



SoundEarth Strategies, Inc.
2811 Fairview Avenue East, Suite 2000
Seattle, Washington 98102

March 28, 2016

Mr. Eric Bentler
GRE Bothell LLC
2801 Alaskan Way, Suite 310
Seattle, Washington 98121

SUBJECT: UNDERGROUND STORAGE TANK SITE ASSESSMENT AND REMEDIAL EXCAVATION REPORT
Bothell Mercantile Property
10201 Main Street
Bothell, Washington
Project Number: 0432-057-05

Dear Mr. Bentler,

SoundEarth Strategies, Inc. (SoundEarth) has prepared this report to document the results of underground storage tank (UST) decommissioning, site assessment, and remedial excavation activities completed at the Bothell Mercantile Property, located at 10201 Main Street in Bothell, Washington (the Property), as shown on Figure 1 and Photograph 1.

PROPERTY DESCRIPTION AND BACKGROUND

The Property consists of a single rectangular-shaped tax parcel (King County Parcel No. 096700-0070) that encompasses a total of 23,040 square feet (0.53 acres) of land. The Property was originally developed with a single-story, 10,620-square-foot commercial building constructed in 1908, with an asphalt-paved parking lot. The commercial building, excluding the exterior walls, was demolished in 2015 during Property redeveloped activities.

SoundEarth reviewed a Phase I Environmental Site Assessment (ESA) report prepared for the Property by PES Environmental, Inc. (PES) dated June 5, 2014. The following recognized environmental condition (REC) was identified in the PES Phase I ESA report:

- **The historical use and storage of gasoline on the Property.** A 550-gallon tank was identified on a Real Property Record Card, created from the Washington State Archives, as a "Wayne Hand-gas pump & 550 Ga. Tank." In addition, a 1912 Sanborn Fire Insurance Map notes a gasoline engine on the Property. No records or evidence regarding the removal or presence of the tank was identified by PES; therefore, the tank is considered a REC.

Review of a geotechnical report completed on the adjacent property to the south by Golder Associates Inc. indicated groundwater was not encountered to depths of up to 26.5 feet below ground surface (bgs). As this property is several feet lower elevation wise than the Property, we anticipate groundwater depths in excess of 30 feet below the Property.

SoundEarth conducted a Phase II subsurface investigation at the Property in September and October 2014 to fulfill the due diligence requirements of the Property purchaser and to provide Goodman Real Estate with a potential release of chemicals of concern associated with the RECs identified in the PES and subsequent historical review of data completed by SoundEarth.

Four soil borings (B01 through B04) were advanced on the Property, and borings B05 through B07 were advanced in the 102nd Avenue Northeast right-of-way, immediately west of the Property. The seven borings were drilled to depths ranging from 20 to 24 feet bgs. Subsurface conditions generally disclosed asphalt pavement and gravel base course underlain by moist, loose grading to dense sand with minor silt and variable gravel that extended to the full depth explored. Measurable groundwater and/or wet soil conditions were not observed at the time of drilling.

Selected soil samples collected from each of the borings did not exhibit detectable concentrations of gasoline-range petroleum hydrocarbons (GRPH), diesel-range petroleum hydrocarbons (DRPH), oil-range petroleum hydrocarbons (ORPH); or benzene, toluene, ethylbenzene, and total xylenes (BTEX). Selected samples collected from borings B01, B04, B05 and B07 were analyzed for chlorinated volatile organic compounds (CVOCs), the results of which indicated that there were no detections of CVOCs in any of the samples analyzed.

The results of this investigation did not indicate that a significant release of petroleum hydrocarbons constituents and volatile organic compounds has occurred on the property, and no further inquiry was warranted.

UNDERGROUND STORAGE TANK DISCOVERY

On February 1, 2016, Venture General Contracting, LLC discovered a UST in the southwest portion of the Property during redevelopment activities (Figure 2 and Photograph 2). The UST was located adjacent to the former historic gasoline engine that was identified as a REC. A SoundEarth UST Site Assessor (Attachment A) arrived at the Property on February 2, 2016 to document conditions and to collect a sample of the tank contents for chemical analysis. The single-steel walled UST was partially exposed, the top of which was situated approximately 2.5 feet below the existing grade, aligned in an east-west direction, and measured approximately 8 feet in length by approximately 42 inches in diameter. Based on the tank measurements SoundEarth estimated the tank to have a 550 gallon capacity.

No apparent product or vent lines were observed attached to or in the vicinity of the UST, nor were there any apparent petroleum stains adjacent to or surrounding the tank.

Approximately 13-inches of water and product were observed within the tank. A product sample (UST01-Product) was collected and transported to Friedman & Bruya, Inc. for chemical analysis for gasoline, diesel, and heavy oil by Northwest Total Petroleum Hydrocarbon Method hydrocarbon identification. The product/liquid sample contained a detectible concentration of diesel-range petroleum hydrocarbons. Sample UST01-Product was also analyzed for Flashpoint by the U.S. Environmental Protection Agency (EPA) Method 1010/ASTM D93 to determine the flammability of the petroleum for decommissioning purposes. The flashpoint of the tank contents was determined to be 147-degrees Fahrenheit.

UNDERGROUND STORAGE TANK REMOVAL AND SITE ASSESSMENT

Based on the historical use of gasoline on the Property, including the UST size matching the documented 550 gallon tank that was identified during the Phase I review, SoundEarth determined that the tank may have been used to store gasoline and other fuel oils for the consumptive use on the Property. As such, SoundEarth submitted to the Washington State Department of Ecology (Ecology) a 30-Day Notice for USTs with an intention to decommission the tank and a 30 Day Notice Waiver Request. Ecology reporting records are included in Attachment B. S3 Environmental Construction, Inc. (S3), a licensed UST Decommissioning contractor, concurrently applied for and was granted a permit to remove the tank from the City of Bothell Fire and EMS (permit number FCON2016-12139).

UST decommissioning field activities were performed on February 9, 2016. The UST contents were removed by Marine Vacuum Services, Inc. (MarVac) of Seattle, Washington after which MarVac triple-rinsed the tank. S3 proceeded to inert the tank with compressed carbon dioxide after the triple-rinse (Photographs 3 and 4). After receiving approval from the City of Bothell Fire and EMS inspector to remove the tank, the UST was removed by Elk Heights Excavation, LLC (Elk Heights). The UST was inspected by SoundEarth after removal and was found to contain one ½-inch diameter hole on the bottom of the tank (Photograph 5) and approximately 4 smaller sized holes on the bottom of the west end of the tank (Photograph 6). Except for the east end of the tank that was ruptured during removal, the endcaps and top of the tank were in good condition and were absent of visible holes or failed seams (Photograph 7). Upon completing the inspection the UST was loaded onto a flatbed trailer for off-Property disposal. Copies of the UST decommission documents and permit are provided in Attachment C.

Soil conditions immediately below and surrounding the UST location was absent of visual and olfactory indications of petroleum contamination and no discernable interface between the fill and native soil was observed. Based on the lack of discernable interface between native and backfill soil, Elk Heights, under the direction of SoundEarth, proceeded to remove approximately one foot of soil from beneath the tank to further assess soil conditions and collect samples. The removal of soil from below the tank was performed to conform to recommendations made in Ecology's *Guidance for Site Checks and Site Assessments for Underground Storage Tanks, Section 5.2.3 - Required Number and Locations of Soil Samples*, (Publication # 90-52, Revised April 2003). Soils generally consisted of damp, brown, medium to coarse sand and gravel with traces of silt.

Soil conditions were assessed for petroleum contamination and discrete soil samples were collected from the excavation sidewalls, below the former tank location, and from the stockpiled soil. The UST excavation measured approximately 7 feet north to south, 9 feet east to west, by approximately 7 feet bgs (Photograph 8). Groundwater was not encountered during excavation activities.

Soil samples were analyzed for GRPH, BTEX, DRPH and ORPH. None of the soil samples contained detectible concentrations of petroleum except for sample UST01-B02-07, which was collected from below the western end of the tank. Sample UST01-B02-07 contained an ethylbenzene concentration of 0.23 milligrams per kilogram (mg/kg), a GRPH concentration of 510 mg/kg, and a DRPH concentration of 1,800 mg/kg. The GRPH concentration exceeded the Washington State Model Toxics Control Act (MTCA) Method A Cleanup Level for Unrestricted Land Uses (the CUL), whereas the ethylbenzene and DRPH concentrations were less than their respective MTCA CULs. Sample UST01-B02-07 was subsequently

analyzed for cadmium, chromium, and lead by EPA Method 200.8. Analytical results revealed detectable concentrations of cadmium, chromium, and lead, of which cadmium exceeded the MTCA Method A CUL.

A summary of the soil analytical results are presented in Table 1 and illustrated on Figure 3. Copies of the UST site assessment laboratory analytical reports are included in Attachment D.

PETROLEUM-CONTAMINATED SOIL EXCAVATION

SoundEarth returned to the Property on February 10, 2016 to observe the excavation of petroleum contaminated soil (PCS) that was identified below the former UST. Clean overburden soil immediately surrounding the excavation cavity was removed to safely gain access to the PCS. Approximately one foot of PCS in the vicinity of sample UST01-B02-07 was over excavated down to approximately 8 feet bgs (Photograph 9)... PCS was not observed at 8 feet bgs. To verify that the soil conditions at the extent of the excavation comply with the MTCA CULs, confirmation soil sample UST01-B03-08 was collected below sample UST01-B02-07. Soil sample UST01-B03-08 was analyzed for GRPH, BTEX, DRPH, ORPH and cadmium. The sample did not contain detections of chemicals above the laboratory reporting limits. A copy of the analytical report is included in Attachment D.

The remedial excavation measured approximately 5 feet north to south by approximately 8 feet east to west. The total depth of the excavation relative to the former grade prior to redevelopment activities measured approximately 8 feet bgs. Excavated PCS was temporarily staged on plastic immediately south of the remedial excavation pending off-Property transport and disposal (Photograph 10). No groundwater was encountered during excavation activities.

SOIL DISPOSAL

PCS was transported to the Regional Disposal Company Transfer Station located at 3rd and Lander in Seattle, Washington, prior to transport to the Roosevelt Regional Landfill in Roosevelt, Washington, for landfill disposal. A total of 7.41 tons of PCS was removed from the Property on February 16, 2016. A copy of the soil disposal ticket is included in Attachment E.

CONCLUSION

Based upon SoundEarth's field observations and the results of the confirmation sampling, remaining soil in the vicinity of the former UST is compliant with MTCA Method A cleanup levels. Therefore, no further remediation or characterization work appears warranted.

LIMITATIONS

The services described in this report were performed consistent with generally accepted professional consulting principles and practices. No other warranty, express or implied, is made. These services were performed consistent with our agreement with our client. This report is solely for the use and information of our client unless otherwise noted. Any reliance on this report by a third party is at such party's sole risk.

Opinions and recommendations contained in this report are derived, in part, from data gathered by others, and from conditions evaluated when services were performed, and are intended only for the client, purposes, locations, time frames, and project parameters indicated. We do not warrant and are

not responsible for the accuracy or validity of work performed by others, nor from the impacts of changes in environmental standards, practices, or regulations subsequent to performance of services. We do not warrant the use of segregated portions of this report.

CLOSING

SoundEarth appreciates the opportunity to work with you on this project. Please contact the undersigned at 206-306-1900 if you have any questions or require additional information.

Respectfully,

SoundEarth Strategies, Inc.



Corey League
Associate Scientist



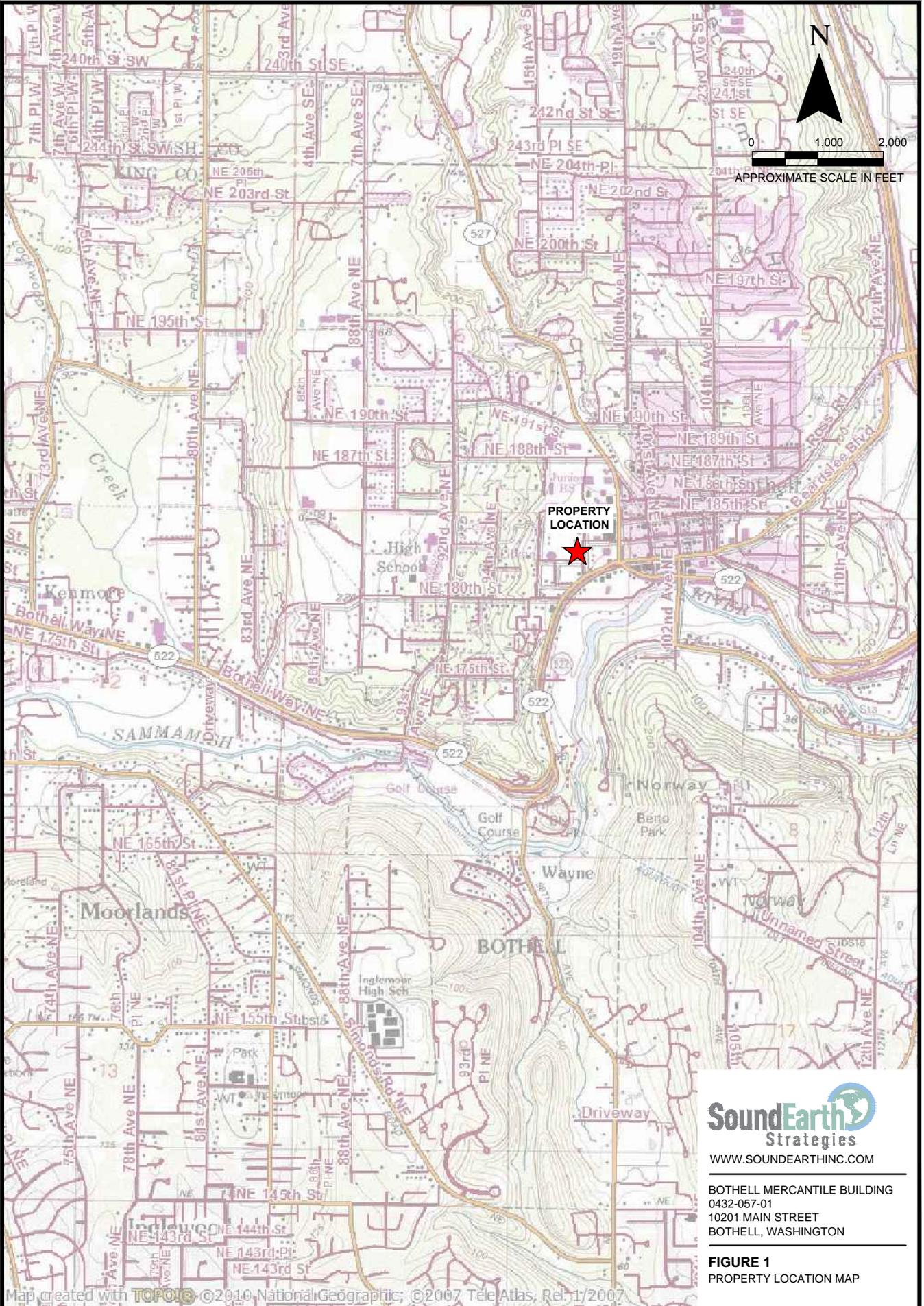
Chris Carter
Principal Scientist

Attachments: Figure 1, Project Location Map
Figure 2, Exploration Location Map
Figure 3, UST and Soil Sample Locations
Table 1, Soil Analytical Results for TPH, BTEX, and Metals
Property Photographs
A, UST Site Assessor Certification
B, Washington State Department of Ecology Documents
UST 30-Day Notice
Response to 30 Day Notice Waiver Request
UST Site Assessment Checklist
Permanent Closure Notice
C, UST Decommissioning Documents
City of Bothell Fire and EMS Permit Number: FCON2016-12139
Triple Rinse Certificate
Certificate of Destruction
D, Laboratory Analytical Reports
Friedman & Bruya, Inc. #602027
Friedman & Bruya, Inc. #602133
Friedman & Bruya, Inc. #602167
E, Contaminated Soil Disposal Ticket

cc: Washington State Department of Ecology, Underground Storage Tank Section

HCL/CMC:hsb

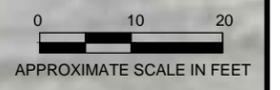
FIGURES



SoundEarth
Strategies
WWW.SOUNDEARTHINC.COM

BOTHELL MERCANTILE BUILDING
0432-057-01
10201 MAIN STREET
BOTHELL, WASHINGTON

FIGURE 1
PROPERTY LOCATION MAP



MAIN STREET

102ND AVENUE NORTHEAST

10201 MAIN STREET
FORMER MERCANTILE BUILDING

FORMER ASPHALT-PAVED
PARKING LOT

HISTORIC
GASOLINE
ENGINE
(1912 SANBORN MAP)

UST01
B03

B04

B07

B06

B05

B01

B02

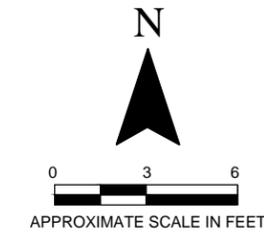
LEGEND

-  PROPERTY BOUNDARY
-  PROPERTY BOUNDARY
-  B07 SOIL BORING LOCATIONS (SEPTEMBER 2014)
-  UST UNDERGROUND STORAGE TANK



BOTHELL MERCANTILE PROPERTY
10201 MAIN STREET
BOTHELL, WASHINGTON
SOUNDEARTH PROJECT #0432-057-05

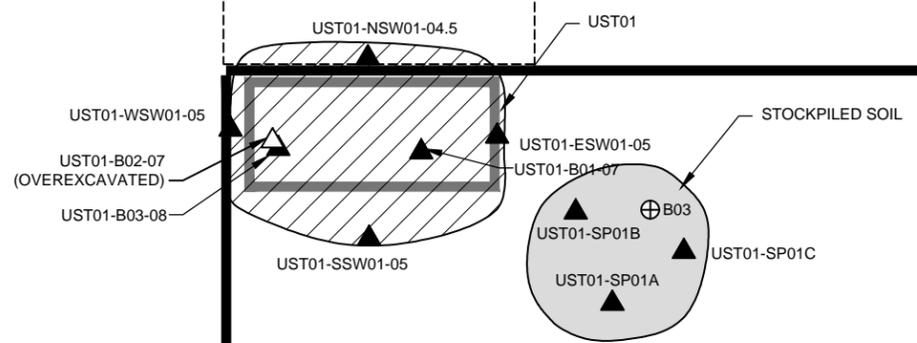
FIGURE 2
EXPLORATION LOCATION MAP



10201 MAIN STREET
FORMER MERCANTILE BUILDING

HISTORIC GASOLINE ENGINE LOCATION
(1912 SANBORN MAP)

FORMER BUILDING EXTERIOR WALL



FORMER PARKING LOT

⊕ B04

FORMER BUILDING EXTERIOR WALL

EXISTING MASONRY WALL

INGRESS, EGRESS AND ALLEY

⊕ B02

LEGEND

- PROPERTY BOUNDARY
- UST EXCAVATION
- SOIL BORING LOCATIONS (SEPTEMBER 2014)
- PERFORMANCE SOIL SAMPLE LOCATION (OVER EXCAVATED)
- CONFIRMATION SOIL SAMPLE LOCATION
- UNDERGROUND STORAGE TANK

SoundEarth Strategies
WWW.SOUNDEARTHINC.COM

BOTHELL MERCANTILE PROPERTY
10201 MAIN STREET
BOTHELL, WASHINGTON
SOUNDEARTH PROJECT #0432-057-05

FIGURE 3
UST AND SOIL SAMPLE LOCATIONS

TABLE



Table 1
Soil Analytical Results for TPH, BTEX, and Metals
Bothell Mercantile Property
10201 Main Street
Bothell, Washington

Sample ID	Sample Location	Sample Date	Sample Depth (feet)	Analytical Results (milligrams per kilogram)									
				GRPH ⁽¹⁾	DRPH ⁽²⁾	ORPH ⁽²⁾	Benzene ⁽³⁾	Toluene ⁽³⁾	Ethylbenzene ⁽³⁾	Total Xylenes ⁽³⁾	Cadmium ⁽⁴⁾	Chromium ⁽⁴⁾	Lead ⁽⁴⁾
UST01-B01-07	Below UST, east end	2/9/2016	7	<2	<50	<250	<0.02	<0.02	<0.02	<0.06	--	--	--
UST01-B02-07 ⁽⁵⁾	Below UST, west end	2/9/2016	7	510	1,800	<250	<0.02 j	<0.1	0.23	<0.3	3.37	7.98	3.46
UST01-B03-08	Below UST01-B02-07	2/10/2016	8	<2	<50	<250	<0.02	<0.02	<0.02	<0.06	<1	--	--
UST01-NSW01-04.5	North sidewall	2/9/2016	4.5	<2	<50	<250	<0.02	<0.02	<0.02	<0.06	--	--	--
UST01-ESW01-05	East sidewall	2/9/2016	5	<2	<50	<250	<0.02	<0.02	<0.02	<0.06	--	--	--
UST01-SSW01-05	South sidewall	2/9/2016	5	<2	<50	<250	<0.02	<0.02	<0.02	<0.06	--	--	--
UST01-WSW01-05	West sidewall	2/9/2016	5	<2	<50	<250	<0.02	<0.02	<0.02	<0.06	--	--	--
UST01-SP01A	Stockpiled soil, south	2/9/2016	--	<2	<50	<250	<0.02	<0.02	<0.02	<0.06	--	--	--
UST01-SP01B	Stockpiled soil, northwest	2/9/2016	--	<2	<50	<250	<0.02	<0.02	<0.02	<0.06	--	--	--
UST01-SP01C	Stockpiled soil, east	2/9/2016	--	<2	<50	<250	<0.02	<0.02	<0.02	<0.06	--	--	--
MTCA Method A Cleanup Level⁽⁶⁾				100	2,000	2,000	0.03	7	6	9	2	19	250

NOTES:

Samples analyzed by Friedman & Bruya, Inc. in Seattle, Washington.

Red denotes concentration exceeding the MTCA Method A Cleanup Level in Soil.

⁽¹⁾Analyzed by NWTPH-Gx.

⁽²⁾Analyzed by NWTPH-Dx.

⁽³⁾Analyzed by EPA Method 8021B.

⁽⁴⁾Analyzed by EPA Method 200.8.

⁽⁵⁾Sample location subsequently over excavated.

⁽⁶⁾MTCA Method A Soil Cleanup Level, Table 740--1 of Section 900 of Chapter 173--340 of the Washington Administrative Code, revised November 2007.

Laboratory Note:

j = The analyte concentration is reported below the lowest calibration standard. The value reported is an estimate.

-- = not analyzed

< = less than

bgs = below ground surface

BTEX = benzene, toluene, ethylbenzene, and total xylenes

DRPH = diesel-range petroleum hydrocarbons

EPA = U.S. Environmental Protection Agency

GRPH = gasoline-range petroleum hydrocarbons

MTCA = Washington State Model Toxics Control Act

NWTPH = Northwest Total Petroleum Hydrocarbon

ORPH = oil-range petroleum hydrocarbons

TPH = total petroleum hydrocarbons

UST = underground storage tank

PROPERTY PHOTOGRAPHS



Photograph 1. Overview of the Property during redevelopment activities, looking southwest.



Photograph 2. Looking northwest at the UST prior to removal.



Photograph 3. MarVac triple rinsing the tank after removing the contents during decommissioning activities.



Photograph 4. S3 inerting the UST with carbon dioxide prior to removal.



Photograph 5. Close-up view of the 1/2-inch diameter hole observed on the bottom midsection of the UST.



Photograph 6. View of several small holes highlighted with white paint located on the west end of the UST.



Photograph 7. Looking west at the UST during inspection immediately after its removal.



Photograph 8. View of the UST cavity after the conclusion of site assessment activities, looking northwest.



Photograph 9. Removing contaminated soil from below the former UST location, looking west.

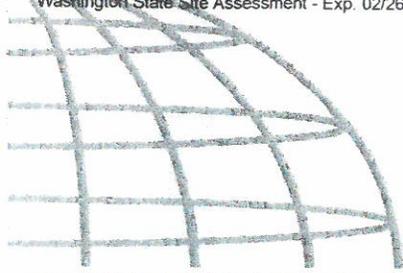


Photograph 10. Looking north at the excavation at the conclusion of removal activities with the stockpiled PCS in the foreground.

ATTACHMENT A
UST SITE ASSESSOR CERTIFICATION

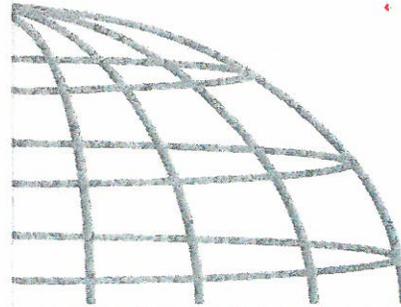
Corey League - 5267709

Washington State Site Assessment - Exp. 02/26/2016



INTERNATIONAL
CODE COUNCIL®

ICC



INTERNATIONAL
CODE COUNCIL®

ICC



International Code Council
500 New Jersey Avenue, NW
Washington, DC 20001

The individual named hereon is CERTIFIED in the categories shown, having been so certified pursuant to successful completion of the prescribed written examinations.

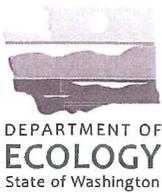
Not valid unless signed by certificate holder.
ICC Certification attests to competent knowledge of codes and standards.

EXTERIOR OF CARD

**ICC CERTIFICATIONS HELD
ARE FOUND ON THE
REVERSE SIDE OF THIS
CARD**

ATTACHMENT B
WASHINGTON STATE DEPARTMENT OF ECOLOGY DOCUMENTS

UST 30-Day Notice



30-DAY NOTICE FOR UNDERGROUND STORAGE TANKS

UST ID #: NONE

County: King

This form provides Ecology 30-days' advanced notice for the following projects, as required by Chapter 173-360 WAC.

Instructions are found on the back page.

Please ✓ the appropriate box: Intent to Install Intent to Close Change-in-Service

I. SITE INFORMATION			II. OWNER/OPERATOR INFORMATION		
Tag or UBI # (if applicable):	Owner/Operator Name: <u>Eric Bentler</u>				
UST ID # (if applicable):	Business Name: <u>GRE Bothell LLC</u>				
Site Name: <u>Bothell Mercantile</u>	Mailing Address: <u>2801 Alaskan Way, Suite 310</u>				
Site Address: <u>10201 Main Street</u>	City: <u>Seattle</u>	State: <u>WA</u> Zip: <u>98121</u>			
City: <u>Bothell</u>	Phone: <u>(206) 972-8145</u>				
Phone: <u>(206) 972-8145</u>	Email: <u>ebentler@goodmanre.com</u>				
III. CERTIFIED SERVICE PROVIDER(S)					
Check the appropriate boxes. If more than one service provider is required for this project, fill out both sections.					
Note: Individuals performing UST services MUST be ICC-certified or have passed another qualifying exam approved by the Department of Ecology.					
1) <input type="checkbox"/> Installer <input checked="" type="checkbox"/> Decommissioner <input type="checkbox"/> Site Assessor					
Company Name: <u>S3 Environmental Construction, Inc.</u>		Certification Type: <u>UST Decommissioner - ICC</u>			
Service Provider Name: <u>Brad Reilly</u>		Cert. No.: <u>8289423</u>	Exp. Date: <u>09/03/16</u>		
Provider Phone: <u>(206) 779-0050</u>		Provider Email: <u>Brad@s3ec.com</u>			
2) <input type="checkbox"/> Installer <input type="checkbox"/> Decommissioner <input checked="" type="checkbox"/> Site Assessor					
Company Name: <u>SoundEarth Strategies, Inc.</u>		Certification Type: <u>Washington State Site Assessment - ICC</u>			
Service Provider Name: <u>Carcy League</u>		Cert. No.: <u>5267709</u>	Exp. Date: <u>02/26/16</u>		
Provider Phone: <u>(253) 722-9693</u>		Provider Email: <u>cleague@soundearthinc.com</u>			
IV. TANK INFORMATION					
TANK ID	SUBSTANCE STORED	TANK CAPACITY (gal)	DATE PROJECT IS EXPECTED TO BEGIN	COMMENTS	
<u>UST01</u>	<u>Fuel Oil</u>	<u>550</u>	<u>02/03/16</u>		

Response to 30 Day Notice Waiver Request



DEPARTMENT OF
ECOLOGY
State of Washington

Response to 30 Day Notice Waiver Request

To be completed by Person Submitting Request

UST ID # (if known): _____

Full Site Address: 10201 Main Street, Bothell, WA 98011

Owner/ Operator: GRE Bothell LLC / Eric Bentler

Contact phone #: (206) 972-8145

Waiver Requested for 30 Day Notice to:
(Circle one or both)

DECOMMISSION

INSTALL

Person and Company Submitting Request: Corey League / SoundEarth Strategies, Inc.

Contact phone #: (253) 722-9693

Reason for Submitting Request: Unregistered abandoned UST was encountered in

course of earthwork construction. UST needs to be removed promptly to minimize construction delays.

Date Request Submitted: 02/03/16

Date and time of Construction: 02/08/16 @ 0800

Name, Contact Phone Number, and ICC Certification Number for all that apply:

INSTALLER: N/A

DECOMMISSIONER: Brad Reilly, (206) 779-0050, 8289423

SITE ASSESSOR: Corey League, (253) 722-9693, 5267709

Completed 30 Day Notice Attached to Waiver Request Form?

(Circle one)

YES

NO

Department of Ecology Response to Request (to be completed by UST Inspector):

WAVIER GRANTED

WAIVER DENIED

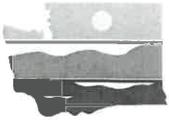
Inspector: _____

Signature and Date: _____

02042016

DECOMMISSIONER(S) SHALL HAVE A COPY OF 30 DAY NOTICE AND A COPY OF THE WAIVER REQUEST FORM ON SITE DURING ALL DECOMMISSIONING RELATED ACTIONS *

UST Site Assessment Checklist



DEPARTMENT OF
ECOLOGY
State of Washington

SITE CHECK/SITE ASSESSMENT CHECKLIST FOR UNDERGROUND STORAGE TANKS

UST ID #: _____

County: _____

This checklist certifies that site check or site assessment activities were performed in accordance with Chapter 173-360 WAC. Instructions are found on the last page.

I. UST FACILITY		II. OWNER/OPERATOR INFORMATION	
Facility Compliance Tag #:	<i>None</i>	Owner/Operator Name:	<i>Eric Bentler</i>
UST ID #:	<i>None</i>	Business Name:	<i>GRE Bothell LLC</i>
Site Name:	<i>Bothell Mercantile</i>	Address:	<i>2801 Alaskan Way, Suite 310</i>
Site Address:	<i>10201 Main Street</i>	City:	<i>Seattle</i> State: <i>WA</i> Zip: <i>98121</i>
City:	<i>Bothell</i>	Phone:	<i>(206) 972-8145</i>
Phone:	<i>(206) 972-8145</i>	Email:	<i>ebentler@goodmanre.com</i>
III. CERTIFIED SITE ASSESSOR			
Service Provider Name:	<i>Corey League</i>	Company Name:	<i>Sound Earth Strategies, Inc.</i>
Cell Phone:	<i>(253) 722-9693</i>	Email:	<i>cleague@soundearthinc.com</i>
Certification #:	<i>5267709</i>	Exp. Date:	<i>02/26/16</i> City: <i>Seattle</i> State: <i>WA</i> Zip: <i>98102</i>
IV. TANK INFORMATION			
TANK ID	TANK CAPACITY	LAST SUBSTANCE STORED	DATE SITE CHECK OR ASSESSMENT CONDUCTED
<i>UST01</i>	<i>550 Gal.</i>	<i>Unknown</i>	<i>02/09/16</i>
V. REASON FOR CONDUCTING SITE CHECK/SITE ASSESSMENT (check one)			
<input checked="" type="checkbox"/> Release investigation following permanent UST system closure (i.e. tank removal or closure-in-place).			
<input type="checkbox"/> Release investigation following a failed tank and/or line tightness test.			
<input type="checkbox"/> Release investigation following discovery of contaminated soil and/or groundwater.			
<input type="checkbox"/> Release investigation directed by Ecology to determine if the UST system is the source of offsite impacts.			
<input type="checkbox"/> UST system is undergoing a "change-in-service", which is changing from storing a regulated substance (e.g. gasoline) to storing a non-regulated substance (e.g. water).			
<input type="checkbox"/> Directed by Ecology for UST system permanently closed or abandoned before 12/22/1988.			
<input type="checkbox"/> Other (describe):			

VI. CHECKLIST

**The site assessor must check each of the following items and include it in the report.
Sections referenced below can be found in the Ecology publication
*Guidance for Site Checks and Site Assessments for Underground Storage Tanks.***

		YES	NO
1. The location of the UST site is shown on a vicinity map.	<input checked="" type="checkbox"/>		<input type="checkbox"/>
2. A brief summary of information obtained during the site inspection is provided (Section 3.2)	<input checked="" type="checkbox"/>		<input type="checkbox"/>
3. A summary of UST system data is provided (Section 3.1)	<input checked="" type="checkbox"/>		<input type="checkbox"/>
4. The soils characteristics at the UST site are described. (Section 5.2)	<input checked="" type="checkbox"/>		<input type="checkbox"/>
5. Is there any apparent groundwater in the tank excavation?	<input type="checkbox"/>		<input checked="" type="checkbox"/>
6. A brief description of the surrounding land use is provided. (Section 3.1)	<input checked="" type="checkbox"/>		<input type="checkbox"/>
7. The name and address of the laboratory used to perform analyses is provided. The methods used to collect and analyze the samples, including the number and types of samples collected, are also documented in the report. The data from the laboratory is appended to the report.	<input checked="" type="checkbox"/>		<input type="checkbox"/>
8. The following items are provided in one or more sketches:			
• Location and ID number for all field samples collected	<input checked="" type="checkbox"/>		<input type="checkbox"/>
• If applicable, groundwater samples are distinguished from soil samples <i>N/A</i>	<input type="checkbox"/>		<input type="checkbox"/>
• Location of samples collected from stockpiled excavated soil	<input checked="" type="checkbox"/>		<input type="checkbox"/>
• Tank and piping locations and limits of excavation pit	<input checked="" type="checkbox"/>		<input type="checkbox"/>
• Adjacent structures and streets	<input checked="" type="checkbox"/>		<input type="checkbox"/>
• Approximate locations of any on-site and nearby utilities	<input checked="" type="checkbox"/>		<input type="checkbox"/>
9. If sampling procedures are different from those specified in the guidance, has justification for using these alternative sampling procedures been provided? (Section 3.4) <i>N/A</i>	<input type="checkbox"/>		<input type="checkbox"/>
10. A table is provided showing laboratory results for each sample collected including; sample ID number, constituents analyzed for and corresponding concentration, analytical method, and detection limit for that method. Any sample exceeding MTCA Method A cleanup standards are highlighted or bolded.	<input checked="" type="checkbox"/>		<input type="checkbox"/>
11. Any factors that may have compromised the quality of the data or validity of the results are described. <i>N/A</i>	<input type="checkbox"/>		<input type="checkbox"/>
12. The results of this site check/site assessment indicate that a confirmed release of a regulated substance has occurred. The requirements for reporting confirmed releases can be found in WAC 173-360-372.	<input checked="" type="checkbox"/>		<input type="checkbox"/>

VII. REQUIRED SIGNATURES

Signature acknowledges the Site Check or Site Assessment complies with UST regulations WAC 173-360-360 through -395.

Corey League

Print or Type Name

[Signature]

Signature of Certified Site Assessor

02/23/16

Date

Permanent Closure Notice

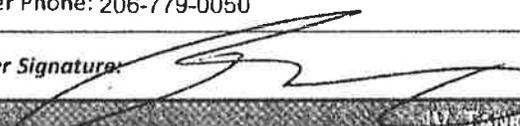
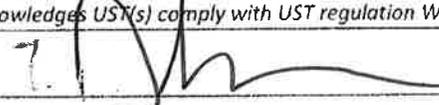


PERMANENT CLOSURE NOTICE FOR UNDERGROUND STORAGE TANKS

UST ID #: _____

County: _____

This notice certifies that permanent closure activities were performed and conducted in accordance with Chapter 173-360 WAC. Instructions are found on the back page.

I. UST FACILITY		II. OWNER/OPERATOR INFORMATION				
Facility Compliance Tag #:		Owner/Operator Name: <i>Eric Bentler</i>				
UST ID #:		Business Name: <i>GRE Bothell LLC</i>				
Site Name: <i>Bothell Mercantile</i>		Address: <i>2801 Alaskan Way, Suite 310</i>				
Site Address: <i>10201 Main Street</i>		City: <i>Seattle</i>		State: <i>WA</i> Zip: <i>98121</i>		
City: <i>Bothell</i>		Phone: <i>(206) 972-8145</i>				
Phone: <i>(206) 972-8145</i>		Email: <i>ebentler@goodmanre.com</i>				
III. CERTIFIED UST DECOMMISSIONER						
Company Name: <i>S3 Environmental Construction, Inc.</i>			Service Provider Name: <i>Brad Reilly</i>			
Address: <i>9214 S. Alaska St.</i>			Certification Type: <i>ICC UST Decommissioner</i>			
City: <i>Tacoma</i>		State: <i>WA</i> Zip: <i>98444</i>		Cert. No.: <i>8289423</i>		Exp. Date: <i>9/03/2016</i>
Provider Phone: <i>206-779-0050</i>			Provider Email: <i>Brad@s3ec.com</i>			
Provider Signature: 			Date: <i>2/10/20016</i>			
IV. TANK INFORMATION						
TANK ID	TANK CAPACITY	LAST SUBSTANCE STORED	CLOSURE METHOD			CLOSURE DATE
			removal	closed-in-place	change-in-service	
<i>UST01</i>	<i>5.50 gal</i>	<i>Fuel oil</i>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<i>02/09/16</i>
			<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
			<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
			<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
			<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
			<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
V. REQUIRED SIGNATURE						
<i>Signature acknowledges UST(s) comply with UST regulation WAC 173-360-380 Permanent Closure Requirements.</i>						
<i>2/23/16</i>					<i>Tim Dickerson</i>	
Date	Signature of Tank Owner/Operator or Authorized Representative				Print or Type Name	

ATTACHMENT C
UST DECOMMISSIONING DOCUMENTS

City of Bothell Fire and EMS Permit Number: FCON2016-12139



City of Bothell
Fire and EMS
(425) 806-6250

Fire-Construction

Permit Number: FCON2016-12139
 Type: Fire-Construction
 Work Class: Construction
 Issue Date: 02/09/2016

City of Bothell™

Permit Information

Job Address: 18120 102ND AVE NE	Sub Area: Downtown
Parcel: 0967000070	Project:
	Expiration Date: 02/08/2017
Description: Remove 550 gallon underground storage tank from site, tank shall be pumped, cleaned, inserted and transported of site for destruction and recycling. At 10201 Main Street.	

Contacts

Type	Contact Name	Address	Phone
Contractor	S3 Environmental Construction, Inc. Brad Reilly	9214 S Alaska St Tacoma, WA 98444	

This permit shall be posted at the jobsite, approved drawings will be available.

Required Inspections

1. Final - CRR <i>DW 2/9/16</i>

To schedule an inspection, please call the City of Bothell Inspection line at 425-806-6107.

Requests received prior to 3:00pm will be inspected the following business day. Requests received after 3:00 pm will be scheduled for the second business day. Specific times may be requested.

General Conditions

<p>1 UNDERGROUND SYSTEMS Work to be done by an "Underground" licensed contractor. Do not backfill until inspected and approved for cover. All completion reports will be available at the time of the inspection.</p>
--

A site plan is required. Present it at time of inspection.

Triple Rinse Certificate



Environmental Construction

TRIPLE RINSE CERTIFICATE

This document certifies that the tanks located at the following address:

Location: 10201 Main Street, Bothell, WA
Former Contents: Diesel
Size: 500- gallon diesel
Construction: Steel

Has been triple rinsed in accordance with applicable codes and regulations of the State of Washington. The rinsate has been properly disposed of by Marine Vacuum Service of Seattle, WA. The UST was rinsed under the supervision of an International Code Council (ICC) certified UST Decommissioner.

ICC Certified Decommissioner: Brad Reilly

ICC# 8289423

Signature:

A handwritten signature in blue ink, appearing to read 'Brad Reilly', is written over a faint, large, stylized signature watermark.

Title: Decommissioner

Date: February 9, 2016

S3 Environmental Construction, Inc.

Phone: (206) 779-0050 | Fax: (253) 369-6228 | Brad@s3ec.com

Certificate of Destruction



Environmental Construction

Certificate of Destruction

This certifies that the following tank:

Location: 10201 Main Street, Bothell, WA
Former Contents: Diesel
Size: 500-gallon
Construction: Steel

Has been transported by S3 Environmental Construction, Inc. to Binford Metals in Kent, WA where the tank has been destroyed by shredding or other mechanical destruction to an unusable state and the tank is not able to be re-used or otherwise returned to service.

UST Decommissioner: Brad Reilly

ICC #: 8289423

Signature:

A handwritten signature in blue ink, appearing to read 'Brad Reilly', is written over a light blue horizontal line.

Date: February 9, 2016

ATTACHMENT D
LABORATORY ANALYTICAL REPORTS

Friedman & Bruya, Inc. #602027

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

James E. Bruya, Ph.D.
Yelena Aravkina, M.S.
Michael Erdahl, B.S.
Arina Podnozova, B.S.
Eric Young, B.S.

3012 16th Avenue West
Seattle, WA 98119-2029
(206) 285-8282
fbi@isomedia.com
www.friedmanandbruya.com

February 3, 2016

Corey League, Project Manager
SoundEarth Strategies
2811 Fairview Ave. East, Suite 2000
Seattle, WA 98102

Dear Mr. League:

Included are the results from the testing of material submitted on February 2, 2016 from the SOU_0432-057_20160202, F&BI 602027 project. There are 3 pages included in this report. Any samples that may remain are currently scheduled for disposal in 30 days. 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 should have any questions.

Sincerely,

FRIEDMAN & BRUYA, INC.



Michael Erdahl
Project Manager

Enclosures
SOU0203R.DOC

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

CASE NARRATIVE

This case narrative encompasses samples received on February 2, 2016 by Friedman & Bruya, Inc. from the SoundEarth Strategies SOU_0432-057_ 20160202, F&BI 602027 project. Samples were logged in under the laboratory ID's listed below.

Laboratory ID
602027 -01

SoundEarth Strategies
UST01-Product

All quality control requirements were acceptable.

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Date of Report: 02/03/16
Date Received: 02/02/16
Project: SOU_0432-057_ 20160202, F&BI 602027
Date Extracted: 02/02/16
Date Analyzed: 02/02/16

**RESULTS FROM THE ANALYSIS OF SOIL/PRODUCT SAMPLES
FOR GASOLINE, DIESEL AND HEAVY OIL BY NWTPH-HCID
Results Reported as Not Detected (ND) or Detected (D)**

**THE DATA PROVIDED BELOW WAS PERFORMED PER THE GUIDELINES ESTABLISHED BY THE
WASHINGTON DEPARTMENT OF ECOLOGY AND WERE NOT DESIGNED TO PROVIDE INFORMATION
WITH REGARDS TO THE ACTUAL IDENTIFICATION OF ANY MATERIAL PRESENT**

<u>Sample ID</u> Laboratory ID	<u>Gasoline</u>	<u>Diesel</u>	<u>Heavy Oil</u>	<u>Surrogate</u> <u>(% Recovery)</u> (Limit 53-144)
UST01-Product 602027-01 1/100	ND	D	ND	105
Method Blank 06-201 MB	ND	ND	ND	98

ND - Material not detected at or above 2,000 mg/kg gas, 5,000 mg/kg diesel and 25,000 mg/kg heavy oil.

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. 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 compound 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. Compounds in the sample matrix interfered with the quantitation of the analyte.

j - The analyte concentration is reported below the lowest calibration standard. 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.

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

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

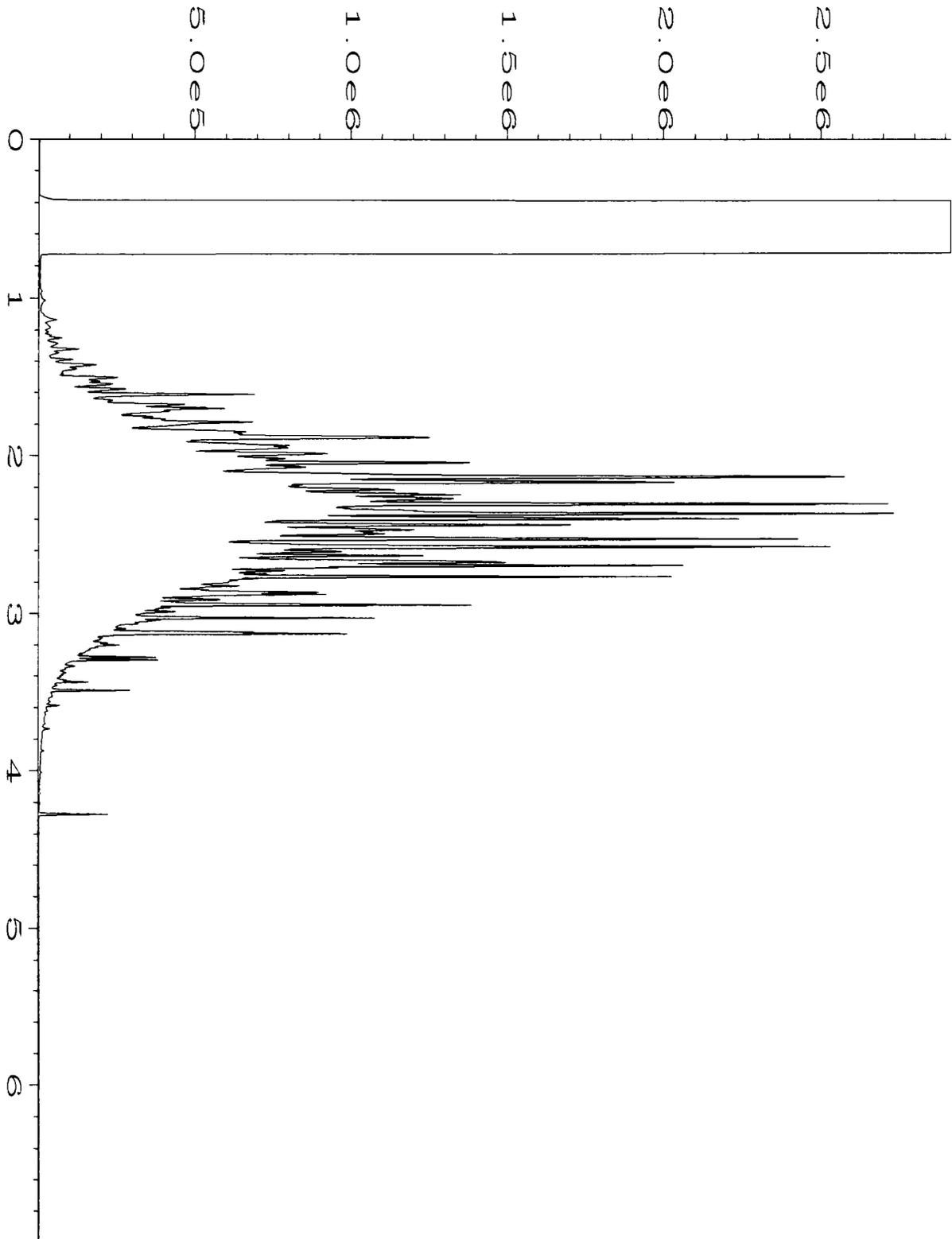
nm - The analyte was not detected in one or more of the duplicate analyses. Therefore, calculation of the RPD is not applicable.

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.

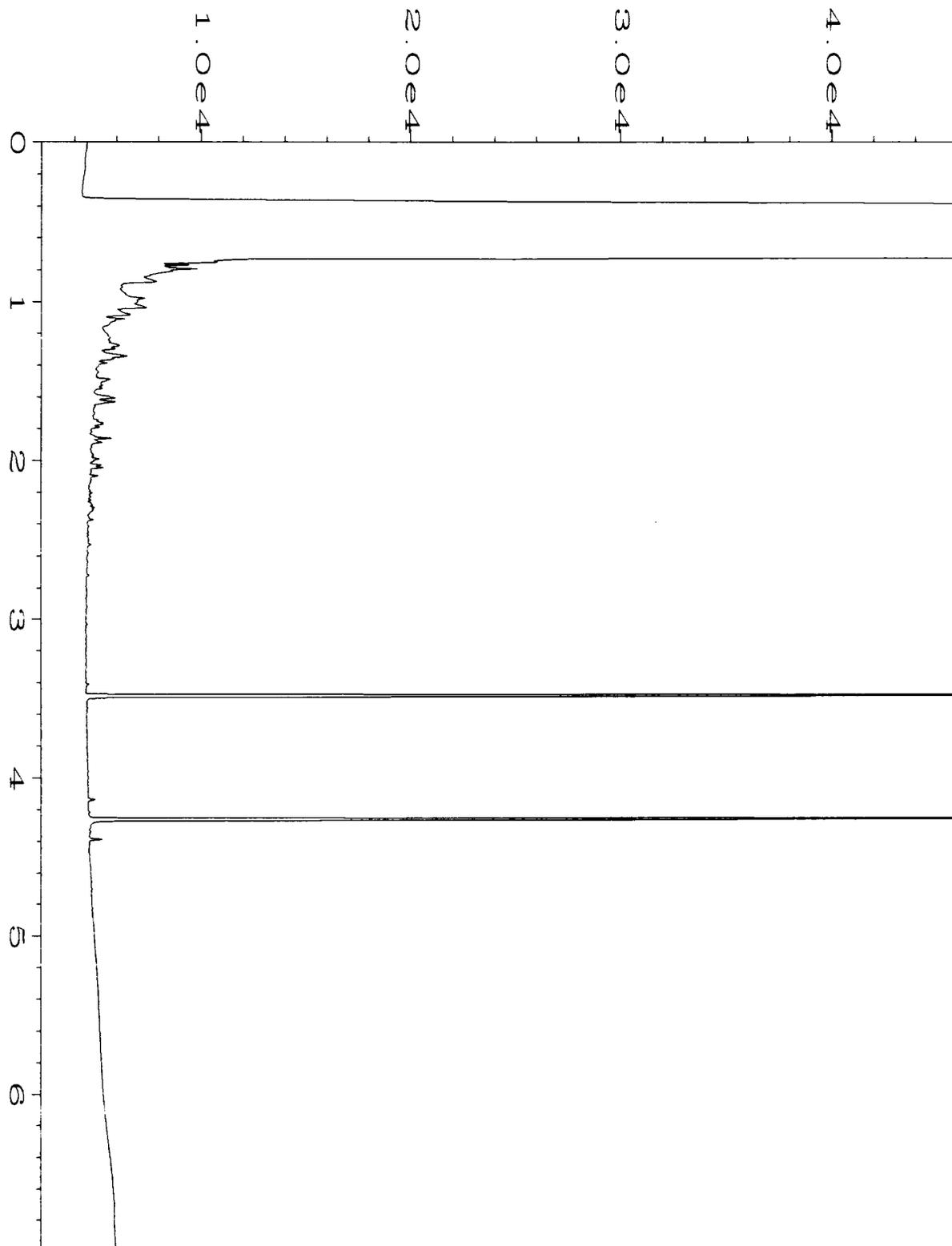
ve - The analyte response exceeded the valid instrument calibration range. The value reported is an estimate.

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

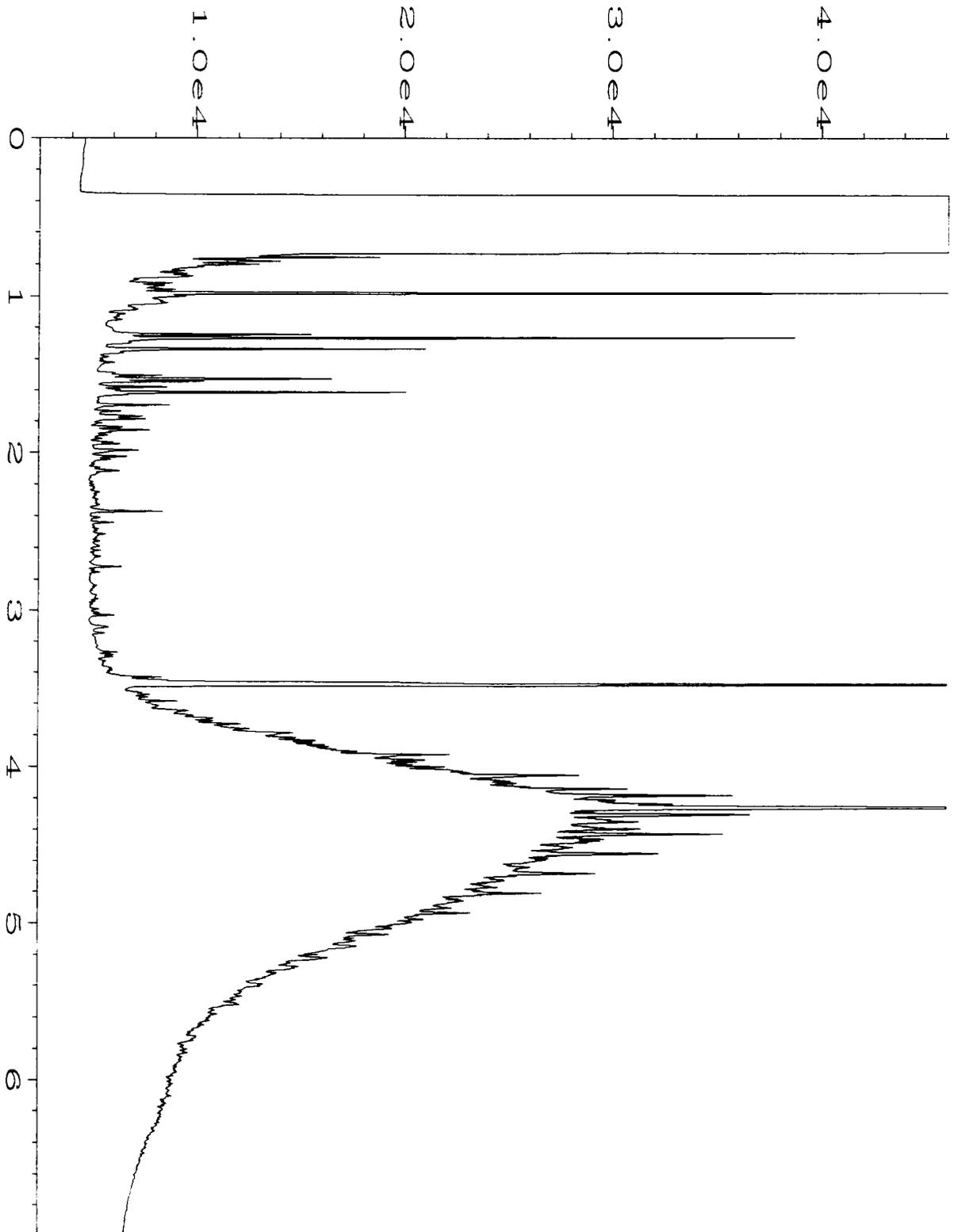
x - The sample chromatographic pattern does not resemble the fuel standard used for quantitation.



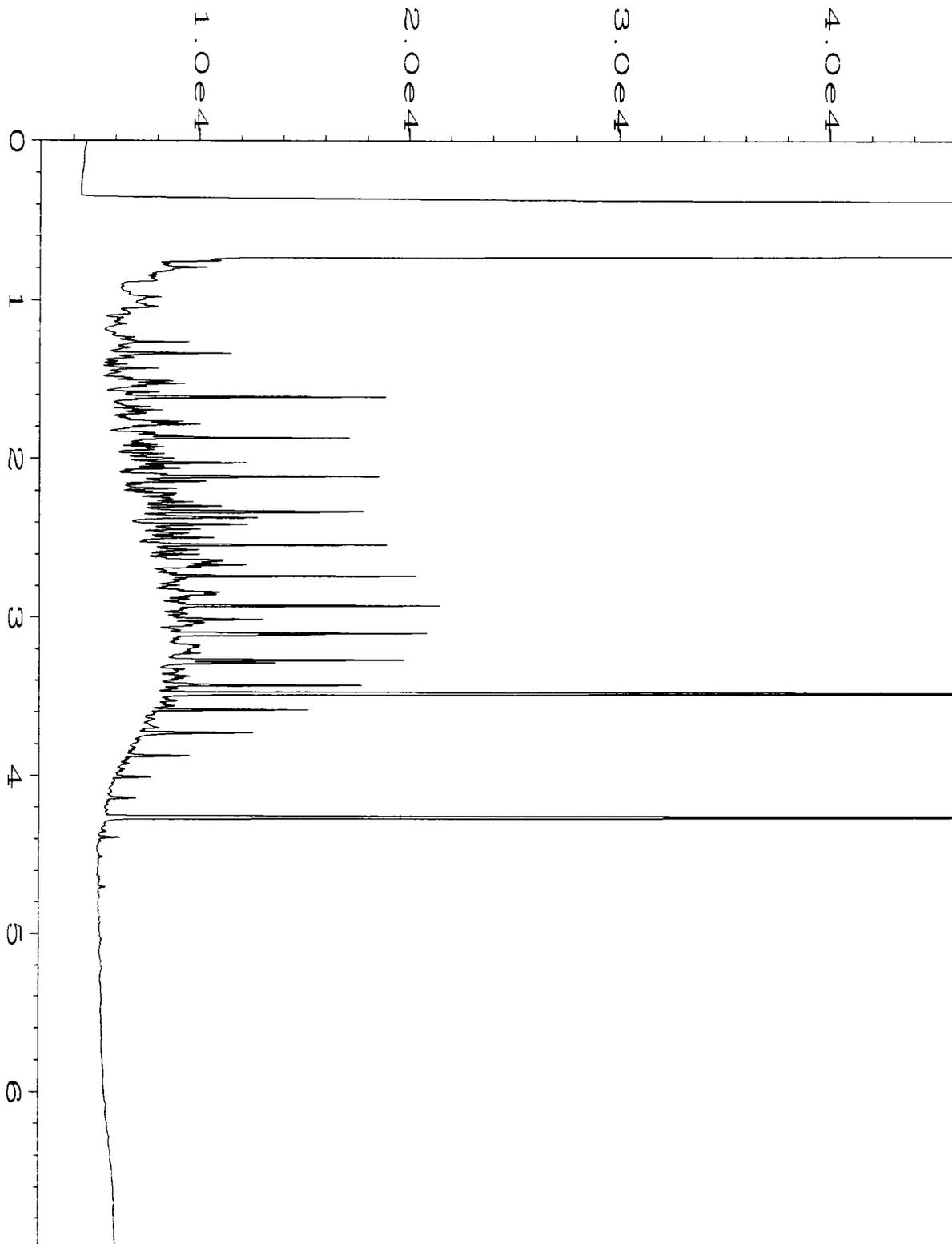
Data File Name	: C:\HPCHEM\6\DATA\02-02-16\013F0501.D	Page Number	: 1
Operator	: mwdl	Vial Number	: 13
Instrument	: GC #6	Injection Number	: 1
Sample Name	: 602027-01	Sequence Line	: 5
Run Time Bar Code:		Instrument Method:	DX.MTH
Acquired on	: 02 Feb 16 01:03 PM	Analysis Method	: DX.MTH
Report Created on:	02 Feb 16 01:15 PM		



Data File Name	: C:\HPCHEM\6\DATA\02-02-16\011F0501.D	Page Number	: 1
Operator	: mwdl	Vial Number	: 11
Instrument	: GC #6	Injection Number	: 1
Sample Name	: 06-201 mb	Sequence Line	: 5
Run Time Bar Code:		Instrument Method:	DX.MTH
Acquired on	: 02 Feb 16 11:23 AM	Analysis Method	: DX.MTH
Report Created on:	02 Feb 16 01:15 PM		



Data File Name	: C:\HPCHEM\6\DATA\02-02-16\096F0401.D	Page Number	: 1
Operator	: mwdl	Vial Number	: 96
Instrument	: GC #6	Injection Number	: 1
Sample Name	: HCIDs G/M 45-51A	Sequence Line	: 4
Run Time Bar Code:		Instrument Method:	DX.MTH
Acquired on	: 02 Feb 16 11:02 AM	Analysis Method	: DX.MTH
Report Created on:	02 Feb 16 01:15 PM		



Data File Name	: C:\HPCHEM\6\DATA\02-02-16\097F0401.D	Page Number	: 1
Operator	: mwdl	Vial Number	: 97
Instrument	: GC #6	Injection Number	: 1
Sample Name	: HCIDs Dx 45-182C	Sequence Line	: 4
Run Time Bar Code:		Instrument Method:	DX.MTH
Acquired on	: 02 Feb 16 11:12 AM	Analysis Method	: DX.MTH
Report Created on:	02 Feb 16 01:15 PM		

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

James E. Bruya, Ph.D.
Yelena Aravkina, M.S.
Michael Erdahl, B.S.
Arina Podnozova, B.S.
Eric Young, B.S.

3012 16th Avenue West
Seattle, WA 98119-2029
(206) 285-8282
fbi@isomedia.com
www.friedmanandbruya.com

February 9, 2016

Corey League, Project Manager
SoundEarth Strategies
2811 Fairview Ave. East, Suite 2000
Seattle, WA 98102

Dear Mr. League:

Included are the additional results from the testing of material submitted on February 2, 2016 from the SOU_0432-057_20160202, F&BI 602027 project. There is 1 page included in this report.

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

Sincerely,

FRIEDMAN & BRUYA, INC.



Michael Erdahl
Project Manager

Enclosures
SOU0209R.DOC

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

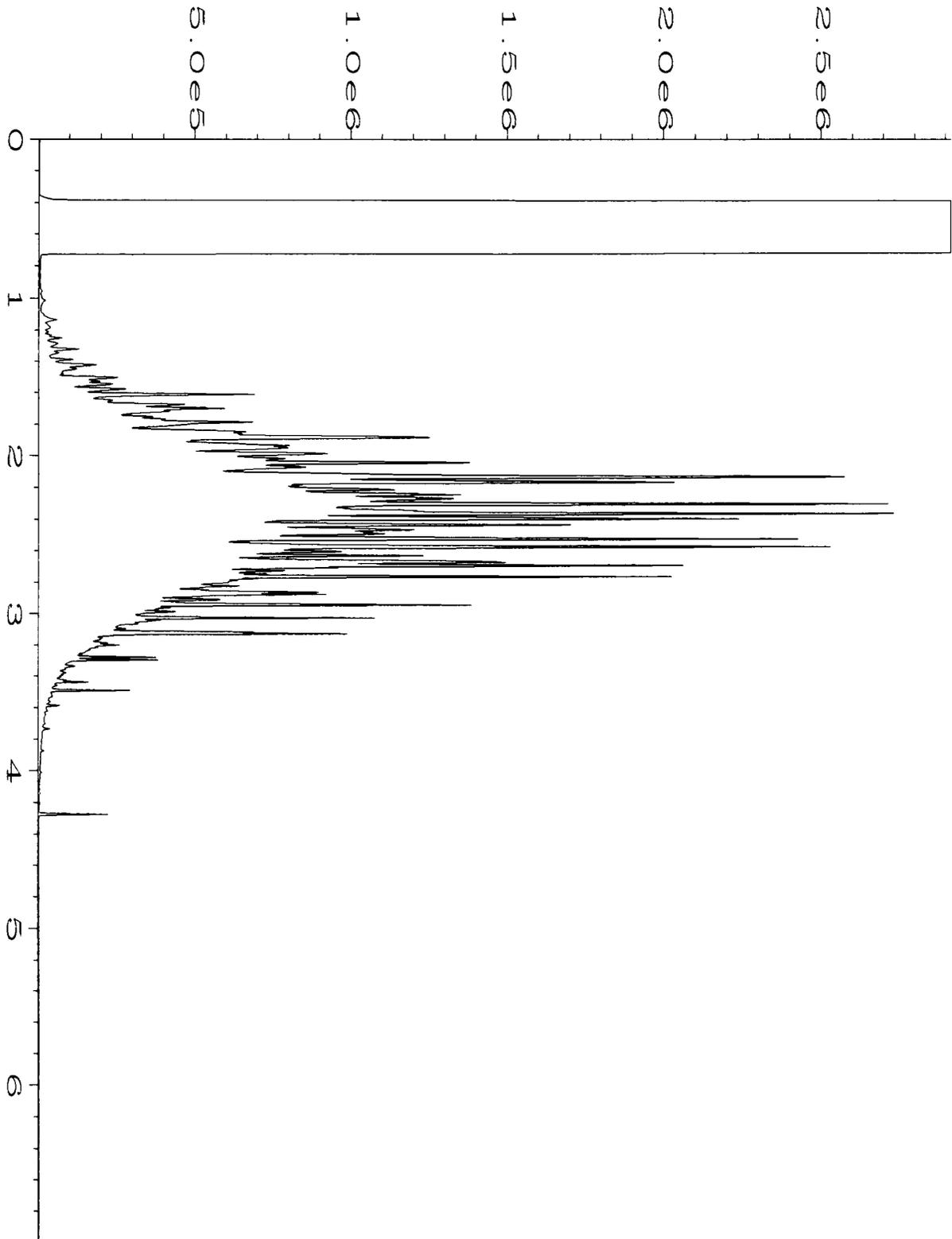
CASE NARRATIVE

This case narrative encompasses samples received on February 2, 2016 by Friedman & Bruya, Inc. from the SoundEarth Strategies SOU_ 0432-057_ 20160202, F&BI 602027 project. Samples were logged in under the laboratory ID's listed below.

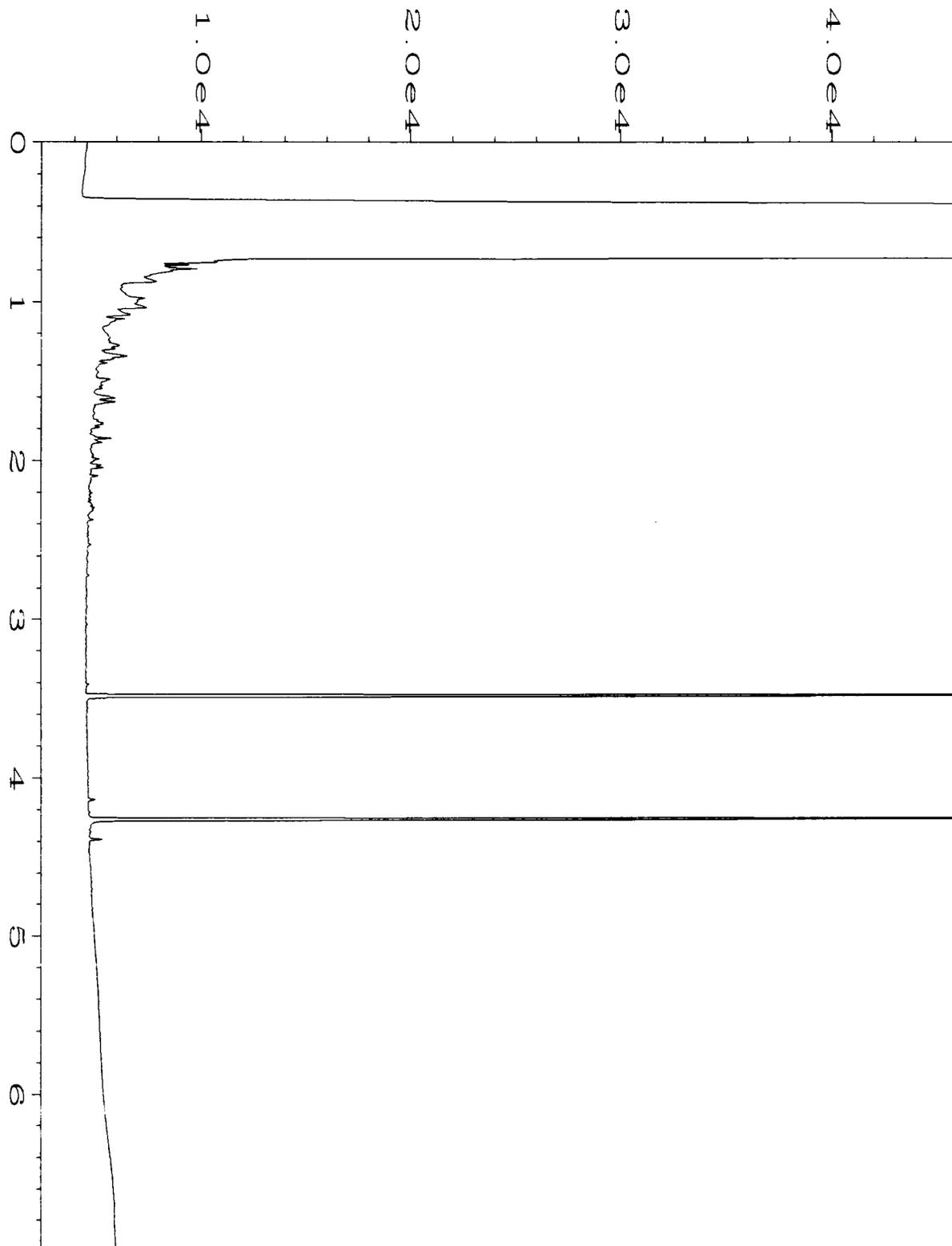
Laboratory ID
602027 -01

SoundEarth Strategies
UST01-Product

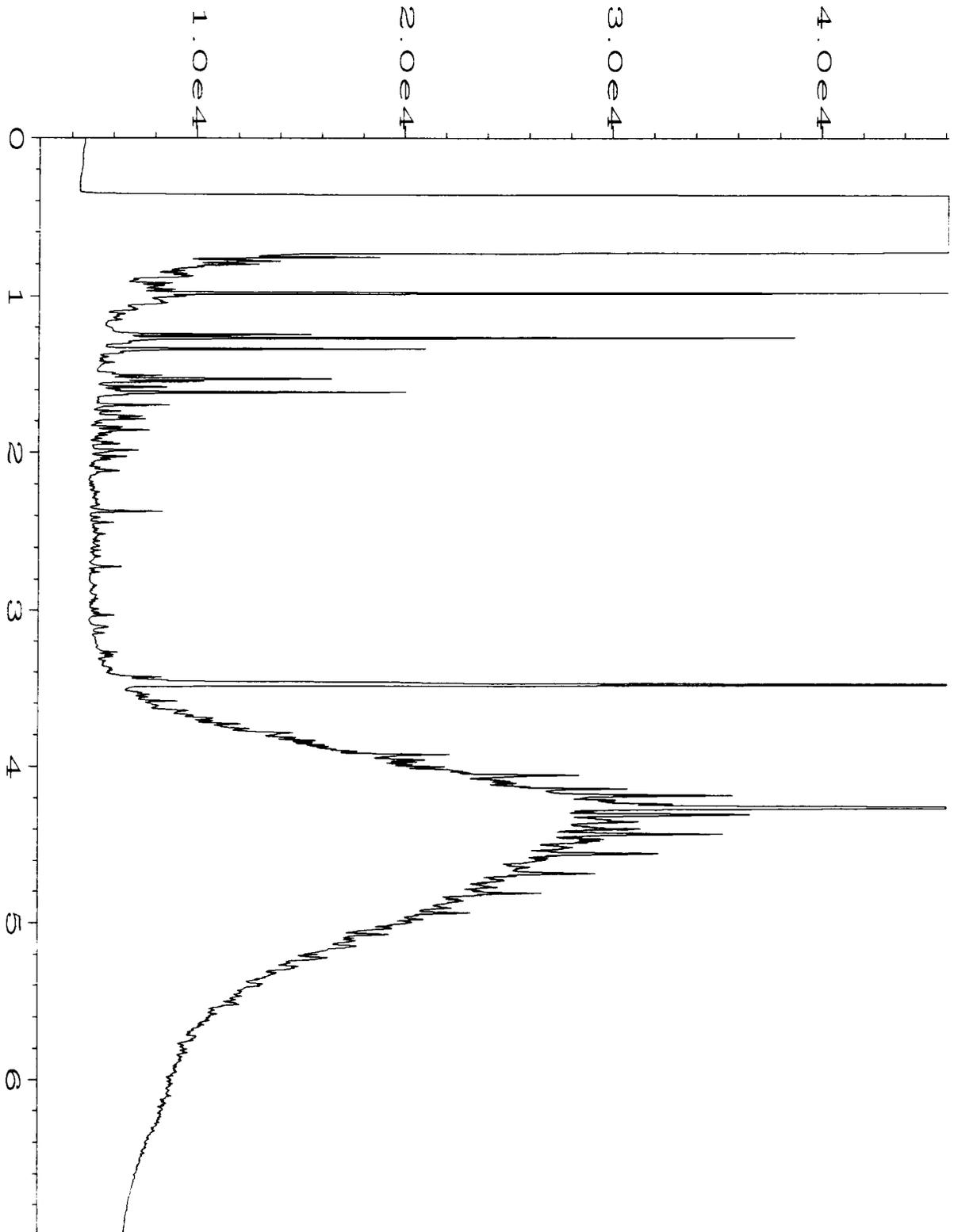
Sample UST01-Product was sent to Fremont Analytical for flashpoint analysis. The report is enclosed.



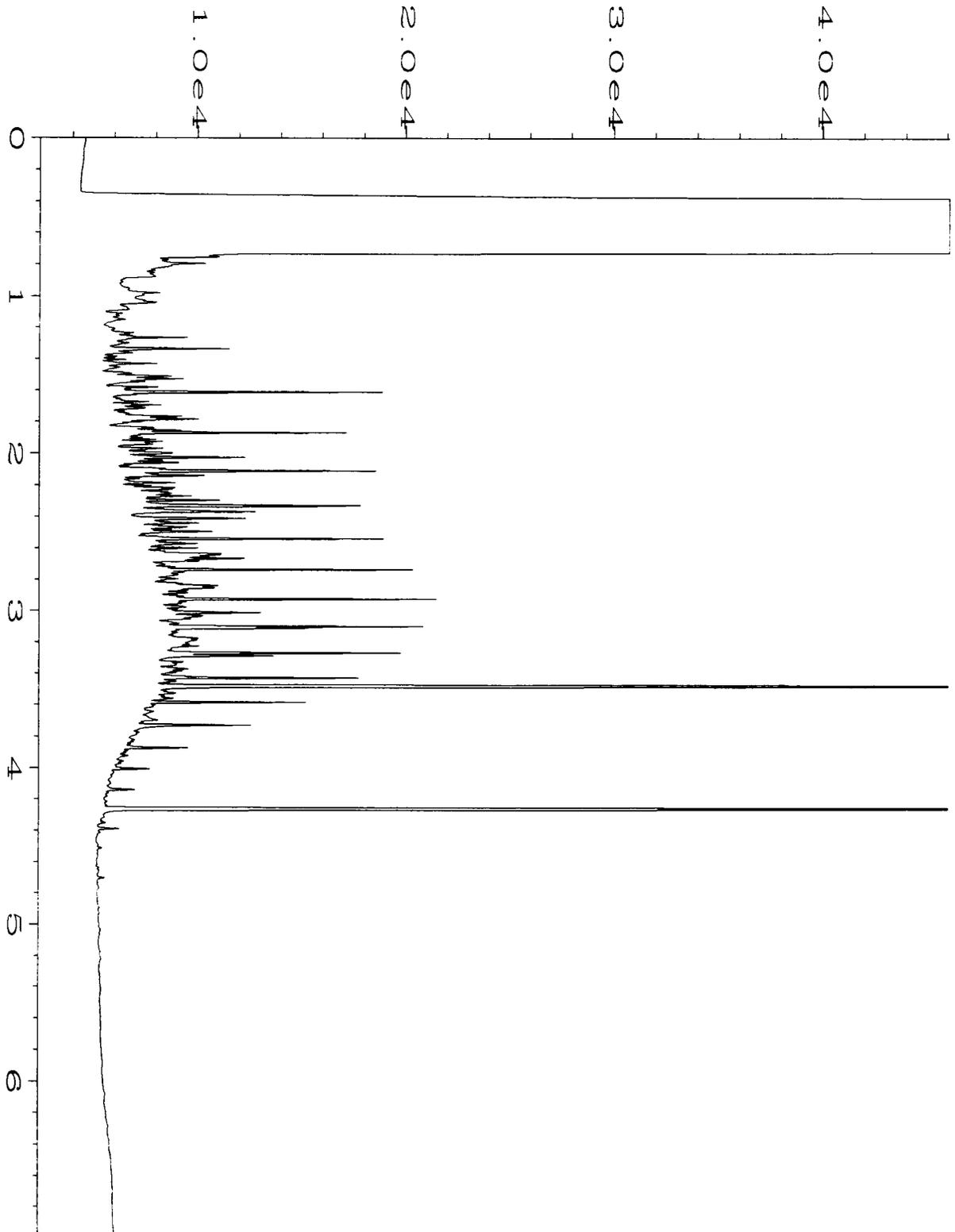
Data File Name	: C:\HPCHEM\6\DATA\02-02-16\013F0501.D	Page Number	: 1
Operator	: mwdl	Vial Number	: 13
Instrument	: GC #6	Injection Number	: 1
Sample Name	: 602027-01	Sequence Line	: 5
Run Time Bar Code:		Instrument Method:	DX.MTH
Acquired on	: 02 Feb 16 01:03 PM	Analysis Method	: DX.MTH
Report Created on:	02 Feb 16 01:15 PM		



Data File Name	: C:\HPCHEM\6\DATA\02-02-16\011F0501.D	Page Number	: 1
Operator	: mwdl	Vial Number	: 11
Instrument	: GC #6	Injection Number	: 1
Sample Name	: 06-201 mb	Sequence Line	: 5
Run Time Bar Code:		Instrument Method:	DX.MTH
Acquired on	: 02 Feb 16 11:23 AM	Analysis Method	: DX.MTH
Report Created on:	02 Feb 16 01:15 PM		



Data File Name	: C:\HPCHEM\6\DATA\02-02-16\096F0401.D	Page Number	: 1
Operator	: mwdl	Vial Number	: 96
Instrument	: GC #6	Injection Number	: 1
Sample Name	: HCIDs G/M 45-51A	Sequence Line	: 4
Run Time Bar Code:		Instrument Method:	DX.MTH
Acquired on	: 02 Feb 16 11:02 AM	Analysis Method	: DX.MTH
Report Created on:	02 Feb 16 01:15 PM		



Data File Name	: C:\HPCHEM\6\DATA\02-02-16\097F0401.D	Page Number	: 1
Operator	: mwdl	Vial Number	: 97
Instrument	: GC #6	Injection Number	: 1
Sample Name	: HCIDs Dx 45-182C	Sequence Line	: 4
Run Time Bar Code:		Instrument Method:	DX.MTH
Acquired on	: 02 Feb 16 11:12 AM	Analysis Method	: DX.MTH
Report Created on:	02 Feb 16 01:15 PM		



3600 Fremont Ave. N.

Seattle, WA 98103

T: (206) 352-3790

F: (206) 352-7178

info@fremontanalytical.com

Friedman & Bruya
Michael Erdahl
3012 16th Ave. W.
Seattle, WA 98119

RE: 602027
Lab ID: 1602034

February 04, 2016

Attention Michael Erdahl:

Fremont Analytical, Inc. received 1 sample(s) on 2/3/2016 for the analyses presented in the following report.

Flashpoint by EPA 1010/ASTM D93

This report consists of the following:

- Case Narrative
- Analytical Results
- Applicable Quality Control Summary Reports
- Chain of Custody

All analyses were performed consistent with the Quality Assurance program of Fremont Analytical, Inc. Please contact the laboratory if you should have any questions about the results.

Thank you for using Fremont Analytical.

Sincerely,

A handwritten signature in black ink, appearing to read "Mike Ridgeway", written in a cursive style.

Mike Ridgeway
President



Date: 02/04/2016

CLIENT: Friedman & Bruya
Project: 602027
Lab Order: 1602034

Work Order Sample Summary

Lab Sample ID	Client Sample ID	Date/Time Collected	Date/Time Received
1602034-001	UST01-Product	02/02/2016 11:30 AM	02/03/2016 10:58 AM

Note: If no "Time Collected" is supplied, a default of 12:00AM is assigned

CLIENT: Friedman & Bruya

Project: 602027

WorkOrder Narrative:

I. SAMPLE RECEIPT:

Samples receipt information is recorded on the attached Sample Receipt Checklist.

II. GENERAL REPORTING COMMENTS:

Results are reported on a wet weight basis unless dry-weight correction is denoted in the units field on the analytical report ("mg/kg-dry" or "ug/kg-dry").

The validity of the analytical procedures for which data is reported in this analytical report is determined by the Laboratory Control Sample (LCS) and the Method Blank (MB). The LCS and the MB are processed with the samples to ensure method criteria are achieved throughout the entire analytical process.

III. ANALYSES AND EXCEPTIONS:

Exceptions associated with this report will be footnoted in the analytical results page(s) or the quality control summary page(s) and/or noted below.

Qualifiers:

- * - Flagged value is not within established control limits
- B - Analyte detected in the associated Method Blank
- D - Dilution was required
- E - Value above quantitation range
- H - Holding times for preparation or analysis exceeded
- I - Analyte with an internal standard that does not meet established acceptance criteria
- J - Analyte detected below Reporting Limit
- N - Tentatively Identified Compound (TIC)
- Q - Analyte with an initial or continuing calibration that does not meet established acceptance criteria (<20%RSD, <20% Drift or minimum RRF)
- S - Spike recovery outside accepted recovery limits
- ND - Not detected at the Reporting Limit
- R - High relative percent difference observed

Acronyms:

- %Rec - Percent Recovery
- CCB - Continued Calibration Blank
- CCV - Continued Calibration Verification
- DF - Dilution Factor
- HEM - Hexane Extractable Material
- ICV - Initial Calibration Verification
- LCS/LCSD - Laboratory Control Sample / Laboratory Control Sample Duplicate
- MB or MBLANK - Method Blank
- MDL - Method Detection Limit
- MS/MSD - Matrix Spike / Matrix Spike Duplicate
- PDS - Post Digestion Spike
- Ref Val - Reference Value
- RL - Reporting Limit
- RPD - Relative Percent Difference
- SD - Serial Dilution
- SGT - Silica Gel Treatment
- SPK - Spike
- Surr - Surrogate



Analytical Report

WO#: 1602034
Date Reported: 2/4/2016

Client: Friedman & Bruya

Collection Date: 2/2/2016 11:30:00 AM

Project: 602027

Lab ID: 1602034-001

Matrix: Product

Client Sample ID: UST01-Product

Analyses

Result

RL

Qual

Units

DF

Date Analyzed

Flashpoint by EPA 1010/ASTM D93

Batch ID: R27387

Analyst: WC

Flashpoint

147

°F

1

2/4/2016 9:27:24 AM



Date: 2/4/2016

Work Order: 1602034
CLIENT: Friedman & Bruya
Project: 602027

QC SUMMARY REPORT
Flashpoint by EPA 1010/ASTM D93

Sample ID	LCS-R27387	SampType:	LCS	Units:	°F	Prep Date:	2/4/2016	RunNo:	27387			
Client ID:	LCSW	Batch ID:	R27387			Analysis Date:	2/4/2016	SeqNo:	516846			
Analyte		Result	RL	SPK value	SPK Ref Val	%REC	LowLimit	HighLimit	RPD Ref Val	%RPD	RPDLimit	Qual
Flashpoint		151		152.0	0	99.2	65	135				

Client Name: **FB**
 Logged by: **Erica Silva**

 Work Order Number: **1602034**
 Date Received: **2/3/2016 10:58:00 AM**

Chain of Custody

1. Is Chain of Custody complete? Yes No Not Present
2. How was the sample delivered? Courier

Log In

3. Coolers are present? Yes No NA
No cooler present
4. Shipping container/cooler in good condition? Yes No
5. Custody Seals present on shipping container/cooler?
 (Refer to comments for Custody Seals not intact) Yes No Not Required
6. Was an attempt made to cool the samples? Yes No NA
7. Were all items received at a temperature of >0°C to 10.0°C * Yes No NA
8. Sample(s) in proper container(s)? Yes No
9. Sufficient sample volume for indicated test(s)? Yes No
10. Are samples properly preserved? Yes No
11. Was preservative added to bottles? Yes No NA
12. Is there headspace in the VOA vials? Yes No NA
13. Did all samples containers arrive in good condition(unbroken)? Yes No
14. Does paperwork match bottle labels? Yes No
15. Are matrices correctly identified on Chain of Custody? Yes No
16. Is it clear what analyses were requested? Yes No
17. Were all holding times able to be met? Yes No

Special Handling (if applicable)

18. Was client notified of all discrepancies with this order? Yes No NA

Person Notified:	<input type="text"/>	Date:	<input type="text"/>
By Whom:	<input type="text"/>	Via:	<input type="checkbox"/> eMail <input type="checkbox"/> Phone <input type="checkbox"/> Fax <input type="checkbox"/> In Person
Regarding:	<input type="text"/>		
Client Instructions:	<input type="text"/>		

19. Additional remarks:

Item Information

Item #	Temp °C
Sample	7.8

Friedman & Bruya, Inc. #602133

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

James E. Bruya, Ph.D.
Yelena Aravkina, M.S.
Michael Erdahl, B.S.
Arina Podnozova, B.S.
Eric Young, B.S.

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(206) 285-8282
fbi@isomedia.com
www.friedmanandbruya.com

February 10, 2016

Corey League, Project Manager
SoundEarth Strategies
2811 Fairview Ave. East, Suite 2000
Seattle, WA 98102

Dear Mr. League:

Included are the results from the testing of material submitted on February 9, 2016 from the SOU_0432-057-05_20160209, F&BI 602133 project. There are 6 pages included in this report. Any samples that may remain are currently scheduled for disposal in 30 days. 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 should have any questions.

Sincerely,

FRIEDMAN & BRUYA, INC.



Michael Erdahl
Project Manager

Enclosures
SOU0210R.DOC

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

CASE NARRATIVE

This case narrative encompasses samples received on February 9, 2016 by Friedman & Bruya, Inc. from the SoundEarth Strategies SOU_0432-057-05_20160209, F&BI 602133 project. Samples were logged in under the laboratory ID's listed below.

<u>Laboratory ID</u>	<u>SoundEarth Strategies</u>
602133 -01	UST01-B01-07
602133 -02	UST01-B02-07
602133 -03	UST01-NSW01-04.5
602133 -04	UST01-ESW01-05
602133 -05	UST01-SSW01-05
602133 -06	UST01-WSW01-05
602133 -07	UST01-SP01A
602133 -08	UST01-SP01B
602133 -09	UST01-SP01C

The NWTPH-Dx chromatogram for sample UST01-B02-07 resembles kerosene or diesel fuel no.1.

All quality control requirements were acceptable.

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Date of Report: 02/10/16

Date Received: 02/09/16

Project: SOU_0432-057-05_ 20160209, F&BI 602133

Date Extracted: 02/09/16

Date Analyzed: 02/09/16 and 02/10/16

**RESULTS FROM THE ANALYSIS OF SOIL SAMPLES
FOR BENZENE, TOLUENE, ETHYLBENZENE,
XYLENES AND TPH AS GASOLINE
USING METHODS 8021B AND NWTPH-Gx**

Results Reported on a Dry Weight Basis

Results Reported as mg/kg (ppm)

<u>Sample ID</u> Laboratory ID	<u>Benzene</u>	<u>Toluene</u>	<u>Ethyl Benzene</u>	<u>Total Xylenes</u>	<u>Gasoline Range</u>	<u>Surrogate (% Recovery)</u> (Limit 50-132)
UST01-B01-07 602133-01	<0.02	<0.02	<0.02	<0.06	<2	90
UST01-B02-07 602133-02 1/5	<0.02 j	<0.1	0.23	<0.3	510	90
UST01-NSW01-04.5 602133-03	<0.02	<0.02	<0.02	<0.06	<2	91
UST01-ESW01-05 602133-04	<0.02	<0.02	<0.02	<0.06	<2	92
UST01-SSW01-05 602133-05	<0.02	<0.02	<0.02	<0.06	<2	91
UST01-WSW01-05 602133-06	<0.02	<0.02	<0.02	<0.06	<2	92
UST01-SP01A 602133-07	<0.02	<0.02	<0.02	<0.06	<2	93
UST01-SP01B 602133-08	<0.02	<0.02	<0.02	<0.06	<2	93
UST01-SP01C 602133-09	<0.02	<0.02	<0.02	<0.06	<2	90
Method Blank 06-223 MB	<0.02	<0.02	<0.02	<0.06	<2	77

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Date of Report: 02/10/16

Date Received: 02/09/16

Project: SOU_0432-057-05_ 20160209, F&BI 602133

Date Extracted: 02/09/16

Date Analyzed: 02/09/16

**RESULTS FROM THE ANALYSIS OF SOIL SAMPLES
FOR TOTAL PETROLEUM HYDROCARBONS AS
DIESEL AND MOTOR OIL
USING METHOD NWTPH-Dx**

Results Reported on a Dry Weight Basis

Results Reported as mg/kg (ppm)

<u>Sample ID</u> Laboratory ID	<u>Diesel Range</u> (C ₁₀ -C ₂₅)	<u>Motor Oil Range</u> (C ₂₅ -C ₃₆)	<u>Surrogate</u> (% Recovery) (Limit 56-165)
UST01-B01-07 602133-01	<50	<250	88
UST01-B02-07 602133-02	1,800	<250	86
UST01-NSW01-04.5 602133-03	<50	<250	84
UST01-ESW01-05 602133-04	<50	<250	78
UST01-SSW01-05 602133-05	<50	<250	76
UST01-WSW01-05 602133-06	<50	<250	80
UST01-SP01A 602133-07	<50	<250	80
UST01-SP01B 602133-08	<50	<250	89
UST01-SP01C 602133-09	<50	<250	80
Method Blank 06-262 MB	<50	<250	93

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Date of Report: 02/10/16

Date Received: 02/09/16

Project: SOU_0432-057-05_ 20160209, F&BI 602133

**QUALITY ASSURANCE RESULTS FOR THE ANALYSIS OF SOIL SAMPLES
FOR BENZENE, TOLUENE, ETHYLBENZENE,
XYLENES, AND TPH AS GASOLINE
USING EPA METHOD 8021B AND NWTPH-Gx**

Laboratory Code: 602130-02 (Duplicate)

Analyte	Reporting Units	Sample Result (Wet Wt)	Duplicate Result (Wet Wt)	RPD (Limit 20)
Benzene	mg/kg (ppm)	<0.02	<0.02	nm
Toluene	mg/kg (ppm)	<0.02	<0.02	nm
Ethylbenzene	mg/kg (ppm)	<0.02	<0.02	nm
Xylenes	mg/kg (ppm)	<0.06	<0.06	nm
Gasoline	mg/kg (ppm)	<2	<2	nm

Laboratory Code: Laboratory Control Sample

Analyte	Reporting Units	Spike Level	Percent	
			Recovery LCS	Acceptance Criteria
Benzene	mg/kg (ppm)	0.5	93	69-120
Toluene	mg/kg (ppm)	0.5	92	70-117
Ethylbenzene	mg/kg (ppm)	0.5	102	65-123
Xylenes	mg/kg (ppm)	1.5	100	66-120
Gasoline	mg/kg (ppm)	20	105	71-131

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Date of Report: 02/10/16

Date Received: 02/09/16

Project: SOU_0432-057-05_ 20160209, F&BI 602133

**QUALITY ASSURANCE RESULTS FROM THE ANALYSIS OF SOIL SAMPLES
FOR TOTAL PETROLEUM HYDROCARBONS AS
DIESEL EXTENDED USING METHOD NWTPH-Dx**

Laboratory Code: 602133-01 (Matrix Spike)

Analyte	Reporting Units	Spike Level	Sample Result (Wet Wt)	Percent Recovery MS	Percent Recovery MSD	Acceptance Criteria	RPD (Limit 20)
Diesel Extended	mg/kg (ppm)	5,000	<50	89	96	63-146	8

Laboratory Code: Laboratory Control Sample

Analyte	Reporting Units	Spike Level	Percent Recovery LCS	Acceptance Criteria
Diesel Extended	mg/kg (ppm)	5,000	91	79-144

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. 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 compound 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. Compounds in the sample matrix interfered with the quantitation of the analyte.

j - The analyte concentration is reported below the lowest calibration standard. 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.

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.

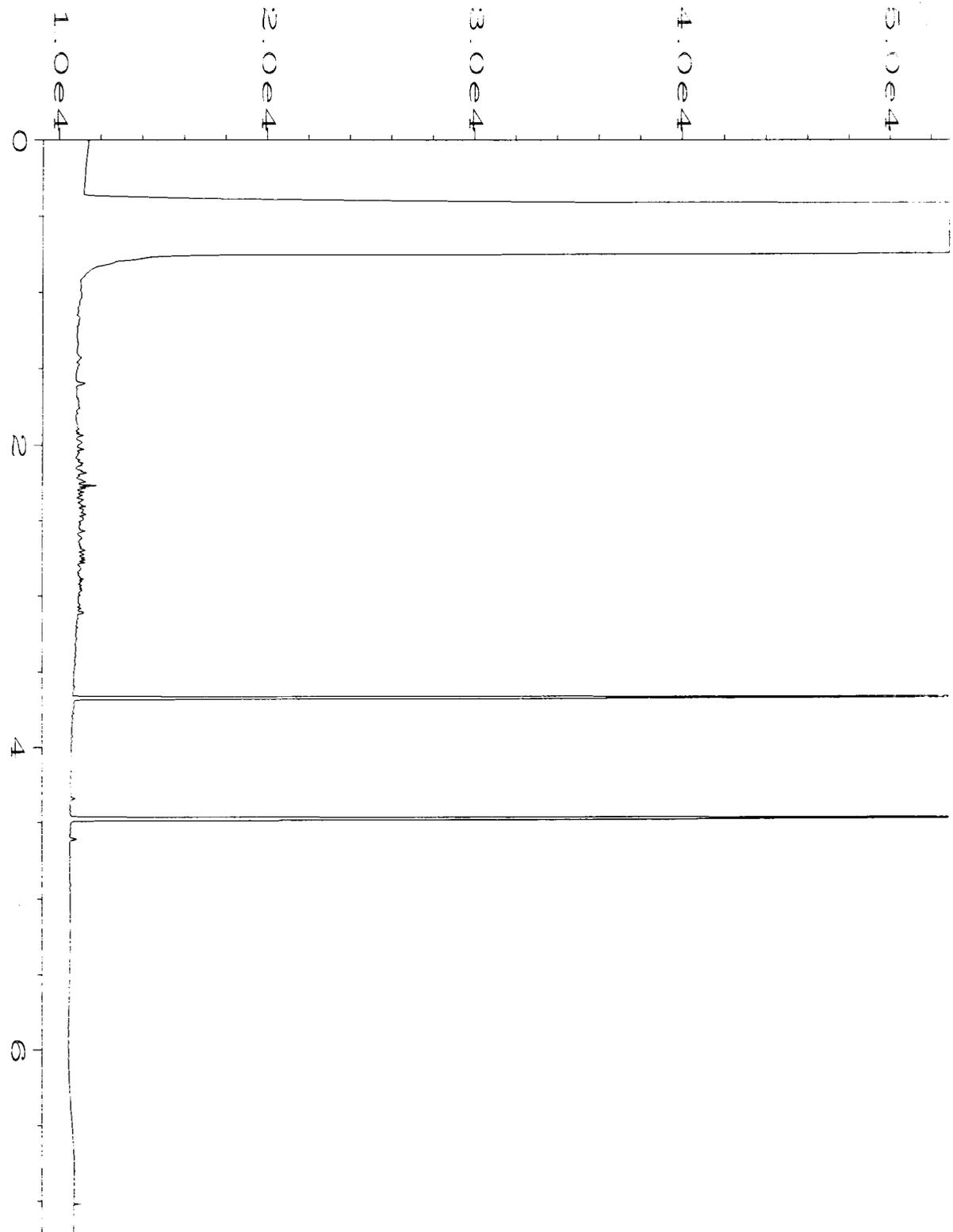
pc - The sample was received with incorrect preservation or in a container not approved by the method. The value reported should be considered an estimate.

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

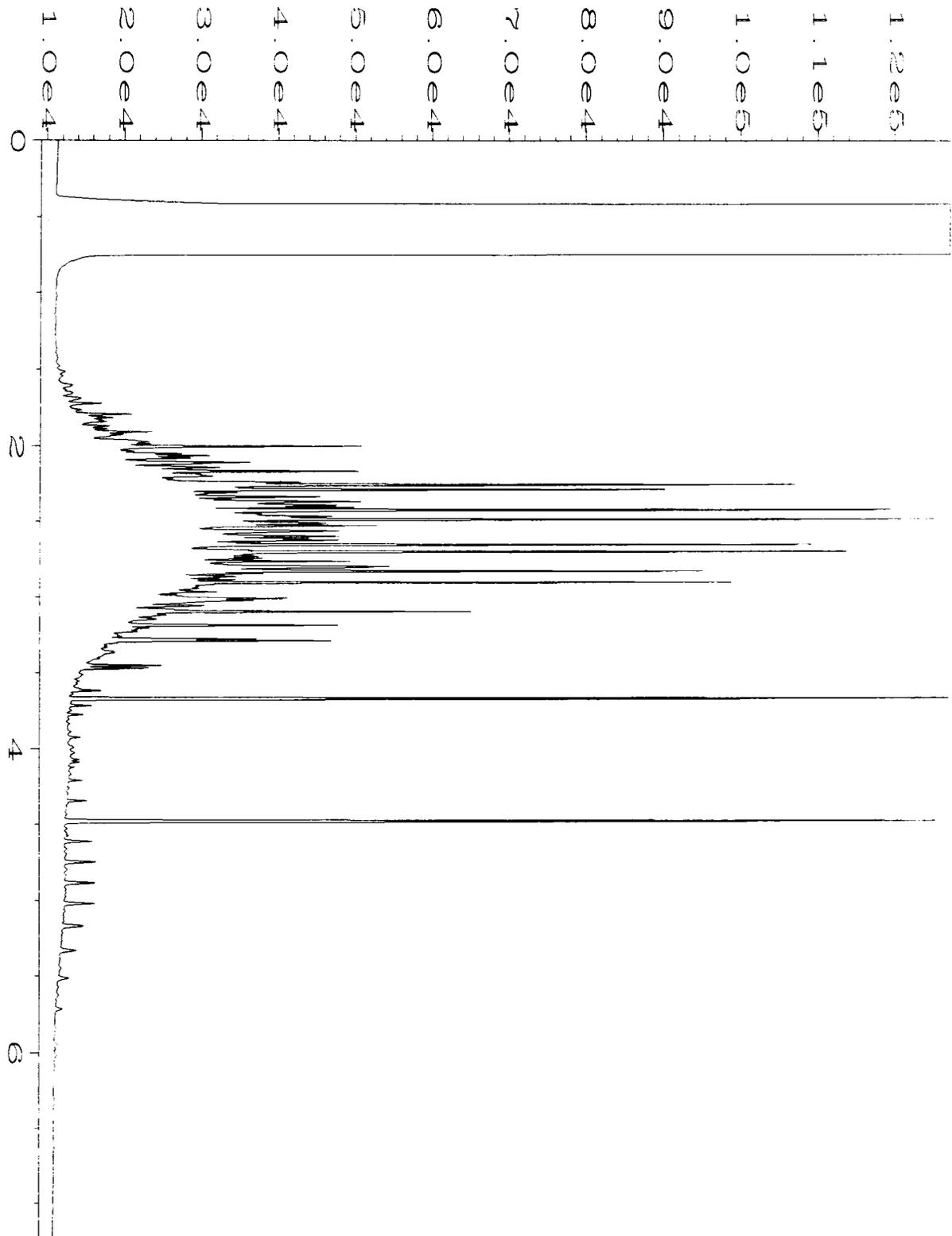
vo - The value reported fell outside the control limits established for this analyte.

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

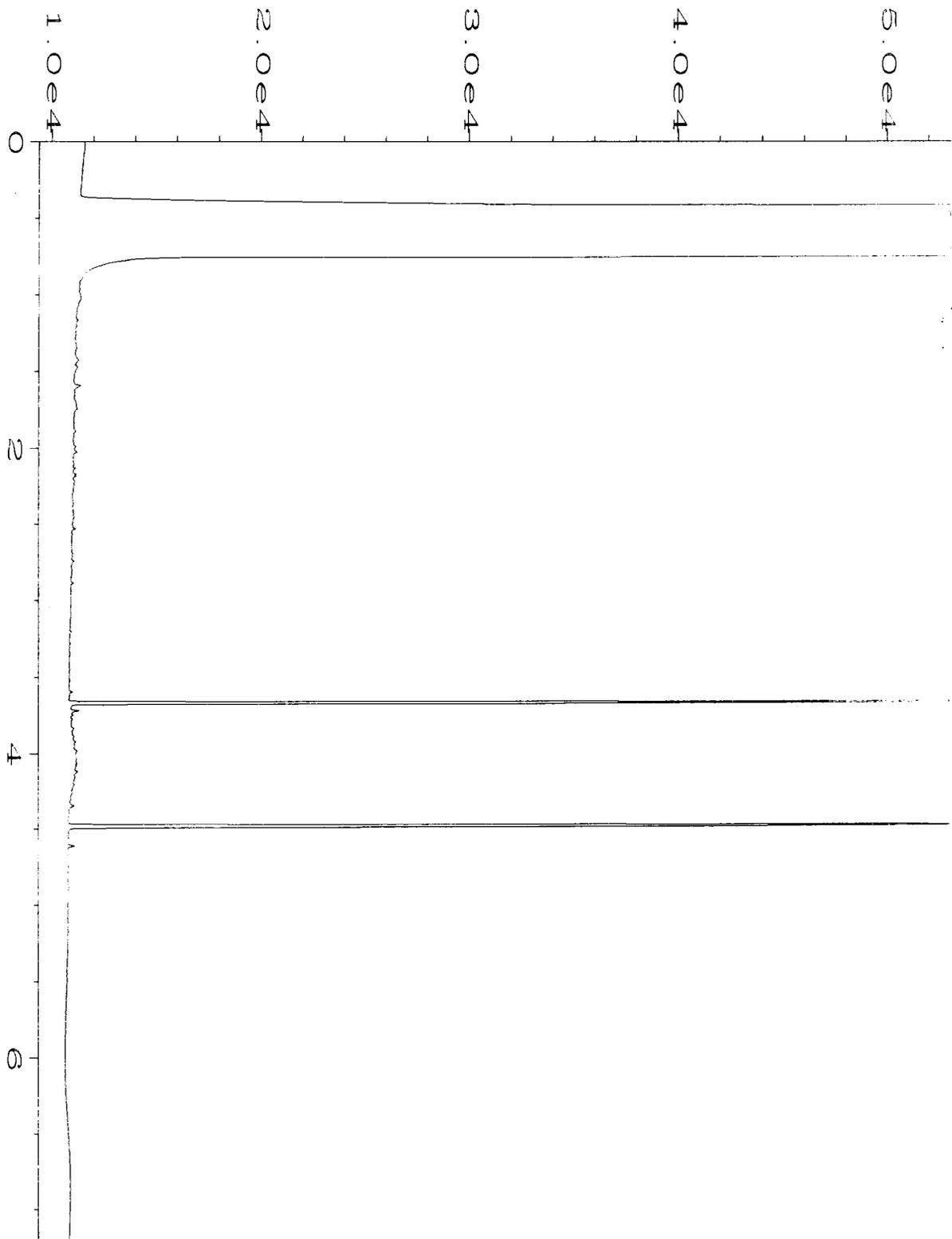
Operator :
Instrument :
Sample Name :
Run Time Bar Code :
Acquired on :
Report Created on :



Data File Name	: C:\HPCHEM\1\DATA\02-09-16\031F0601.D	Page Number	: 1
Operator	: mwdl	Vial Number	: 31
Instrument	: GC1	Injection Number	: 1
Sample Name	: 602133-01	Sequence Line	: 6
Run Time Bar Code:		Instrument Method:	DX.MTH
Acquired on	: 09 Feb 16 04:32 PM	Analysis Method	: DX.MTH
Report Created on:	10 Feb 16 10:03 AM		

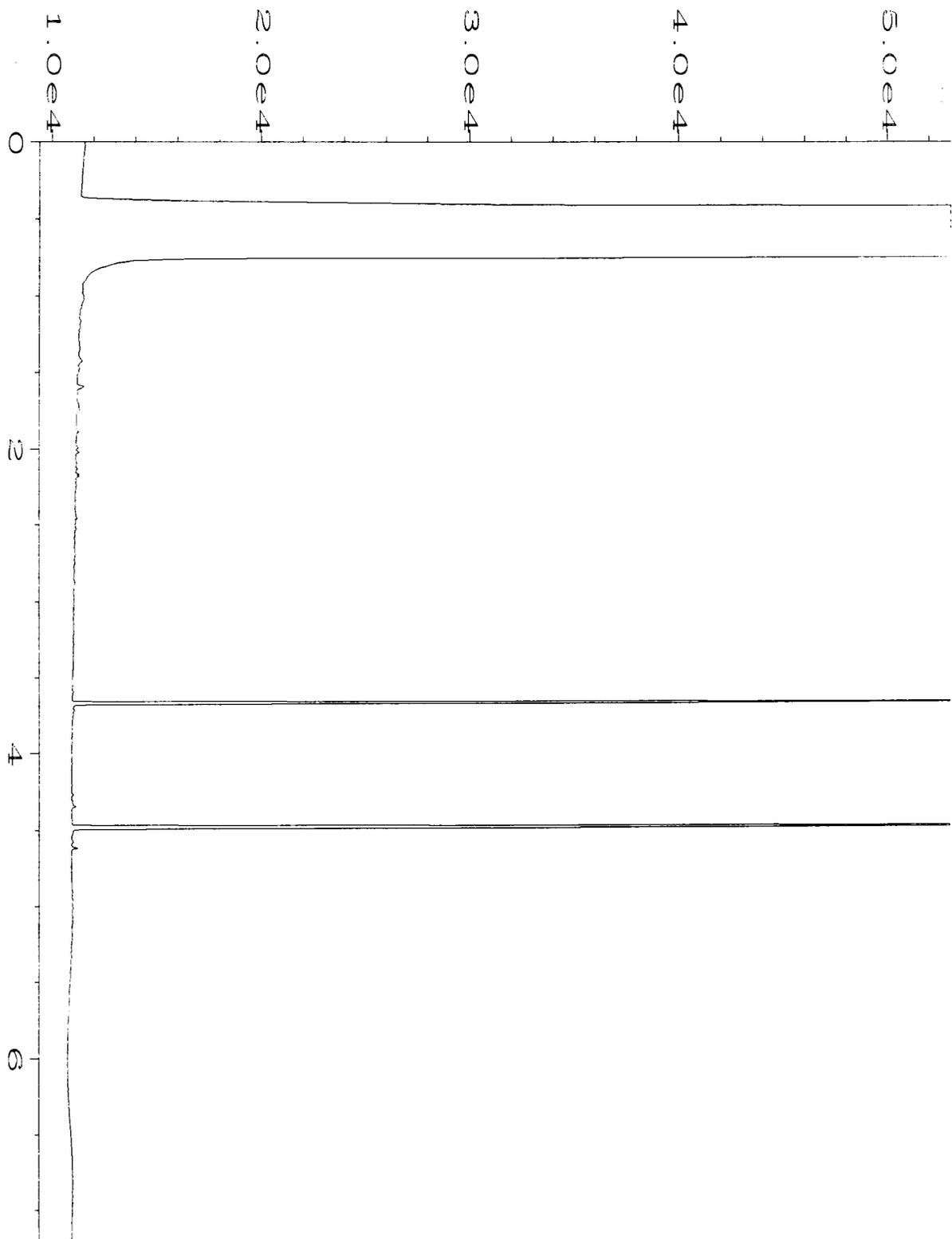


Data File Name	: C:\HPCHEM\1\DATA\02-09-16\032F0601.D	Page Number	: 1
Operator	: mwdl	Vial Number	: 32
Instrument	: GC1	Injection Number	: 1
Sample Name	: 602133-02	Sequence Line	: 6
Run Time Bar Code:		Instrument Method:	DX.MTH
Acquired on	: 09 Feb 16 04:43 PM	Analysis Method	: DX.MTH
Report Created on:	10 Feb 16 10:04 AM		



Data File Name : C:\HPCHEM\1\DATA\02-09-16\033F0601.D
 Operator : mwdl
 Instrument : GC1
 Sample Name : 602133-03
 Run Time Bar Code:
 Acquired on : 09 Feb 16 04:54 PM
 Report Created on: 10 Feb 16 10:04 AM
 Page Number : 1
 Vial Number : 33
 Injection Number : 1
 Sequence Line : 6
 Instrument Method: DX.MTH
 Analysis Method : DX.MTH

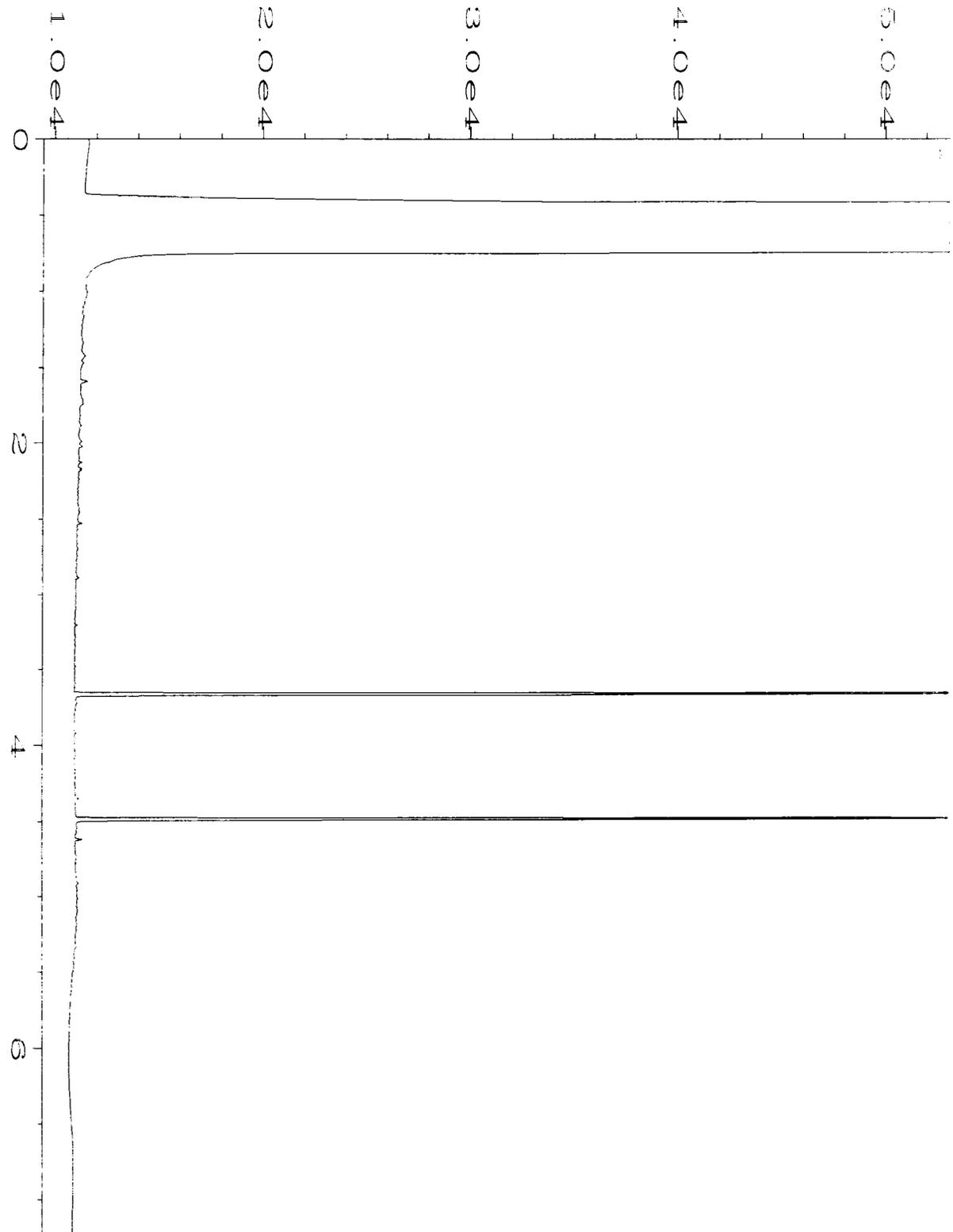
File: 02-09-16
Date: 02-09-16
Data: 15
Operator: mwdl
Time: 05:05 PM
Sample: 602133-04
Run: 10
Acq: 10:04 AM
Rep: 1



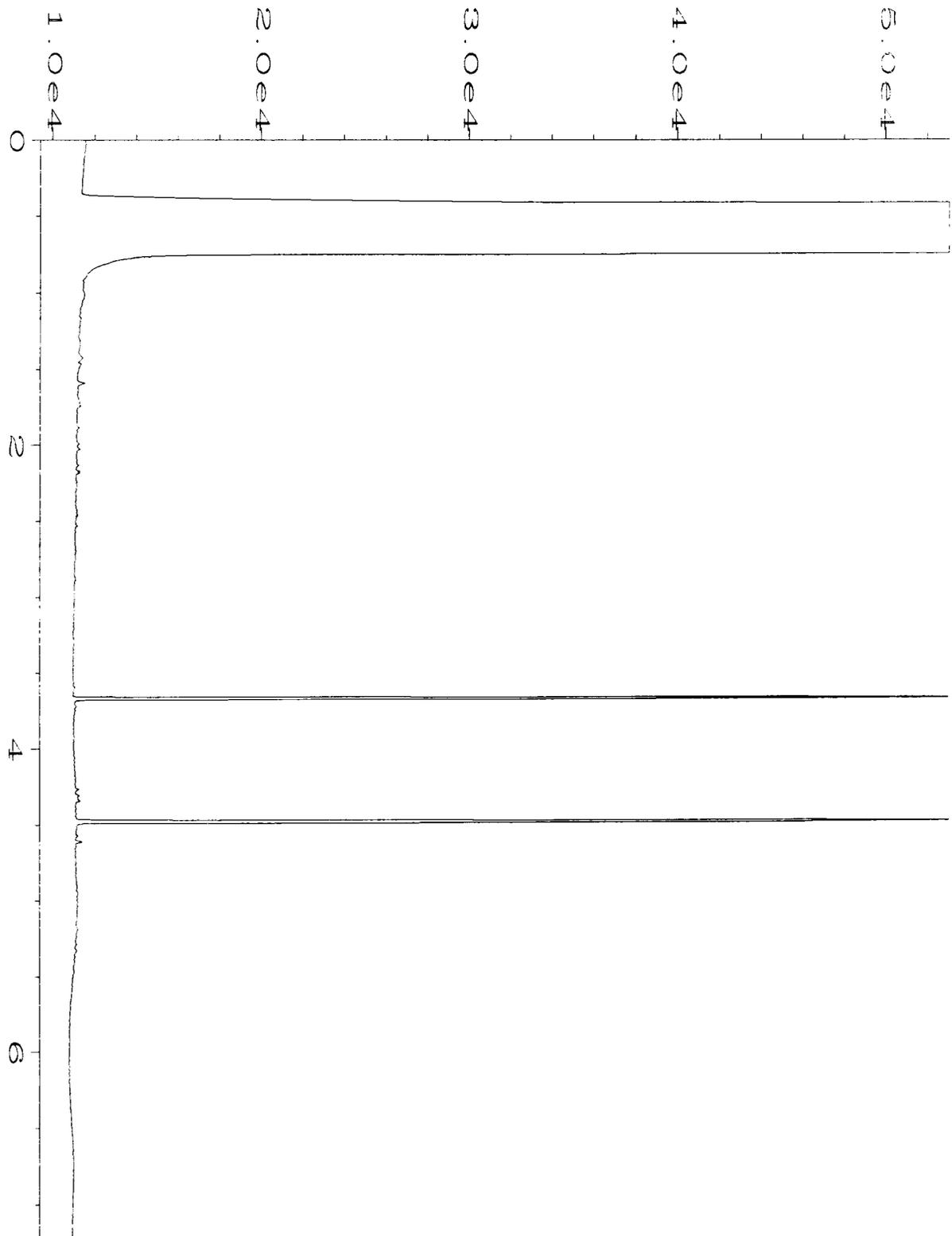
Data File Name : C:\HPCHEM\1\DATA\02-09-16\034F0601.D
Operator : mwdl
Instrument : GC1
Sample Name : 602133-04
Run Time Bar Code:
Acquired on : 09 Feb 16 05:05 PM
Report Created on: 10 Feb 16 10:04 AM
Page Number : 1
Vial Number : 34
Injection Number : 1
Sequence Line : 6
Instrument Method: DX.MTH
Analysis Method : DX.MTH

Doc
Date
Time
Sample
Run
Acq
Rep

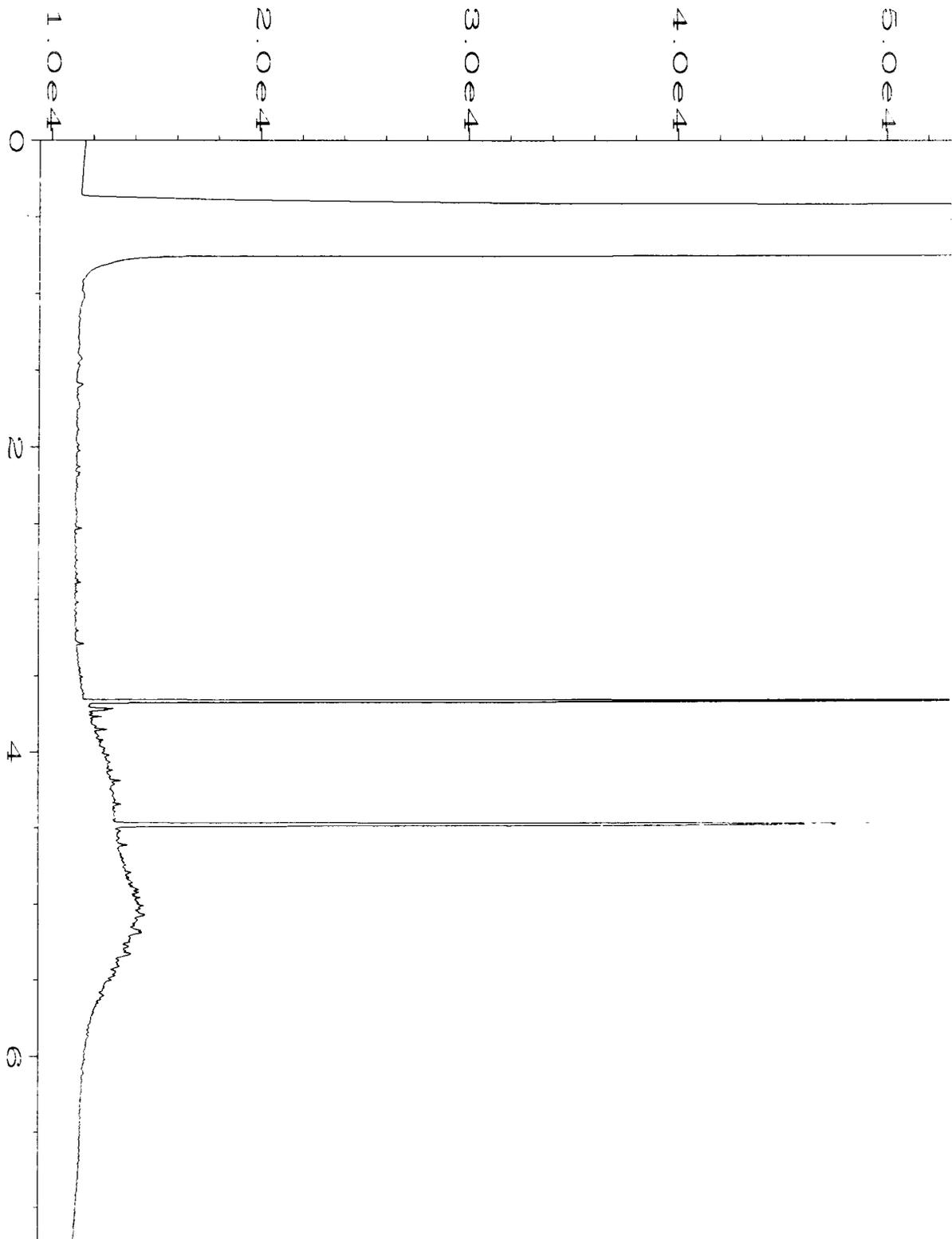
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100
100
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100
100



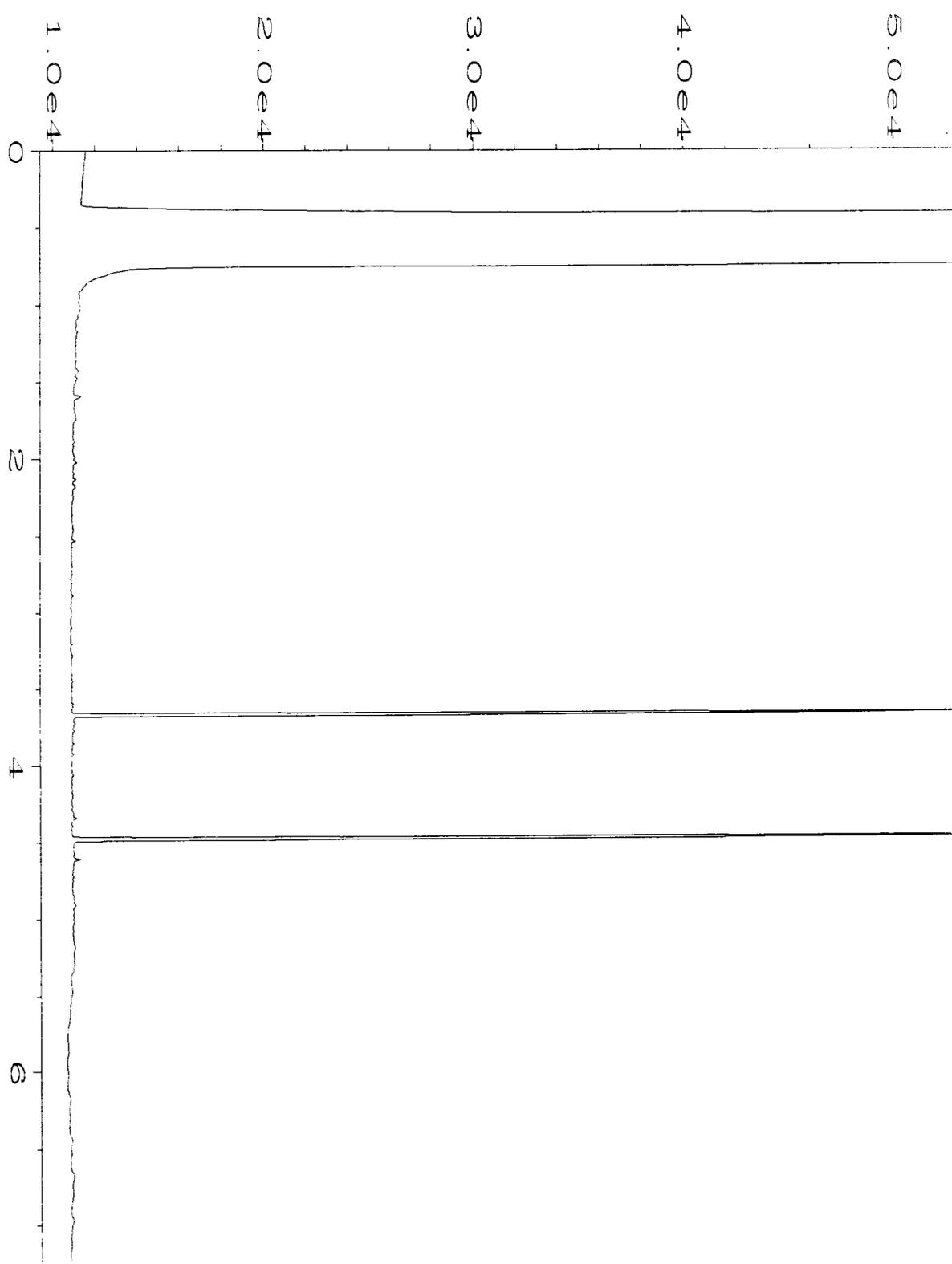
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Operator	: mwdl	Vial Number	: 35
Instrument	: GC1	Injection Number	: 1
Sample Name	: 602133-05	Sequence Line	: 6
Run Time Bar Code:		Instrument Method:	DX.MTH
Acquired on	: 09 Feb 16 05:16 PM	Analysis Method	: DX.MTH
Report Created on:	10 Feb 16 10:04 AM		



Data File Name	: C:\HPCHEM\1\DATA\02-09-16\036F0601.D	Page Number	: 1
Operator	: mwdl	Vial Number	: 36
Instrument	: GC1	Injection Number	: 1
Sample Name	: 602133-06	Sequence Line	: 6
Run Time Bar Code:		Instrument Method	: DX.MTH
Acquired on	: 09 Feb 16 05:27 PM	Analysis Method	: DX.MTH
Report Created on:	10 Feb 16 10:04 AM		

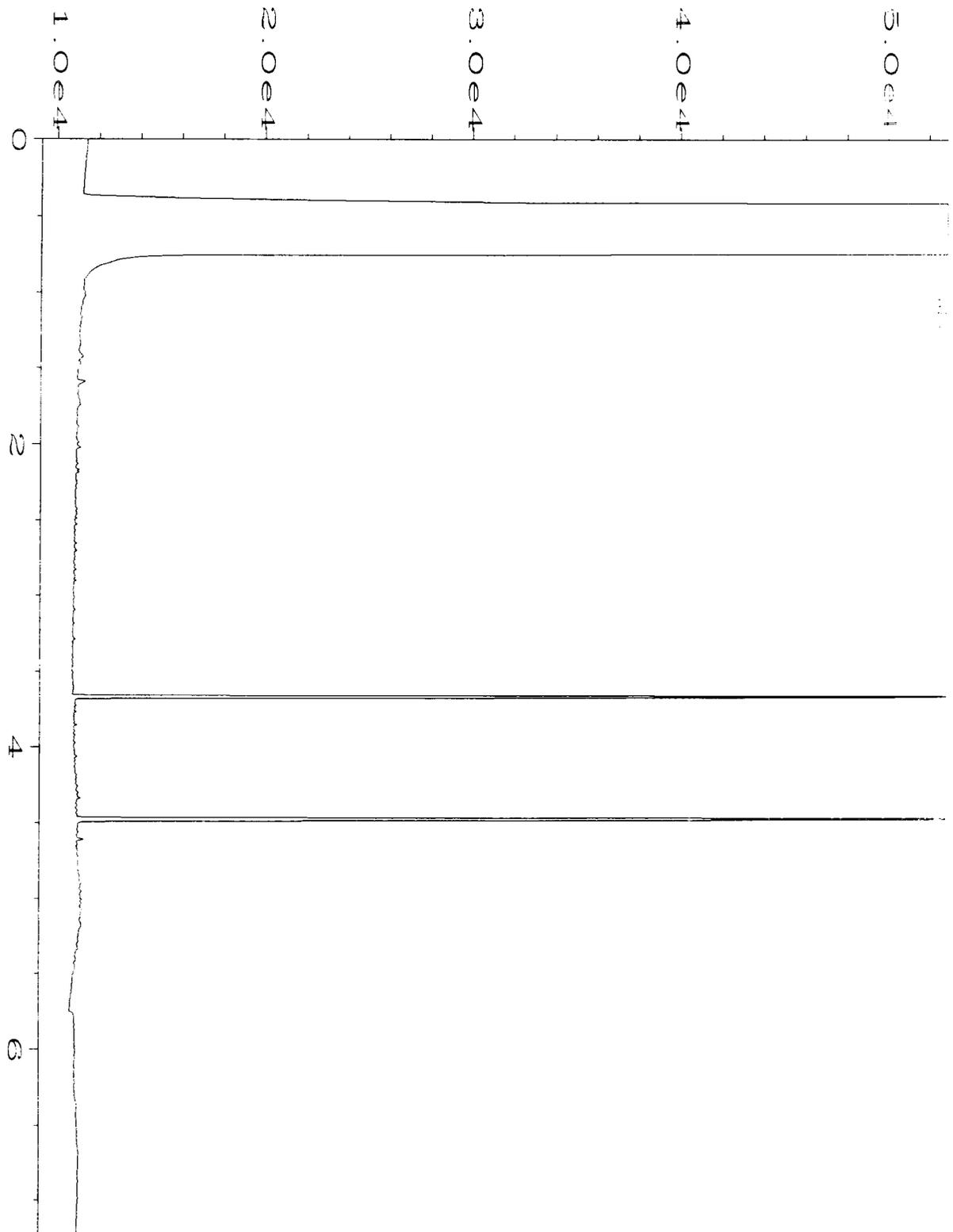


Data File Name : C:\HPCHEM\1\DATA\02-09-16\037F0601.D
Operator : mwdl
Instrument : GC1
Sample Name : 602133-07
Run Time Bar Code:
Acquired on : 09 Feb 16 05:39 PM
Report Created on: 10 Feb 16 10:04 AM
Page Number : 1
Vial Number : 37
Injection Number : 1
Sequence Line : 6
Instrument Method: DX.MTH
Analysis Method : DX.MTH



Data File Name	: C:\HPCHEM\1\DATA\02-09-16\038F0801.D	Page Number	: 1
Operator	: mwdl	Vial Number	: 38
Instrument	: GC1	Injection Number	: 1
Sample Name	: 602133-08	Sequence Line	: 8
Run Time Bar Code:		Instrument Method:	DX.MTH
Acquired on	: 09 Feb 16 06:12 PM	Analysis Method	: DX.MTH
Report Created on:	10 Feb 16 10:04 AM		

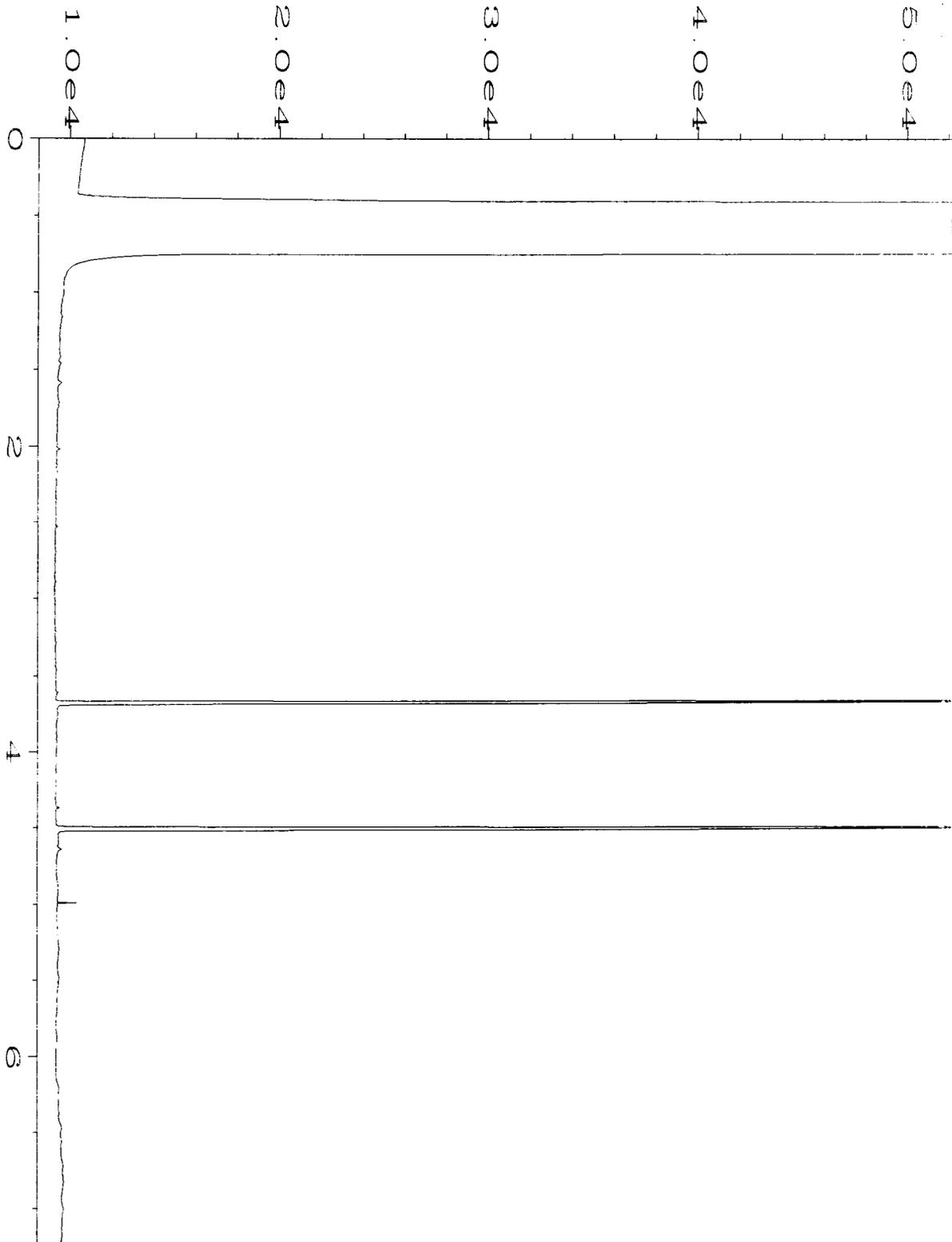
Date: 02-09-16
 Time: 06:23
 Operator: mwdl
 Instrument: GC1
 Sample Name: 602133-09
 Run Time Bar Code:
 Acquired on: 09 Feb 16 06:23 PM
 Report Created on: 10 Feb 16 10:04 AM



Data File Name : C:\HPCHEM\1\DATA\02-09-16\039F0801.D
 Operator : mwdl
 Instrument : GC1
 Sample Name : 602133-09
 Run Time Bar Code:
 Acquired on : 09 Feb 16 06:23 PM
 Report Created on: 10 Feb 16 10:04 AM
 Page Number : 1
 Vial Number : 39
 Injection Number : 1
 Sequence Line : 8
 Instrument Method: DX.MTH
 Analysis Method : DX.MTH

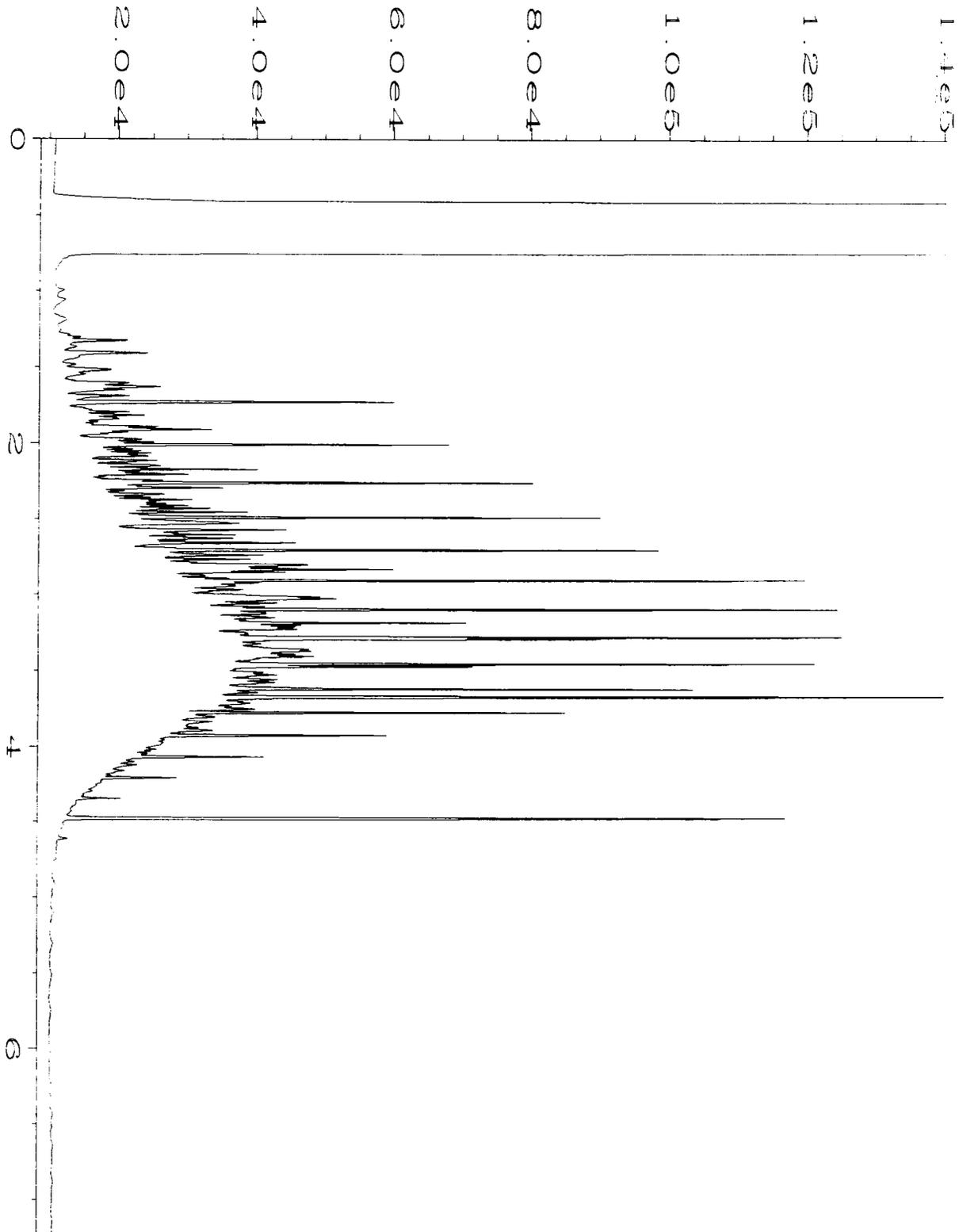
Date
Operator
Injection
Sample
Run
Acq
Rep

Sample Name
Injection
Vial
Run Time
Acq
Rep



Data File Name	: C:\HPCHEM\1\DATA\02-09-16\027F0601.D	Page Number	: 1
Operator	: mwdl	Vial Number	: 27
Instrument	: GC1	Injection Number	: 1
Sample Name	: 06-262 mb	Sequence Line	: 6
Run Time Bar Code:		Instrument Method	: DX.MTH
Acquired on	: 09 Feb 16 03:50 PM	Analysis Method	: DX.MTH
Report Created on:	: 10 Feb 16 10:05 AM		

Date: 02-09-16
Operator: mwdl
Instrument: GC1
Sample Name: 500 Dx 45-182D
Run Time Bar Code: 09 Feb 16 08:26 AM
Acquired on: 09 Feb 16 08:26 AM
Report Created on: 10 Feb 16 10:05 AM



Data File Name : C:\HPCHEM\1\DATA\02-09-16\003F0201.D
Operator : mwdl
Instrument : GC1
Sample Name : 500 Dx 45-182D
Run Time Bar Code: 09 Feb 16 08:26 AM
Acquired on : 09 Feb 16 08:26 AM
Report Created on: 10 Feb 16 10:05 AM
Page Number : 1
Vial Number : 3
Injection Number : 1
Sequence Line : 2
Instrument Method: DX.MTH
Analysis Method : DX.MTH

602133

SAMPLE CHAIN OF CUSTODY

ME 02/09/16

US3 / BO3

Send Report to Corey League
 Company SoundEarth Strategies, Inc.
 Address 2811 Fairview Avenue E, Suite 2000
 City, State, ZIP Seattle, Washington 98102
 Phone # 206-306-1900 Fax # 206-306-1907

SAMPLERS (signature) [Signature]
 PROJECT NAME/NO. 0132-057-05 PO #
 REMARKS

Page # 1 of 1
 TURNAROUND TIME
 Standard (2 Weeks)
 RUSH
 Rush charges authorized by: _____
 SAMPLE DISPOSAL
 Dispose after 30 days
 Return samples
 Will call with instructions

Sample ID	Sample Location	Sample Depth (Feet)	Lab ID	Date Sampled	Time Sampled	Matrix	# of Jars	ANALYSES REQUESTED					Notes	
								NWTPH-Dx	NWTPH-Gx	BTEX by 8021B	VOCs by 8260	SVOCs by 8270		
UST01-B01-07	B. Hum, E	7	01E	02/09/16	1135	Soil	5	X	X	X				
UST01-B02-07	B. Hum, W	7	02		1145									
UST01-NSW01-09.5	N. Sidewalk	4.5	03		1153									
UST01-ESW01-05	E. Sidewalk	5	04		1159									
UST01-SSW01-05	S. Sidewalk	5	05		1204									
UST01-WSW01-05	W. Sidewalk	5	06		1210									
UST01-SPO1A	Stackpile	-	07		1220									
UST01-SPO1B	Stackpile	-	08		1222									
UST01-SPO1C	Stackpile	-	09		1225									
												Samples received at <u>0</u> °C		

Friedman & Bruya, Inc.
 3012 16th Avenue West
 Seattle, WA 98119-2029
 Ph. (206) 285-8282
 Fax (206) 283-5044

SIGNATURE	PRINT NAME	COMPANY	DATE	TIME
Relinquished by: <u>[Signature]</u>	Corey League	SoundEarth Strategies, Inc.	02/09/16	1401
Received by: <u>[Signature]</u>	Elizabeth Radford	F&B	2/9/16	✓
Relinquished by:				
Received by:				

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

James E. Bruya, Ph.D.
Yelena Aravkina, M.S.
Michael Erdahl, B.S.
Arina Podnozova, B.S.
Eric Young, B.S.

3012 16th Avenue West
Seattle, WA 98119-2029
(206) 285-8282
fbi@isomedia.com
www.friedmanandbruya.com

February 11, 2016

Corey League, Project Manager
SoundEarth Strategies
2811 Fairview Ave. East, Suite 2000
Seattle, WA 98102

Dear Mr. League:

Included are the additional results from the testing of material submitted on February 9, 2016 from the SOU_0432-057-05_20160209, F&BI 602133 project. There are 5 pages included in this report.

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

Sincerely,

FRIEDMAN & BRUYA, INC.



Michael Erdahl
Project Manager

Enclosures
SOU0211R.DOC

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

CASE NARRATIVE

This case narrative encompasses samples received on February 9, 2016 by Friedman & Bruya, Inc. from the SoundEarth Strategies SOU_0432-057-05_20160209, F&BI 602133 project. Samples were logged in under the laboratory ID's listed below.

<u>Laboratory ID</u>	<u>SoundEarth Strategies</u>
602133 -01	UST01-B01-07
602133 -02	UST01-B02-07
602133 -03	UST01-NSW01-04.5
602133 -04	UST01-ESW01-05
602133 -05	UST01-SSW01-05
602133 -06	UST01-WSW01-05
602133 -07	UST01-SP01A
602133 -08	UST01-SP01B
602133 -09	UST01-SP01C

All quality control requirements were acceptable.

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Analysis For Total Metals By EPA Method 200.8

Client ID:	UST01-B02-07	Client:	SoundEarth Strategies
Date Received:	02/09/16	Project:	SOU_ 0432-057-05_ 20160209, F&BI 602133
Date Extracted:	02/11/16	Lab ID:	602133-02
Date Analyzed:	02/11/16	Data File:	602133-02.021
Matrix:	Soil	Instrument:	ICPMS1
Units:	mg/kg (ppm) Dry Weight	Operator:	SP

Analyte:	Concentration mg/kg (ppm)
Cadmium	3.37
Chromium	7.98
Lead	3.46

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Analysis For Total Metals By EPA Method 200.8

Client ID:	Method Blank	Client:	SoundEarth Strategies
Date Received:	Not Applicable	Project:	SOU_ 0432-057-05_ 20160209, F&BI 602133
Date Extracted:	02/11/16	Lab ID:	I6-77 mb2
Date Analyzed:	02/11/16	Data File:	I6-77 mb2.014
Matrix:	Soil	Instrument:	ICPMS1
Units:	mg/kg (ppm) Dry Weight	Operator:	SP

Analyte:	Concentration mg/kg (ppm)
Cadmium	<1
Chromium	<5
Lead	<1

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

Date of Report: 02/11/16

Date Received: 02/09/16

Project: SOU_ 0432-057-05_ 20160209, F&BI 602133

**QUALITY ASSURANCE RESULTS
FOR THE ANALYSIS OF SOIL SAMPLES
FOR TOTAL METALS USING EPA METHOD 200.8**

Laboratory Code: 602142-01 (Matrix Spike)

Analyte	Reporting Units	Spike Level	Sample Result (Wet wt)	Percent Recovery MS	Percent Recovery MSD	Acceptance Criteria	RPD (Limit 20)
Cadmium	mg/kg (ppm)	10	1.22	84	84	70-130	0
Chromium	mg/kg (ppm)	50	11.0	75	74	70-130	1
Lead	mg/kg (ppm)	50	955	0 b	0 b	70-130	0 b

Laboratory Code: Laboratory Control Sample

Analyte	Reporting Units	Spike Level	Percent Recovery LCS	Acceptance Criteria
Cadmium	mg/kg (ppm)	10	100	85-115
Chromium	mg/kg (ppm)	50	102	85-115
Lead	mg/kg (ppm)	50	94	85-115

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. 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 compound 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. Compounds in the sample matrix interfered with the quantitation of the analyte.

j - The analyte concentration is reported below the lowest calibration standard. 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.

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.

602133

SAMPLE CHAIN OF CUSTODY

ME 02/09/16

US3 / 803

Send Report to Carey League
 Company SoundEarth Strategies, Inc.
 Address 2811 Fairview Avenue E. Suite 2000
 City, State, ZIP Seattle, Washington 98102
 Phone # 206-306-1900 Fax # 206-306-1907

SAMPLERS (signature) [Signature]
 PROJECT NAME/NO. 0132-057-05 PO #
 REMARKS

TURNAROUND TIME
 Standard (2 Weeks)
 RUSH
 Rush charges authorized by: _____
 SAMPLE DISPOSAL
 Dispose after 30 days
 Return samples
 Will call with instructions

Sample ID	Sample Location	Sample Depth (Feet)	Lab ID	Date Sampled	Time Sampled	Matrix	# of Jars	ANALYSES REQUESTED					Notes	
								NWTPH-Dx	NWTPH-Gx	BTEX by 8021B	VOCs by 8260	SVOCs by 8270		Cl, Cr, Pb
UST01-BU-07	B. Hum, E	7	01E	02/09/16	1135	Soil	5	X	X	X				* per CL
UST01-BU-07	B. Hum, W	7	02		1145								*	2/10/16
UST01-NSW01-04.5	N. Sidewalk	4.5	03		1153									us
UST01-ESW01-05	E. Sidewalk	5	04		1159									
UST01-SEW01-05	S. Sidewalk	5	05		1204									
UST01-WSW01-05	W. Sidewalk	5	06		1210									
UST01-SPO1A	Stackpile	-	07		1220									
UST01-SPO1B	Stackpile	-	08		1222									
UST01-SPO1C	Stackpile	-	09	✓	1225	↓	↓	↓	↓	↓				
												Samples received at <u>9</u> °C		

Friedman & Bruya, Inc.
 3012 16th Avenue West
 Seattle, WA 98119-2029
 Ph. (206) 285-8282
 Fax (206) 283-5044

SIGNATURE	PRINT NAME	COMPANY	DATE	TIME
Relinquished by: <u>[Signature]</u>	Carey League	SoundEarth Strategies, Inc.	02/09/16	1401
Received by: <u>[Signature]</u>	Elizabeth Radford	F&B	2/9/16	✓
Relinquished by:				
Received by:				

Friedman & Bruya, Inc. #602167

FRIEDMAN & BRUYA, INC.

ENVIRONMENTAL CHEMISTS

James E. Bruya, Ph.D.
Yelena Aravkina, M.S.
Michael Erdahl, B.S.
Arina Podnozova, B.S.
Eric Young, B.S.

3012 16th Avenue West
Seattle, WA 98119-2029
(206) 285-8282
fbi@isomedia.com
www.friedmanandbruya.com

February 12, 2016

Corey League, Project Manager
SoundEarth Strategies
2811 Fairview Ave. East, Suite 2000
Seattle, WA 98102

Dear Mr. League:

Included are the results from the testing of material submitted on February 10, 2016 from the SOU_0432-057-05_20160210, F&BI 602167 project. There are 9 pages included in this report. Any samples that may remain are currently scheduled for disposal in 30 days. 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 should have any questions.

Sincerely,

FRIEDMAN & BRUYA, INC.



Michael Erdahl
Project Manager

Enclosures
SOU0212R.DOC

FRIEDMAN & BRUYA, INC.

CASE NARRATIVE

This case narrative encompasses samples received on February 10, 2016 by Friedman & Bruya, Inc. from the SoundEarth Strategies SOU_ 0432-057-05_ 20160210, F&BI 602167 project. Samples were logged in under the laboratory ID's listed below.

Laboratory ID
602167 -01

SoundEarth Strategies
UST01-B03-08

All quality control requirements were acceptable.

FRIEDMAN & BRUYA, INC.

Date of Report: 02/12/16

Date Received: 02/10/16

Project: SOU_0432-057-05_20160210, F&BI 602167

Date Extracted: 02/11/16

Date Analyzed: 02/11/16

**RESULTS FROM THE ANALYSIS OF SOIL SAMPLES
FOR BENZENE, TOLUENE, ETHYLBENZENE,
XYLENES AND TPH AS GASOLINE
USING METHODS 8021B AND NWTPH-Gx**

Results Reported on a Dry Weight Basis

Results Reported as mg/kg (ppm)

<u>Sample ID</u> Laboratory ID	<u>Benzene</u>	<u>Toluene</u>	<u>Ethyl Benzene</u>	<u>Total Xylenes</u>	<u>Gasoline Range</u>	<u>Surrogate (% Recovery)</u> (Limit 50-132)
UST01-B03-08 602167-01	<0.02	<0.02	<0.02	<0.06	<2	90
Method Blank 06-227 MB	<0.02	<0.02	<0.02	<0.06	<2	91

FRIEDMAN & BRUYA, INC.

Date of Report: 02/12/16

Date Received: 02/10/16

Project: SOU_0432-057-05_20160210, F&BI 602167

Date Extracted: 02/11/16

Date Analyzed: 02/11/16

**RESULTS FROM THE ANALYSIS OF SOIL SAMPLES
FOR TOTAL PETROLEUM HYDROCARBONS AS
DIESEL AND MOTOR OIL
USING METHOD NWTPH-Dx**

Results Reported on a Dry Weight Basis

Results Reported as mg/kg (ppm)

<u>Sample ID</u> Laboratory ID	<u>Diesel Range</u> (C ₁₀ -C ₂₅)	<u>Motor Oil Range</u> (C ₂₅ -C ₃₆)	<u>Surrogate</u> (% Recovery) (Limit 53-144)
UST01-B03-08 602167-01	<50	<250	104
Method Blank 06-268 MB	<50	<250	107

FRIEDMAN & BRUYA, INC.

Analysis For Total Metals By EPA Method 200.8

Client ID:	UST01-B03-08	Client:	SoundEarth Strategies
Date Received:	02/10/16	Project:	SOU_ 0432-057-05_ 20160210, F&BI 602167
Date Extracted:	02/11/16	Lab ID:	602167-01
Date Analyzed:	02/11/16	Data File:	602167-01.054
Matrix:	Soil	Instrument:	ICPMS1
Units:	mg/kg (ppm) Dry Weight	Operator:	SP

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

Cadmium	<1
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FRIEDMAN & BRUYA, INC.

Analysis For Total Metals By EPA Method 200.8

Client ID:	Method Blank	Client:	SoundEarth Strategies
Date Received:	NA	Project:	SOU_ 0432-057-05_ 20160210, F&BI 602167
Date Extracted:	02/11/16	Lab ID:	I6-80 mb
Date Analyzed:	02/11/16	Data File:	I6-80 mb.051
Matrix:	Soil	Instrument:	ICPMS1
Units:	mg/kg (ppm) Dry Weight	Operator:	SP

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

Cadmium	<1
---------	----

FRIEDMAN & BRUYA, INC.

Date of Report: 02/12/16

Date Received: 02/10/16

Project: SOU_0432-057-05_20160210, F&BI 602167

**QUALITY ASSURANCE RESULTS FOR THE ANALYSIS OF SOIL SAMPLES
FOR BENZENE, TOLUENE, ETHYLBENZENE,
XYLENES, AND TPH AS GASOLINE
USING EPA METHOD 8021B AND NWTPH-Gx**

Laboratory Code: 602167-01 (Duplicate)

Analyte	Reporting Units	Sample Result (Wet Wt)	Duplicate Result (Wet Wt)	RPD (Limit 20)
Benzene	mg/kg (ppm)	<0.02	<0.02	nm
Toluene	mg/kg (ppm)	<0.02	<0.02	nm
Ethylbenzene	mg/kg (ppm)	<0.02	<0.02	nm
Xylenes	mg/kg (ppm)	<0.06	<0.06	nm
Gasoline	mg/kg (ppm)	<2	<2	nm

Laboratory Code: Laboratory Control Sample

Analyte	Reporting Units	Spike Level	Percent Recovery LCS	Acceptance Criteria
Benzene	mg/kg (ppm)	0.5	76	66-121
Toluene	mg/kg (ppm)	0.5	87	72-128
Ethylbenzene	mg/kg (ppm)	0.5	90	69-132
Xylenes	mg/kg (ppm)	1.5	86	69-131
Gasoline	mg/kg (ppm)	20	90	61-153

FRIEDMAN & BRUYA, INC.

Date of Report: 02/12/16

Date Received: 02/10/16

Project: SOU_0432-057-05_20160210, F&BI 602167

**QUALITY ASSURANCE RESULTS FROM THE ANALYSIS OF SOIL SAMPLES
FOR TOTAL PETROLEUM HYDROCARBONS AS
DIESEL EXTENDED USING METHOD NWTPH-Dx**

Laboratory Code: 602167-01 (Matrix Spike)

Analyte	Reporting Units	Spike Level	Sample Result (Wet Wt)	Percent Recovery MS	Percent Recovery MSD	Acceptance Criteria	RPD (Limit 20)
Diesel Extended	mg/kg (ppm)	5,000	80	99	105	64-133	6

Laboratory Code: Laboratory Control Sample

Analyte	Reporting Units	Spike Level	Percent Recovery LCS	Acceptance Criteria
Diesel Extended	mg/kg (ppm)	5,000	99	58-147

FRIEDMAN & BRUYA, INC.

Date of Report: 02/12/16

Date Received: 02/10/16

Project: SOU_0432-057-05_20160210, F&BI 602167

**QUALITY ASSURANCE RESULTS
FOR THE ANALYSIS OF SOIL SAMPLES
FOR TOTAL METALS USING EPA METHOD 200.8**

Laboratory Code: 602167-01 (Matrix Spike)

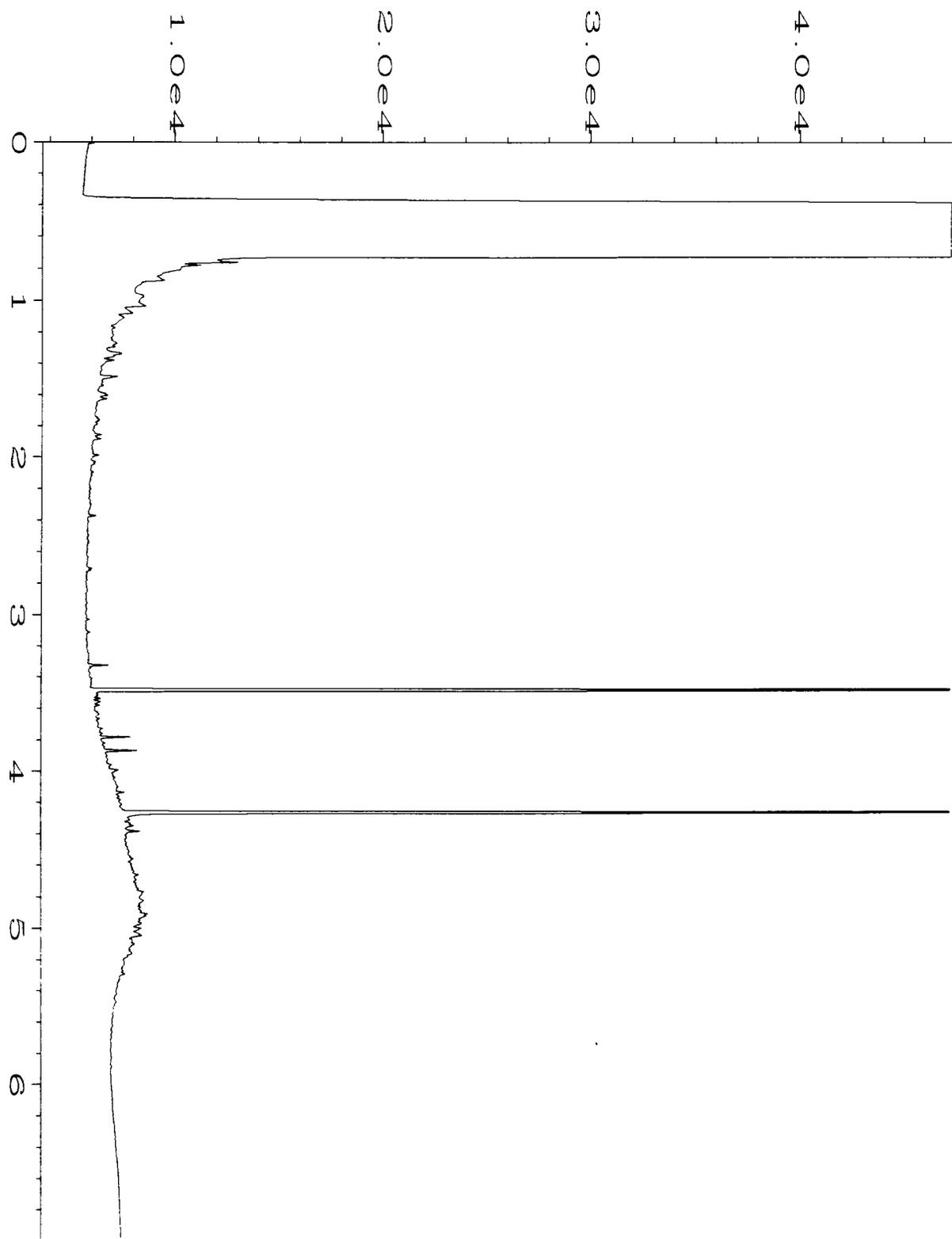
Analyte	Reporting Units	Spike Level	Sample Result (Wet wt)	Percent Recovery MS	Percent Recovery MSD	Acceptance Criteria	RPD (Limit 20)
Cadmium	mg/kg (ppm)	10	<1	92	103	70-130	11

Laboratory Code: Laboratory Control Sample

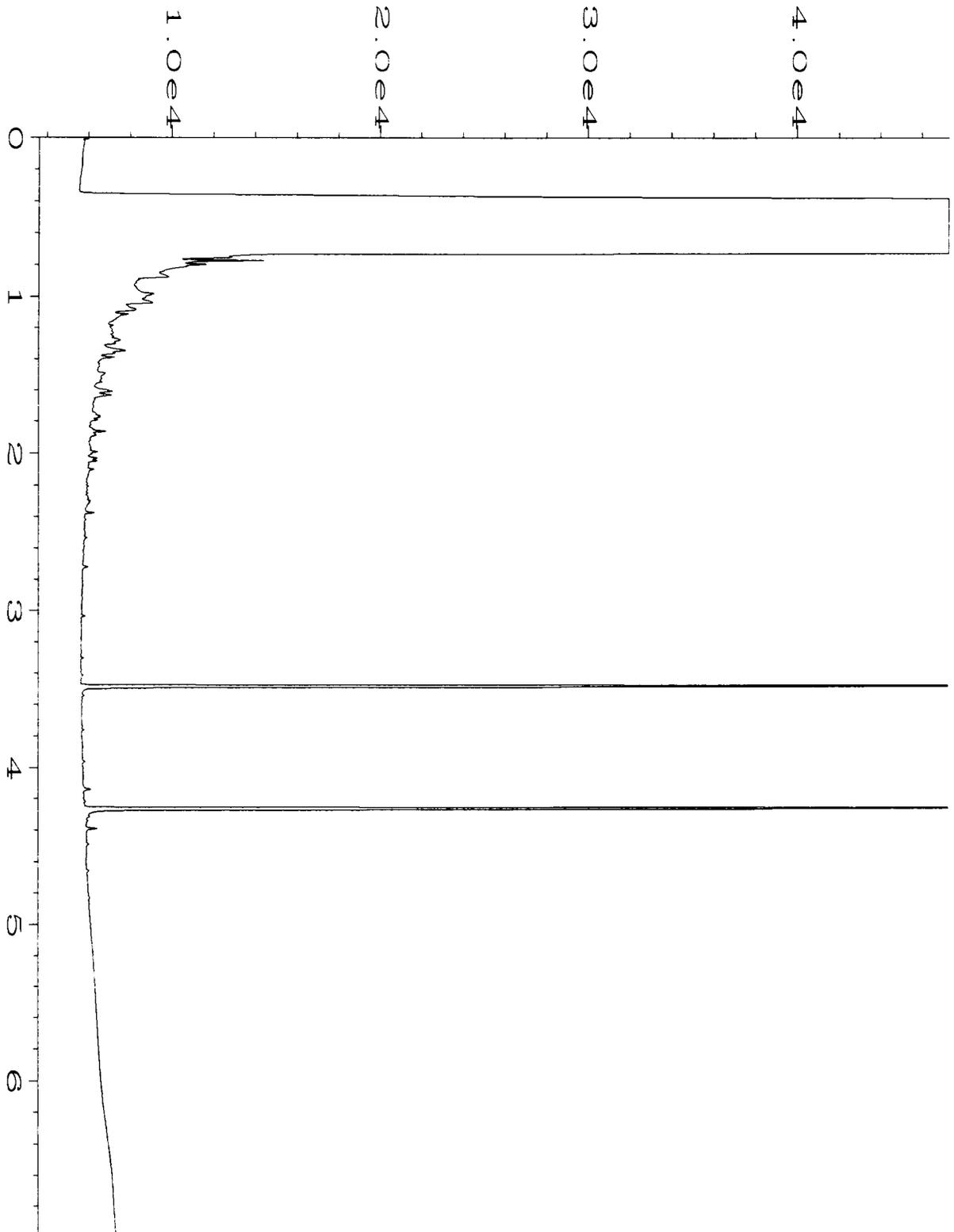
Analyte	Reporting Units	Spike Level	Percent Recovery LCS	Acceptance Criteria
Cadmium	mg/kg (ppm)	10	105	85-115

Data Qualifiers & Definitions

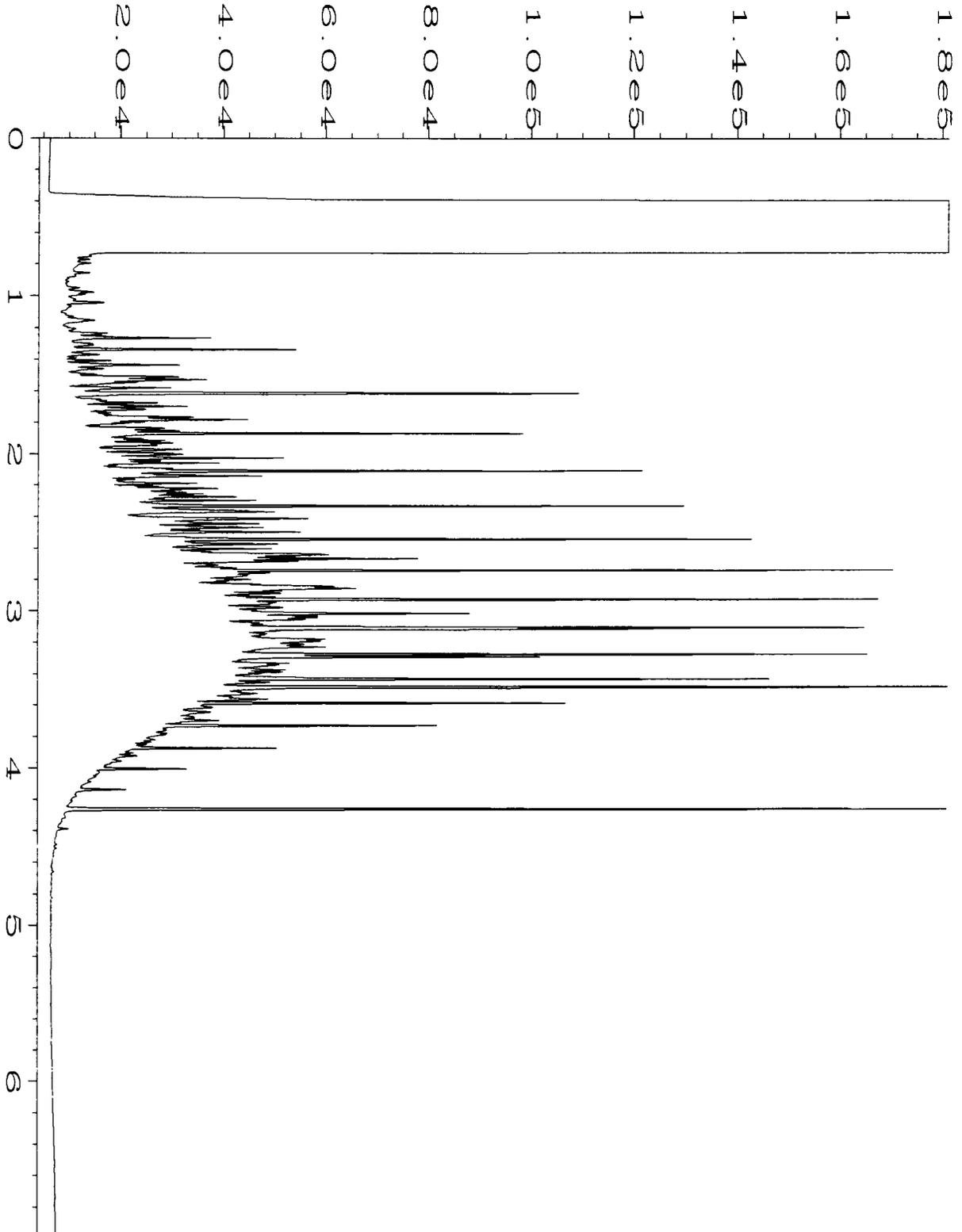
- a - The analyte was detected at a level less than five times the reporting limit. The RPD results may not provide reliable information on the variability of the analysis.
- b - The analyte was spiked at a level that was less than five times that present in the sample. Matrix spike recoveries may not be meaningful.
- ca - The calibration results for the analyte were outside of acceptance criteria. 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 compound 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. Compounds in the sample matrix interfered with the quantitation of the analyte.
- j - The analyte concentration is reported below the lowest calibration standard. 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.
- 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.



Data File Name	: C:\HPCHEM\6\DATA\02-11-16\006F0301.D	Page Number	: 1
Operator	: mwdl	Vial Number	: 6
Instrument	: GC #6	Injection Number	: 1
Sample Name	: 602167-01	Sequence Line	: 3
Run Time Bar Code:		Instrument Method:	DX.MTH
Acquired on	: 11 Feb 16 08:36 AM	Analysis Method	: DX.MTH
Report Created on:	11 Feb 16 09:40 AM		



Data File Name	: C:\HPCHEM\6\DATA\02-11-16\007F0301.D	Page Number	: 1
Operator	: mwdl	Vial Number	: 7
Instrument	: GC #6	Injection Number	: 1
Sample Name	: 06-268 mb	Sequence Line	: 3
Run Time Bar Code:		Instrument Method:	DX.MTH
Acquired on	: 11 Feb 16 08:45 AM	Analysis Method	: DX.MTH
Report Created on:	11 Feb 16 09:40 AM		



Data File Name	: C:\HPCHEM\6\DATA\02-11-16\003F0201.D	Page Number	: 1
Operator	: mwdl	Vial Number	: 3
Instrument	: GC #6	Injection Number	: 1
Sample Name	: 500 Dx 45-182D	Sequence Line	: 2
Run Time Bar Code:		Instrument Method:	DX.MTH
Acquired on	: 11 Feb 16 08:16 AM	Analysis Method	: DX.MTH
Report Created on:	11 Feb 16 09:40 AM		

ATTACHMENT E
CONTAMINATED SOIL DISPOSAL TICKET

REGIONAL DISPOSAL INTERMODAL

3rd and lander
Seattle, WA --

CUSTOMER

016464
SoundEarth Strategies, Inc
2811 Fairview Ave E Ste 2000
Seattle, WA 98102
LW-16031

SITE 01	TICKET # 934387	CELL
WEIGHMASTER Drinda L.		
DATE/TIME IN 02-16-2016 8:33 am	DATE/TIME OUT 02-16-2016 8:39 am	
VEHICLE SOIL	CONTAINER	
REFERENCE R14	INVOICE	
BILL OF LADING		

SCALE IN	GROSS WEIGHT	41,300	NET TONS	7.41	
SCALE OUT	TARE WEIGHT	26,480	NET WEIGHT	14,820	INBOUND

QTY.	UNIT	DESCRIPTION	RATE	EXTENSION	TAX	TOTAL
0.00	YD	TRACKING QTY				
7.41	TN	SW-CONT SOIL W/FUEL BOTHHELL/KING				



NET AMOUNT
TENDERED
CHANGE
CHECK#

The undersigned individual signing this document on behalf of Customer acknowledges that he or she has read and understands the terms and conditions on the reverse side and that he or she has the authority to sign this document on behalf of the customer.