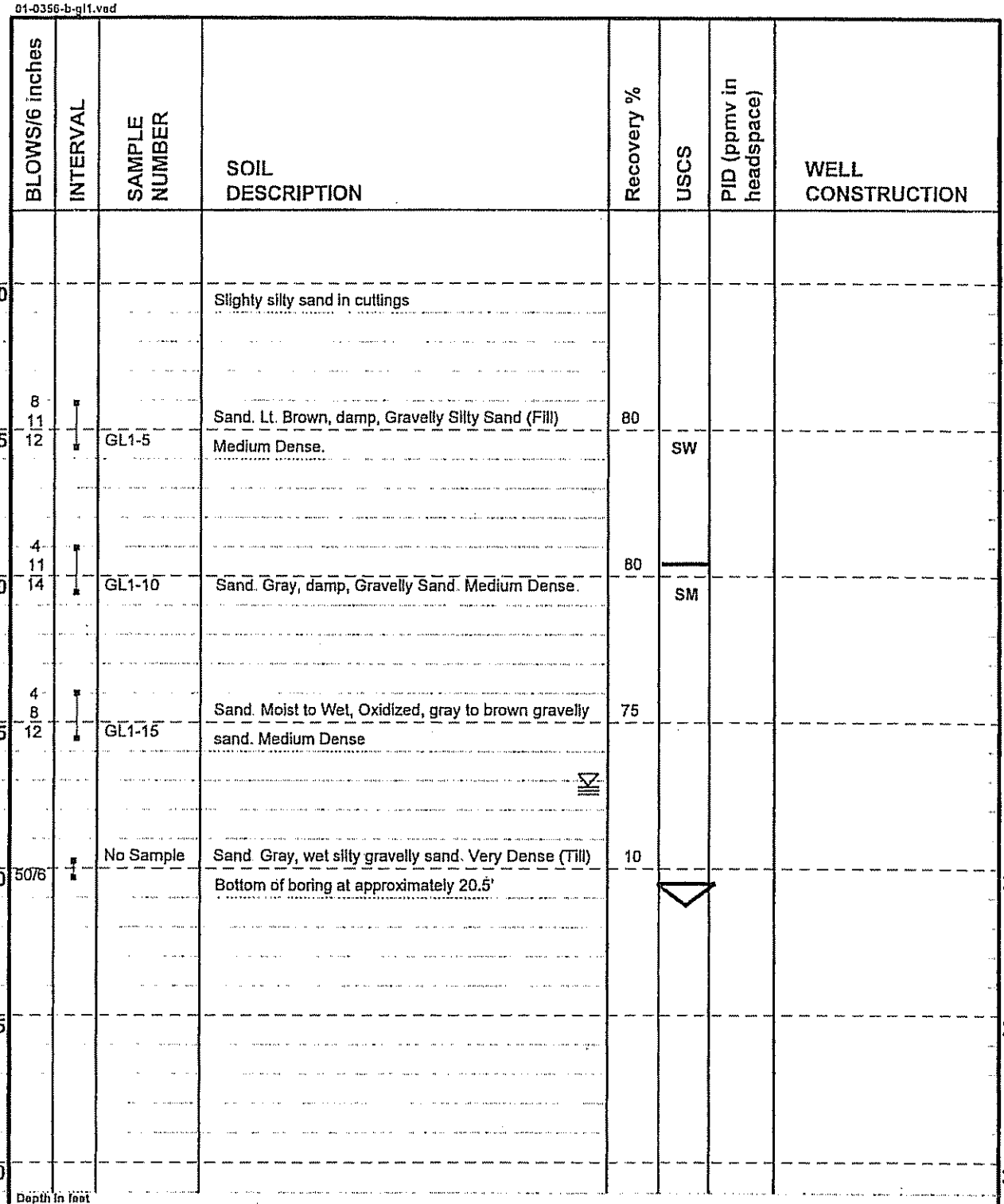
Quality Assurance Quality Control

Quality Assurance/Quality Control (QA/QC) for the presented scope of work included generally accepted procedures for sample collection, storage, tracking, and documentation. All sampling equipment was washed with a detergent wash and tap water rinse before the collection of the samples. All samples were labeled with a sample number, date, time, and sampler name, and were stored in an ice chest containing frozen "blue ice". Appropriate chain-of-custody documentation was completed.

Hollow-Stem Auger Borings

Soil borings were drilled by Cascade Drilling using a truck-mounted hollow-stem auger drilling rig for borings GL-1 through GL-4, and a limited access rig for borings GL-5 and GL-6. A G-Logics employee was present during the drilling and assisted in obtaining samples of the subsurface materials, maintained a log of the borings, made detailed observations of site conditions, and provided technical assistance, as required.

01-0356-b-gl1.vsd



Drilling Method: Hollow-stem auger	Date: 2-9-2005	Other Information:
Drilling Company: Cascade Drilling	Weather: Sunny	Groundwater sample GL-1 collected by peristaltic pump through a temporary well screen
Boring Diameter: Four Inches	Page 1 of 1	
Logged By: Rob Roberts		

g-logics

Boring Log
Former Gas Station
2800 Martin Luther King Way S.
Seattle, WA

GL-1

01-0356-b-gl2.vsd

BLOWS/6 inches	INTERVAL	SAMPLE NUMBER	SOIL DESCRIPTION	Recovery %	USCS	PID (ppmv in headspace)	WELL CONSTRUCTION
			Sand. Lt. Brown silty sand in cuttings. Slight petroleum odor.				
11 12 9		GL2-4	Sand Lt Brown, damp, Gravelly Sand (Fill) Medium Dense. No Odors.	90	SW		
6 7 10		GL2-9	Same as above.	80			
3 4 4		GL2-14	Sand. Molst to Wet, dark brown silty sand (native). Loose.	60	SM		
12 20 21		GL2-19	Same as above. Dense, Wet.	50			
			Bottom of boring at approximately 19.5'				

Depth in feet

Drilling Method: Hollow-stem auger	Date: 2-9-2005	Other Information:	
Drilling Company: Cascade Drilling	Weather: Sunny		
Boring Diameter: Four inches	Page 1 of 1		
Logged By: Rob Roberts			

g-logics

Boring Log
Former Gas Station
2800 Martin Luther King Way S.
Seattle, WA

GL-2

01-0356-b-gl3.vsd

BLOWS/6 inches	INTERVAL	SAMPLE NUMBER	SOIL DESCRIPTION	Recovery %	USCS	PID (ppmv in headspace)	WELL CONSTRUCTION
			Sand. Lt. Brown and gray sand in cuttings. No petroleum odor.				
5 5 9		GL3-6	Sand. Gray, damp, Silty gravelly Sand. Medium Dense. No Odors.	75	SM		
3 3 4		GL3-11	Same as above. Loose.	80			
			Bottom of boring at approximately 11'				

0 5 10 15 20 25 30

Depth in feet

Drilling Method: Hollow-stem auger	Date: 2-9-2005	Other Information:
Drilling Company: Cascade Drilling	Weather: Sunny	
Boring Diameter: Four inches	Page 1 of 1	
Logged By: Rob Roberts		

g logics

Boring Log
Former Gas Station
2800 Martin Luther King Way S.
Seattle, WA

GL-3

01-0366-b-gl4.vsd

BLOWS/6 inches	INTERVAL	SAMPLE NUMBER	SOIL DESCRIPTION	Recovery %	USCS	PID (ppmv in headspace)	WELL CONSTRUCTION
5 5 6		GL4-4	Sand. Lt. Brown and gray, damp, slightly gravelly, sl. silty Sand. Medium Dense.	80	SP		
3 6 12		GL4-9	Same as above.	70			
4 5 7		GL4-14	Same as above. Moist to wet.	70			
6 12 19		GL4-19	Clay. Green Silty Clay. Hard		CL		
			Bottom of boring at approximately 19'				

0 5 10 15 20 25 30

Depth in feet

Drilling Method: Hollow-stem auger	Date: 2-9-2005	Other Information:	
Drilling Company: Cascade Drilling	Weather: Sunny	Groundwater sample GL-4 collected by peristaltic pump through a temporary well screen	
Boring Diameter: Four Inches	Page 1 of 1		
Logged By: Rob Roberts			

g-logics

Boring Log
Former Gas Station
2800 Martin Luther King Way S.
Seattle, WA

GL-4

01-0356-b-gl5.vsd

BLOWS/6 inches	INTERVAL	SAMPLE NUMBER	SOIL DESCRIPTION	Recovery %	USCS	PID (ppmv in headspace)	WELL CONSTRUCTION
			Difficult drilling. Brick and concrete rubble. (Fill)				
			Sand. Lt. Brown, damp, Gravelly Sand (Fill) with				
50/2		GL5-10	concrete and petroleum staining. Very Dense.	5	SW		
30 50/6		GL5-12.5	Same as above. Dark brown petroleum-stained sand at 12.5 feet.	25			
41 50/6		GL5-15	Same as above. More petroleum staining, strong odor. Wet at 15'.	25			
21		GL5-19	Same as above.				
50/6		GL5-20	Silt. Gray, damp Silt. Hard (Till). No odor or sheen.	25	ML		
			Bottom of boring at approximately 20'				

0 5 10 15 20 25 30

Depth in feet

Drilling Method:	Hollow-stem auger	Date: 2-9-2005	Other Information:
Drilling Company:	Cascade Drilling	Weather: Sunny	
Boring Diameter:	Four Inches	Page 1 of 1	
Logged By:	Rob Roberts		

g logics

Boring Log
Former Gas Station
2800 Martin Luther King Way S.
Seattle, WA

GL-5

01-0366-b-gl6.vad

BLOWS/6 inches	INTERVAL	SAMPLE NUMBER	SOIL DESCRIPTION	Recovery %	USCS	PID (ppmv in headspace)	WELL CONSTRUCTION
			Dark brown Sand with 20% to 50% brick and concrete in cuttings.		SW		
50/2		No Recovery					
70/6		GL6-15	Sand. Black Sand. Very Dense. No odor, no sheen.	25			
50/2		No Recovery			SC		
29 32 50		GL6-20	Sand. Wet silty clayey Sand. Very Dense. Clay. Gray silty clay. Hard.	25	CL		
			Bottom of boring at approximately 20'				

Depth in feet

Drilling Method: Hollow-stem auger	Date: 2-9-2005	Other Information:	
Drilling Company: Cascade Drilling	Weather: Sunny		
Boring Diameter: Four inches	Page 1 of 1		
Logged By: Rob Roberts			

g-logics

Boring Log
Former Gas Station
2800 Martin Luther King Way S.
Seattle, WA

GL-6

APPENDIX C

ESN NORTHWEST | Environmental Services Network

February 15, 2005

Rob Roberts
G – Logics
175 First Place NW
Suite A
Issaquah, WA 98027

Dear Mr. Roberts:

Please find enclosed the analytical data report for the 2800 MLK – Gas Station Project located in Seattle, Washington. Soil samples were analyzed for Diesel and Oil by NWTPH-Dx/Dx Extended, Gasoline by NWTPH-Gx, VOC's and BTEX by Method 8260 on February 4, 2005.

The results of the analyses are summarized in the attached tables. All soil values are reported on a dry weight basis. Applicable detection limits and QA/QC data are included. An invoice for this work is also enclosed.

ESN Northwest appreciates the opportunity to have provided analytical services to G – Logics for this project. If you have any further questions about the data report, please give me a call. It was a pleasure working with you on this project, and we are looking forward to the next opportunity to work together.

Sincerely,

Michael A Korosec

Michael A. Korosec
President

677 Woodland Square Lp. SE, Suite D ■ Lacey, Washington 98503 ■ 360.459.4670 ■ FAX 360.459.3432
Web Site: *www.esnnw.com*
E-Mail: *info@esnnw.com*

ESN SEATTLE CHEMISTRY LABORATORY
(425) 957-9872, fax (425) 957-9904

ESN Job Number: S50204-2
Client: G-LOGICS
Client Job Name: 2800 MLK - GAS STATION

Analytical Results

NWTPH-Dx, mg/kg		MTH BLK	NORTH PUMP-2'	SOUTH PUMP-2'
Matrix	Soil	Soil	Soil	Soil
Date extracted	Reporting	02/04/05	02/04/05	02/04/05
Date analyzed	Limits	02/04/05	02/04/05	02/04/05
Moisture, %			10%	11%
Kerosene/Jet fuel	20	nd	nd	nd
Diesel/Fuel oil	20	nd	23	nd
Heavy oil	50	nd	nd	nd
Surrogate recoveries:				
Fluorobiphenyl		102%	101%	102%
o-Terphenyl		109%	96%	92%

Data Qualifiers and Analytical Comments

nd - not detected at listed reporting limits
na - not analyzed
C - coelution with sample peaks
M - matrix interference
J - estimated value
Results reported on dry-weight basis
Acceptable Recovery limits: 65% TO 135%
Acceptable RPD limit: 35%

ESN SEATTLE CHEMISTRY LABORATORY
(425) 957-9872, fax (425) 957-9904

ESN Job Number: S50204-2
Client: G-LOGICS
Client Job Name: 2800 MLK - GAS STATION

Analytical Results

NWTPH-Dx, mg/kg		SUMP BOTTOM-4'	SP-1	N. HOIST BOTTOM-9.5'
Matrix	Soil	Soil	Soil	Soil
Date extracted	Reporting	02/04/05	02/04/05	02/04/05
Date analyzed	Limits	02/04/05	02/04/05	02/04/05
Moisture, %		11%	9%	9%
Kerosene/Jet fuel	20	nd	nd	nd
Diesel/Fuel oil	20	nd	nd	nd
Heavy oil	50	nd	230	1,000
Surrogate recoveries:				
Fluorobiphenyl		99%	99%	105%
o-Terphenyl		93%	97%	107%

Data Qualifiers and Analytical Comments

nd - not detected at listed reporting limits
na - not analyzed
C - coelution with sample peaks
M - matrix interference
J - estimated value
Results reported on dry-weight basis
Acceptable Recovery limits: 65% TO 135%
Acceptable RPD limit: 35%

ESN SEATTLE CHEMISTRY LABORATORY
(425) 957-9872, fax (425) 957-9904

ESN Job Number:	S50204-2
Client:	G-LOGICS
Client Job Name:	2800 MLK - GAS STATION

Analytical Results

NWTPH-Dx, mg/kg		S. HOIST BOTTOM-8'	SP-2	DUP SP-2
Matrix	Soil	Soil	Soil	Soil
Date extracted	Reporting	02/04/05	02/04/05	02/04/05
Date analyzed	Limits	02/04/05	02/04/05	02/04/05
Moisture, %		8%	9%	9%
Kerosene/Jet fuel	20	nd	nd	nd
Diesel/Fuel oil	20	nd	2,200	2,100
Heavy oil	50	nd	nd	nd
Surrogate recoveries:				
Fluorobiphenyl		103%	127%	132%
o-Terphenyl		94%	M	M

Data Qualifiers and Analytical Comments

nd - not detected at listed reporting limits
na - not analyzed
C - coelution with sample peaks
M - matrix interference
J - estimated value
Results reported on dry-weight basis
Acceptable Recovery limits: 65% TO 135%
Acceptable RPD limit: 35%

ESN SEATTLE CHEMISTRY LABORATORY
(425) 957-9872, fax (425) 957-9904

ESN Job Number: S50204-2
Client: G-LOGICS
Client Job Name: 2800 MLK - GAS STATION

NWTPH-Gx / BTEX (8260)

Analytical Results

NWTPH-Gx, mg/kg		MTH BLK	NORTH PUMP-2'	SOUTH PUMP-2'
Matrix	Soil	Soil	Soil	Soil
Date extracted	Reporting	02/04/05	02/04/05	02/04/05
Date analyzed	Limits	02/04/05	02/04/05	02/04/05
Moisture, %			10%	11%
Mineral spirits/Stoddard solvent	5.0	nd	nd	nd
Gasoline	5.0	nd	nd	nd
Surrogate recoveries:				
Fluorobiphenyl		102%	101%	102%
o-Terphenyl		109%	96%	92%

BTEX (8260), mg/kg		MTH BLK	LCS	NORTH PUMP-2'	SOUTH PUMP-2'
Matrix	Soil	Soil	Soil	Soil	Soil
Date extracted	Reporting	02/04/05		02/04/05	02/04/05
Date analyzed	Limits	02/04/05	02/04/05	02/04/05	02/04/05
Moisture, %				10%	11%
Benzene	0.02	nd	87%	nd	nd
Toluene	0.05	nd	88%	nd	nd
Ethylbenzene	0.05	nd		nd	nd
Xylenes	0.05	nd		nd	nd
Surrogate recoveries:					
Dibromofluoromethane		95%	101%	97%	97%
Toluene-d8		102%	101%	101%	100%
4-Bromofluorobenzene		98%	95%	99%	98%

Data Qualifiers and Analytical Comments

nd - not detected at listed reporting limits
na - not analyzed
C - coelution with sample peaks
M - matrix interference
J - estimated value
Results reported on dry-weight basis
Acceptable Recovery limits: 65% TO 135%
Acceptable RPD limit: 35%

ESN SEATTLE CHEMISTRY LABORATORY
(425) 957-9872, fax (425) 957-9904

ESN Job Number: S50204-2
Client: G-LOGICS
Client Job Name: 2800 MLK - GAS STATION

NWTPH-Gx / BTEX (8260)

Analytical Results

NWTPH-Gx, mg/kg		QC Sample	DUP QC Sample
Matrix	Soil	Soil	Soil
Date extracted	Reporting	02/04/05	02/04/05
Date analyzed	Limits	02/04/05	02/04/05
Moisture, %		9%	9%
Mineral spirits/Stoddard solvent	5.0	nd	nd
Gasoline	5.0	nd	nd
Surrogate recoveries:			
Fluorobiphenyl		127%	132%
o-Terphenyl		M	M

BTEX (8260), mg/kg		MS	MSD	RPD
Matrix	Soil	Soil	Soil	
Date extracted	Reporting	02/04/05	02/04/05	
Date analyzed	Limits	02/04/05	02/04/05	
Moisture, %		7%	7%	
Benzene	0.02	97%	100%	3%
Toluene	0.05	97%	100%	3%
Ethylbenzene	0.05			
Xylenes	0.05			
Surrogate recoveries:				
Dibromofluoromethane		96%	99%	
Toluene-d8		99%	98%	
4-Bromofluorobenzene		100%	99%	

Data Qualifiers and Analytical Comments

nd - not detected at listed reporting limits
na - not analyzed
C - coelution with sample peaks
M - matrix interference
J - estimated value
Results reported on dry-weight basis
Acceptable Recovery limits: 65% TO 135%
Acceptable RPD limit: 35%

ESN NORTHWEST | Environmental Services Network

55.204-2

CHAIN-OF-CUSTODY RECORD

CLIENT: [illegible]

ADDRESS:

PHONE: [illegible] FAX: 425 313-3074

CLIENT PROJECT #: PROJECT MANAGER: Ron Poletis

DATE: 2/11/15 PAGE 1 OF 1

PROJECT NAME: 7-Up Mik

LOCATION: GAS STATION

COLLECTOR: Ron Poletis DATE OF COLLECTION 2/3/15

Sample Number	Depth	Time	Sample Type	Container Type	ANALYSES: VOA 8021B	VOA 8021B BTEX Only	VOA 8260	SEMI VOL 8270	NWTPH-HCID	TPH 8015 (gasoline)	TPH 8015 (diesel)	TPH 8015 (d & o)	PAH 8100	PAH 8270	PCBs 8082	Pesticides 8081	EPH	VPH	Methamphetamine	Pb	Hex Chrome			NOTES	Total Number of Containers	Laboratory Note Number
1. North Pump 2	2'	11:15	SPL						X	X															1	
2. South Pump 2	2'	11:20							X	X															2	
3. [illegible]		11:40								X															1	
4. [illegible]		11:45								X															1	
5. N. [illegible]	11'	11:50								X															1	
6. S. [illegible]	4'	11:55								X															1	
7. [illegible]		11:05								X															1	
8.																										
9.																										
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SAMPLE DISPOSAL INSTRUCTIONS

☐ ESN DISPOSAL @ $2.00 each ☐ Return ☐ Pickup

SAMPLE RECEIPT	
TOTAL NUMBER OF CONTAINERS	
CHAIN OF CUSTODY SEALS Y/N/NA	
SEALS INTACT? Y/N/NA	
RECEIVED GOOD COND./COLD	
NOTES:	

LABORATORY NOTES:

Turn Around Time: 24 HR (48 HR) 5 DAY

ESN NORTHWEST | Environmental Services Network

February 15, 2005

Rob Roberts
G – Logics
175 First Place NW
Suite A
Issaquah, WA 98027

Dear Mr. Roberts:

Please find enclosed the analytical data report for the MLK Gas Station Project located in Seattle, Washington. Soil samples were analyzed for Diesel and Oil by NWTPH-Dx/Dx Extended on February 7, 2005.

The results of the analyses are summarized in the attached tables. All soil values are reported on a dry weight basis. Applicable detection limits and QA/QC data are included. An invoice for this work is also enclosed.

ESN Northwest appreciates the opportunity to have provided analytical services to G – Logics for this project. If you have any further questions about the data report, please give me a call. It was a pleasure working with you on this project, and we are looking forward to the next opportunity to work together.

Sincerely,

Michael A Korosec

Michael A. Korosec
President

677 Woodland Square Lp. SE, Suite D ■ Lacey, Washington 98503 ■ 360.459.4670 ■ FAX 360.459.3432
Web Site: www.esnnw.com E-Mail: info@esnnw.com

ESN SEATTLE CHEMISTRY LABORATORY
(425) 957-9872, fax (425) 957-9904

ESN Job Number: S50204-1
Client: G-LOGICS
Client Job Name: MLK GAS STATION

Analytical Results

NWTPH-Dx, mg/kg		MTH BLK	UST1-B-8	OWS-B-4.5	QC SAMPLE	QC SAMPLE
Matrix	Soil	Soil	Soil	Soil	Soil	Soil
Date extracted	Reporting	02/04/05	02/04/05	02/04/05	02/04/05	02/04/05
Date analyzed	Limits	02/04/05	02/07/05	02/04/05	02/07/05	02/07/05
Moisture, %			7%	12%	7%	7%
Kerosene/Jet fuel	20	nd	nd	nd	nd	nd
Diesel Range/Fuel oil	20	nd	770	nd	2,000	1,900
Heavy oil	50	nd	460	nd	nd	nd
Surrogate recoveries:						
Fluorobiphenyl		102%	121%	106%	127%	132%
o-Terphenyl		109%	112%	90%	M	M

Data Qualifiers and Analytical Comments

nd - not detected at listed reporting limits
na - not analyzed
C - coelution with sample peaks
M - matrix interference
J - estimated value
Results reported on dry-weight basis
Acceptable Recovery limits: 65% TO 135%
Acceptable RPD limit: 35%

ESN NORTHWEST | Environmental Services Network

3502041-1

CHAIN-OF-CUSTODY RECORD

CLIENT: _____

ADDRESS: _____

PHONE: _____ FAX: 425 [illegible] 3074

CLIENT PROJECT #: _____ PROJECT MANAGER: [illegible]

DATE: _____ PAGE 1 OF 1

PROJECT NAME: [illegible]

LOCATION: [illegible]

COLLECTOR: [illegible] DATE OF COLLECTION [illegible]

Sample Number	Depth	Time	Sample Type	Container Type	ANALYSES: VOA 8021B	VOA 8021B BTEX Only	VOA 8260	SEMI VOL 8270	TPH - HCID	TPH 8015 (gasoline)	TPH 8015 (diesel)	TPH 8015 (d & o)	PAH 8100	PAH 8270	PCBs 8082	Pesticides 8081	EPH	VPH	Methamphetamine	Pb	Hex Chrome			NOTES	Total Number of Containers	Laboratory Note Number
1. [illegible]		[illegible]								X																
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3.																										
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RELINQUISHED BY (Signature)	DATE/TIME	RECEIVED BY (Signature)	DATE/TIME

SAMPLE DISPOSAL INSTRUCTIONS

☐ ESN DISPOSAL @ $2.00 each ☐ Return ☐ Pickup

SAMPLE RECEIPT	
TOTAL NUMBER OF CONTAINERS	
CHAIN OF CUSTODY SEALS Y/N/NA	
SEALS INTACT? Y/N/NA	
RECEIVED GOOD COND./COLD	
NOTES:	

LABORATORY NOTES:

Turn Around Time: 24 HR / 48 HR · 5 DAY

ESN NORTHWEST | Environmental Services Network

February 21, 2005

Rob Roberts
G – Logics
175 First Place NW
Suite A
Issaquah, WA 98027

Dear Mr. Roberts:

Please find enclosed the analytical data report for the 2800 MLK – Gas Station Project located in Seattle, Washington. Soil and water samples were analyzed for Diesel and Oil by NWTPH-Dx/Dx Extended, Gasoline by NWTPH-Gx, and VOC's by Method 8260 on February 10, 2005.

The results of the analyses are summarized in the attached tables. All soil values are reported on a dry weight basis. Applicable detection limits and QA/QC data are included. An invoice for this work is also enclosed.

ESN Northwest appreciates the opportunity to have provided analytical services to G – Logics for this project. If you have any further questions about the data report, please give me a call. It was a pleasure working with you on this project, and we are looking forward to the next opportunity to work together.

Sincerely,

Michael A. Korosec
President

677 Woodland Square Lp. SE, Suite D ▪ Lacey, Washington 98503 ▪ 360.459.4670 ▪ FAX 360.459.3432
Web Site: www.esnnw.com E-Mail: info@esnnw.com

ESN SEATTLE CHEMISTRY LABORATORY
(425) 957-9872, fax (425) 957-9904

ESN Job Number: S50209-1
Client: G-LOGICS
Client Job Name: 2800 MLK

Analytical Results

NWTPH-Dx, mg/kg		MTH BLK	GL4-14	GL4-14 DUP	GL5-10	GL5-15	GL5-20
Matrix	Soil	Soil	Soil	Soil	Soil	Soil	Soil
Date extracted	Reporting	02/10/05	02/10/05	02/10/05	02/10/05	02/10/05	02/10/05
Date analyzed	Limits	02/10/05	02/10/05	02/10/05	02/10/05	02/10/05	02/10/05
Moisture, %			11%	11%	11%	13%	14%
Kerosene/Jet fuel	20	nd	nd	nd	nd	nd	nd
Diesel/Fuel oil	20	nd	nd	nd	1,400	550	nd
Heavy oil	50	nd	nd	nd	120	nd	nd
Surrogate recoveries:							
Fluorobiphenyl		95%	98%	97%	C	C	91%
o-Terphenyl		90%	93%	96%	C	C	91%

Data Qualifiers and Analytical Comments

nd - not detected at listed reporting limits
na - not analyzed
C - coelution with sample peaks
M - matrix interference
J - estimated value
Results reported on dry-weight basis
Acceptable Recovery limits: 65% TO 135%
Acceptable RPD limit: 35%

ESN SEATTLE CHEMISTRY LABORATORY
(425) 957-9872, fax (425) 957-9904

ESN Job Number: S50209-1
Client: G-LOGICS
Client Job Name: 2800 MLK

Analytical Results

NWTPH-Dx, mg/kg		GL6-15	GL6-20	GL3-6
Matrix	Soil	Soil	Soil	Soil
Date extracted	Reporting	02/10/05	02/10/05	02/10/05
Date analyzed	Limits	02/10/05	02/10/05	02/10/05
Moisture, %		10%	11%	8%
Kerosene/Jet fuel	20	nd	nd	nd
Diesel/Fuel oil	20	nd	nd	nd
Heavy oil	50	530	nd	280
Surrogate recoveries:				
Fluorobiphenyl		89%	87%	92%
o-Terphenyl		72%	81%	90%

Data Qualifiers and Analytical Comments

nd - not detected at listed reporting limits
na - not analyzed
C - coelution with sample peaks
M - matrix interference
J - estimated value
Results reported on dry-weight basis
Acceptable Recovery limits: 65% TO 135%
Acceptable RPD limit: 35%

ESN SEATTLE CHEMISTRY LABORATORY
(425) 957-9872. fax (425) 957-9904

ESN Job Number: S50209-1
Client: G-LOGICS
Client Job Name: 2800 MLK

Analytical Results

NWTPH-Dx, mg/l		MTH BLK	GL-1	GL-4	DUP GL-4
Matrix	Water	Water	Water	Water	Water
Date extracted	Reporting	02/10/05	02/10/05	02/10/05	02/10/05
Date analyzed	Limits	02/10/05	02/10/05	02/10/05	02/10/05
Kerosene/Jet fuel	0 20	nd	nd	nd	nd
Diesel/Fuel oil	0.20	nd	nd	nd	nd
Heavy oil	0.50	nd	nd	nd	nd
Surrogate recoveries:					
Fluorobiphenyl		103%	101%	112%	109%
o-Terphenyl		97%	95%	100%	101%

Data Qualifiers and Analytical Comments

nd - not detected at listed reporting limits
na - not analyzed
C - coelution with sample peaks
M - matrix interference
J - estimated value
Acceptable Recovery limits: 65% TO 135%
Acceptable RPD limit: 35%

ESN SEATTLE CHEMISTRY LABORATORY
(425) 957-9872, fax (425) 957-9904

ESN Job Number: S50209-1
Client: G-LOGICS
Client Job Name: 2800 MLK

NWTPH-Gx / BTEX (8260)

Analytical Results

NWTPH-Gx, mg/kg		MTH BLK	GL4-9	GL4-14	GL4-14 DUP	GL4-18
Matrix	Soil	Soil	Soil	Soil	Soil	Soil
Date extracted	Reporting	02/10/05	02/10/05	02/10/05	02/10/05	02/10/05
Date analyzed	Limits	02/10/05	02/10/05	02/10/05	02/10/05	02/10/05
Moisture, %			6%	11%	11%	21%
Mineral spirits/Stoddard solvent	5.0	nd	nd	nd	nd	nd
Gasoline	5.0	nd	nd	nd	nd	nd
Surrogate recoveries:						
Fluorobiphenyl		95%	91%	98%	97%	92%
o-Terphenyl		90%	90%	93%	96%	98%

BTEX (8260), mg/kg		MTH BLK	LCS	GL4-9	GL4-14	GL4-18
Matrix	Soil	Soil	Soil	Soil	Soil	Soil
Date extracted	Reporting	02/10/05		02/09/05	02/09/05	02/09/05
Date analyzed	Limits	02/10/05	02/10/05	02/10/05	02/10/05	02/10/05
Moisture, %				6%	11%	21%
Benzene	0.02	nd	93%	nd	nd	nd
Toluene	0.05	nd	94%	nd	nd	nd
Ethylbenzene	0.05	nd		nd	nd	nd
Xylenes	0.05	nd		nd	nd	nd
Surrogate recoveries:						
Dibromofluoromethane		91%	102%	91%	99%	99%
Toluene-d8		100%	99%	100%	100%	99%
4-Bromofluorobenzene		99%	97%	97%	97%	100%

Data Qualifiers and Analytical Comments

nd - not detected at listed reporting limits
na - not analyzed
C - coelution with sample peaks
M - matrix interference
J - estimated value
Results reported on dry-weight basis
Acceptable Recovery limits: 65% TO 135%
Acceptable RPD limit: 35%

ESN SEATTLE CHEMISTRY LABORATORY
(425) 957-9872, fax (425) 957-9904

ESN Job Number: S50209-1
Client: G-LOGICS
Client Job Name: 2800 MLK

NWTPH-Gx / BTEX (8260)

Analytical Results

NWTPH-Gx, mg/kg		GL1-5	GL2-4	GL2-9
Matrix	Soil	Soil	Soil	Soil
Date extracted	Reporting	02/10/05	02/10/05	02/10/05
Date analyzed	Limits	02/10/05	02/10/05	02/10/05
Moisture, %		9%	7%	10%
Mineral spirits/Stoddard solvent	5.0	nd	nd	nd
Gasoline	5.0	nd	nd	nd
Surrogate recoveries:				
Fluorobiphenyl		87%	87%	92%
o-Terphenyl		79%	79%	89%

BTEX (8260), mg/kg		GL1-5	GL2-4	GL2-9	GL4-9 MS	GL4-9 MSD	RPD
Matrix	Soil	Soil	Soil	Soil	Soil	Soil	
Date extracted	Reporting	02/09/05	02/09/05	02/09/05	02/09/05	02/09/05	
Date analyzed	Limits	02/10/05	02/10/05	02/10/05	02/10/05	02/10/05	
Moisture, %		9%	7%	10%			
Benzene	0.02	nd	nd	nd	95%	96%	1%
Toluene	0.05	nd	nd	nd	96%	96%	0%
Ethylbenzene	0.05	nd	nd	nd			
Xylenes	0.05	nd	nd	nd			
Surrogate recoveries:							
Dibromofluoromethane		99%	100%	99%	98%	99%	
Toluene-d8		99%	99%	100%	100%	99%	
4-Bromofluorobenzene		98%	99%	98%	99%	100%	

Data Qualifiers and Analytical Comments

nd - not detected at listed reporting limits
na - not analyzed
C - coelution with sample peaks
M - matrix interference
J - estimated value
Results reported on dry-weight basis
Acceptable Recovery limits: 65% TO 135%
Acceptable RPD limit: 35%

ESN SEATTLE CHEMISTRY LABORATORY
(425) 957-9872, fax (425) 957-9904

ESN Job Number: S50209-1
Client: G-LOGICS
Client Job Name: 2800 MLK

NWTPH-Gx / BTEX (8260)

Analytical Results

NWTPH-Gx, mg/l		MTH BLK	GL-1	GL-4	DUP GL-4
Matrix	Water	Water	Water	Water	Water
Date extracted	Reporting		02/10/05	02/10/05	02/10/05
Date analyzed	Limits	02/10/05	02/10/05	02/10/05	02/10/05
Mineral spirits/Stoddard solvent	0.10	nd	nd	nd	nd
Gasoline	0.10	nd	nd	5.9	5.9
Surrogate recoveries:					
Fluorobiphenyl		103%	101%	112%	109%
o-Terphenyl		97%	95%	100%	101%

BTEX (8260), µg/l		MTH BLK	LCS	GL-4	MS	MSD	RPD
Matrix	Water	Water	Water	Water	Water	Water	
	Reporting						
Date analyzed	Limits	02/10/05	02/10/05	02/10/05	02/10/05	02/10/05	
Benzene	1.0	nd	93%	nd	101%	91%	10%
Toluene	1.0	nd	94%	nd	104%	91%	13%
Ethylbenzene	1.0	nd		nd			
Xylenes	1.0	nd		2.3			
Surrogate recoveries:							
Dibromofluoromethane		103%	102%	101%	101%	102%	
Toluene-d8		98%	99%	99%	100%	98%	
4-Bromofluorobenzene		97%	97%	96%	97%	98%	

Data Qualifiers and Analytical Comments

nd - not detected at listed reporting limits
na - not analyzed
C - coelution with sample peaks
M - matrix interference
J - estimated value
Acceptable Recovery limits: 65% TO 135%
Acceptable RPD limit: 35%

ESN SEATTLE CHEMISTRY LABORATORY
(425) 957-9872. fax (425) 957-9904

ESN Job Number: S50209-1
Client: G-LOGICS
Client Job Name: 2800 MLK

Analytical Results

8260, µg/L		MTH BLK	LCS	GL-1	GL-1 MS	GL-1 MSD	RPD
Matrix	Water	Water	Water	Water	Water	Water	
Date extracted	Reporting Limits	02/10/05	02/10/05	02/10/05	02/10/05	02/10/05	
Dichlorodifluoromethane	1.0	nd		nd			
Chloromethane	1.0	nd		nd			
Vinyl chloride	0.2	nd		2.4			
Bromomethane	1.0	nd		nd			
Chloroethane	1.0	nd		nd			
Trichlorofluoromethane	1.0	nd		nd			
Acetone	10.0	nd		nd			
1,1-Dichloroethene	1.0	nd	87%	nd	95%	85%	11%
Methylene chloride	5.0	nd		nd			
Methyl-t-butyl ether (MTBE)	1.0	nd		nd			
trans-1,2-Dichloroethene	1.0	nd		2.4			
1,1-Dichloroethane	1.0	nd		nd			
2-Butanone (MEK)	10.0	nd		nd			
cis-1,2-Dichloroethene	1.0	nd		24			
2,2-Dichloropropane	1.0	nd		nd			
Chloroform	1.0	nd		nd			
Bromochloromethane	1.0	nd		nd			
1,1,1-Trichloroethane	1.0	nd		nd			
1,2-Dichloroethane	1.0	nd		nd			
1,1-Dichloropropene	1.0	nd		nd			
Carbon tetrachloride	1.0	nd		nd			
Benzene	1.0	nd	93%	nd	101%	91%	10%
Trichloroethene (TCE)	1.0	nd	93%	7.5	117%	108%	10%
1,2-Dichloropropane	1.0	nd		nd			
Dibromomethane	1.0	nd		nd			
Bromodichloromethane	1.0	nd		nd			
4-Methyl-2-pentanone	1.0	nd		nd			
cis-1,3-Dichloropropene	1.0	nd		nd			
Toluene	1.0	nd	94%	nd	104%	91%	13%
trans-1,3-Dichloropropene	1.0	nd		nd			
1,1,2-Trichloroethane	1.0	nd		nd			
2-Hexanone	1.0	nd		nd			
1,3-Dichloropropane	1.0	nd		nd			
Dibromochloromethane	1.0	nd		nd			
Tetrachloroethene (PCE)	1.0	nd		43			
1,2-Dibromoethane (EDB)(*)	0.01	nd		nd			
Chlorobenzene	1.0	nd	96%	nd	105%	93%	12%
1,1,1,2-Tetrachloroethane	1.0	nd		nd			
Ethylbenzene	1.0	nd		nd			
Xylenes	1.0	nd		nd			
Styrene	1.0	nd		nd			
Bromoform	1.0	nd		nd			
1,1,2,2-Tetrachloroethane	1.0	nd		nd			
Isopropylbenzene	1.0	nd		nd			
1,2,3-Trichloropropane	1.0	nd		nd			
Bromobenzene	1.0	nd		nd			
n-Propylbenzene	1.0	nd		nd			
2-Chlorotoluene	1.0	nd		nd			
4-Chlorotoluene	1.0	nd		nd			
1,3,5-Trimethylbenzene	1.0	nd		nd			
tert-Butylbenzene	1.0	nd		nd			
1,2,4-Trimethylbenzene	1.0	nd		nd			
sec-Butylbenzene	1.0	nd		nd			
1,3-Dichlorobenzene	1.0	nd		nd			
1,4-Dichlorobenzene	1.0	nd		nd			
Isopropyltoluene	1.0	nd		nd			
1,2-Dichlorobenzene	1.0	nd		nd			
n-Butylbenzene	1.0	nd		nd			
1,2-Dibromo-3-Chloropropane	1.0	nd		nd			
1,2,4-Trichlorobenzene	1.0	nd		nd			
Naphthalene	1.0	nd		nd			
Hexachloro-1,3-butadiene	1.0	nd		nd			
1,2,3-Trichlorobenzene	1.0	nd		nd			

*-Instrument detection limits

ESN SEATTLE CHEMISTRY LABORATORY
(425) 957-9872, fax (425) 957-9904

ESN Job Number: S50209-1
Client: G-LOGICS
Client Job Name: 2800 MLK

Analytical Results

8260, µg/L		MTH BLK	LCS	GL-1	GL-1 MS	GL-1 MSD	RPD
Matrix	Water	Water	Water	Water	Water	Water	
Date extracted	Reporting						
	Limits	02/10/05	02/10/05	02/10/05	02/10/05	02/10/05	
Surrogate recoveries							
Dibromofluoromethane		103%	102%	102%	101%	102%	
Toluene-d8		98%	99%	99%	100%	98%	
4-Bromofluorobenzene		97%	97%	97%	97%	98%	

Data Qualifiers and Analytical Comments

nd - not detected at listed reporting limits
J - estimated quantitation, below listed reporting limits
Acceptable Recovery limits: 65% TO 135%
Acceptable RPD limit: 35%

ESN NORTHWEST | Environmental Services Network

CHAIN-OF-CUSTODY RECORD

CLIENT: _____

ADDRESS: _____

PHONE: _____ FAX: _____

CLIENT PROJECT #: _____ PROJECT MANAGER: _____

DATE: _____ PAGE 1 OF _____

PROJECT NAME: _____

LOCATION: _____

COLLECTOR: _____ DATE OF COLLECTION _____

Sample Number	Depth	Time	Sample Type	Container Type	ANALYSES: VOA 8021B	VOA 8021B BTEX Only	VOA 8260	SEMI VOL 8270	TPH - HCID	TPH 8015 (gasoline)	TPH 8015 (diesel)	TPH 8015 (d & o)	PAH 8100	PAH 8270	PCBs 8082	Pesticides 8081	EPH	VPH	Methamphetamine	Pb	Hex Chrome				NOTES	Total Number of Containers	Laboratory Note Number
1.																											
2.																											
3.																										1	
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6.																											
7.																										1	
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10.																										1	
11.																										1	
12.																										1	
13.																										1	
14.									X																	3	
15.																										2	
16.																										1	
17.									X																	2	
18.																											

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RELINQUISHED BY (Signature)	DATE/TIME	RECEIVED BY (Signature)	DATE/TIME

SAMPLE DISPOSAL INSTRUCTIONS

☐ *ESN DISPOSAL @ $2.00 each* ☐ *Return* ☐ *Pickup*

SAMPLE RECEIPT	
TOTAL NUMBER OF CONTAINERS	
CHAIN OF CUSTODY SEALS Y/N/NA	
SEALS INTACT? Y/N/NA	
RECEIVED GOOD COND./COLD	
NOTES:	

LABORATORY NOTES:

Turn Around Time: 24 HR 48 HR 5 DAY

ESN NORTHWEST | Environmental Services Network

S50309-1

CHAIN-OF-CUSTODY RECORD

CLIENT: [illegible]

ADDRESS:

PHONE: [illegible] FAX:

CLIENT PROJECT #: PROJECT MANAGER:

DATE: 2/9/05 PAGE 2 OF 2

PROJECT NAME: 280 Mile

LOCATION: [illegible]

COLLECTOR: [illegible] DATE OF COLLECTION 2/9

Sample Number	Depth	Time	Sample Type	Container Type	VOA 8021B	VOA 8021B BTEX Only	VOA 8260	SEMI VOL 8270	TPH - HCID	TPH 8535 (gasoline)	TPH 8535 (diesel)	TPH 8015 (d & o)	PAH 8100	PAH 8270	PCBs 8082	Pesticides 8081	EPH	VPH	Methamphetamine	Pb	Hex Chrome			NOTES	Total Number of Containers	Laboratory Note Number
1. [illegible]			[illegible]	[illegible]																					[illegible]	
2. [illegible]			[illegible]	[illegible]																					[illegible]	
3. [illegible]			[illegible]	[illegible]						X															[illegible]	
4. [illegible]			[illegible]	[illegible]																					[illegible]	
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RELINQUISHED BY (Signature)	DATE/TIME	RECEIVED BY (Signature)	DATE/TIME

SAMPLE DISPOSAL INSTRUCTIONS

☐ ESN DISPOSAL @ $2.00 each ☐ Return ☐ Pickup

SAMPLE RECEIPT	
TOTAL NUMBER OF CONTAINERS	
CHAIN OF CUSTODY SEALS Y/N/NA	
SEALS INTACT? Y/N/NA	
RECEIVED GOOD COND./COLD	
NOTES:	

LABORATORY NOTES:

Turn Around Time: 24 HR 48 HR 5 DAY

APPENDIX D

Clearcreek
CONTRACTORS
Environmental/Civil

CLEANING CERTIFICATE

THIS IS AN ON-SITE CLEANING CERTIFICATE. CERTIFICATE INDICATES THAT THE FOLLOWING TANK(S) HAS(HAVE) BEEN CLEANED AND TRIPLE RINSED IN COMPLIANCE WITH ALL LOCAL, STATE AND FEDERAL REGULATIONS:

QTY.	GALLONAGE	DESCRIPTION
1	500	Heating Oil Steel Tank

Clearcreek Job # 205014

Truck / Trailer # 30

Mark McCullough for Bill Spooner
DRIVER SIGNATURE

02/03/05
DATE

SITE INFORMATION

COMPANY: G-Logics – Former Gas Station

ADDRESS: 2800 Martin Luther King Way South, Seattle, WA

CUSTOMER SIGNATURE

DATE

Clearcreek

CONTRACTORS

Environmental/Civil

PUMP AND RINSE CERTIFICATION

DATE: 02/01/05 Clearcreek Job # 205019

To Whom It May Concern:

This letter is to certify that tanks(s), size(s)
1 – 500 Heating Oil Tank

1 - Oil / Water Separator

2 – Hydraulic Hoists

1 – Floor Drain Sump

Have been pumped and triple rinsed for removal.

Work was performed at:
2800 Martin Luther King Way South
Seattle, WA

Please note that this letter does not certify that the above tank(s) have been cleaned for disposal or that it (they) should be considered gas-free.

Sincerely,
Clearcreek Contractors, Inc.

Customer Signature

02/01/05
Date

PO Box 1706 Everett, WA 98206 • Phone (425) 252-5800 • Fax (425) 252-1093

Clearcreek
CONTRACTORS
Environmental/Civil

DISPOSAL CERTIFICATE

March 10, 2005

Rob Roberts
G-Logics
175 First Place NW
Suite A
Issaquah, WA 98027

RE: Former Gas Station – Martin Luther King Way

To Whom It May Concern:

Clearcreek Contractors decommissioned by removal (1) 500 gallon steel heating oil tank, oil/water separator and (1) sump on March 10th, 2005. The tank, oil/water separator and sump were removed for a former gas station located at 2800 Martin Luther King Way, Seattle, WA. The tank and sump did contain some residual oil or sludge. The tank, oil/water separator and sump were emptied, rinsed and cleaned. The tank was hauled to Eastbury Savage Metals (6805 35th NE, Tulalip, WA). The oil/water separator and sump were sent out for concrete recycling at Stoneway Rock and Recycle (510 Monster Road, Renton, WA).

Please call if you have any questions.

Sincerely,

Mark McCullough
President

3203 15th Street, Everett, WA 98201 Tel: [425] 252-5800 Fax: [425] 252-1093

Clearcreek

CONTRACTORS

Environmental/Civil

DISPOSAL CERTIFICATE

March 10, 2005

Rob Roberts
G-Logics
175 First Place NW
Suite A
Issaquah, WA 98027

RE: Former Gas Station – Martin Luther King Way

To Whom It May Concern:

Clearcreek Contractors decommissioned by removal (2) hydraulic hoists, on March 10th, 2005. The hoists were removed for a former gas station located at 2800 Martin Luther King Way, Seattle, WA. The hoists did contain some residual oil or sludge. The hoists were emptied, rinsed and cleaned prior to being hauled to Mann Recycling & Construction (84th Ave NE, Marysville, WA).

Please call if you have any questions.

Sincerely, –

Mark McCullough
President

3203 15th Street; Everett, WA 98201 Tel: [425] 252-5800 Fax: [425] 252-1093

№ 72237

SERVICES FACILITIES
1500 AIRPORT WAY
SEATTLE, WA 98134

BILL OF LADING AND GALLONAGE REPORT

CUSTOMER CITY OF SEATTLE DATE 2-1-05

JOB LOCATION SEATTLE

DRIVER _____ EQUIP _____

JOB NO 205019 DOCUMENT NO _____

PRODUCT OILY WATER EST. GALS 377

PRODUCT _____ EST GALS _____

PRODUCT _____ EST GALS _____

DRUMS _____ NO _____

DRUMS _____ NO _____

OTHER _____ EST SOLIDS _____

WASH OUT: YES ☐ NO ☐ TIME IN _____ TIME OUT _____

WATER 377 GAL LOCATION T-5 PIT P.M 7.4 CODE WTP-A

SOLIDS _____ GAL LOCATION _____ CODE _____

_____ % SUSPENDED SOLIDS BY CENTRIFUGE + _____ GALS. SEDIMENT

OIL/DIESEL _____ GAL LOCATION _____ CODE _____

HOC'S _____ PCB'S _____ B.S.& W _____ API _____ LAB: YES ☐ NO ☐

GAS _____ GAL LOCATION _____

BUNKER FUEL _____ GAL LOCATION _____

OTHER _____

THIS MATERIAL IS NOT REGULATED UNDER WAC-173-303 OR 40CFR PART 261 AND 40CFR PART 761

FACILITY REPRESENTATIVE

DRIVER SIGNATURE

№ 72319

SERVICES FACILITIES
1500 AIRPORT WAY
SEATTLE, WA 98134

BILL OF LADING AND GALLONAGE REPORT

CUSTOMER C/F+R CREEK DATE 2/7/05

JOB LOCATION SEATTLE

DRIVER TOM EQUIP

JOB NO 204019 DOCUMENT NO

PRODUCT HYDRAULIC OIL EST. GALS 250

PRODUCT EST GALS

PRODUCT EST GALS

DRUMS NO

DRUMS NO

OTHER EST SOLIDS

WASH OUT: YES ☐ NO ☐ TIME IN TIME OUT

WATER GAL LOCATION CODE

SOLIDS GAL LOCATION CODE

% SUSPENDED SOLIDS BY CENTRIFUGE + GALS. SEDIMENT

Emulsified OIL/DIESEL 250 GAL LOCATION W-1 CODE OP-A

HOC'S 1000 PCB'S B.S.& W API LAB: YES ☐ NO ☐

GAS GAL LOCATION

BUNKER FUEL GAL LOCATION

OTHER

THIS MATERIAL IS NOT REGULATED UNDER WAC-173-303 OR 40CFR PART 261 AND 40CFR PART 761

FACILITY REPRESENTATIVE

DRIVER SIGNATURE

Permission and Conditions for Use and Copying Form

Phase II Environmental Site Assessment
Former Gas Station, 2800 Martin Luther King Way South
Seattle, WA 98144

G-Logics Project 01-0356-B
March 17, 2005

G-Logics prepared the above-identified Document only for our Client and/or other user(s), as identified in the Document, for the purposes stated and subject to any identified and contractual limitations. Regulatory agencies may make additional "fair use" copies for internal and public use based on state and federal laws that do not violate copyright laws.

All other Requestors must obtain permission from G-Logics and our Client in order to avoid copyright violations. To request authorization for a copy of the Document, please read our conditions listed below, complete the Requestor section, and fax to G-Logics at 425-313-3074 for approval review.

- I recognize that G-Logics has prepared this Document only for their Client and/or other user(s), only for the purposes stated in the Document and subject to any identified and contractual limitations.
- My intended use of the Document is for general informational purposes only.
- I understand and accept that there may be limitations to the reliability of the Document's findings due to circumstances beyond the control of G-Logics, the limited scope of funding, and/or limitations inherent in the nature of the performed services.
- I agree not to rely on the Document as being comprehensive or inclusive of all possible site hazards and agree to defend, indemnify, and hold G-Logics harmless from and against any and all claims, damages, or liability which arise from or which are alleged to arise from my use of the Document. I also will compensate G-Logics for any time spent or expenses incurred by G-Logics in defense of any such claim.
- I am advised that the Document is a qualitative evaluation of site conditions and should not be used to estimate site-remediation costs, if cleanup is necessary. Remediation cost estimates would require additional data beyond what is presented in the Document.
- I agree not to provide the Document to any other person or organizations without prior authorization from G-Logics and their Client.

I, the Requestor, have reviewed the above-identified conditions for copying/use of the Document, am familiar with the presented limitations of the provided services, and acknowledge my understanding and concurrence, as indicated by my signature below.

g-logics

Requestor's Company _____

Mailing Address _____

City, State, Zip Code _____

Contact Name & Title _____

Signature & Date _____

Telephone & Fax Numbers _____

Planned Use of Document _____

_____

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_____

With your information and signature above, please fax to G-Logics (425-313-3074) for approval review. G-Logics will share your request with our Client for their approval.

Client Review and Acknowledgment of Use and Copying Request

Per the notification of G-Logics, I, the Client, have reviewed this request for copying/use of this Document, have discussed the request with G-Logics, and grant my consent as indicated by my signature below.

Client Company _____

Client Contact Name & Title _____

Signature & Date _____

Telephone & Fax Numbers _____

G-Logics review and Acknowledgment of Use and Copying Request

Based on your concurrence with the above-presented conditions, approval of our Client, and our review of the information, G-Logics allows the Requestor to copy/use the above referenced Document for purposes stated. Additional fees may apply.

G-Logics Signature _____

Title _____

Date _____

g-logics