Appendix G. Phase II Soil Report and Environmental Summary

Subsurface Investigation and Human Health Risk Assessment

Prepared for:
Overton Moore Properties
19700 South Vermont Avenue, Suite 101
Torrance, California 90502

Prepared by:
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August 19, 2021
Project No. 101251003

ARDENT
ENVIRONMENTAL GROUP, INC.

August 19, 2021
Project No. 101251003

Mr. Jason Hines
Overton Moore Properties
19700 South Vermont Avenue, Suite 101
Torrance, California 90502

Subject: **Subsurface Investigation and Human Health Risk Assessment**
Former HITCO Carbon Composites Property
1600 and 1606 West 135th Street
Gardena, California

Dear Mr. Hines:

This report presents the results of a subsurface investigation and human health risk assessment (HHRA) completed by Ardent Environmental Group, Inc. (Ardent) for the former HITCO Carbon Composites (HITCO) property located at 1600 and 1606 West 135th Street in the city of Gardena, California. The work was performed in general accordance with the proposal dated July 16, 2021 between Ardent and Overton Moore Properties (OMP). OMP is considering purchasing the site for partial commercial redevelopment. The subsurface investigation was completed to assess the lateral and/or vertical extent of previously identified volatile organic compound (VOC) impacted soil and the HHRA was completed to evaluate whether a vapor intrusion issue was present in existing buildings due to residual contaminants. If there are any questions regarding this report, please feel free to call the undersigned at your convenience.

Sincerely,
Ardent Environmental Group, Inc.

Jonathan Anderson, P.G.
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PAR/DK/JPA/aw

Distribution: (1) Addressee (electronic copy)

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1. INTRODUCTION

This report presents the results of a subsurface investigation and human health risk assessment (HHRA) completed for the former HITCO Carbon Composites, Inc. (HITCO) facility located at 1600 and 1606 West 135th Street in the city of Gardena, California ("site," "subject property," or "HITCO II property;" Figure 1). Work was performed in general accordance with the proposal dated July 16, 2021, between Ardent Environmental Group, Inc. (Ardent) and Overton Moore Properties (OMP).

For approximately 50 years, the site was part of a larger property that was used to silica and carbon-based products for aerospace and commercial applications (Figure 2). An approximately 4.69-acre portion of the larger property, at 1720 West 135th Street, was sold to OMP in 2015 for commercial redevelopment (referred to herein as the "divested property" or the "HITCO I property"). OMP is now considering purchasing approximately 10.78-acres of the remaining larger property (referred to herein as the "HITCO II property"). The remaining portion of the larger property is referred to herein as the HITCO III property. A number of environmental investigations and subsequent soil remediation have been completed on the site under the direction and oversight of the California Regional Water Quality Control Board, Los Angeles Region (LARWQCB). Identified releases have impacted groundwater with volatile organic compounds (VOCs) which are being remediated by British Petroleum Advanced Materials (BP). The site is currently occupied by AVCorp Composite Fabricators, inc. (AVCorp) who continues to use the site for manufacturing carbon-based products.

OMP is considering purchasing the site for partial commercial redevelopment. Following acquisition, OMP has plans to redevelop the northern portion of the site with one large commercial warehouse building which will be equipped with a vapor barrier system and keep the southern-most existing building (referred to as "Building 25") for continued commercial use (Figure 7). As part of its real estate due diligence, OMP retained Ardent to prepare a Phase I Environmental Site Assessment (ESA) and Document Review for the site (referred to herein as the "2021 Phase I ESA"; Ardent, 2021). The 2021 Phase I ESA identified a number of recognized environmental conditions (RECs). Some of these RECs needed further evaluation to assess the extent of impacted soil that will be encountered during redevelopment. This report presents the results of this further investigation. This report also documents the results of a site-specific HHRA completed using previous soil gas data collected by others. The HHRA was

prepared to determine whether a possible vapor intrusion issue was present in the existing building that will remain.

2. INFORMATION OBTAINED DURING COMPLETION OF THE 2021 PHASE I ESA

As part of the 2021 Phase I ESA, Ardent reviewed a number of previous environmental investigations and reports. In 2001, McLaren/Hart prepared a comprehensive Feasibility Study (referred to herein as the "2001 FS") that was presented to the LARWQCB for review and approval. The 2001 FS included a review of all investigations completed to-date which identified 27 areas of concern, 20 of which were located on the HITCO II property. The main chemicals of concern were VOCs, namely tetrachloroethene (PCE), trichloroethene (TCE), and cis-1,2-deichloroethene (cis-1,2-DCE), which had affected soil, soil gas, and groundwater. Based on these investigations, five areas of concern which were located on-site (Areas 14b, 14c, 11, 13, and 24) were determined to need remediation due to elevated concentrations of VOCs in soil which threatened groundwater. These areas were subsequently remediated using soil vapor extraction (SVE) under the direction and oversight of the LARWQCB. Following operation of the SVE, the LARWQCB agreed that no further in-situ remediation was warranted. Although a no further action (NFA) letter is pending following completion of a Remedial Action Plan (RAP) for groundwater remediation, this work is currently being completed by BP.

Ramboll/Environ completed a Phase II investigation in 2016 (post-SVE remediation) to further assess current site conditions (soil and soil gas) in the upper 10 feet of soil in selected areas of the site, including former areas of concern and in random locations. These data were evaluated to assess areas that might need further soil remediation prior to proposed site redevelopment. The evaluation was based on the fact that geotechnical requirements will likely include reworking soils to a depth of approximately 5 feet below the ground surface (bgs) during future redevelopment. Based on these data, Ramboll/Environ concluded that (1) some areas of the site will need to be further remediated by excavation and off-site disposal due to elevated VOCs in soil and/or soil gas, (2) a Soil Management Plan (SMP) will need to be prepared and implemented during redevelopment, including air emission monitoring, and (3) future buildings will need to be constructed with vapor control systems (i.e. vapor barriers) for precautionary measures. It should be noted that Ramboll/Environ used wrong regulatory screening values while evaluating the data and used old data that was collected prior to soil remediation activities.

Ardent compared the 2016 data collected by Ramboll/Environ to current cleanup guidelines that are typically accepted by the LARWQCB, including the California Regional Water Quality Control Board, San Francisco Bay Region Environmental Screening Levels (SFRWQCB-ESLs) for the protection of groundwater and the California Department of Toxic Substances Control Screening Levels and EPA Regional Screening Levels for the protection of human health through dermal contact, inhalation, and ingestion at industrial/commercial properties (DTSC-SLi and EPA-RSLi). Soil gas concentrations were compared to the DTSC and EPA ambient air screening levels for possible vapor intrusion at industrial/commercial properties (DTSC-SLi and EPA-RSLi); modifying the ambient indoor air screening levels using a 0.0005 attenuation factor for a future commercial building and a 1 in 100,000 (10E-5) cancer risk factor. Based on Ardent's evaluation of current data and information obtained during completion of this Phase I ESA, five RECs were identified during completion of the 2021 Phase I ESA which needed further evaluation. These included REC No. 1, and REC No. 3 through REC No. 6. The remaining RECs identified in the 2021 Phase I ESA will be further evaluated during redevelopment through the implementation of the SMP (Ardent, 2021).

The following presents the rational for the additional evaluations for selected RECs.

- **REC No. 1: Possible Vapor Intrusion** – Concentrations of VOCs had been identified in soil gas throughout the site, most of which were at low concentrations. Previous HHRAs have been completed for the surrounding properties and have indicated that no vapor intrusion issue is present. Based on these results, Ardent proposed to complete a site-specific HHRA using previously collected on-site data to assess if or whether a vapor intrusion issue was present and whether existing buildings (i.e., Building 25) would need to be equipped with vapor control systems.
- **REC No. 3: Area 6 – Former Acetone UST** – This area of concern was first identified during completion of the 2001 FS and noted as "Key Potential Source Area 6." Laboratory results of soil gas samples collected pre-2001 and in 2016 indicated elevated concentrations of PCE and TCE exceeding the DTSC-SLi and EPA-RSLi values. No soil samples had been recently collected in this area to assess whether impacted soil was present. Based on these results, Ardent proposed to complete soil sampling in and around Ramboll/Environ's boring B08 to assess the concentrations of VOCs in soil, and the lateral extent, if necessary.
- **REC No. 4: Area 14b - Adjacent East of "Not HITCO Property"** – This area was first identified during completion of the 2001 FS and noted as "Key Potential Source Area 14b." Based on these results, an SVE system was operated to remediate VOC impacted soil. In 2016, Ramboll/Environ discovered elevated concentrations of PCE at 5 and 10 feet bgs in boring B22 which exceeded the regulatory guidelines for the protection of groundwater. Ardent recommended collecting soil samples in this area to further assess the vertical and lateral extent of impacted soil.

- **REC No. 5: Area 14c – Adjacent East of "Not HITCO Property"** - This area was first identified during completion of the 2001 FS and noted as "Key Potential Source Area 14c." Based on these results, an SVE system was operated to remediate VOC impacted soil. In 2016, Ramboll/Environ discovered elevated concentrations of PCE at 5 feet bgs in boring B27 which exceeded the regulatory guidelines for the protection of groundwater. Laboratory results of soil samples collected at 10 feet indicated low concentrations. Ardent recommended collecting soil samples in this area to further assess the lateral extent of impacted soil.
- **REC No. 6: Boring B16** – This area of concern was first identified during Ramboll/Environ's 2016 Phase II Investigation. The reason for drilling boring B16 was not provided by Ramboll/Environ in its report. Elevated concentrations of PCE in a 5-foot soil sample collected from boring B16 exceeded the regulatory guidelines for the protection of groundwater. Laboratory results of soil samples collected at 10 feet indicated low concentrations. Ardent recommended collecting soil samples in this area to further assess the lateral extent of impacted soil.

3. ACQUISITION AGREEMENT AND FUTURE INDEMNIFICATION

In 1995, HITCO and BP merged. According to the merger agreement dated November 17, 1995, remediation of contamination discovered before the merger date would be the responsibility of BP. After November 17, 1995, HITCO's responsibility would increase in annual increments until by the seventh anniversary of the closing date (i.e., November 17, 2002). BP has actively been responsible for all soil and groundwater remediation to-date. Shallow groundwater beneath the site has been reported at depths of approximately 16 to 26 feet bgs.

As noted above, REC No. 3, REC No. 4, and REC No. 5 were initially discovered prior to the 2001 FS, while the impacted soil associated with REC No. 6 was discovered during the 2016 Phase II investigation by Ramboll/Environ. Based on this information and the agreement noted above, impacted soil associated with REC Nos. 3 through 5 would be the responsibility of BP.

4. OBJECTIVES

The objectives of the investigations presented herein were to:

- Assess whether vapor intrusion mitigation measures are needed in existing commercial buildings at the site; and
- Assess the vertical and/or lateral extent of VOCs in soil in the areas of REC Nos. 3, 4, 5, and 6.

5. SUBSURFACE INVESTIGATION

The subsurface investigation was completed on August 2 and 3, 2021 and included the advancement of 15 soil borings, designated AB1 through AB15, to depths of between approximately 5 to 20 feet bgs with a direct-push drill rig. Selected soil samples were collected

during this investigation and evaluated in the field for stains, odors, and elevated photoionization detector (PID) readings. No stained or odorous soil, or indications of elevated PID readings exceeding 2.6 parts per million (ppm) were noted. Documentation of soil lithology and PID readings are presented on the boring logs in Appendix A. Laboratory reports are provided in Appendix B and analytical results of soil samples collected are summarized on Table 1.

5.1. REC No. 3: Area 6 – Former Acetone UST

As noted above, this area was initially discovered during completion of the 2001 FS and determined, at that time, to not threaten groundwater based on the results of soil and soil gas sampling (Ardent, 2021). The 2001 FS recommended no further work in this area, and the LARWQCB agreed.

In 2016, Ramboll/Environ collected soil gas samples from boring B08 drilled in the location of Area 6; no soil samples were collected (Figure 3). Laboratory results of soil gas samples indicated elevated concentrations of PCE (up to 45.5 micrograms per liter [ug/l]) and TCE (up to 94.6 ug/l) at 5 feet bgs, exceeding the DTSC-SLi of 40 ug/l for PCE and the EPA-RSLi of 60 ug/l for TCE indicating a possible vapor intrusion issue for existing and future buildings (Ardent, 2021). This information has been provided to the LARWQCB by others. Since off-site HHRA's have indicated that no human health risk is present due to possible vapor intrusion, the LARWQCB has not recommended additional investigations or remedial efforts in this area. These results are similar to those followed by the LARWQCB during redevelopment of the HITCO I property. For additional precautionary measures, OMP will be constructing the new commercial building with a vapor barrier system. Based on this information, the elevated concentrations of PCE and TCE in soil gas would not be considered a concern to the site. However, since no discrete soil samples had been collected from this area, Ardent recommended soil sampling to determine whether residual contaminants remain which could migrate to groundwater or be considered a possible human health risk to workers during construction.

Boring AB1 was drilled immediately adjacent to previous boring B08, and borings AB2 through AB5 were drilled in step-out locations for use to determine the lateral extent of impacted soils, if needed (Figure 3). Laboratory results indicated no detectable to low concentrations of VOCs, namely PCE (up to 0.027 milligrams per kilogram [mg/kg]) and TCE (up to 0.06 mg/kg), in soil samples collected at depths of 5, 10, and 15 feet bgs in the

five borings, well below the SFRWQCB-ESLs for the protection of groundwater (0.08 mg/kg for PCE and 0.085 mg/kg for TCE), and the DTSC-SLi for PCE of 2.7 mg/kg and the EPA-RSLi for TCE of 6 mg/kg for the protection of human health (Figure 3; Table 1).

Based on these data, the residual concentrations of VOCs, namely PCE and TCE, in soil and soil gas would not pose a threat to future workers or occupants of the site and would not threaten groundwater. Therefore, this area would no longer be considered an REC and no further work is necessary.

5.2. REC No. 4: Area 14b - Adjacent East of "Not HITCO Property"

This area was initially discovered during completion of the 2001 FS and determined, at that time, to be a possible threat to groundwater. Therefore, the LARWQCB required soil remediation which was completed using in-situ SVE until meeting the regulatory requirements.

In 2016, Ramboll/Environ drilled soil boring B22 in this area which indicated elevated concentrations of PCE at 5 feet (0.081 mg/kg) and 10 feet (0.11 mg/kg) bgs. Although these concentrations do not exceed the protection of human health criteria, the chemicals exceed the SFRWQCB-ESLs for the protection of groundwater (i.e., 0.08 mg/kg; Table 1). Based on this information, the shallow soils that will be reworked for geotechnical purposes during redevelopment activities will need to be remediated, possibly by excavation and off-site disposal, prior to grading.

To further assess the vertical extent, Ardent advanced boring AB7 immediately adjacent to B22 (Figure 4). Laboratory results of soil samples collected from this boring at depths of approximately 15 feet indicated elevated concentrations of PCE (at 0.093 mg/kg), slightly exceeding the SFRWQCB-ESLs, and low concentrations of PCE at 20 feet bgs (at 0.015 mg/kg).

Borings AB6, AB8 and AB9 were drilled as step-out borings to further assess the lateral extent of PCE impacted soil. With the exception of soil samples collected from boring AB9 located north of boring B22, laboratory results indicated elevated concentrations of PCE in borings AB6 and AB8 drilled east and south of boring B22 to depths of up to 20 feet bgs (Table 1).

Based on the results of investigation, the vertical and lateral extent of impacted soil has not been fully defined in the area of REC No. 4 and may encroach onto the adjacent property to the west (Figure 4). Further investigations and remediation may be needed. Figure 7 presents the location and estimated extent of impacted soils associated with REC No. 4 with respect to the proposed redevelopment plans. Since this release was first identified during the 2001 FS, the remediation of these soils would be the responsibility of BP.

5.3. REC No. 5: Area 14c – Adjacent East of "Not HITCO Property"

This area was initially discovered during completion of the 2001 FS and determined, at that time, to be a possible threat to groundwater. Therefore, the LARWQCB required soil remediation which was completed using in-situ SVE until meeting the regulatory requirements.

In 2016, Ramboll/Environ drilled soil boring B27 which indicated elevated concentrations of PCE in a soil sample collected at approximately 5 feet bgs (0.2 mg/kg) and no detectable concentrations of PCE in the 10-foot sample (Figure 5). Although this concentration does not exceed the protection of human health criteria, the chemical exceeds the SFRWQCB-ESLs for the protection of groundwater (i.e., 0.08 mg/kg; Table 1). Based on this information, the shallow impacted soils will need to be remediated, possibly by excavation and off-site disposal, prior to grading.

Borings AB10 through AB12 were advanced as step-out borings at distances away from boring B27 (Figure 5). Laboratory results of soil samples collected at 5 feet in AB11 and AB12, located east and south of boring B27, respectively, indicated no detectable to low concentrations of PCE (0.072 mg/kg), well below the SFRWQCB-ESLs. Laboratory results of soil samples collected at 5 feet bgs in boring AB10, located north of boring B27, indicated elevated concentrations of PCE (0.2 mg/kg), exceeding the SFRWQCB-ESL.

Based on the results of this investigation, the depth of PCE-impacted soil is limited to less than 10 feet bgs. During Ardent's investigation, the assessment of the lateral extent of impacted soils was limited due to site access constraints (e.g., fenced areas, outbuilding, concrete cut representing possible utilities, and a warehouse building; Figure 5). Based on the data obtained, the lateral extent of impacted soil is anticipated to be approximately 28 feet wide by 42 feet long (Figure 5). The total volume of bank (i.e., in-place) impacted soils that will need to be remediated prior to redevelopment is estimated at approximately 436

cubic yards. Figure 7 presents the location and estimated extent of impacted soils associated with REC No. 5 with respect to the proposed redevelopment plans. Since this release was first identified during the 2001 FS, the remediation of these soils would be the responsibility of BP.

5.4. REC No. 6: Boring B16

This area was initially discovered during Ramboll/Environ's 2016 Phase II Investigation. The reason for drilling boring B16 was not provided by Ramboll/Environ in its report. Elevated concentrations of PCE (0.145 mg/kg) in the 5-foot soil sample collected from boring B16 exceeded the regulatory guidelines set forth in the SFRWQCB-ESLs for the protection of groundwater (0.08 mg/kg), but not the DTSC-SLi value (2.7 mg/kg) for the protection of human health. Laboratory results of soil samples collected at 10 feet indicated low concentrations (0.008 mg/kg). TCE was not detected in either the 5- or 10-foot samples. Based on the concentrations of PCE, the impacted soils will need to be remediated, possibly by excavation and off-site disposal, prior to grading.

Borings AB13, AB14, and AB15 were drilled as step-out borings located north, east, and south, respectively, from boring B16 (Figure 6). Laboratory results of a soil sample collected at 5 feet bgs in boring AB15 indicated low concentrations of PCE (0.077 mg/kg), although elevated concentrations of TCE (0.202 mg/kg) exceeding the SFRWQCB-ESL value (0.085 mg/kg), but not the human health criteria of 6 mg/kg. No detectable to low concentrations of PCE and TCE were noted in the soil samples collected at 5 and 3 feet bgs in borings AB13 and AB14, respectively. It should be noted that drilling refusal (i.e., concrete) was encountered in boring AB14 at approximately 3 feet bgs.

Based on the results of this investigation, the depth of PCE/TCE-impacted soil is limited to less than 10 feet bgs. During Ardent's investigation, the assessment of the lateral extent of impacted soils to the west of boring B16 was limited due to the close proximity of the existing warehouse building (Figure 6). Based on the data obtained, the lateral extent of impacted soil is anticipated to be approximately 47 feet wide by 63 feet long (Figure 5). The total volume of bank (i.e., in-place) impacted soils that will need to be remediated prior to redevelopment is estimated at approximately 1,097 cubic yards. Figure 7 presents the location and estimated extent of impacted soils associated with REC No. 6 with respect to the proposed redevelopment plans.

6. HUMAN HEALTH RISK ASSESSMENT

As previously discussed, due to the elevated VOCs detected in soil gas, the new commercial warehouse building in the northern portion of the site will be constructed with a vapor intrusion mitigation system (VIMS). In the southern portion of the site, existing Building 25 will remain for continued industrial/commercial use. Since Building 25 does not have a VIMS, Ardent evaluated whether a possible vapor intrusion issue may be present based on historical soil gas data collected by Parsons in 2010. In 2010, Parsons collected 5-foot soil gas samples from soil gas points N11-SG1-5 and N12-SG1-5 located within approximately 20 feet of Building 25 (Figure 7). A duplicate sample was also collected form N11-SG1-5.

The HHRA is based on a conservative exposure period to a theoretical occupational worker of 8 hours per day, 250 days per year, for 25 years. The results of the HHRA are expressed as an incremental lifetime cancer risk (ILCR) and non-cancer hazard index (HI). The ILCR is the incremental increase in the probability of developing cancer during an occupant's lifetime as a result of exposure to chemicals entering a building through vapor intrusion. The HI is the measure of the potential for the exposures to result in adverse non-carcinogenic health effects. The HI is expressed as a ratio of the estimated dose to a dose that has been established to produce no adverse non-carcinogenic health effects. Regulatory agencies in Southern California typically considers an ILCR of 10^{-5} (1 in 100,000) or lower as acceptable for industrial/commercial properties. A HI of less than 1 indicates that the predicted exposures would not be expected to cause adverse non-carcinogenic health effects in exposed receptors. Based on this information the calculated risk values were compared to an ILCR of 10^{-5} and HI of 1.

The ILCR and HI were calculated using the soil gas analytical data and the basic screening risk approach outlined in the DTSC's Preliminary Endangerment Assessment Guidance Manual (DTSC, 2015). As a conservative measure, the VOCs that were detected in N11-SG1-5 and N12-SG1-5 were considered chemicals of concern; even VOCs that were detected below the EPA-RSLi or DTSC-SLi. In samples where a specific chemical of concern was not detected, the laboratory detection limit was considered the worst-case concentration and evaluated in the HHRA.

A 2018 study indicated that the default EPA attenuation factor of 0.03 is not appropriate for properties in California and significantly overestimates the potential for vapor intrusion exposure

by an order of magnitude or more (Ettinger, R. et al, 2018). Based on this information, the EPA-RSLi or DTSC-SLi, whichever is lower, modified for soil gas using the DTSC-provided attenuation factor of 0.001 for an existing commercial building, was used as part of the HHRA (DTSC, 2011). As a conservative measure, the maximum concentration of each VOC detected in samples N11-SG1-5, N11-SG1-5 (DUP), and N12-SG1-5 was evaluated in the HHRA (Table 2).

As shown in Table 2, the calculated ILCR and HI for Building 25 were 1.9 x 10^{-5} and 5.7, exceeding the target risk values of 10^{-5} and 1, respectively. The exceedances are the result of TCE in soil gas. Based on these results, the reported soil gas concentrations would be considered potential human health risk to occupants of Building 25 through vapor intrusion.

7. CONCLUSIONS

Previous investigations at the site have included a 2001 FS which identified a number of areas requirement remediation due to releases that had affected groundwater with VOCs, namely PCE and TCE; the successful remediation of these areas under the direction and oversight of the LARWQCB; and a 2016 subsurface investigation further evaluating areas of possible shallow impacted soils that might require remediation prior to redevelopment. Areas of impacted soils discovered prior to 2002 are the responsibility of BP.

Based on a 2021 Phase I ESA and a review of these previous investigations, Ardent identified four areas needing further evaluation to determine if soil remediation was needed (REC No. 3) and to further assess the extent of impacted soils (REC Nos. 4, 5, and 6).

REC No. 3: Area 6 – Former Acetone UST - Based on the data collected in the vicinity of REC No. 3, the residual concentrations of VOCs, namely PCE and TCE, in soil and soil gas would not pose a threat to future workers or occupants of the site and would not threaten groundwater. Therefore, this area would no longer be considered an REC and no further work is necessary.

REC No. 4: Area 14b – Adjacent East of "Not HITCO Property" - Based on the data collected in the vicinity of REC No. 4, the vertical and lateral extent of PCE impacted soil has not been fully defined and may encroach onto the adjacent property to the west. Further investigations and remediation are needed. Since this release was first identified during the 2001 FS, the remediation of these soils would be the responsibility of BP.

REC No. 5: Area 14c – Adjacent East of "Not HITCO Property" - Based on the data obtained in the vicinity of REC No. 5, the depth of PCE-impacted soil exceeding the regulatory screening levels for the protection of groundwater is limited to less than 10 feet bgs. During Ardent's investigation, the assessment of the lateral extent of impacted soils

was limited due to site access constraints (e.g., fenced areas, outbuilding, concrete cut representing possible utilities, and a warehouse building). Based on the data obtained, the lateral extent of impacted soil is anticipated to be approximately 28 feet wide by 42 feet long. The total volume of bank (i.e., in-place) impacted soils that will need to be remediated prior to redevelopment is estimated at approximately 436 cubic yards. Since this release was first identified during the 2001 FS, the remediation of these soils would be the responsibility of BP.

REC No. 6: Boring 16 - Based on the data collected during this investigation, the depth of PCE/TCE-impacted soil exceeding the regulatory screening levels for the protection of groundwater is limited to less than 10 feet bgs in the vicinity of REC No. 6. During Ardent's investigation, the assessment of the lateral extent of impacted soils to the west of boring B16 was limited due to the close proximity of the existing warehouse building. Based on the data obtained, the lateral extent of impacted soil is anticipated to be approximately 47 feet wide by 63 feet long. The total volume of bank (i.e., in-place) impacted soils that will need to be remediated prior to redevelopment is estimated at approximately 1,097 cubic yards.

To further evaluate whether a possible vapor intrusion issue was present in the southern portion of the site associated with Building 25 which is planned to continue to be used for commercial purposes, Ardent completed an HHRA using previous soil gas data. Based on the results of this site specific HHRA, which was completed in accordance with current regulatory guidelines, it was determined that a possible vapor intrusion issue was present.

8. RECOMMENDATIONS

Based on the results of this investigation, Ardent provides the following recommendations:

- **REC No. 4** – Further investigations should be completed on- and off-site to determine the vertical and lateral extent of impacted soils that will need to be remediated for the protection of groundwater. Shallow soils that will be encountered during site redevelopment should be excavated and removed to the depth of the proposed geotechnical requirements. Any deep impacted soils could be further remediated by in-situ SVE following redevelopment.
- **REC No. 5 and REC No. 6** – Shallow VOC-impacted soils should be remediated to concentrations below the SFRWQCB-ESL guidelines for the protection of groundwater by excavation and off-site disposal prior to redevelopment activities.
- Indoor air samples should be collected in Building 25 to assess whether a vapor intrusion issue is present and whether soil vapor mitigation measures are needed to protect future occupants of this building.
- All work should be completed under the direction and approval of the LARWQCB.

9. REFERENCES

Ardent Environmental Group, Inc. (Ardent), 2021, Draft Phase I Environmental Site Assessment and Document Review, Former HITCO Carbon Composites Property, 1600 and 1606 West 135th Street, Gardena, California: Report prepared for Overton Moore Properties, Torrance, California, dated July 20.

Department of Toxic Substances Control (DTSC), 2011, Final Guidance for the Evaluation and Mitigation of Subsurface Vapor Intrusion to Indoor Air, dated October.

_____, 2015, Preliminary Endangerment Assessment Guidance Manual, dated January 1994, revised October.

_____, Human and Ecological Risk Office (HERO), 2020, Human Health Risk Assessment (HHRA) Note Number 3, DTSC Screening Levels (DTSC-SL), dated June.

California Regional Water Quality Control Board, San Francisco Bay Region (SFRWQCB), 2019, Summary of Soil Environmental Screening Levels (ESLs), dated January.

Environmental Protection Agency (EPA) Region 9, 2021, Regional Screening Levels (EPA-RSLs), Summary Table, dated May.

Ettinger, R. A., Luis, S., Weinberg, N., McAlary, T., Plantz, G., Dawson, H. E., , Sickenger, J., , ERM, Boston, MA, Geosyntec Consultants, Santa Barbara, California, Ontario, ON, and Washington, DC, Haley & Aldrich, Oakland, California, KP Public Affairs, Sacramento, California, and Ramboll, Irvine, California (Ettinger et al.), 2018, Empirical Analysis of Vapor Intrusion Attenuation Factors for Sub-Slab and Soil Vapor – An Updated Assessment for California Sites: Unpublished document presented at the Vapor Intrusion, Remediation, and Site Closure Conference, dated December 5 and 6.

TABLE 1 - LABORATORY RESULTS OF SOIL SAMPLES

REC No.	Boring No.	Rationale	Date	Depth (feet bgs)	VOCs (mg/kg)				
					cis-1,2-DCE	trans-1,2-DCE	PCE	TCE	Other VOCs
REC No. 3: Area 6 - Former Acetone UST	AB1	Drilled adjacent to former soil gas point B08, where elevated concentrations of PCE had been detected in soil gas	8/3/2021	5	ND<0.005	ND<0.005	**0.012**	**0.019**	ND<0.005-0.020
				10	ND<0.005	ND<0.005	**0.014**	**0.039**	ND<0.005-0.020
				15	ND<0.005	ND<0.005	**0.009**	**0.029**	ND<0.005-0.020
	AB2	Step-out boring to determine lateral extent of impacted soil, if needed	8/3/2021	5	ND<0.005	ND<0.005	**0.010**	ND<0.005	ND<0.005-0.020
				10	ND<0.005	ND<0.005	ND<0.005	ND<0.005	ND<0.005-0.020
				15	ND<0.005	ND<0.005	**0.007**	**0.016**	ND<0.005-0.020
	AB3	Step-out boring to determine lateral extent of impacted soil, if needed	8/3/2021	5	ND<0.005	ND<0.005	**0.009**	**0.025**	ND<0.005-0.020
				10	ND<0.005	ND<0.005	**0.010**	**0.037**	ND<0.005-0.020
				15	ND<0.005	ND<0.005	**0.012**	**0.058**	ND<0.005-0.020
	AB4	Step-out boring to determine lateral extent of impacted soil, if needed	8/3/2021	5	ND<0.005	ND<0.005	**0.018**	ND<0.005	ND<0.005-0.020
				10	ND<0.005	ND<0.005	**0.015**	**0.019**	ND<0.005-0.020
				15	ND<0.005	ND<0.005	**0.008**	**0.018**	ND<0.005-0.020
	AB5	Step-out boring to determine lateral extent of impacted soil, if needed	8/3/2021	5	ND<0.005	ND<0.005	**0.027**	**0.012**	ND<0.005-0.020
				10	ND<0.005	ND<0.005	**0.021**	**0.047**	ND<0.005-0.020
				15	ND<0.005	ND<0.005	**0.014**	**0.060**	ND<0.005-0.020
REC No. 4: Area 14b - Adjacent East of "Not HITCO Property"	B22	Boring advanced during 2016 Subsurface Investigation by Ramboll/Environ indicating elevated concentrations of PCE in soil; vertical and lateral extent not defined	5/3/2016	5	ND<0.004	ND<0.004	**0.081**	ND<0.004	ND<0.004-0.080
				10	ND<0.004	ND<0.004	**0.110**	ND<0.004	ND<0.004-0.080
	AB6	Step-out boring to determine lateral extent of impacted soil	8/4/2021	5	ND<0.005	ND<0.005	**0.038**	**0.010**	ND<0.005-0.020
				10	ND<0.005	ND<0.005	**0.101**	ND<0.005	ND<0.005-0.020
				15	ND<0.005	ND<0.005	**0.089**	ND<0.005	ND<0.005-0.020
	AB7	Drilled adjacent to boring B22 to further assess the vertical extent of PCE Impacted soil	8/4/2021	15	ND<0.005	ND<0.005	**0.093**	ND<0.005	ND<0.005-0.020
				20	ND<0.005	ND<0.005	**0.015**	ND<0.005	ND<0.005-0.020
	AB8	Step-out boring to determine lateral extent of impacted soil	8/4/2021	5	ND<0.005	ND<0.005	**0.113**	ND<0.005	ND<0.005-0.020
				10	ND<0.005	ND<0.005	**0.108**	ND<0.005	ND<0.005-0.020
				15	ND<0.005	ND<0.005	**0.127**	ND<0.005	ND<0.005-0.020
				20	ND<0.005	ND<0.005	**0.183**	ND<0.005	ND<0.005-0.020
	AB9	Step-out boring to determine lateral extent of impacted soil	8/4/2021	5	ND<0.005	ND<0.005	**0.015**	ND<0.005	ND<0.005-0.020
				10	ND<0.005	ND<0.005	**0.057**	ND<0.005	ND<0.005-0.020
				15	ND<0.005	ND<0.005	**0.046**	ND<0.005	ND<0.005-0.020
				20	ND<0.005	ND<0.005	**0.056**	ND<0.005	ND<0.005-0.020
REC No. 5: Area 14c - Adjacent East of "Not HITCO Property"	B27	Boring advanced during 2016 Subsurface Investigation by Ramboll/Environ indicating elevated concentrations of PCE in soil; vertical extent had been defined, but the lateral extent had not been determined	5/5/2016	5	ND<0.004	ND<0.004	**0.200**	ND<0.004	ND<0.004-0.080
				10	ND<0.004	ND<0.004	ND<0.004	ND<0.004	ND<0.004-0.080
	AB10	Step-out boring to determine lateral extent of impacted soil	8/3/2021	5	ND<0.005	ND<0.005	**0.200**	ND<0.005	ND<0.005-0.020
	AB11	Step-out boring to determine lateral extent of impacted soil	8/3/2021	5	ND<0.005	ND<0.005	**0.072**	**0.017**	ND<0.005-0.020
	AB12	Step-out boring to determine lateral extent of impacted soil	8/3/2021	5	**0.011**	ND<0.005	ND<0.005	**0.014**	ND<0.005-0.020
REC No. 6: Boring B16	B16	Boring advanced during 2016 Subsurface Investigation by Ramboll/Environ indicating elevated concentrations of PCE in soil; vertical extent had been defined, but the lateral extent had not been determined	5/3/2016	5	ND<0.004	ND<0.004	**0.145**	**0.054J**	ND<0.004-0.080
				10	ND<0.004	ND<0.004	**0.008**	ND<0.004	ND<0.004-0.080
	AB13	Step-out boring to determine lateral extent of impacted soil	8/3/2021	5	ND<0.005	ND<0.005	**0.075**	**0.017**	ND<0.005-0.020
	AB14	Step-out boring to determine lateral extent of impacted soil	8/3/2021	3	**0.006**	ND<0.005	**0.012**	**0.015**	ND<0.005-0.020
	AB15	Step-out boring to determine lateral extent of impacted soil	8/3/2021	5	**0.010**	**0.012**	**0.077**	**0.202**	ND<0.005-0.020
Regulatory Screening Levels									
DTSC-SLi					84	600	2.7	NA	Various
EPA-RSLi					2,300	300	100	6.0	Various
SFRWQCB-ESL					1.6	0.65	0.080	0.085	Various

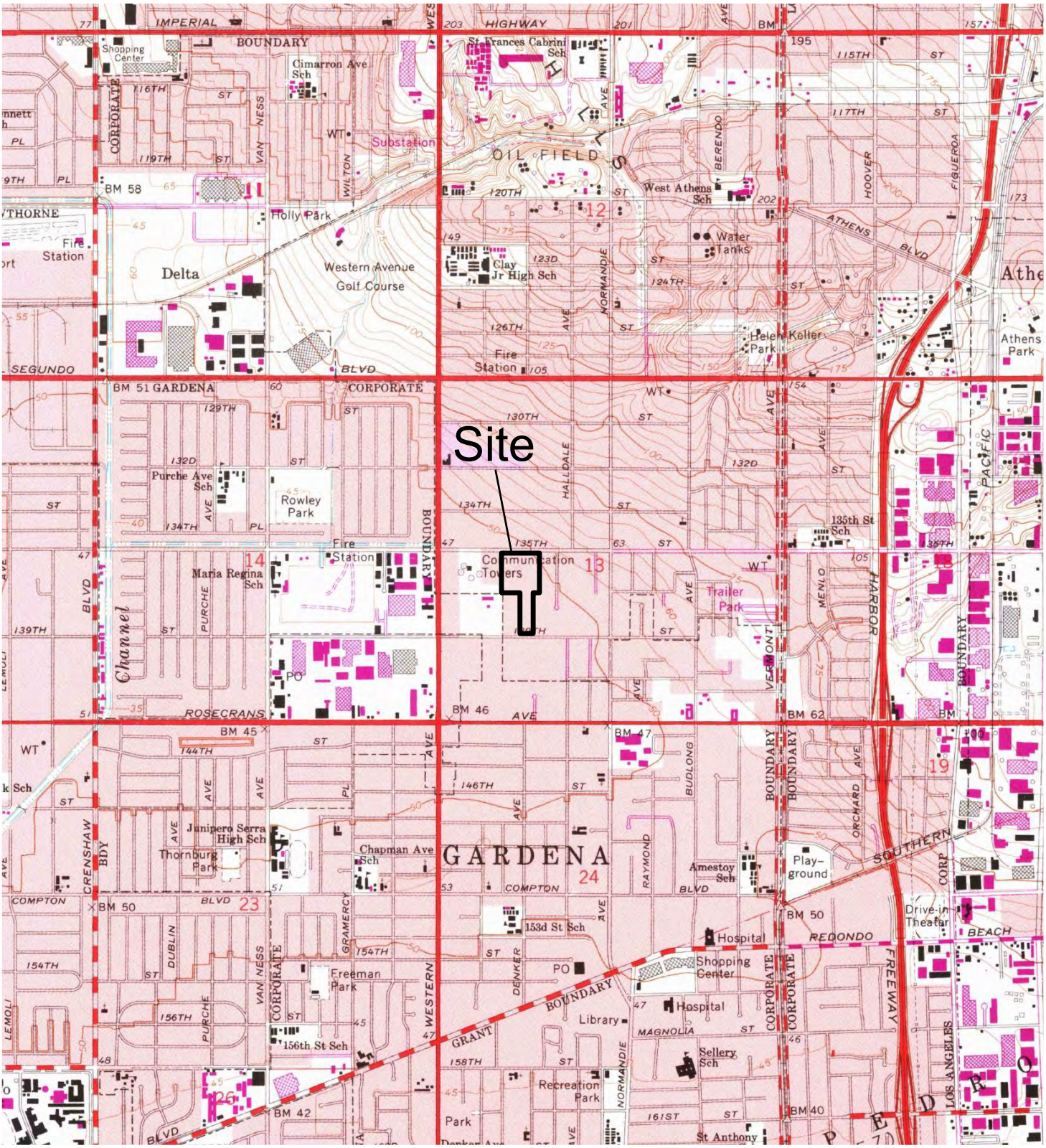
Notes:

REC No. - Recognized Environmental Condition number
Boring No. - soil boring number
feet bgs - feet below the ground surface
VOCs - volatile organic compounds analyzed in general accordance with EPA Method No. 8260B
mg/kg - milligrams per kilogram
cis-1,2-DCE - cis-1,2-dichloroethene
trans-1,2-DCE - trans-1,2-dichloroethene
PCE - tetrachloroethylene
TCE - trichloroethene
J - results between the laboratory detection limit and the laboratory reporting limit resulting in an estimated value
DTSC-SLi - California Department of Toxic Substances Control, Human and Ecological Risk Office (HHRA), Note 3, soil screening levels for industrial/commercial properties, dated June 2020
EPA-RSLi - Environmental Protection Agency, Region 9, Regional Screening Levels for soil at industrial/commercial properties dated, May 2021
SFRWQCB-ESL - San Francisco Bay Regional Water Quality Control Board, Environmental Screening Levels, for leachability to drinking water, dated January 2019
Highlighted cell indicates a concentration that exceeds a regulatory screening level
ND - no detectable concentrations above the laboratory reporting limit
NA - not applicable/not available

TABLE 2 - HUMAN HEALTH RISK ASSESSMENT, EXISTING BUILDING 25

Detected VOC in Soil Gas	Maximum Concentration (ug/l)	Incremental Lifetime Cancer Risk (ILCR)	Hazard Index (HI)
Carbon Disulfide	0.086	NA	2.8E-05
Chloroform	0.019	3.6E-08	4.4E-05
1,1-DCA	0.220	NA	6.3E-05
1,1-DCE	0.220	NA	7.1E-04
cis-1,2-DCE	4.00	NA	1.1E-01
trans-1,2-DCE	1.30	NA	7.2E-03
PCE	5.60	2.8E-06	3.1E-02
Toluene	0.021	NA	1.6E-05
TCE	49.0	1.6E-05	5.6E+00
Cumuative Risk Values		**1.9E-05**	**5.7E+00**
Target Risk Value		**1.0E-05**	**1.0E+00**
Pass / Exceeds Target Risk Value		**Exceeds**	**Exceeds**

Notes:
VOC - volatile organic compound
Maximum Concentration - maximum VOC concentration detected in soil gas samples collected in the vicinity of Existing Building 2, as provided in Soil Gas Investigation Report, prepared by Parsons, dated July 16, 2010, revised, October 5, 2010
ug/l - micrograms per liter
1,1-DCA - 1,1-dichloroethane
1,1-DCE - 1,1-dichloroethene
cis-1,2-DCE - cis-1,2-dichloroethene
trans-1,2-DCE - trans-1,2-dichloroethene
PCE - tetrachloroethylene
TCE - trichloroethene
ILCR and HI calculated using the basic screening equations as provided in DTSC's Preliminary Endangerment Assessment Guidance Manual, 2015
NA - not applicable
Yellow-highlighted cell indicates a risk value that exceed the target risk values: ILCR greater than 10^{-5} or HI greater than 1



Source: United States Geological Survey (USGS) 7.5 minute series, Gardena, California, Topographic Quadrangle Map dated 1981

N

0 Miles 0.25 0.5 1 1.5

ARDENT ENVIRONMENTAL GROUP, INC.	PROJECT NO. 101251003	SITE LOCATION MAP	FIGURE 1
	DATE 08/21	1600 AND 1606 WEST 135TH STREET GARDENA, CALIFORNIA	

W 135th Street

REC No. 4
(See Figure 4)

B22 (Soil)		
5/3/2016		
Depth	5 Feet	10 Feet
PCE	**0.0814**	**0.11**

14b

REC No. 3
(See Figure 3)

6

B08 (Soil Gas)	
5/9/2016	
Depth	5 Feet
PCE	**45.5**
TCE	**94.6**

REC No. 5
(See Figure 5)

B27 (Soil)		
5/5/2016		
Depth	5 Feet	10 Feet
PCE	**0.2**	ND<0.004

14c

REC No. 6
(See Figure 6)

B16 (Soil)		
5/3/2016		
Depth	5 Feet	10 Feet
PCE	**0.145**	**0.00839**

LEGEND:

REC	Recognized Environmental Condition
	Larger Property
	HITCO II Property (Site)
Feet	Feet below the ground surface
PCE	Tetrachloroethene
TCE	Trichloroethene
ND	No detectable concentration above the laboratory reporting limit
0.656	Concentration in soil gas in micrograms per liter (ug/l)
0.145	Concentration in soil in milligrams per kilogram (mg/kg)
△	Concentration exceeds regulatory screening level in soil gas
○	Concentration exceeds regulatory screening level in soil

Yellow highlighted cell indicates concentration which exceeds a regulatory screening level

W 139th Street

N

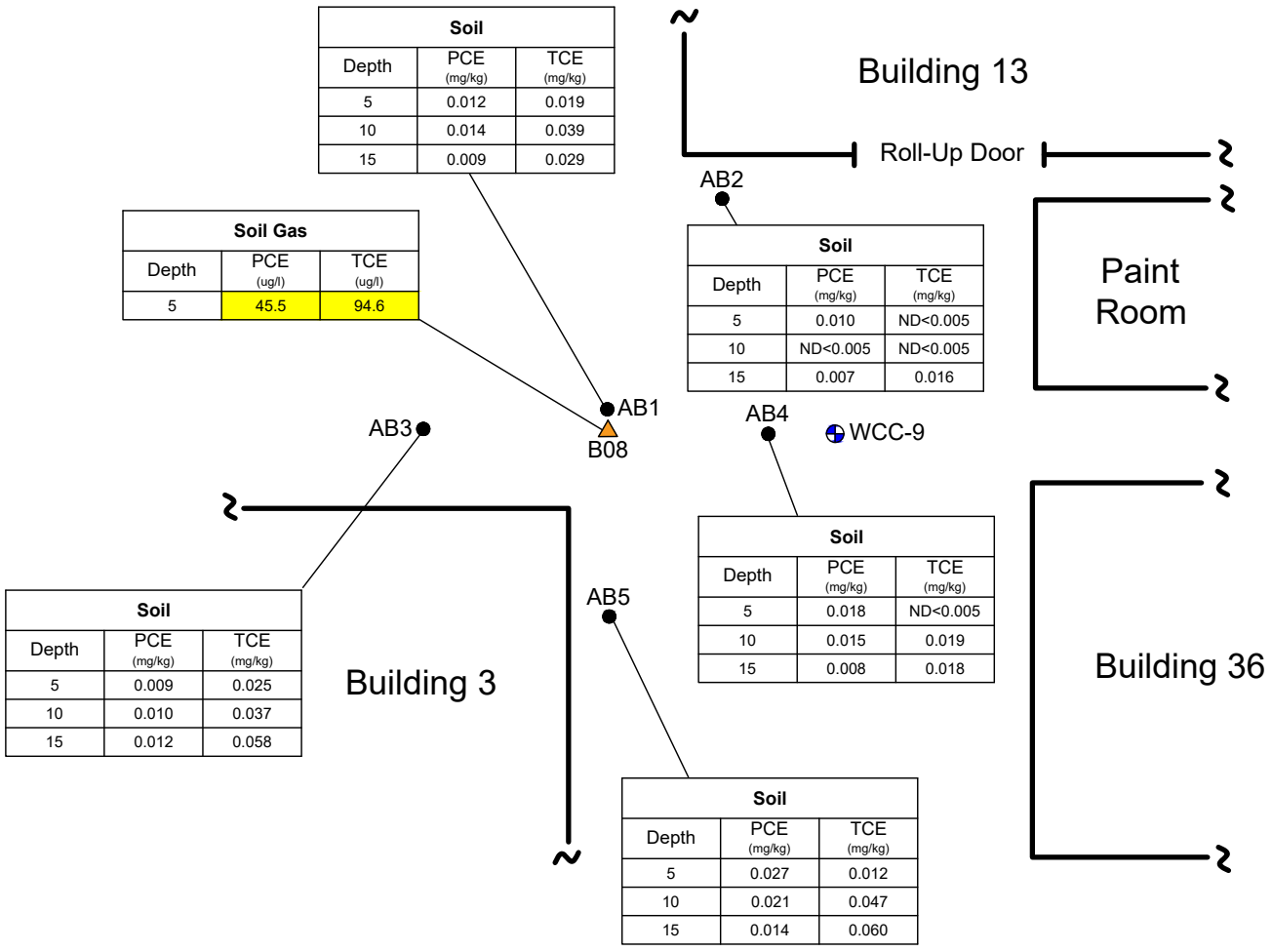
Approximate Scale, Feet

0 50 100 200

Dimensions, Directions, and Locations are Approximate

ARDENT ENVIRONMENTAL GROUP, INC.

PROJECT NO.	RECOGNIZED ENVIRONMENTAL CONDITION	FIGURE
101251003		2
DATE **08/21**	1600 AND 1606 WEST 135TH STREET GARDENA, CALIFORNIA	



Soil		
Depth	PCE (mg/kg)	TCE (mg/kg)
5	0.012	0.019
10	0.014	0.039
15	0.009	0.029

Soil Gas		
Depth	PCE (ug/l)	TCE (ug/l)
5	45.5	94.6

Soil		
Depth	PCE (mg/kg)	TCE (mg/kg)
5	0.010	ND<0.005
10	ND<0.005	ND<0.005
15	0.007	0.016

Soil		
Depth	PCE (mg/kg)	TCE (mg/kg)
5	0.018	ND<0.005
10	0.015	0.019
15	0.008	0.018

Soil		
Depth	PCE (mg/kg)	TCE (mg/kg)
5	0.009	0.025
10	0.010	0.037
15	0.012	0.058

Soil		
Depth	PCE (mg/kg)	TCE (mg/kg)
5	0.027	0.012
10	0.021	0.047
15	0.014	0.060

LEGEND

B08	Previous soil gas location and designation
WCC-9	Groundwater monitoring well location and designation
AB2	Soil boring by Ardent Environmental Group, Inc. location and designation
PCE	Tetrachloroethene
TCE	Trichloroethene
Depth	Depth in feet below ground surface
45.5	Concentration in soil gas in micrograms per liter (ug/l)
0.009	Concentration in soil in milligrams per kilogram (mg/kg)
ND<0.005	No detectable concentration above the laboratory reporting limit

Yellow highlighted cell indicates concentration which exceeds a regulatory screening level

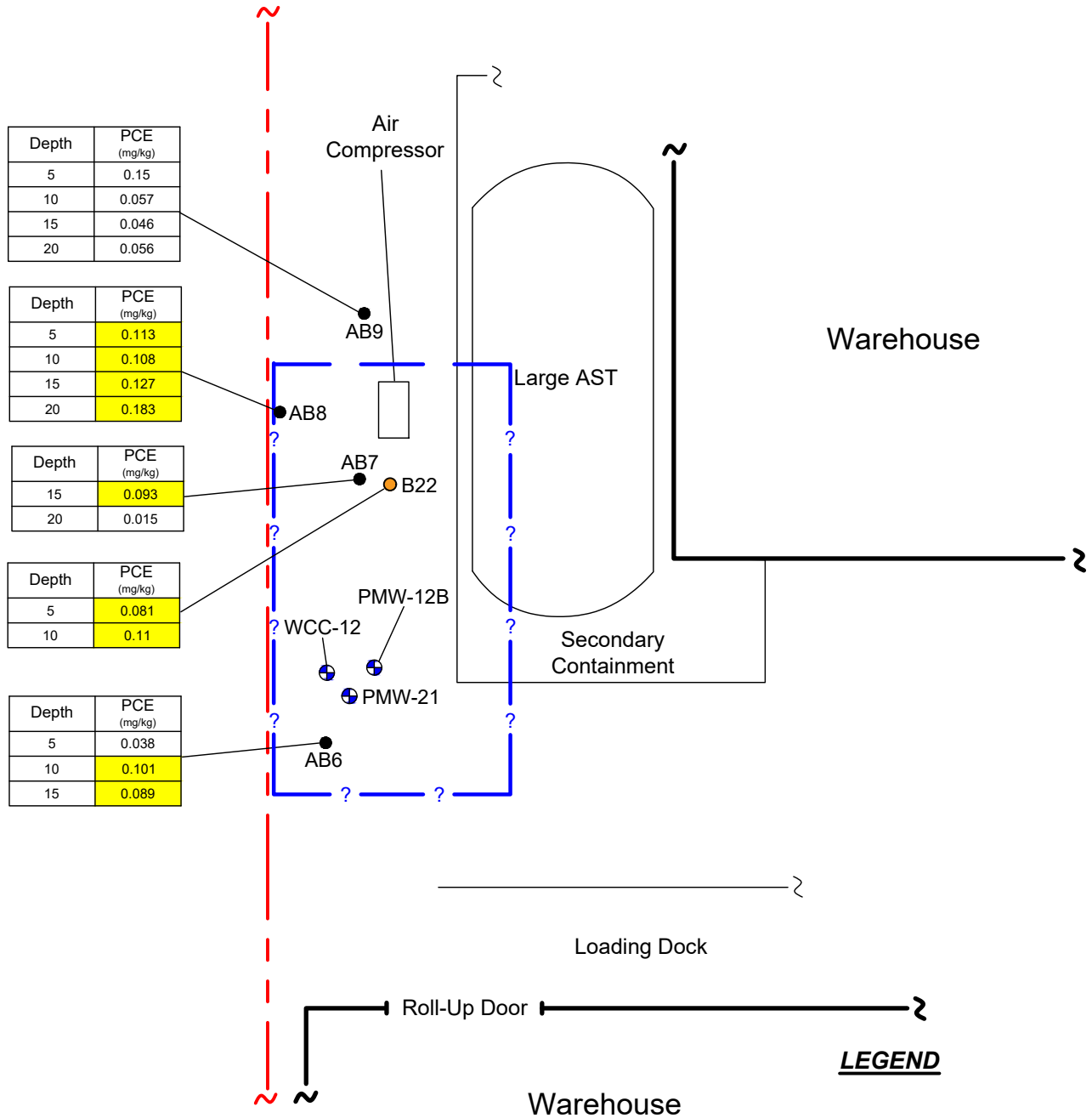
N

APPROXIMATE SCALE, FEET

0 20 40

NOTE: DIMENSIONS, DIRECTIONS AND LOCATIONS ARE APPROXIMATE.

ARDENT ENVIRONMENTAL GROUP, INC.	PROJECT NO. 101251003	REC NO. 3: AREA 6 - FORMER ACETONE UNDERGROUND STORAGE TANK	FIGURE 3
	DATE 08/21	1600 AND 1606 WEST 135TH STREET GARDENA, CALIFORNIA	



Depth	PCE (mg/kg)
5	0.15
10	0.057
15	0.046
20	0.056

Depth	PCE (mg/kg)
5	0.113
10	0.108
15	0.127
20	0.183

Depth	PCE (mg/kg)
15	0.093
20	0.015

Depth	PCE (mg/kg)
5	0.081
10	0.11

Depth	PCE (mg/kg)
5	0.038
10	0.101
15	0.089

LEGEND

	Approximate site boundary
B22	Previous soil location and designation
PMW-21	Groundwater monitoring well location and designation
AB6	Soil boring by Ardent Environmental Group, Inc. location and designation
PCE	Tetrachloroethene
Depth	Depth in feet below ground surface
0.15	Concentration in soil in milligrams per kilogram (mg/kg)
AST	Aboveground storage tank
	Approximate extent of impacted soil, - ? - where unknown

Highlighted cell indicates concentration exceeding the California Regional Water Quality Control Board, San Francisco Bay Region, Environmental Screening Levels (SFRWQCB-ESL) for the protection of drinking water

N

APPROXIMATE SCALE, FEET

0 20 40

NOTE: DIMENSIONS, DIRECTIONS AND LOCATIONS ARE APPROXIMATE.

ARDENT ENVIRONMENTAL GROUP, INC.

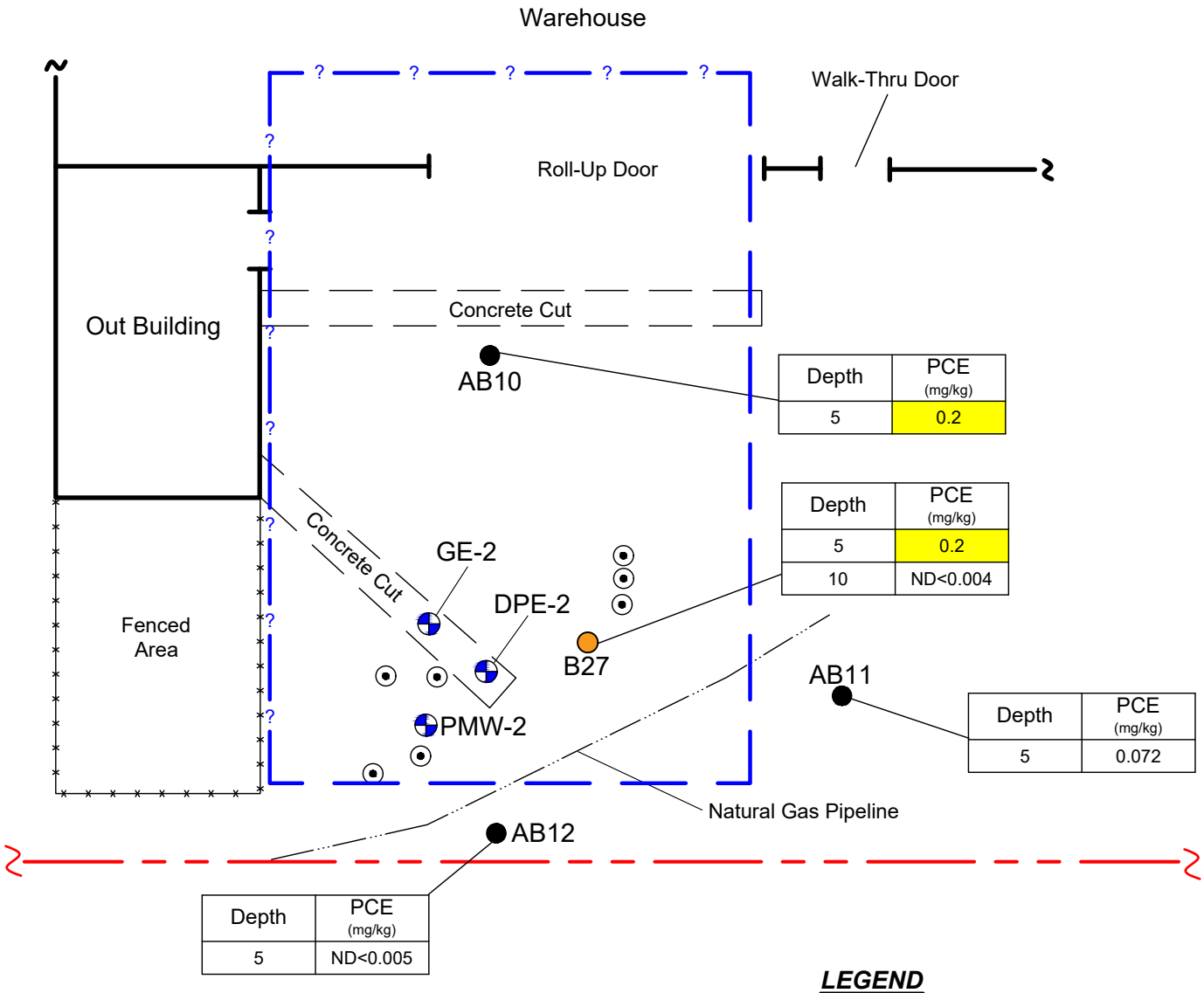
PROJECT NO. 101251003

DATE 08/21

REC NO. 4: AREA 14b - ADJACENT EAST OF "NOT HITCO PROPERTY"

1600 AND 1606 WEST 135TH STREET
GARDENA, CALIFORNIA

FIGURE 4



LEGEND

	Approximate site boundary
B27	Previous soil location and designation
	Unlabeled previous soil boring or soil vapor point location
PMW-2	Groundwater monitoring well location and designation
AB10	Soil boring by Ardent Environmental Group, Inc. location and designation
PCE	Tetrachloroethene
Depth	Depth in feet below ground surface
0.072	Concentration in soil in milligrams per kilogram (mg/kg)
ND<0.004	No detectable concentration above the laboratory reporting limit
	Approximate extent of impacted soil, - ? - where unknown

N

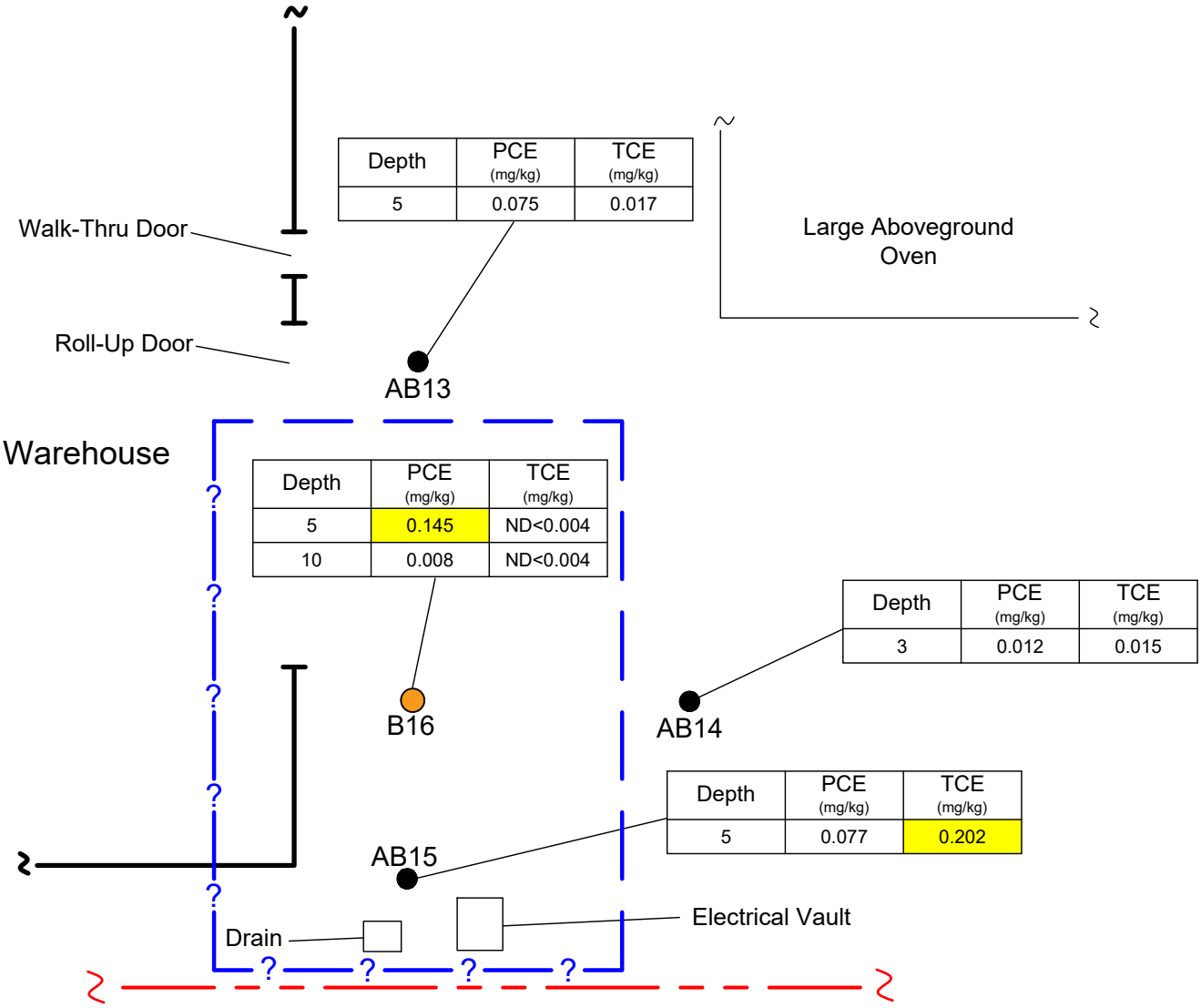
APPROXIMATE SCALE, FEET

0 10 20

NOTE: DIMENSIONS, DIRECTIONS AND LOCATIONS ARE APPROXIMATE.

Highlighted cell indicates concentration exceeding the California Regional Water Quality Control Board, San Francisco Bay Region, Environmental Screening Levels (SFRWQCB-ESL) for the protection of drinking water

ARDENT ENVIRONMENTAL GROUP, INC.	PROJECT NO. 101251003	REC NO. 5: AREA 14c - ADJACENT EAST OF "NOT HITCO PROPERTY"	FIGURE 5
	DATE 08/21	1600 AND 1606 WEST 135TH STREET GARDENA, CALIFORNIA	



LEGEND

	Approximate site boundary
B16	Previous soil location and designation
AB15	Soil boring by Ardent Environmental Group, Inc. location and designation
PCE	Tetrachloroethene
TCE	Trichloroethene
Depth	Depth in feet below ground surface
0.012	Concentration in soil in milligrams per kilogram (mg/kg)
ND<0.004	No detectable concentration above the laboratory reporting limit
	Approximate extent of impacted soil, - ? - where unknown

Highlighted cell indicates concentration exceeding the California Regional Water Quality Control Board, San Francisco Bay Region, Environmental Screening Levels (SFRWQCB-ESL) for the protection of drinking water

N

APPROXIMATE SCALE, FEET

0 20 40

NOTE: DIMENSIONS, DIRECTIONS AND LOCATIONS ARE APPROXIMATE.

ARDENT ENVIRONMENTAL GROUP, INC.	PROJECT NO. 101251003	REC NO.6: BORING B16	FIGURE 6
	DATE 08/21	1600 AND 1606 WEST 135TH STREET GARDENA, CALIFORNIA	

LEGEND

- HITCO II Property (Site)
- Soil Vapor Sample Location, Parsons, 2010
- Estimated Extent of Volatile Organic Compound (VOC) Impacted soil

135TH STREET

30' 10' 74' 30'

60' 60'–5"

30' 30'

PROPOSED BUILDING
191,180 S.F.

25

41' 512' 41'–4"

22 DOCK DOORS

185'–5"

REC No. 4

REC No. 5

NOTE: TRAILER STALLS CAN BE CONVERTED TO AUTO.

REC No. 6

214'–10"

29'–8" 134'

EXISTING
BLDG. 2
42,025.9 S.F.
(BUILDING 25)

286'

N11-SG1-5

N12-SG1-5

130'

26'

139TH STREET

N

Approximate Scale, Feet

0 50 100 200

Dimensions, Directions, and Locations are Approximate

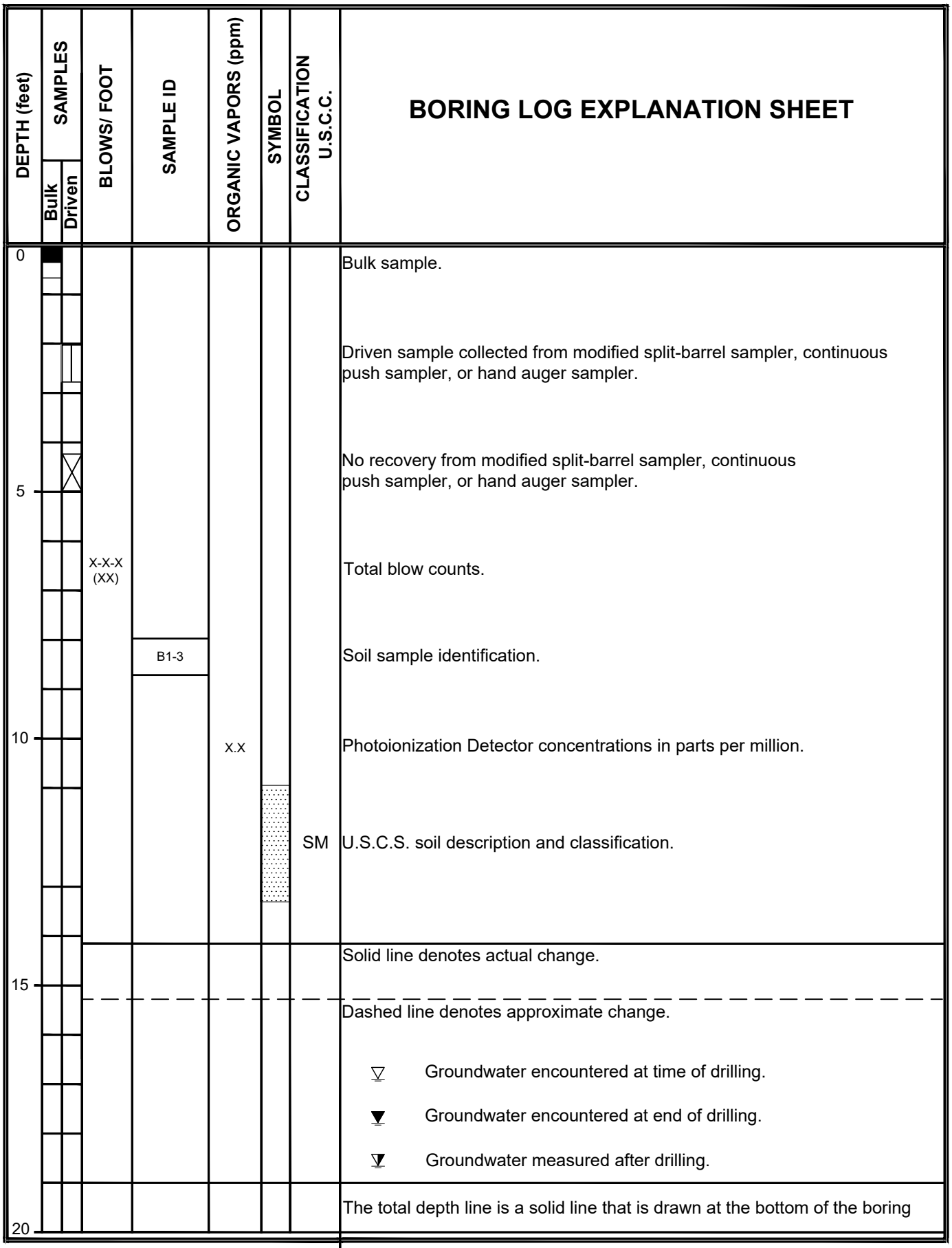
ARDENT ENVIRONMENTAL GROUP, INC.

PROJECT NO.	PROPOSED SITE PLAN AND LATERAL EXTENT OF IMPACTED SOIL	FIGURE
101251003		7
DATE	1600 AND 1606 WEST 135TH STREET	
08/21	GARDENA, CALIFORNIA	

APPENDIX A

BORING LOGS

ARDENT
ENVIRONMENTAL GROUP, INC.



ARDENT
ENVIRONMENTAL GROUP, INC.

BORING LOG

EXPLANATION OF BORING LOG SYMBOLS

Ardent Environmental Group, Inc.
1827 Capital Street, Suite 103
Corona, California 92878
Telephone: 951-736-5334
Fax: 951-736-7560

BORING NUMBER AB1

CLIENT Overton Moore Properties
PROJECT NAME OMP - HITCO II
PROJECT NUMBER 101251003
PROJECT LOCATION 1600 West 135th Street, Gardena, CA
DATE STARTED 8/3/21 **COMPLETED** 8/3/21
GROUND ELEVATION _____ **HOLE SIZE** 2.25-inches
DRILLING CONTRACTOR M R Drilling Co., Inc
GROUND WATER LEVELS:
DRILLING METHOD Hand Auger/Direct Push
AT TIME OF DRILLING ---
LOGGED BY Jon Anderson **CHECKED BY** Jon Anderson
AT END OF DRILLING ---
NOTES
AFTER DRILLING ---

DEPTH (ft)	SAMPLE TYPE NUMBER	PID (ppm)	U.S.C.S.	GRAPHIC LOG	MATERIAL DESCRIPTION
0				0.2	2 inches CONCRETE
				1.0	Base fill
			ML		(ML) Moderate yellowish brown (10 YR 5/4), moist, clayey SILT with some fine sand
5	AB1-5	0.2			
				6.0	
			SM		(SM) Moderate yellowish brown (10 YR 5/4), moist, silty fine SAND
10	AB1-10	0		10.0	
			ML		(ML) Moderate yellowish brown (10 YR 5/4), moist, clayey SILT
				13.0	
			SM		(SM) Moderate yellowish brown (10 YR 5/4), moist, silty fine SAND
15	AB1-15	0		15.0	

- No groundwater encountered
- No stained or odorous soil noted
- Bottom of borehole at 15.0 feet

Ardent Environmental Group, Inc.
1827 Capital Street, Suite 103
Corona, California 92878
Telephone: 951-736-5334
Fax: 951-736-7560

BORING NUMBER AB2

CLIENT Overton Moore Properties
PROJECT NAME OMP - HITCO II
PROJECT NUMBER 101251003
PROJECT LOCATION 1600 West 135th Street, Gardena, CA
DATE STARTED 8/3/21 **COMPLETED** 8/3/21
GROUND ELEVATION _____ **HOLE SIZE** 2.25-inches
DRILLING CONTRACTOR M R Drilling Co., Inc
GROUND WATER LEVELS:
DRILLING METHOD Hand Auger/Direct Push
AT TIME OF DRILLING ---
LOGGED BY Jon Anderson **CHECKED BY** Jon Anderson
AT END OF DRILLING ---
NOTES
AFTER DRILLING ---

DEPTH (ft)	SAMPLE TYPE NUMBER	PID (ppm)	U.S.C.S.	GRAPHIC LOG	MATERIAL DESCRIPTION
0				0.5	6 inches CONCRETE
			ML		(ML) Moderate yellowish brown (10 YR 5/4), moist, clayey SILT with some find sand
5	AB2-5	0			
				8.0	
			SM		(SM) Moderate yellowish brown (10 YR 5/4), moist, silty fine SAND
10	AB2-10			10.0	
		2.6	ML		(ML) Moderate yellowish brown (10 YR 5/4), moist, clayey SILT with some fine sand
15	AB2-15	1.2		15.0	

- No groundwater encountered
- No stained or odorous soil noted
- Bottom of borehole at 15.0 feet

Ardent Environmental Group, Inc.
1827 Capital Street, Suite 103
Corona, California 92878
Telephone: 951-736-5334
Fax: 951-736-7560

BORING NUMBER AB3

CLIENT Overton Moore Properties
PROJECT NAME OMP - HITCO II
PROJECT NUMBER 101251003
PROJECT LOCATION 1600 West 135th Street, Gardena, CA
DATE STARTED 8/3/21 **COMPLETED** 8/3/21
GROUND ELEVATION _____ **HOLE SIZE** 2.25-inches
DRILLING CONTRACTOR M R Drilling Co., Inc
GROUND WATER LEVELS:
DRILLING METHOD Hand Auger/Direct Push
AT TIME OF DRILLING ---
LOGGED BY Jon Anderson **CHECKED BY** Jon Anderson
AT END OF DRILLING ---
NOTES _____
AFTER DRILLING ---

DEPTH (ft)	SAMPLE TYPE NUMBER	PID (ppm)	U.S.C.S.	GRAPHIC LOG	MATERIAL DESCRIPTION
0				0.6	7 inches CONCRETE
			SM	2.0	(SM) Dark gray (N3), silty fine SAND with some fine gravel and red brick (Fill)
			ML	7.0	(ML) Moderate yellowish brown (10 YR 4/2), moist, clayey SILT with some fine sand
5	AB3-5	0			
			SM	9.0	(SM) Moderate yellowish brown (10 YR 4/2), moist, silty fine SAND
10	AB3-10	0	ML	11.0	(ML) Moderate yellowish brown (10 YR 4/2), damp, clayey SILT
			SM	15.0	(SM) Moderate yellowish brown (10 YR 4/2), moist, silty fine SAND
15	AB3-15	0			

- No groundwater encountered
- No stained or odorous soil noted
- Bottom of borehole at 15.0 feet

Ardent Environmental Group, Inc.
1827 Capital Street, Suite 103
Corona, California 92878
Telephone: 951-736-5334
Fax: 951-736-7560

BORING NUMBER AB4

CLIENT Overton Moore Properties
PROJECT NAME OMP - HITCO II
PROJECT NUMBER 101251003
PROJECT LOCATION 1600 West 135th Street, Gardena, CA
DATE STARTED 8/3/21 **COMPLETED** 8/3/21
GROUND ELEVATION _____ **HOLE SIZE** 2.25-inches
DRILLING CONTRACTOR M R Drilling Co., Inc
GROUND WATER LEVELS:
DRILLING METHOD Hand Auger/Direct Push
AT TIME OF DRILLING ---
LOGGED BY Jon Anderson **CHECKED BY** Jon Anderson
AT END OF DRILLING ---
NOTES
AFTER DRILLING ---

DEPTH (ft)	SAMPLE TYPE NUMBER	PID (ppm)	U.S.C.S.	GRAPHIC LOG	MATERIAL DESCRIPTION
0				0.6	7 inches CONCRETE
			ML		(ML) Moderate yellowish brown (10 YR 5/4), mist, clayey SILT with some fine sand
5	AB4-5	0.9			
10	AB4-10	0		11.0	
			SM		(SM) Moderate yellowish brown (10 YR 5/4), moist, silty fine SAND
				13.0	
			ML		(ML) Moderate yellowish brown (10 YR 5/4), moist, clayey SILT
15	AB4-15	0		15.0	

- No groundwater encountered
- No stained or odorous soil noted
- Bottom of borehole at 15.0 feet

Ardent Environmental Group, Inc.
1827 Capital Street, Suite 103
Corona, California 92878
Telephone: 951-736-5334
Fax: 951-736-7560

BORING NUMBER AB5

CLIENT Overton Moore Properties
PROJECT NAME OMP - HITCO II
PROJECT NUMBER 101251003
PROJECT LOCATION 1600 West 135th Street, Gardena, CA
DATE STARTED 8/3/21 **COMPLETED** 8/3/21
GROUND ELEVATION _____ **HOLE SIZE** 2.25-inches
DRILLING CONTRACTOR M R Drilling Co., Inc
GROUND WATER LEVELS:
DRILLING METHOD Hand Auger/Direct Push
AT TIME OF DRILLING ---
LOGGED BY Jon Anderson **CHECKED BY** Jon Anderson
AT END OF DRILLING ---
NOTES _____
AFTER DRILLING ---

DEPTH (ft)	SAMPLE TYPE NUMBER	PID (ppm)	U.S.C.S.	GRAPHIC LOG	MATERIAL DESCRIPTION
0					0.6 — 7 inches CONCRETE
					1.0 — Base fill
					(ML) Moderate yellowish brown (10 YR 4/5), moist, clayey SILT with some fine sand
5	AB5-5	0	ML		
10	AB5-10	0			
15	AB5-15	0			15.0

- No groundwater encountered
- No stained or odorous soil noted
- Bottom of borehole at 15.0 feet

Ardent Environmental Group, Inc.
1827 Capital Street, Suite 103
Corona, California 92878
Telephone: 951-736-5334
Fax: 951-736-7560

BORING NUMBER AB6

CLIENT Overton Moore Properties
PROJECT NAME OMP - HITCO II
PROJECT NUMBER 101251003
PROJECT LOCATION 1600 West 135th Street, Gardena, CA
DATE STARTED 8/4/21 **COMPLETED** 8/4/21
GROUND ELEVATION _____ **HOLE SIZE** 2.25-inches
DRILLING CONTRACTOR M R Drilling Co., Inc
GROUND WATER LEVELS:
DRILLING METHOD Hand Auger/Direct Push
AT TIME OF DRILLING ---
LOGGED BY Jon Anderson **CHECKED BY** Jon Anderson
AT END OF DRILLING ---
NOTES
AFTER DRILLING ---

DEPTH (ft)	SAMPLE TYPE NUMBER	PID (ppm)	U.S.C.S.	GRAPHIC LOG	MATERIAL DESCRIPTION
0				0.3	4 inches CONCRETE
					(ML) Moderate yellowish brown (10 YR 5/4), damp, clayey SILT with some fine sand
5	AB6-5	0	ML		Becomes olive gray (5 Y 3/2), moist at 4 feet
10	AB6-10	0			Becomes moderate yellowish brown (10 YR 5/4) at 6 feet
15	AB6-15	0		15.0	Refusal, hard drilling conditions at 15 feet

- No groundwater encountered
- Stained soil noted from 4 to 6 feet, no odor noted
- Refusal due to hard drilling conditions at 15 feet
- Bottom of borehole at 15.0 feet

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BORING NUMBER AB7

CLIENT Overton Moore Properties
PROJECT NAME OMP - HITCO II
PROJECT NUMBER 101251003
PROJECT LOCATION 1600 West 135th Street, Gardena, CA
DATE STARTED 8/4/21 **COMPLETED** 8/4/21
GROUND ELEVATION _____ **HOLE SIZE** 2.25-inches
DRILLING CONTRACTOR M R Drilling Co., Inc
GROUND WATER LEVELS:
DRILLING METHOD Hand Auger/Direct Push
AT TIME OF DRILLING ---
LOGGED BY Jon Anderson **CHECKED BY** Jon Anderson
AT END OF DRILLING ---
NOTES
AFTER DRILLING ---

DEPTH (ft)	SAMPLE TYPE NUMBER	PID (ppm)	U.S.C.S.	GRAPHIC LOG	MATERIAL DESCRIPTION
0				0.3	4 inches CONCRETE
			ML		(ML) Moderate yellowish brown (10 YR 4/5), damp, clayey SILT with trace fine sand
5		0			
10		0		13.0	
			SM		(SM) Moderate yellowish brown (10 YR 4/5), moist, silty fine SAND
15	AB7-15	0		16.0	
			ML	17.0	(ML) Moderate yellowish brown (10 YR 4/5), moist, clayey SILT
			SM		(SM) Moderate yellowish brown (10 YR 4/5), moist, silty fine SAND
20	AB7-20			20.0	

BORING ONLY TEMPLATE - GINT STD US.GDT - 8/19/21 11:40 - C:\PROGRAM FILES (X86)\GINT\PROJECTS\101251003 WL.GPJ

(Continued Next Page)

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Corona, California 92878
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Fax: 951-736-7560

BORING NUMBER AB7

CLIENT Overton Moore Properties **PROJECT NAME** OMP - HITCO II

PROJECT NUMBER 101251003 **PROJECT LOCATION** 1600 West 135th Street, Gardena, CA

DEPTH (ft)	SAMPLE TYPE NUMBER	PID (ppm)	U.S.C.S.	GRAPHIC LOG	MATERIAL DESCRIPTION
					• No groundwater encountered • No stained or odorous soil noted • Bottom of borehole at 20.0 feet

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BORING NUMBER AB8

CLIENT Overton Moore Properties
PROJECT NAME OMP - HITCO II
PROJECT NUMBER 101251003
PROJECT LOCATION 1600 West 135th Street, Gardena, CA
DATE STARTED 8/4/21 **COMPLETED** 8/4/21
GROUND ELEVATION _____ **HOLE SIZE** 2.25-inches
DRILLING CONTRACTOR M R Drilling Co., Inc
GROUND WATER LEVELS:
DRILLING METHOD Hand Auger/Direct Push
AT TIME OF DRILLING ---
LOGGED BY Jon Anderson **CHECKED BY** Jon Anderson
AT END OF DRILLING ---
NOTES
AFTER DRILLING ---

DEPTH (ft)	SAMPLE TYPE NUMBER	PID (ppm)	U.S.C.S.	GRAPHIC LOG	MATERIAL DESCRIPTION
0					0.3 4 inches CONCRETE
			ML		(ML) Grayish olive (10 Y 4/2), damp, clayey SILT with trace fine sand
					Becomes moderate yellowish brown (10 YR 5/4), moist at 2 feet
5	AB8-5	0			
10	AB8-10	0			12.0
			SM		(SM) Moderate yellowish brown (10 YR 5/4), moist, silty fine SAND
15	AB8-15	0			14.0
			ML		(ML) Moderate yellowish brown (10 YR 5/4), moist, clayey SILT
					18.0
			SM		(SM) Moderate yellowish brown (10 YR 5/4), moist, silty CLAY
20	AB8-20	0			20.0

(Continued Next Page)

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Fax: 951-736-7560

BORING NUMBER AB8

CLIENT Overton Moore Properties **PROJECT NAME** OMP - HITCO II

PROJECT NUMBER 101251003 **PROJECT LOCATION** 1600 West 135th Street, Gardena, CA

DEPTH (ft)	SAMPLE TYPE NUMBER	PID (ppm)	U.S.C.S.	GRAPHIC LOG	MATERIAL DESCRIPTION
					• No groundwater encountered • Stained soil noted from 0.5 to 2 feet, no odor noted • Bottom of borehole at 20.0 feet

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BORING NUMBER AB9

CLIENT Overton Moore Properties
PROJECT NAME OMP - HITCO II
PROJECT NUMBER 101251003
PROJECT LOCATION 1600 West 135th Street, Gardena, CA
DATE STARTED 8/4/21 **COMPLETED** 8/4/21
GROUND ELEVATION _____ **HOLE SIZE** 2.25-inches
DRILLING CONTRACTOR M R Drilling Co., Inc
GROUND WATER LEVELS:
DRILLING METHOD Hand Auger/Direct Push
AT TIME OF DRILLING ---
LOGGED BY Jon Anderson **CHECKED BY** Jon Anderson
AT END OF DRILLING ---
NOTES
AFTER DRILLING ---

DEPTH (ft)	SAMPLE TYPE NUMBER	PID (ppm)	U.S.C.S.	GRAPHIC LOG	MATERIAL DESCRIPTION
0					0.3 4 inches CONCRETE
					(ML) Olive gray (5 Y 3/2), damp, clayey SILT with trace fine sand
					Becomes moderate yellowish brown (10 YR 5/4) at 3 feet
5	AB9-5	0	ML		
10	AB9-10	0			Becomes moist at 10 feet
					14.0
15	AB9-15	0	SM		(SM) Moderate yellowish brown (10 YR 5/4), moist, silty fine SAND
20	AB9-20	0			20.0

(Continued Next Page)

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BORING NUMBER AB9

CLIENT Overton Moore Properties **PROJECT NAME** OMP - HITCO II

PROJECT NUMBER 101251003 **PROJECT LOCATION** 1600 West 135th Street, Gardena, CA

DEPTH (ft)	SAMPLE TYPE NUMBER	PID (ppm)	U.S.C.S.	GRAPHIC LOG	MATERIAL DESCRIPTION
					• No groundwater encountered • Stained soil noted from 0.5 to 3 feet, no odor noted • Bottom of borehole at 20.0 feet

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BORING NUMBER AB10

CLIENT Overton Moore Properties
PROJECT NAME OMP - HITCO II
PROJECT NUMBER 101251003
PROJECT LOCATION 1600 West 135th Street, Gardena, CA
DATE STARTED 8/3/21 **COMPLETED** 8/3/21
GROUND ELEVATION _____ **HOLE SIZE** 2.25-inches
DRILLING CONTRACTOR M R Drilling Co., Inc
GROUND WATER LEVELS:
DRILLING METHOD Hand Auger
AT TIME OF DRILLING ---
LOGGED BY Jon Anderson **CHECKED BY** Jon Anderson
AT END OF DRILLING ---
NOTES
AFTER DRILLING ---

DEPTH (ft)	SAMPLE TYPE NUMBER	PID (ppm)	U.S.C.S.	GRAPHIC LOG	MATERIAL DESCRIPTION
0				0.3	4 inches CONCRETE
		0	SM		(SM) Olive gray (5 Y 3/2), damp, silty fine SAND
				4.0	
5	AB10-5	0	ML	5.0	(ML) Olive gray (5 Y 3/2), moist, clayey SILT

- No groundwater encountered
- Stained soil noted from 0.5 to 5 feet, no odor noted
- Bottom of borehole at 5.0 feet

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BORING NUMBER AB11

CLIENT Overton Moore Properties
PROJECT NAME OMP - HITCO II
PROJECT NUMBER 101251003
PROJECT LOCATION 1600 West 135th Street, Gardena, CA
DATE STARTED 8/3/21 **COMPLETED** 8/3/21
GROUND ELEVATION _____ **HOLE SIZE** 2.25-inches
DRILLING CONTRACTOR M R Drilling Co., Inc
GROUND WATER LEVELS:
DRILLING METHOD Hand Auger
AT TIME OF DRILLING ---
LOGGED BY Jon Anderson **CHECKED BY** Jon Anderson
AT END OF DRILLING ---
NOTES
AFTER DRILLING ---

DEPTH (ft)	SAMPLE TYPE NUMBER	PID (ppm)	U.S.C.S.	GRAPHIC LOG	MATERIAL DESCRIPTION
0				0.3	4 inches CONCRETE
		0	SM	1.5	(SM) Light bluish gray (5 B 7/1), moist, silty fine SAND
			ML		(ML) Grayish olive (10 Y 4/2), moist, clayey SILT
5	AB11-5	0		5.0	

- No groundwater encountered
- Stained soil noted from 0.5 to 5 feet, no odor noted
- Bottom of borehole at 5.0 feet

Ardent Environmental Group, Inc.
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Telephone: 951-736-5334
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BORING NUMBER AB12

CLIENT Overton Moore Properties
PROJECT NAME OMP - HITCO II
PROJECT NUMBER 101251003
PROJECT LOCATION 1600 West 135th Street, Gardena, CA
DATE STARTED 8/3/21 **COMPLETED** 8/3/21
GROUND ELEVATION _____ **HOLE SIZE** 2.25-inches
DRILLING CONTRACTOR M R Drilling Co., Inc
GROUND WATER LEVELS:
DRILLING METHOD Hand Auger
AT TIME OF DRILLING ---
LOGGED BY Jon Anderson **CHECKED BY** Jon Anderson
AT END OF DRILLING ---
NOTES
AFTER DRILLING ---

DEPTH (ft)	SAMPLE TYPE NUMBER	PID (ppm)	U.S.C.S.	GRAPHIC LOG	MATERIAL DESCRIPTION
0					
				0.3	4 inches CONCRETE
		0	SM	1.5	(SM) Light bluish gray (5 B 7/1), moist, silty fine SAND
			ML		(ML) Grayish olive (10 Y 4/2), moist, clayey SILT
5	AB12-5	0		5.0	

- No groundwater encountered
- Stained soil noted from 0.5 to 5 feet, no odor noted
- Bottom of borehole at 5.0 feet

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BORING NUMBER AB13

CLIENT Overton Moore Properties
PROJECT NAME OMP - HITCO II
PROJECT NUMBER 101251003
PROJECT LOCATION 1600 West 135th Street, Gardena, CA
DATE STARTED 8/3/21 **COMPLETED** 8/3/21
GROUND ELEVATION _____ **HOLE SIZE** 2.25-inches
DRILLING CONTRACTOR M R Drilling Co., Inc
GROUND WATER LEVELS:
DRILLING METHOD Hand Auger
AT TIME OF DRILLING ---
LOGGED BY Jon Anderson **CHECKED BY** Jon Anderson
AT END OF DRILLING ---
NOTES
AFTER DRILLING ---

DEPTH (ft)	SAMPLE TYPE NUMBER	PID (ppm)	U.S.C.S.	GRAPHIC LOG		MATERIAL DESCRIPTION
0					0.6	7 inches CONCRETE
		0	SM			(SM) Dark yellowish brown (10 YR 4/2), damp, silty fine SAND with some fine gravel Fine gravel no longer noted at 1.5 feet
					4.0	
5	AB13-5	0	ML		5.0	(ML) Olive gray (5 Y 3/2), moist, clayey SILT with trace fine sand

- No groundwater encountered
- Stained soil noted from 4 to 5 feet, no odor noted
- Bottom of borehole at 5.0 feet

Ardent Environmental Group, Inc.
1827 Capital Street, Suite 103
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Fax: 951-736-7560

BORING NUMBER AB14

CLIENT Overton Moore Properties
PROJECT NAME OMP - HITCO II
PROJECT NUMBER 101251003
PROJECT LOCATION 1600 West 135th Street, Gardena, CA
DATE STARTED 8/3/21 **COMPLETED** 8/3/21
GROUND ELEVATION _____ **HOLE SIZE** 2.25-inches
DRILLING CONTRACTOR M R Drilling Co., Inc
GROUND WATER LEVELS:
DRILLING METHOD Hand Auger/Direct Push
AT TIME OF DRILLING ---
LOGGED BY Jon Anderson **CHECKED BY** Jon Anderson
AT END OF DRILLING ---
NOTES
AFTER DRILLING ---

DEPTH (ft)	SAMPLE TYPE NUMBER	PID (ppm)	U.S.C.S.	GRAPHIC LOG		MATERIAL DESCRIPTION
0					0.6	7 inches CONCRETE
		0	SM		2.0	(SM) Moderate yellowish brown (10 YR 4/5), damp, silty fine SAND with some fine gravel
			ML		3.0	(ML) Moderate yellowish brown (10 YR 5/4), moist, clayey SILT with some fine sand Becomes olive gray (5 Y 3/2) at 3 feet

- No groundwater encountered
- Stained soil noted at 3 feet, no odor noted
- Bottom of borehole at 3.0 feet

Ardent Environmental Group, Inc.
1827 Capital Street, Suite 103
Corona, California 92878
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BORING NUMBER AB15

CLIENT Overton Moore Properties
PROJECT NAME OMP - HITCO II
PROJECT NUMBER 101251003
PROJECT LOCATION 1600 West 135th Street, Gardena, CA
DATE STARTED 8/3/21 **COMPLETED** 8/3/21
GROUND ELEVATION _____ **HOLE SIZE** 2.25-inches
DRILLING CONTRACTOR M R Drilling Co., Inc
GROUND WATER LEVELS:
DRILLING METHOD Hand Auger
AT TIME OF DRILLING ---
LOGGED BY Jon Anderson **CHECKED BY** Jon Anderson
AT END OF DRILLING ---
NOTES
AFTER DRILLING ---

DEPTH (ft)	SAMPLE TYPE NUMBER	PID (ppm)	U.S.C.S.	GRAPHIC LOG	MATERIAL DESCRIPTION
0					
				0.6	7 inches CONCRETE
		0	SM		(SM) Dark yellowish brown (10 YR 4/2), damp, silty fine SAND with some fine gravel
				2.0	
			ML		(ML) Dark yellowish brown (10 YR 4/2), damp, clayey SILT with trace fine sand
5	AB15-5	0		5.0	Becomes olive gray (5 Y 3/2) at 4 feet

- No groundwater encountered
- Stained soil noted from 4 to 5 feet, no odor noted
- Bottom of borehole at 5.0 feet

APPENDIX B

LABORATORY REPORTS

Enviro – Chem, Inc.
1214 E. Lexington Avenue, Pomona, CA 91766 Tel (909) 590-5905 Fax (909) 590-5907

Date: August 5, 2021

Mr. Paul Roberts
Ardent Environmental Group, Inc.
1827 Capital Street, #103
Corona, CA 92880
Tel:(951)736-5334 E-Mail: PRoberts@ArdentEnv.com

Project: **Hitco II**
Project No.: **101251003**
Location: **1600 W. 135th Street**
Lab I.D.: **210803-45 through -65**

Dear Mr. Roberts:

The **analytical results** for the soil samples, received by our laboratory on August 3, 2021, are attached. The samples were received chilled, intact and accompanying chain of custody record.

Enviro-Chem appreciates the opportunity to provide you and your company this and other services. Please do not hesitate to call us if you have any questions.

Sincerely,

Curtis Desilets
Vice President/Program Manager

Andy Wang
Laboratory Manager

Enviro – Chem, Inc.
1214 E. Lexington Avenue, Pomona, CA 91766 Tel (909) 590-5905 Fax (909) 590-5907

LABORATORY REPORT

CUSTOMER: **Ardent Environmental Group, Inc.**
1827 Capital Street, #103, Corona, CA 92880
Tel: (951) 736-5334 E-Mil: PRoberts@ArdentEnv.com

PROJECT: **Hitco II** PROJECT No.: **101251003**
LOCATION: **1600 W. 135th Street**
MATRIX: SOIL DATE RECEIVED: 08/03/21
SAMPLING DATE: 08/03/21 DATE ANALYZED: 08/04/21
REPORT TO: MR. PAUL ROBERTS DATE REPORTED: 08/05/21

SAMPLE I.D.: **AB1-5'** LAB I.D.: 210803-45

ANALYSIS: VOLATILE ORGANICS, EPA METHOD 5035/8260B, PAGE 1 OF 2
UNIT: mg/Kg = MILLIGRAM PER KILOGRAM = PPM

PARAMETER	SAMPLE RESULT	PQL X1
ACETONE	ND	0.020
BENZENE	ND	0.005
BROMOBENZENE	ND	0.005
BROMOCHLOROMETHANE	ND	0.005
BROMODICHLOROMETHANE	ND	0.005
BROMOFORM	ND	0.005
BROMOMETHANE	ND	0.005
2-BUTANONE (MEK)	ND	0.020
N-BUTYLBENZENE	ND	0.005
SEC-BUTYLBENZENE	ND	0.005
TERT-BUTYLBENZENE	ND	0.005
CARBON DISULFIDE	ND	0.010
CARBON TETRACHLORIDE	ND	0.005
CHLOROBENZENE	ND	0.005
CHLOROETHANE	ND	0.005
CHLOROFORM	ND	0.005
CHLOROMETHANE	ND	0.005
2-CHLOROTOLUENE	ND	0.005
4-CHLOROTOLUENE	ND	0.005
DIBROMOCHLOROMETHANE	ND	0.005
1,2-DIBROMO-3-CHLOROPROPANE	ND	0.005
1,2-DIBROMOETHANE	ND	0.005
DIBROMOMETHANE	ND	0.005
1,2-DICHLOROBENZENE	ND	0.005
1,3-DICHLOROBENZENE	ND	0.005
1,4-DICHLOROBENZENE	ND	0.005
DICHLORODIFLUOROMETHANE	ND	0.005
1,1-DICHLOROETHANE	ND	0.005
1,2-DICHLOROETHANE	ND	0.005
1,1-DICHLOROETHENE	ND	0.005
CIS-1,2-DICHLOROETHENE	ND	0.005
TRANS-1,2-DICHLOROETHENE	ND	0.005
1,2-DICHLOROPROPANE	ND	0.005

----- TO BE CONTINUED ON PAGE #2 -----

DATA REVIEWED AND APPROVED BY: _____

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LABORATORY REPORT

CUSTOMER: **Ardent Environmental Group, Inc.**
1827 Capital Street, #103, Corona, CA 92880
Tel: (951) 736-5334 E-Mil: PRoberts@ArdentEnv.com

PROJECT: **Hitco II** PROJECT No.: **101251003**
LOCATION: **1600 W. 135th Street**
MATRIX: SOIL DATE RECEIVED: 08/03/21
SAMPLING DATE: 08/03/21 DATE ANALYZED: 08/04/21
REPORT TO: MR. PAUL ROBERTS DATE REPORTED: 08/05/21

SAMPLE I.D.: **AB1-5'** LAB I.D.: 210803-45

ANALYSIS: VOLATILE ORGANICS, EPA METHOD 5035/8260B, PAGE 2 OF 2
UNIT: mg/Kg = MILLIGRAM PER KILOGRAM = PPM

PARAMETER	SAMPLE RESULT	PQL X1
1,3-DICHLOROPROPANE	ND	0.005
2,2-DICHLOROPROPANE	ND	0.005
1,1-DICHLOROPROPENE	ND	0.005
CIS-1,3-DICHLOROPROPENE	ND	0.005
TRANS-1,3-DICHLOROPROPENE	ND	0.005
ETHYLBENZENE	ND	0.005
2-HEXANONE	ND	0.020
HEXACHLOROBUTADIENE	ND	0.005
ISOPROPYLBENZENE	ND	0.005
4-ISOPROPYLTOLUENE	ND	0.005
4-METHYL-2-PENTANONE (MIBK)	ND	0.020
METHYL tert-BUTYL ETHER (MTBE)	ND	0.005
METHYLENE CHLORIDE	ND	0.010
NAPHTHALENE	ND	0.005
N-PROPYLBENZENE	ND	0.005
STYRENE	ND	0.005
1,1,1,2-TETRACHLOROETHANE	ND	0.005
1,1,2,2-TETRACHLOROETHANE	ND	0.005
TETRACHLOROETHENE (PCE)	0.012	0.005
TOLUENE	ND	0.005
1,2,3-TRICHLOROBENZENE	ND	0.005
1,2,4-TRICHLOROBENZENE	ND	0.005
1,1,1-TRICHLOROETHANE	ND	0.005
1,1,2-TRICHLOROETHANE	ND	0.005
TRICHLOROETHENE (TCE)	0.019	0.005
TRICHLOROFLUOROMETHANE	ND	0.005
1,2,3-TRICHLOROPROPANE	ND	0.005
1,2,4-TRIMETHYLBENZENE	ND	0.005
1,3,5-TRIMETHYLBENZENE	ND	0.005
VINYL CHLORIDE	ND	0.005
M/P-XYLENE	ND	0.010
O-XYLENE	ND	0.005

COMMENTS PQL = PRACTICAL QUANTITATION LIMIT
ND = NON-DETECTED OR BELOW THE PQL
DATA REVIEWED AND APPROVED BY: _____
CAL-DHS ELAP CERTIFICATE No.: 1555

Enviro – Chem, Inc.
1214 E. Lexington Avenue, Pomona, CA 91766 Tel (909) 590-5905 Fax (909) 590-5907

LABORATORY REPORT

CUSTOMER: **Ardent Environmental Group, Inc.**
1827 Capital Street, #103, Corona, CA 92880
Tel:(951)736-5334 E-Mil: PRoberts@ArdentEnv.com

PROJECT: **Hitco II** PROJECT No.: **101251003**
LOCATION: **1600 W. 135th Street**
MATRIX: SOIL DATE RECEIVED: 08/03/21
SAMPLING DATE: 08/03/21 DATE ANALYZED: 08/04/21
REPORT TO: MR. PAUL ROBERTS DATE REPORTED: 08/05/21

SAMPLE I.D.: **AB1-10'** LAB I.D.: 210803-46

ANALYSIS: VOLATILE ORGANICS, EPA METHOD 5035/8260B, PAGE 1 OF 2
UNIT: mg/Kg = MILLIGRAM PER KILOGRAM = PPM

PARAMETER	SAMPLE RESULT	PQL X1
ACETONE	ND	0.020
BENZENE	ND	0.005
BROMOBENZENE	ND	0.005
BROMOCHLOROMETHANE	ND	0.005
BROMODICHLOROMETHANE	ND	0.005
BROMOFORM	ND	0.005
BROMOMETHANE	ND	0.005
2-BUTANONE (MEK)	ND	0.020
N-BUTYLBENZENE	ND	0.005
SEC-BUTYLBENZENE	ND	0.005
TERT-BUTYLBENZENE	ND	0.005
CARBON DISULFIDE	ND	0.010
CARBON TETRACHLORIDE	ND	0.005
CHLOROBENZENE	ND	0.005
CHLOROETHANE	ND	0.005
CHLOROFORM	ND	0.005
CHLOROMETHANE	ND	0.005
2-CHLOROTOLUENE	ND	0.005
4-CHLOROTOLUENE	ND	0.005
DIBROMOCHLOROMETHANE	ND	0.005
1,2-DIBROMO-3-CHLOROPROPANE	ND	0.005
1,2-DIBROMOETHANE	ND	0.005
DIBROMOMETHANE	ND	0.005
1,2-DICHLOROBENZENE	ND	0.005
1,3-DICHLOROBENZENE	ND	0.005
1,4-DICHLOROBENZENE	ND	0.005
DICHLORODIFLUOROMETHANE	ND	0.005
1,1-DICHLOROETHANE	ND	0.005
1,2-DICHLOROETHANE	ND	0.005
1,1-DICHLOROETHENE	ND	0.005
CIS-1,2-DICHLOROETHENE	ND	0.005
TRANS-1,2-DICHLOROETHENE	ND	0.005
1,2-DICHLOROPROPANE	ND	0.005

----- TO BE CONTINUED ON PAGE #2 -----

DATA REVIEWED AND APPROVED BY: _____

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1214 E. Lexington Avenue, Pomona, CA 91766 Tel (909) 590-5905 Fax (909) 590-5907

LABORATORY REPORT

CUSTOMER: **Ardent Environmental Group, Inc.**
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Tel:(951)736-5334 E-Mil: PRoberts@ArdentEnv.com

PROJECT: **Hitco II** PROJECT No.: **101251003**
LOCATION: **1600 W. 135th Street**
MATRIX: SOIL DATE RECEIVED: 08/03/21
SAMPLING DATE: 08/03/21 DATE ANALYZED: 08/04/21
REPORT TO: MR. PAUL ROBERTS DATE REPORTED: 08/05/21

SAMPLE I.D.: **AB1-10'** LAB I.D.: 210803-46

ANALYSIS: VOLATILE ORGANICS, EPA METHOD 5035/8260B, PAGE 2 OF 2
UNIT: mg/Kg = MILLIGRAM PER KILOGRAM = PPM

PARAMETER	SAMPLE RESULT	PQL X1
1,3-DICHLOROPROPANE	ND	0.005
2,2-DICHLOROPROPANE	ND	0.005
1,1-DICHLOROPROPENE	ND	0.005
CIS-1,3-DICHLOROPROPENE	ND	0.005
TRANS-1,3-DICHLOROPROPENE	ND	0.005
ETHYLBENZENE	ND	0.005
2-HEXANONE	ND	0.020
HEXACHLOROBUTADIENE	ND	0.005
ISOPROPYLBENZENE	ND	0.005
4-ISOPROPYLTOLUENE	ND	0.005
4-METHYL-2-PENTANONE (MIBK)	ND	0.020
METHYL tert-BUTYL ETHER (MTBE)	ND	0.005
METHYLENE CHLORIDE	ND	0.010
NAPHTHALENE	ND	0.005
N-PROPYLBENZENE	ND	0.005
STYRENE	ND	0.005
1,1,1,2-TETRACHLOROETHANE	ND	0.005
1,1,2,2-TETRACHLOROETHANE	ND	0.005
TETRACHLOROETHENE (PCE)	0.014	0.005
TOLUENE	ND	0.005
1,2,3-TRICHLOROBENZENE	ND	0.005
1,2,4-TRICHLOROBENZENE	ND	0.005
1,1,1-TRICHLOROETHANE	ND	0.005
1,1,2-TRICHLOROETHANE	ND	0.005
TRICHLOROETHENE (TCE)	0.039	0.005
TRICHLOROFLUOROMETHANE	ND	0.005
1,2,3-TRICHLOROPROPANE	ND	0.005
1,2,4-TRIMETHYLBENZENE	ND	0.005
1,3,5-TRIMETHYLBENZENE	ND	0.005
VINYL CHLORIDE	ND	0.005
M/P-XYLENE	ND	0.010
O-XYLENE	ND	0.005

COMMENTS PQL = PRACTICAL QUANTITATION LIMIT
ND = NON-DETECTED OR BELOW THE PQL
DATA REVIEWED AND APPROVED BY: _____
CAL-DHS ELAP CERTIFICATE No.: 1555

Enviro – Chem, Inc.
1214 E. Lexington Avenue, Pomona, CA 91766 Tel (909) 590-5905 Fax (909) 590-5907

LABORATORY REPORT

CUSTOMER: **Ardent Environmental Group, Inc.**
1827 Capital Street, #103, Corona, CA 92880
Tel: (951) 736-5334 E-Mil: PRoberts@ArdentEnv.com

PROJECT: **Hitco II** PROJECT No.: **101251003**
LOCATION: **1600 W. 135th Street**
MATRIX: SOIL DATE RECEIVED: 08/03/21
SAMPLING DATE: 08/03/21 DATE ANALYZED: 08/04/21
REPORT TO: MR. PAUL ROBERTS DATE REPORTED: 08/05/21

SAMPLE I.D.: **AB1-15'** LAB I.D.: 210803-47

ANALYSIS: VOLATILE ORGANICS, EPA METHOD 5035/8260B, PAGE 1 OF 2
UNIT: mg/Kg = MILLIGRAM PER KILOGRAM = PPM

PARAMETER	SAMPLE RESULT	PQL X1
ACETONE	ND	0.020
BENZENE	ND	0.005
BROMOBENZENE	ND	0.005
BROMOCHLOROMETHANE	ND	0.005
BROMODICHLOROMETHANE	ND	0.005
BROMOFORM	ND	0.005
BROMOMETHANE	ND	0.005
2-BUTANONE (MEK)	ND	0.020
N-BUTYLBENZENE	ND	0.005
SEC-BUTYLBENZENE	ND	0.005
TERT-BUTYLBENZENE	ND	0.005
CARBON DISULFIDE	ND	0.010
CARBON TETRACHLORIDE	ND	0.005
CHLOROBENZENE	ND	0.005
CHLOROETHANE	ND	0.005
CHLOROFORM	ND	0.005
CHLOROMETHANE	ND	0.005
2-CHLOROTOLUENE	ND	0.005
4-CHLOROTOLUENE	ND	0.005
DIBROMOCHLOROMETHANE	ND	0.005
1,2-DIBROMO-3-CHLOROPROPANE	ND	0.005
1,2-DIBROMOETHANE	ND	0.005
DIBROMOMETHANE	ND	0.005
1,2-DICHLOROBENZENE	ND	0.005
1,3-DICHLOROBENZENE	ND	0.005
1,4-DICHLOROBENZENE	ND	0.005
DICHLORODIFLUOROMETHANE	ND	0.005
1,1-DICHLOROETHANE	ND	0.005
1,2-DICHLOROETHANE	ND	0.005
1,1-DICHLOROETHENE	ND	0.005
CIS-1,2-DICHLOROETHENE	ND	0.005
TRANS-1,2-DICHLOROETHENE	ND	0.005
1,2-DICHLOROPROPANE	ND	0.005

----- TO BE CONTINUED ON PAGE #2 -----

DATA REVIEWED AND APPROVED BY: _____

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Tel: (951) 736-5334 E-Mil: PRoberts@ArdentEnv.com

PROJECT: **Hitco II** PROJECT No.: **101251003**
LOCATION: **1600 W. 135th Street**
MATRIX: SOIL DATE RECEIVED: 08/03/21
SAMPLING DATE: 08/03/21 DATE ANALYZED: 08/04/21
REPORT TO: MR. PAUL ROBERTS DATE REPORTED: 08/05/21

SAMPLE I.D.: **AB1-15'** LAB I.D.: 210803-47

ANALYSIS: VOLATILE ORGANICS, EPA METHOD 5035/8260B, PAGE 2 OF 2
UNIT: mg/Kg = MILLIGRAM PER KILOGRAM = PPM

PARAMETER	SAMPLE RESULT	PQL X1
1,3-DICHLOROPROPANE	ND	0.005
2,2-DICHLOROPROPANE	ND	0.005
1,1-DICHLOROPROPENE	ND	0.005
CIS-1,3-DICHLOROPROPENE	ND	0.005
TRANS-1,3-DICHLOROPROPENE	ND	0.005
ETHYLBENZENE	ND	0.005
2-HEXANONE	ND	0.020
HEXACHLOROBUTADIENE	ND	0.005
ISOPROPYLBENZENE	ND	0.005
4-ISOPROPYLTOLUENE	ND	0.005
4-METHYL-2-PENTANONE (MIBK)	ND	0.020
METHYL tert-BUTYL ETHER (MTBE)	ND	0.005
METHYLENE CHLORIDE	ND	0.010
NAPHTHALENE	ND	0.005
N-PROPYLBENZENE	ND	0.005
STYRENE	ND	0.005
1,1,1,2-TETRACHLOROETHANE	ND	0.005
1,1,2,2-TETRACHLOROETHANE	ND	0.005
TETRACHLOROETHENE (PCE)	0.009	0.005
TOLUENE	ND	0.005
1,2,3-TRICHLOROBENZENE	ND	0.005
1,2,4-TRICHLOROBENZENE	ND	0.005
1,1,1-TRICHLOROETHANE	ND	0.005
1,1,2-TRICHLOROETHANE	ND	0.005
TRICHLOROETHENE (TCE)	0.029	0.005
TRICHLOROFLUOROMETHANE	ND	0.005
1,2,3-TRICHLOROPROPANE	ND	0.005
1,2,4-TRIMETHYLBENZENE	ND	0.005
1,3,5-TRIMETHYLBENZENE	ND	0.005
VINYL CHLORIDE	ND	0.005
M/P-XYLENE	ND	0.010
O-XYLENE	ND	0.005

COMMENTS PQL = PRACTICAL QUANTITATION LIMIT
ND = NON-DETECTED OR BELOW THE PQL
DATA REVIEWED AND APPROVED BY: _____
CAL-DHS ELAP CERTIFICATE No.: 1555

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LABORATORY REPORT

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PROJECT: **Hitco II** PROJECT No.: **101251003**
LOCATION: **1600 W. 135th Street**
MATRIX: SOIL DATE RECEIVED: 08/03/21
SAMPLING DATE: 08/03/21 DATE ANALYZED: 08/04/21
REPORT TO: MR. PAUL ROBERTS DATE REPORTED: 08/05/21

SAMPLE I.D.: **AB2-5'** LAB I.D.: 210803-48

ANALYSIS: VOLATILE ORGANICS, EPA METHOD 5035/8260B, PAGE 1 OF 2
UNIT: mg/Kg = MILLIGRAM PER KILOGRAM = PPM

PARAMETER	SAMPLE RESULT	PQL X1
ACETONE	ND	0.020
BENZENE	ND	0.005
BROMOBENZENE	ND	0.005
BROMOCHLOROMETHANE	ND	0.005
BROMODICHLOROMETHANE	ND	0.005
BROMOFORM	ND	0.005
BROMOMETHANE	ND	0.005
2-BUTANONE (MEK)	ND	0.020
N-BUTYLBENZENE	ND	0.005
SEC-BUTYLBENZENE	ND	0.005
TERT-BUTYLBENZENE	ND	0.005
CARBON DISULFIDE	ND	0.010
CARBON TETRACHLORIDE	ND	0.005
CHLOROBENZENE	ND	0.005
CHLOROETHANE	ND	0.005
CHLOROFORM	ND	0.005
CHLOROMETHANE	ND	0.005
2-CHLOROTOLUENE	ND	0.005
4-CHLOROTOLUENE	ND	0.005
DIBROMOCHLOROMETHANE	ND	0.005
1,2-DIBROMO-3-CHLOROPROPANE	ND	0.005
1,2-DIBROMOETHANE	ND	0.005
DIBROMOMETHANE	ND	0.005
1,2-DICHLOROBENZENE	ND	0.005
1,3-DICHLOROBENZENE	ND	0.005
1,4-DICHLOROBENZENE	ND	0.005
DICHLORODIFLUOROMETHANE	ND	0.005
1,1-DICHLOROETHANE	ND	0.005
1,2-DICHLOROETHANE	ND	0.005
1,1-DICHLOROETHENE	ND	0.005
CIS-1,2-DICHLOROETHENE	ND	0.005
TRANS-1,2-DICHLOROETHENE	ND	0.005
1,2-DICHLOROPROPANE	ND	0.005

----- TO BE CONTINUED ON PAGE #2 -----

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PROJECT: **Hitco II** PROJECT No.: **101251003**
LOCATION: **1600 W. 135th Street**
MATRIX: SOIL DATE RECEIVED: 08/03/21
SAMPLING DATE: 08/03/21 DATE ANALYZED: 08/04/21
REPORT TO: MR. PAUL ROBERTS DATE REPORTED: 08/05/21

SAMPLE I.D.: **AB2-5'** LAB I.D.: 210803-48

ANALYSIS: VOLATILE ORGANICS, EPA METHOD 5035/8260B, PAGE 2 OF 2
UNIT: mg/Kg = MILLIGRAM PER KILOGRAM = PPM

PARAMETER	SAMPLE RESULT	PQL X1
1,3-DICHLOROPROPANE	ND	0.005
2,2-DICHLOROPROPANE	ND	0.005
1,1-DICHLOROPROPENE	ND	0.005
CIS-1,3-DICHLOROPROPENE	ND	0.005
TRANS-1,3-DICHLOROPROPENE	ND	0.005
ETHYLBENZENE	ND	0.005
2-HEXANONE	ND	0.020
HEXACHLOROBUTADIENE	ND	0.005
ISOPROPYLBENZENE	ND	0.005
4-ISOPROPYLTOLUENE	ND	0.005
4-METHYL-2-PENTANONE (MIBK)	ND	0.020
METHYL tert-BUTYL ETHER (MTBE)	ND	0.005
METHYLENE CHLORIDE	ND	0.010
NAPHTHALENE	ND	0.005
N-PROPYLBENZENE	ND	0.005
STYRENE	ND	0.005
1,1,1,2-TETRACHLOROETHANE	ND	0.005
1,1,2,2-TETRACHLOROETHANE	ND	0.005
TETRACHLOROETHENE (PCE)	0.010	0.005
TOLUENE	ND	0.005
1,2,3-TRICHLOROBENZENE	ND	0.005
1,2,4-TRICHLOROBENZENE	ND	0.005
1,1,1-TRICHLOROETHANE	ND	0.005
1,1,2-TRICHLOROETHANE	ND	0.005
TRICHLOROETHENE (TCE)	ND	0.005
TRICHLOROFLUOROMETHANE	ND	0.005
1,2,3-TRICHLOROPROPANE	ND	0.005
1,2,4-TRIMETHYLBENZENE	ND	0.005
1,3,5-TRIMETHYLBENZENE	ND	0.005
VINYL CHLORIDE	ND	0.005
M/P-XYLENE	ND	0.010
O-XYLENE	ND	0.005

COMMENTS PQL = PRACTICAL QUANTITATION LIMIT
ND = NON-DETECTED OR BELOW THE PQL
DATA REVIEWED AND APPROVED BY: _____
CAL-DHS ELAP CERTIFICATE No.: 1555

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Tel:(951)736-5334 E-Mil: PRoberts@ArdentEnv.com

PROJECT: Hitco II
LOCATION: 1600 W. 135th Street
MATRIX:SOIL
SAMPLING DATE:08/03/21
REPORT TO:MR. PAUL ROBERTS

PROJECT No.: 101251003
DATE RECEIVED:08/03/21
DATE ANALYZED:08/04/21
DATE REPORTED:08/05/21

SAMPLE I.D.: AB2-10' LAB I.D.: 210803-49

ANALYSIS: VOLATILE ORGANICS, EPA METHOD 5035/8260B, PAGE 1 OF 2
UNIT: mg/Kg = MILLIGRAM PER KILOGRAM = PPM

PARAMETER	SAMPLE RESULT	PQL X1
ACETONE	ND	0.020
BENZENE	ND	0.005
BROMOBENZENE	ND	0.005
BROMOCHLOROMETHANE	ND	0.005
BROMODICHLOROMETHANE	ND	0.005
BROMOFORM	ND	0.005
BROMOMETHANE	ND	0.005
2-BUTANONE (MEK)	ND	0.020
N-BUTYLBENZENE	ND	0.005
SEC-BUTYLBENZENE	ND	0.005
TERT-BUTYLBENZENE	ND	0.005
CARBON DISULFIDE	ND	0.010
CARBON TETRACHLORIDE	ND	0.005
CHLOROBENZENE	ND	0.005
CHLOROETHANE	ND	0.005
CHLOROFORM	ND	0.005
CHLOROMETHANE	ND	0.005
2-CHLOROTOLUENE	ND	0.005
4-CHLOROTOLUENE	ND	0.005
DIBROMOCHLOROMETHANE	ND	0.005
1,2-DIBROMO-3-CHLOROPROPANE	ND	0.005
1,2-DIBROMOETHANE	ND	0.005
DIBROMOMETHANE	ND	0.005
1,2-DICHLOROBENZENE	ND	0.005
1,3-DICHLOROBENZENE	ND	0.005
1,4-DICHLOROBENZENE	ND	0.005
DICHLORODIFLUOROMETHANE	ND	0.005
1,1-DICHLOROETHANE	ND	0.005
1,2-DICHLOROETHANE	ND	0.005
1,1-DICHLOROETHENE	ND	0.005
CIS-1,2-DICHLOROETHENE	ND	0.005
TRANS-1,2-DICHLOROETHENE	ND	0.005
1,2-DICHLOROPROPANE	ND	0.005

----- TO BE CONTINUED ON PAGE #2 -----

DATA REVIEWED AND APPROVED BY: _____

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LABORATORY REPORT

CUSTOMER: **Ardent Environmental Group, Inc.**
1827 Capital Street, #103, Corona, CA 92880
Tel: (951) 736-5334 E-Mil: PRoberts@ArdentEnv.com

PROJECT: **Hitco II** PROJECT No.: **101251003**
LOCATION: **1600 W. 135th Street**
MATRIX: SOIL DATE RECEIVED: 08/03/21
SAMPLING DATE: 08/03/21 DATE ANALYZED: 08/04/21
REPORT TO: MR. PAUL ROBERTS DATE REPORTED: 08/05/21

SAMPLE I.D.: **AB2-10'** LAB I.D.: 210803-49

ANALYSIS: VOLATILE ORGANICS, EPA METHOD 5035/8260B, PAGE 2 OF 2
UNIT: mg/Kg = MILLIGRAM PER KILOGRAM = PPM

PARAMETER	SAMPLE RESULT	PQL X1
1,3-DICHLOROPROPANE	ND	0.005
2,2-DICHLOROPROPANE	ND	0.005
1,1-DICHLOROPROPENE	ND	0.005
CIS-1,3-DICHLOROPROPENE	ND	0.005
TRANS-1,3-DICHLOROPROPENE	ND	0.005
ETHYLBENZENE	ND	0.005
2-HEXANONE	ND	0.020
HEXACHLOROBUTADIENE	ND	0.005
ISOPROPYLBENZENE	ND	0.005
4-ISOPROPYLTOLUENE	ND	0.005
4-METHYL-2-PENTANONE (MIBK)	ND	0.020
METHYL tert-BUTYL ETHER (MTBE)	ND	0.005
METHYLENE CHLORIDE	ND	0.010
NAPHTHALENE	ND	0.005
N-PROPYLBENZENE	ND	0.005
STYRENE	ND	0.005
1,1,1,2-TETRACHLOROETHANE	ND	0.005
1,1,2,2-TETRACHLOROETHANE	ND	0.005
TETRACHLOROETHENE (PCE)	ND	0.005
TOLUENE	ND	0.005
1,2,3-TRICHLOROBENZENE	ND	0.005
1,2,4-TRICHLOROBENZENE	ND	0.005
1,1,1-TRICHLOROETHANE	ND	0.005
1,1,2-TRICHLOROETHANE	ND	0.005
TRICHLOROETHENE (TCE)	ND	0.005
TRICHLOROFLUOROMETHANE	ND	0.005
1,2,3-TRICHLOROPROPANE	ND	0.005
1,2,4-TRIMETHYLBENZENE	ND	0.005
1,3,5-TRIMETHYLBENZENE	ND	0.005
VINYL CHLORIDE	ND	0.005
M/P-XYLENE	ND	0.010
O-XYLENE	ND	0.005

COMMENTS PQL = PRACTICAL QUANTITATION LIMIT
ND = NON-DETECTED OR BELOW THE PQL
DATA REVIEWED AND APPROVED BY: _____
CAL-DHS ELAP CERTIFICATE No.: 1555

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PROJECT: **Hitco II** PROJECT No.: **101251003**
LOCATION: **1600 W. 135th Street**
MATRIX: SOIL DATE RECEIVED: 08/03/21
SAMPLING DATE: 08/03/21 DATE ANALYZED: 08/04/21
REPORT TO: MR. PAUL ROBERTS DATE REPORTED: 08/05/21

SAMPLE I.D.: **AB2-15'** LAB I.D.: 210803-50

ANALYSIS: VOLATILE ORGANICS, EPA METHOD 5035/8260B, PAGE 1 OF 2
UNIT: mg/Kg = MILLIGRAM PER KILOGRAM = PPM

PARAMETER	SAMPLE RESULT	PQL X1
ACETONE	ND	0.020
BENZENE	ND	0.005
BROMOBENZENE	ND	0.005
BROMOCHLOROMETHANE	ND	0.005
BROMODICHLOROMETHANE	ND	0.005
BROMOFORM	ND	0.005
BROMOMETHANE	ND	0.005
2-BUTANONE (MEK)	ND	0.020
N-BUTYLBENZENE	ND	0.005
SEC-BUTYLBENZENE	ND	0.005
TERT-BUTYLBENZENE	ND	0.005
CARBON DISULFIDE	ND	0.010
CARBON TETRACHLORIDE	ND	0.005
CHLOROBENZENE	ND	0.005
CHLOROETHANE	ND	0.005
CHLOROFORM	ND	0.005
CHLOROMETHANE	ND	0.005
2-CHLOROTOLUENE	ND	0.005
4-CHLOROTOLUENE	ND	0.005
DIBROMOCHLOROMETHANE	ND	0.005
1,2-DIBROMO-3-CHLOROPROPANE	ND	0.005
1,2-DIBROMOETHANE	ND	0.005
DIBROMOMETHANE	ND	0.005
1,2-DICHLOROBENZENE	ND	0.005
1,3-DICHLOROBENZENE	ND	0.005
1,4-DICHLOROBENZENE	ND	0.005
DICHLORODIFLUOROMETHANE	ND	0.005
1,1-DICHLOROETHANE	ND	0.005
1,2-DICHLOROETHANE	ND	0.005
1,1-DICHLOROETHENE	ND	0.005
CIS-1,2-DICHLOROETHENE	ND	0.005
TRANS-1,2-DICHLOROETHENE	ND	0.005
1,2-DICHLOROPROPANE	ND	0.005

----- TO BE CONTINUED ON PAGE #2 -----

DATA REVIEWED AND APPROVED BY: _____

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LABORATORY REPORT

CUSTOMER: **Ardent Environmental Group, Inc.**
1827 Capital Street, #103, Corona, CA 92880
Tel:(951)736-5334 E-Mil: PRoberts@ArdentEnv.com

PROJECT: **Hitco II** PROJECT No.: **101251003**
LOCATION: **1600 W. 135th Street**
MATRIX: SOIL DATE RECEIVED: 08/03/21
SAMPLING DATE: 08/03/21 DATE ANALYZED: 08/04/21
REPORT TO: MR. PAUL ROBERTS DATE REPORTED: 08/05/21

SAMPLE I.D.: **AB2-15'** LAB I.D.: 210803-50

ANALYSIS: VOLATILE ORGANICS, EPA METHOD 5035/8260B, PAGE 2 OF 2
UNIT: mg/Kg = MILLIGRAM PER KILOGRAM = PPM

PARAMETER	SAMPLE RESULT	PQL X1
1,3-DICHLOROPROPANE	ND	0.005
2,2-DICHLOROPROPANE	ND	0.005
1,1-DICHLOROPROPENE	ND	0.005
CIS-1,3-DICHLOROPROPENE	ND	0.005
TRANS-1,3-DICHLOROPROPENE	ND	0.005
ETHYLBENZENE	ND	0.005
2-HEXANONE	ND	0.020
HEXACHLOROBUTADIENE	ND	0.005
ISOPROPYLBENZENE	ND	0.005
4-ISOPROPYLTOLUENE	ND	0.005
4-METHYL-2-PENTANONE (MIBK)	ND	0.020
METHYL tert-BUTYL ETHER (MTBE)	ND	0.005
METHYLENE CHLORIDE	ND	0.010
NAPHTHALENE	ND	0.005
N-PROPYLBENZENE	ND	0.005
STYRENE	ND	0.005
1,1,1,2-TETRACHLOROETHANE	ND	0.005
1,1,2,2-TETRACHLOROETHANE	ND	0.005
TETRACHLOROETHENE (PCE)	0.007	0.005
TOLUENE	ND	0.005
1,2,3-TRICHLOROBENZENE	ND	0.005
1,2,4-TRICHLOROBENZENE	ND	0.005
1,1,1-TRICHLOROETHANE	ND	0.005
1,1,2-TRICHLOROETHANE	ND	0.005
TRICHLOROETHENE (TCE)	0.016	0.005
TRICHLOROFLUOROMETHANE	ND	0.005
1,2,3-TRICHLOROPROPANE	ND	0.005
1,2,4-TRIMETHYLBENZENE	ND	0.005
1,3,5-TRIMETHYLBENZENE	ND	0.005
VINYL CHLORIDE	ND	0.005
M/P-XYLENE	ND	0.010
O-XYLENE	ND	0.005

COMMENTS PQL = PRACTICAL QUANTITATION LIMIT
ND = NON-DETECTED OR BELOW THE PQL
DATA REVIEWED AND APPROVED BY: _____
CAL-DHS ELAP CERTIFICATE No.: 1555

Enviro – Chem, Inc.
1214 E. Lexington Avenue, Pomona, CA 91766 Tel (909) 590-5905 Fax (909) 590-5907

LABORATORY REPORT

CUSTOMER: **Ardent Environmental Group, Inc.**
1827 Capital Street, #103, Corona, CA 92880
Tel:(951)736-5334 E-Mil: PRoberts@ArdentEnv.com

PROJECT: **Hitco II** PROJECT No.: **101251003**
LOCATION: **1600 W. 135th Street**
MATRIX:SOIL DATE RECEIVED:08/03/21
SAMPLING DATE:08/03/21 DATE ANALYZED:08/04/21
REPORT TO:MR. PAUL ROBERTS DATE REPORTED:08/05/21

SAMPLE I.D.: **AB3-5'** LAB I.D.: 210803-51

ANALYSIS: VOLATILE ORGANICS, EPA METHOD 5035/8260B, PAGE 1 OF 2
UNIT: mg/Kg = MILLIGRAM PER KILOGRAM = PPM

PARAMETER	SAMPLE RESULT	PQL X1
ACETONE	ND	0.020
BENZENE	ND	0.005
BROMOBENZENE	ND	0.005
BROMOCHLOROMETHANE	ND	0.005
BROMODICHLOROMETHANE	ND	0.005
BROMOFORM	ND	0.005
BROMOMETHANE	ND	0.005
2-BUTANONE (MEK)	ND	0.020
N-BUTYLBENZENE	ND	0.005
SEC-BUTYLBENZENE	ND	0.005
TERT-BUTYLBENZENE	ND	0.005
CARBON DISULFIDE	ND	0.010
CARBON TETRACHLORIDE	ND	0.005
CHLOROBENZENE	ND	0.005
CHLOROETHANE	ND	0.005
CHLOROFORM	ND	0.005
CHLOROMETHANE	ND	0.005
2-CHLOROTOLUENE	ND	0.005
4-CHLOROTOLUENE	ND	0.005
DIBROMOCHLOROMETHANE	ND	0.005
1,2-DIBROMO-3-CHLOROPROPANE	ND	0.005
1,2-DIBROMOETHANE	ND	0.005
DIBROMOMETHANE	ND	0.005
1,2-DICHLOROBENZENE	ND	0.005
1,3-DICHLOROBENZENE	ND	0.005
1,4-DICHLOROBENZENE	ND	0.005
DICHLORODIFLUOROMETHANE	ND	0.005
1,1-DICHLOROETHANE	ND	0.005
1,2-DICHLOROETHANE	ND	0.005
1,1-DICHLOROETHENE	ND	0.005
CIS-1,2-DICHLOROETHENE	ND	0.005
TRANS-1,2-DICHLOROETHENE	ND	0.005
1,2-DICHLOROPROPANE	ND	0.005

----- TO BE CONTINUED ON PAGE #2 -----

DATA REVIEWED AND APPROVED BY: _____

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LABORATORY REPORT

CUSTOMER: **Ardent Environmental Group, Inc.**
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Tel:(951)736-5334 E-Mil: PRoberts@ArdentEnv.com

PROJECT: **Hitco II** PROJECT No.: **101251003**
LOCATION: **1600 W. 135th Street**
MATRIX:SOIL DATE RECEIVED:08/03/21
SAMPLING DATE:08/03/21 DATE ANALYZED:08/04/21
REPORT TO:MR. PAUL ROBERTS DATE REPORTED:08/05/21

SAMPLE I.D.: **AB3-5'** LAB I.D.: 210803-51

ANALYSIS: VOLATILE ORGANICS, EPA METHOD 5035/8260B, PAGE 2 OF 2
UNIT: mg/Kg = MILLIGRAM PER KILOGRAM = PPM

PARAMETER	SAMPLE RESULT	PQL X1
1,3-DICHLOROPROPANE	ND	0.005
2,2-DICHLOROPROPANE	ND	0.005
1,1-DICHLOROPROPENE	ND	0.005
CIS-1,3-DICHLOROPROPENE	ND	0.005
TRANS-1,3-DICHLOROPROPENE	ND	0.005
ETHYLBENZENE	ND	0.005
2-HEXANONE	ND	0.020
HEXACHLOROBUTADIENE	ND	0.005
ISOPROPYLBENZENE	ND	0.005
4-ISOPROPYLTOLUENE	ND	0.005
4-METHYL-2-PENTANONE (MIBK)	ND	0.020
METHYL tert-BUTYL ETHER (MTBE)	ND	0.005
METHYLENE CHLORIDE	ND	0.010
NAPHTHALENE	ND	0.005
N-PROPYLBENZENE	ND	0.005
STYRENE	ND	0.005
1,1,1,2-TETRACHLOROETHANE	ND	0.005
1,1,2,2-TETRACHLOROETHANE	ND	0.005
TETRACHLOROETHENE (PCE)	0.009	0.005
TOLUENE	ND	0.005
1,2,3-TRICHLOROBENZENE	ND	0.005
1,2,4-TRICHLOROBENZENE	ND	0.005
1,1,1-TRICHLOROETHANE	ND	0.005
1,1,2-TRICHLOROETHANE	ND	0.005
TRICHLOROETHENE (TCE)	0.025	0.005
TRICHLOROFLUOROMETHANE	ND	0.005
1,2,3-TRICHLOROPROPANE	ND	0.005
1,2,4-TRIMETHYLBENZENE	ND	0.005
1,3,5-TRIMETHYLBENZENE	ND	0.005
VINYL CHLORIDE	ND	0.005
M/P-XYLENE	ND	0.010
O-XYLENE	ND	0.005

COMMENTS PQL = PRACTICAL QUANTITATION LIMIT
ND = NON-DETECTED OR BELOW THE PQL
DATA REVIEWED AND APPROVED BY: _____
CAL-DHS ELAP CERTIFICATE No.: 1555

Enviro – Chem, Inc.
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CUSTOMER: **Ardent Environmental Group, Inc.**
1827 Capital Street, #103, Corona, CA 92880
Tel: (951) 736-5334 E-Mil: PRoberts@ArdentEnv.com

PROJECT: **Hitco II** PROJECT No.: **101251003**
LOCATION: **1600 W. 135th Street**
MATRIX: SOIL DATE RECEIVED: 08/03/21
SAMPLING DATE: 08/03/21 DATE ANALYZED: 08/04/21
REPORT TO: MR. PAUL ROBERTS DATE REPORTED: 08/05/21

SAMPLE I.D.: **AB3-10'** LAB I.D.: 210803-52

ANALYSIS: VOLATILE ORGANICS, EPA METHOD 5035/8260B, PAGE 1 OF 2
UNIT: mg/Kg = MILLIGRAM PER KILOGRAM = PPM

PARAMETER	SAMPLE RESULT	PQL X1
ACETONE	ND	0.020
BENZENE	ND	0.005
BROMOBENZENE	ND	0.005
BROMOCHLOROMETHANE	ND	0.005
BROMODICHLOROMETHANE	ND	0.005
BROMOFORM	ND	0.005
BROMOMETHANE	ND	0.005
2-BUTANONE (MEK)	ND	0.020
N-BUTYLBENZENE	ND	0.005
SEC-BUTYLBENZENE	ND	0.005
TERT-BUTYLBENZENE	ND	0.005
CARBON DISULFIDE	ND	0.010
CARBON TETRACHLORIDE	ND	0.005
CHLOROBENZENE	ND	0.005
CHLOROETHANE	ND	0.005
CHLOROFORM	ND	0.005
CHLOROMETHANE	ND	0.005
2-CHLOROTOLUENE	ND	0.005
4-CHLOROTOLUENE	ND	0.005
DIBROMOCHLOROMETHANE	ND	0.005
1,2-DIBROMO-3-CHLOROPROPANE	ND	0.005
1,2-DIBROMOETHANE	ND	0.005
DIBROMOMETHANE	ND	0.005
1,2-DICHLOROBENZENE	ND	0.005
1,3-DICHLOROBENZENE	ND	0.005
1,4-DICHLOROBENZENE	ND	0.005
DICHLORODIFLUOROMETHANE	ND	0.005
1,1-DICHLOROETHANE	ND	0.005
1,2-DICHLOROETHANE	ND	0.005
1,1-DICHLOROETHENE	ND	0.005
CIS-1,2-DICHLOROETHENE	ND	0.005
TRANS-1,2-DICHLOROETHENE	ND	0.005
1,2-DICHLOROPROPANE	ND	0.005

----- TO BE CONTINUED ON PAGE #2 -----

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CUSTOMER: **Ardent Environmental Group, Inc.**
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Tel:(951)736-5334 E-Mil: PRoberts@ArdentEnv.com

PROJECT: **Hitco II** PROJECT No.: **101251003**
LOCATION: **1600 W. 135th Street**
MATRIX: SOIL DATE RECEIVED: 08/03/21
SAMPLING DATE: 08/03/21 DATE ANALYZED: 08/04/21
REPORT TO: MR. PAUL ROBERTS DATE REPORTED: 08/05/21

SAMPLE I.D.: **AB3-10'** LAB I.D.: 210803-52

ANALYSIS: VOLATILE ORGANICS, EPA METHOD 5035/8260B, PAGE 2 OF 2
UNIT: mg/Kg = MILLIGRAM PER KILOGRAM = PPM

PARAMETER	SAMPLE RESULT	PQL X1
1,3-DICHLOROPROPANE	ND	0.005
2,2-DICHLOROPROPANE	ND	0.005
1,1-DICHLOROPROPENE	ND	0.005
CIS-1,3-DICHLOROPROPENE	ND	0.005
TRANS-1,3-DICHLOROPROPENE	ND	0.005
ETHYLBENZENE	ND	0.005
2-HEXANONE	ND	0.020
HEXACHLOROBUTADIENE	ND	0.005
ISOPROPYLBENZENE	ND	0.005
4-ISOPROPYLTOLUENE	ND	0.005
4-METHYL-2-PENTANONE (MIBK)	ND	0.020
METHYL tert-BUTYL ETHER (MTBE)	ND	0.005
METHYLENE CHLORIDE	ND	0.010
NAPHTHALENE	ND	0.005
N-PROPYLBENZENE	ND	0.005
STYRENE	ND	0.005
1,1,1,2-TETRACHLOROETHANE	ND	0.005
1,1,2,2-TETRACHLOROETHANE	ND	0.005
TETRACHLOROETHENE (PCE)	0.010	0.005
TOLUENE	ND	0.005
1,2,3-TRICHLOROBENZENE	ND	0.005
1,2,4-TRICHLOROBENZENE	ND	0.005
1,1,1-TRICHLOROETHANE	ND	0.005
1,1,2-TRICHLOROETHANE	ND	0.005
TRICHLOROETHENE (TCE)	0.037	0.005
TRICHLOROFLUOROMETHANE	ND	0.005
1,2,3-TRICHLOROPROPANE	ND	0.005
1,2,4-TRIMETHYLBENZENE	ND	0.005
1,3,5-TRIMETHYLBENZENE	ND	0.005
VINYL CHLORIDE	ND	0.005
M/P-XYLENE	ND	0.010
O-XYLENE	ND	0.005

COMMENTS PQL = PRACTICAL QUANTITATION LIMIT
ND = NON-DETECTED OR BELOW THE PQL
DATA REVIEWED AND APPROVED BY: _____
CAL-DHS ELAP CERTIFICATE No.: 1555

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CUSTOMER: **Ardent Environmental Group, Inc.**
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Tel:(951)736-5334 E-Mil: PRoberts@ArdentEnv.com

PROJECT: **Hitco II**
LOCATION: **1600 W. 135th Street**
MATRIX: SOIL
SAMPLING DATE: 08/03/21
REPORT TO: MR. PAUL ROBERTS

PROJECT No.: **101251003**
DATE RECEIVED: 08/03/21
DATE ANALYZED: 08/04/21
DATE REPORTED: 08/05/21

SAMPLE I.D.: **AB3-15'**
LAB I.D.: 210803-53

ANALYSIS: VOLATILE ORGANICS, EPA METHOD 5035/8260B, PAGE 1 OF 2
UNIT: mg/Kg = MILLIGRAM PER KILOGRAM = PPM

PARAMETER	SAMPLE RESULT	PQL X1
ACETONE	ND	0.020
BENZENE	ND	0.005
BROMOBENZENE	ND	0.005
BROMOCHLOROMETHANE	ND	0.005
BROMODICHLOROMETHANE	ND	0.005
BROMOFORM	ND	0.005
BROMOMETHANE	ND	0.005
2-BUTANONE (MEK)	ND	0.020
N-BUTYLBENZENE	ND	0.005
SEC-BUTYLBENZENE	ND	0.005
TERT-BUTYLBENZENE	ND	0.005
CARBON DISULFIDE	ND	0.010
CARBON TETRACHLORIDE	ND	0.005
CHLOROBENZENE	ND	0.005
CHLOROETHANE	ND	0.005
CHLOROFORM	ND	0.005
CHLOROMETHANE	ND	0.005
2-CHLOROTOLUENE	ND	0.005
4-CHLOROTOLUENE	ND	0.005
DIBROMOCHLOROMETHANE	ND	0.005
1,2-DIBROMO-3-CHLOROPROPANE	ND	0.005
1,2-DIBROMOETHANE	ND	0.005
DIBROMOMETHANE	ND	0.005
1,2-DICHLOROBENZENE	ND	0.005
1,3-DICHLOROBENZENE	ND	0.005
1,4-DICHLOROBENZENE	ND	0.005
DICHLORODIFLUOROMETHANE	ND	0.005
1,1-DICHLOROETHANE	ND	0.005
1,2-DICHLOROETHANE	ND	0.005
1,1-DICHLOROETHENE	ND	0.005
CIS-1,2-DICHLOROETHENE	ND	0.005
TRANS-1,2-DICHLOROETHENE	ND	0.005
1,2-DICHLOROPROPANE	ND	0.005

----- TO BE CONTINUED ON PAGE #2 -----

DATA REVIEWED AND APPROVED BY: _____

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Tel: (951) 736-5334 E-Mil: PRoberts@ArdentEnv.com

PROJECT: **Hitco II** PROJECT No.: **101251003**
LOCATION: **1600 W. 135th Street**
MATRIX: SOIL DATE RECEIVED: 08/03/21
SAMPLING DATE: 08/03/21 DATE ANALYZED: 08/04/21
REPORT TO: MR. PAUL ROBERTS DATE REPORTED: 08/05/21

SAMPLE I.D.: **AB3-15'** LAB I.D.: 210803-53

ANALYSIS: VOLATILE ORGANICS, EPA METHOD 5035/8260B, PAGE 2 OF 2
UNIT: mg/Kg = MILLIGRAM PER KILOGRAM = PPM

PARAMETER	SAMPLE RESULT	PQL X1
1,3-DICHLOROPROPANE	ND	0.005
2,2-DICHLOROPROPANE	ND	0.005
1,1-DICHLOROPROPENE	ND	0.005
CIS-1,3-DICHLOROPROPENE	ND	0.005
TRANS-1,3-DICHLOROPROPENE	ND	0.005
ETHYLBENZENE	ND	0.005
2-HEXANONE	ND	0.020
HEXACHLOROBUTADIENE	ND	0.005
ISOPROPYLBENZENE	ND	0.005
4-ISOPROPYLTOLUENE	ND	0.005
4-METHYL-2-PENTANONE (MIBK)	ND	0.020
METHYL tert-BUTYL ETHER (MTBE)	ND	0.005
METHYLENE CHLORIDE	ND	0.010
NAPHTHALENE	ND	0.005
N-PROPYLBENZENE	ND	0.005
STYRENE	ND	0.005
1,1,1,2-TETRACHLOROETHANE	ND	0.005
1,1,2,2-TETRACHLOROETHANE	ND	0.005
TETRACHLOROETHENE (PCE)	0.012	0.005
TOLUENE	ND	0.005
1,2,3-TRICHLOROBENZENE	ND	0.005
1,2,4-TRICHLOROBENZENE	ND	0.005
1,1,1-TRICHLOROETHANE	ND	0.005
1,1,2-TRICHLOROETHANE	ND	0.005
TRICHLOROETHENE (TCE)	0.058	0.005
TRICHLOROFLUOROMETHANE	ND	0.005
1,2,3-TRICHLOROPROPANE	ND	0.005
1,2,4-TRIMETHYLBENZENE	ND	0.005
1,3,5-TRIMETHYLBENZENE	ND	0.005
VINYL CHLORIDE	ND	0.005
M/P-XYLENE	ND	0.010
O-XYLENE	ND	0.005

COMMENTS PQL = PRACTICAL QUANTITATION LIMIT
ND = NON-DETECTED OR BELOW THE PQL
DATA REVIEWED AND APPROVED BY: _____
CAL-DHS ELAP CERTIFICATE No.: 1555

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LABORATORY REPORT

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Tel: (951) 736-5334 E-Mil: PRoberts@ArdentEnv.com

PROJECT: **Hitco II** PROJECT No.: **101251003**
LOCATION: **1600 W. 135th Street**
MATRIX: SOIL DATE RECEIVED: 08/03/21
SAMPLING DATE: 08/03/21 DATE ANALYZED: 08/04/21
REPORT TO: MR. PAUL ROBERTS DATE REPORTED: 08/05/21

SAMPLE I.D.: **AB4-5'** LAB I.D.: 210803-54

ANALYSIS: VOLATILE ORGANICS, EPA METHOD 5035/8260B, PAGE 1 OF 2
UNIT: mg/Kg = MILLIGRAM PER KILOGRAM = PPM

PARAMETER	SAMPLE RESULT	PQL X1
ACETONE	ND	0.020
BENZENE	ND	0.005
BROMOBENZENE	ND	0.005
BROMOCHLOROMETHANE	ND	0.005
BROMODICHLOROMETHANE	ND	0.005
BROMOFORM	ND	0.005
BROMOMETHANE	ND	0.005
2-BUTANONE (MEK)	ND	0.020
N-BUTYLBENZENE	ND	0.005
SEC-BUTYLBENZENE	ND	0.005
TERT-BUTYLBENZENE	ND	0.005
CARBON DISULFIDE	ND	0.010
CARBON TETRACHLORIDE	ND	0.005
CHLOROBENZENE	ND	0.005
CHLOROETHANE	ND	0.005
CHLOROFORM	ND	0.005
CHLOROMETHANE	ND	0.005
2-CHLOROTOLUENE	ND	0.005
4-CHLOROTOLUENE	ND	0.005
DIBROMOCHLOROMETHANE	ND	0.005
1,2-DIBROMO-3-CHLOROPROPANE	ND	0.005
1,2-DIBROMOETHANE	ND	0.005
DIBROMOMETHANE	ND	0.005
1,2-DICHLOROBENZENE	ND	0.005
1,3-DICHLOROBENZENE	ND	0.005
1,4-DICHLOROBENZENE	ND	0.005
DICHLORODIFLUOROMETHANE	ND	0.005
1,1-DICHLOROETHANE	ND	0.005
1,2-DICHLOROETHANE	ND	0.005
1,1-DICHLOROETHENE	ND	0.005
CIS-1,2-DICHLOROETHENE	ND	0.005
TRANS-1,2-DICHLOROETHENE	ND	0.005
1,2-DICHLOROPROPANE	ND	0.005

----- TO BE CONTINUED ON PAGE #2 -----

DATA REVIEWED AND APPROVED BY: _____

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LABORATORY REPORT

CUSTOMER: **Ardent Environmental Group, Inc.**
1827 Capital Street, #103, Corona, CA 92880
Tel:(951)736-5334 E-Mil: PRoberts@ArdentEnv.com

PROJECT: **Hitco II** PROJECT No.: **101251003**
LOCATION: **1600 W. 135th Street**
MATRIX:SOIL DATE RECEIVED:08/03/21
SAMPLING DATE:08/03/21 DATE ANALYZED:08/04/21
REPORT TO:MR. PAUL ROBERTS DATE REPORTED:08/05/21

SAMPLE I.D.: **AB4-5'** LAB I.D.: 210803-54

ANALYSIS: VOLATILE ORGANICS, EPA METHOD 5035/8260B, PAGE 2 OF 2
UNIT: mg/Kg = MILLIGRAM PER KILOGRAM = PPM

PARAMETER	SAMPLE RESULT	PQL X1
1,3-DICHLOROPROPANE	ND	0.005
2,2-DICHLOROPROPANE	ND	0.005
1,1-DICHLOROPROPENE	ND	0.005
CIS-1,3-DICHLOROPROPENE	ND	0.005
TRANS-1,3-DICHLOROPROPENE	ND	0.005
ETHYLBENZENE	ND	0.005
2-HEXANONE	ND	0.020
HEXACHLOROBUTADIENE	ND	0.005
ISOPROPYLBENZENE	ND	0.005
4-ISOPROPYLTOLUENE	ND	0.005
4-METHYL-2-PENTANONE (MIBK)	ND	0.020
METHYL tert-BUTYL ETHER (MTBE)	ND	0.005
METHYLENE CHLORIDE	ND	0.010
NAPHTHALENE	ND	0.005
N-PROPYLBENZENE	ND	0.005
STYRENE	ND	0.005
1,1,1,2-TETRACHLOROETHANE	ND	0.005
1,1,2,2-TETRACHLOROETHANE	ND	0.005
TETRACHLOROETHENE (PCE)	0.018	0.005
TOLUENE	ND	0.005
1,2,3-TRICHLOROBENZENE	ND	0.005
1,2,4-TRICHLOROBENZENE	ND	0.005
1,1,1-TRICHLOROETHANE	ND	0.005
1,1,2-TRICHLOROETHANE	ND	0.005
TRICHLOROETHENE (TCE)	ND	0.005
TRICHLOROFLUOROMETHANE	ND	0.005
1,2,3-TRICHLOROPROPANE	ND	0.005
1,2,4-TRIMETHYLBENZENE	ND	0.005
1,3,5-TRIMETHYLBENZENE	ND	0.005
VINYL CHLORIDE	ND	0.005
M/P-XYLENE	ND	0.010
O-XYLENE	ND	0.005

COMMENTS PQL = PRACTICAL QUANTITATION LIMIT
ND = NON-DETECTED OR BELOW THE PQL
DATA REVIEWED AND APPROVED BY: _____
CAL-DHS ELAP CERTIFICATE No.: 1555

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CUSTOMER: **Ardent Environmental Group, Inc.**
1827 Capital Street, #103, Corona, CA 92880
Tel: (951) 736-5334 E-Mil: PRoberts@ArdentEnv.com

PROJECT: **Hitco II** PROJECT No.: **101251003**
LOCATION: **1600 W. 135th Street**
MATRIX: SOIL DATE RECEIVED: 08/03/21
SAMPLING DATE: 08/03/21 DATE ANALYZED: 08/04/21
REPORT TO: MR. PAUL ROBERTS DATE REPORTED: 08/05/21

SAMPLE I.D.: **AB4-10'** LAB I.D.: 210803-55

ANALYSIS: VOLATILE ORGANICS, EPA METHOD 5035/8260B, PAGE 1 OF 2
UNIT: mg/Kg = MILLIGRAM PER KILOGRAM = PPM

PARAMETER	SAMPLE RESULT	PQL X1
ACETONE	ND	0.020
BENZENE	ND	0.005
BROMOBENZENE	ND	0.005
BROMOCHLOROMETHANE	ND	0.005
BROMODICHLOROMETHANE	ND	0.005
BROMOFORM	ND	0.005
BROMOMETHANE	ND	0.005
2-BUTANONE (MEK)	ND	0.020
N-BUTYLBENZENE	ND	0.005
SEC-BUTYLBENZENE	ND	0.005
TERT-BUTYLBENZENE	ND	0.005
CARBON DISULFIDE	ND	0.010
CARBON TETRACHLORIDE	ND	0.005
CHLOROBENZENE	ND	0.005
CHLOROETHANE	ND	0.005
CHLOROFORM	ND	0.005
CHLOROMETHANE	ND	0.005
2-CHLOROTOLUENE	ND	0.005
4-CHLOROTOLUENE	ND	0.005
DIBROMOCHLOROMETHANE	ND	0.005
1,2-DIBROMO-3-CHLOROPROPANE	ND	0.005
1,2-DIBROMOETHANE	ND	0.005
DIBROMOMETHANE	ND	0.005
1,2-DICHLOROBENZENE	ND	0.005
1,3-DICHLOROBENZENE	ND	0.005
1,4-DICHLOROBENZENE	ND	0.005
DICHLORODIFLUOROMETHANE	ND	0.005
1,1-DICHLOROETHANE	ND	0.005
1,2-DICHLOROETHANE	ND	0.005
1,1-DICHLOROETHENE	ND	0.005
CIS-1,2-DICHLOROETHENE	ND	0.005
TRANS-1,2-DICHLOROETHENE	ND	0.005
1,2-DICHLOROPROPANE	ND	0.005

----- TO BE CONTINUED ON PAGE #2 -----

DATA REVIEWED AND APPROVED BY: _____

Enviro – Chem, Inc.
1214 E. Lexington Avenue, Pomona, CA 91766 Tel (909) 590-5905 Fax (909) 590-5907

LABORATORY REPORT

CUSTOMER: **Ardent Environmental Group, Inc.**
1827 Capital Street, #103, Corona, CA 92880
Tel:(951)736-5334 E-Mil: PRoberts@ArdentEnv.com

PROJECT: **Hitco II** PROJECT No.: **101251003**
LOCATION: **1600 W. 135th Street**
MATRIX: SOIL DATE RECEIVED: 08/03/21
SAMPLING DATE: 08/03/21 DATE ANALYZED: 08/04/21
REPORT TO: MR. PAUL ROBERTS DATE REPORTED: 08/05/21

SAMPLE I.D.: **AB4-10'** LAB I.D.: 210803-55

ANALYSIS: VOLATILE ORGANICS, EPA METHOD 5035/8260B, PAGE 2 OF 2
UNIT: mg/Kg = MILLIGRAM PER KILOGRAM = PPM

PARAMETER	SAMPLE RESULT	PQL X1
1,3-DICHLOROPROPANE	ND	0.005
2,2-DICHLOROPROPANE	ND	0.005
1,1-DICHLOROPROPENE	ND	0.005
CIS-1,3-DICHLOROPROPENE	ND	0.005
TRANS-1,3-DICHLOROPROPENE	ND	0.005
ETHYLBENZENE	ND	0.005
2-HEXANONE	ND	0.020
HEXACHLOROBUTADIENE	ND	0.005
ISOPROPYLBENZENE	ND	0.005
4-ISOPROPYLTOLUENE	ND	0.005
4-METHYL-2-PENTANONE (MIBK)	ND	0.020
METHYL tert-BUTYL ETHER (MTBE)	ND	0.005
METHYLENE CHLORIDE	ND	0.010
NAPHTHALENE	ND	0.005
N-PROPYLBENZENE	ND	0.005
STYRENE	ND	0.005
1,1,1,2-TETRACHLOROETHANE	ND	0.005
1,1,2,2-TETRACHLOROETHANE	ND	0.005
TETRACHLOROETHENE (PCE)	0.015	0.005
TOLUENE	ND	0.005
1,2,3-TRICHLOROBENZENE	ND	0.005
1,2,4-TRICHLOROBENZENE	ND	0.005
1,1,1-TRICHLOROETHANE	ND	0.005
1,1,2-TRICHLOROETHANE	ND	0.005
TRICHLOROETHENE (TCE)	0.019	0.005
TRICHLOROFLUOROMETHANE	ND	0.005
1,2,3-TRICHLOROPROPANE	ND	0.005
1,2,4-TRIMETHYLBENZENE	ND	0.005
1,3,5-TRIMETHYLBENZENE	ND	0.005
VINYL CHLORIDE	ND	0.005
M/P-XYLENE	ND	0.010
O-XYLENE	ND	0.005

COMMENTS PQL = PRACTICAL QUANTITATION LIMIT
ND = NON-DETECTED OR BELOW THE PQL
DATA REVIEWED AND APPROVED BY: _____
CAL-DHS ELAP CERTIFICATE No.: 1555

Enviro – Chem, Inc.
1214 E. Lexington Avenue, Pomona, CA 91766 Tel (909) 590-5905 Fax (909) 590-5907

LABORATORY REPORT

CUSTOMER: **Ardent Environmental Group, Inc.**
1827 Capital Street, #103, Corona, CA 92880
Tel: (951) 736-5334 E-Mil: PRoberts@ArdentEnv.com

PROJECT: **Hitco II** PROJECT No.: **101251003**
LOCATION: **1600 W. 135th Street**
MATRIX: SOIL DATE RECEIVED: 08/03/21
SAMPLING DATE: 08/03/21 DATE ANALYZED: 08/04/21
REPORT TO: MR. PAUL ROBERTS DATE REPORTED: 08/05/21

SAMPLE I.D.: **AB4-15'** LAB I.D.: 210803-56

ANALYSIS: VOLATILE ORGANICS, EPA METHOD 5035/8260B, PAGE 1 OF 2
UNIT: mg/Kg = MILLIGRAM PER KILOGRAM = PPM

PARAMETER	SAMPLE RESULT	PQL X1
ACETONE	ND	0.020
BENZENE	ND	0.005
BROMOBENZENE	ND	0.005
BROMOCHLOROMETHANE	ND	0.005
BROMODICHLOROMETHANE	ND	0.005
BROMOFORM	ND	0.005
BROMOMETHANE	ND	0.005
2-BUTANONE (MEK)	ND	0.020
N-BUTYLBENZENE	ND	0.005
SEC-BUTYLBENZENE	ND	0.005
TERT-BUTYLBENZENE	ND	0.005
CARBON DISULFIDE	ND	0.010
CARBON TETRACHLORIDE	ND	0.005
CHLOROBENZENE	ND	0.005
CHLOROETHANE	ND	0.005
CHLOROFORM	ND	0.005
CHLOROMETHANE	ND	0.005
2-CHLOROTOLUENE	ND	0.005
4-CHLOROTOLUENE	ND	0.005
DIBROMOCHLOROMETHANE	ND	0.005
1,2-DIBROMO-3-CHLOROPROPANE	ND	0.005
1,2-DIBROMOETHANE	ND	0.005
DIBROMOMETHANE	ND	0.005
1,2-DICHLOROBENZENE	ND	0.005
1,3-DICHLOROBENZENE	ND	0.005
1,4-DICHLOROBENZENE	ND	0.005
DICHLORODIFLUOROMETHANE	ND	0.005
1,1-DICHLOROETHANE	ND	0.005
1,2-DICHLOROETHANE	ND	0.005
1,1-DICHLOROETHENE	ND	0.005
CIS-1,2-DICHLOROETHENE	ND	0.005
TRANS-1,2-DICHLOROETHENE	ND	0.005
1,2-DICHLOROPROPANE	ND	0.005

----- TO BE CONTINUED ON PAGE #2 -----

DATA REVIEWED AND APPROVED BY: _____

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LABORATORY REPORT

CUSTOMER: **Ardent Environmental Group, Inc.**
1827 Capital Street, #103, Corona, CA 92880
Tel:(951)736-5334 E-Mil: PRoberts@ArdentEnv.com

PROJECT: **Hitco II** PROJECT No.: **101251003**
LOCATION: **1600 W. 135th Street**
MATRIX: SOIL DATE RECEIVED: 08/03/21
SAMPLING DATE: 08/03/21 DATE ANALYZED: 08/04/21
REPORT TO: MR. PAUL ROBERTS DATE REPORTED: 08/05/21

SAMPLE I.D.: **AB4-15'** LAB I.D.: 210803-56

ANALYSIS: VOLATILE ORGANICS, EPA METHOD 5035/8260B, PAGE 2 OF 2
UNIT: mg/Kg = MILLIGRAM PER KILOGRAM = PPM

PARAMETER	SAMPLE RESULT	PQL X1
1,3-DICHLOROPROPANE	ND	0.005
2,2-DICHLOROPROPANE	ND	0.005
1,1-DICHLOROPROPENE	ND	0.005
CIS-1,3-DICHLOROPROPENE	ND	0.005
TRANS-1,3-DICHLOROPROPENE	ND	0.005
ETHYLBENZENE	ND	0.005
2-HEXANONE	ND	0.020
HEXACHLOROBUTADIENE	ND	0.005
ISOPROPYLBENZENE	ND	0.005
4-ISOPROPYLTOLUENE	ND	0.005
4-METHYL-2-PENTANONE (MIBK)	ND	0.020
METHYL tert-BUTYL ETHER (MTBE)	ND	0.005
METHYLENE CHLORIDE	ND	0.010
NAPHTHALENE	ND	0.005
N-PROPYLBENZENE	ND	0.005
STYRENE	ND	0.005
1,1,1,2-TETRACHLOROETHANE	ND	0.005
1,1,2,2-TETRACHLOROETHANE	ND	0.005
TETRACHLOROETHENE (PCE)	0.008	0.005
TOLUENE	ND	0.005
1,2,3-TRICHLOROBENZENE	ND	0.005
1,2,4-TRICHLOROBENZENE	ND	0.005
1,1,1-TRICHLOROETHANE	ND	0.005
1,1,2-TRICHLOROETHANE	ND	0.005
TRICHLOROETHENE (TCE)	0.018	0.005
TRICHLOROFLUOROMETHANE	ND	0.005
1,2,3-TRICHLOROPROPANE	ND	0.005
1,2,4-TRIMETHYLBENZENE	ND	0.005
1,3,5-TRIMETHYLBENZENE	ND	0.005
VINYL CHLORIDE	ND	0.005
M/P-XYLENE	ND	0.010
O-XYLENE	ND	0.005

COMMENTS PQL = PRACTICAL QUANTITATION LIMIT
ND = NON-DETECTED OR BELOW THE PQL
DATA REVIEWED AND APPROVED BY: _____
CAL-DHS ELAP CERTIFICATE No.: 1555

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LABORATORY REPORT

CUSTOMER: **Ardent Environmental Group, Inc.**
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Tel:(951)736-5334 E-Mil: PRoberts@ArdentEnv.com

PROJECT: **Hitco II** PROJECT No.: **101251003**
LOCATION: **1600 W. 135th Street**
MATRIX: SOIL DATE RECEIVED: 08/03/21
SAMPLING DATE: 08/03/21 DATE ANALYZED: 08/04/21
REPORT TO: MR. PAUL ROBERTS DATE REPORTED: 08/05/21

SAMPLE I.D.: **AB5-5'** LAB I.D.: 210803-57

ANALYSIS: VOLATILE ORGANICS, EPA METHOD 5035/8260B, PAGE 1 OF 2
UNIT: mg/Kg = MILLIGRAM PER KILOGRAM = PPM

PARAMETER	SAMPLE RESULT	PQL X1
ACETONE	ND	0.020
BENZENE	ND	0.005
BROMOBENZENE	ND	0.005
BROMOCHLOROMETHANE	ND	0.005
BROMODICHLOROMETHANE	ND	0.005
BROMOFORM	ND	0.005
BROMOMETHANE	ND	0.005
2-BUTANONE (MEK)	ND	0.020
N-BUTYLBENZENE	ND	0.005
SEC-BUTYLBENZENE	ND	0.005
TERT-BUTYLBENZENE	ND	0.005
CARBON DISULFIDE	ND	0.010
CARBON TETRACHLORIDE	ND	0.005
CHLOROBENZENE	ND	0.005
CHLOROETHANE	ND	0.005
CHLOROFORM	ND	0.005
CHLOROMETHANE	ND	0.005
2-CHLOROTOLUENE	ND	0.005
4-CHLOROTOLUENE	ND	0.005
DIBROMOCHLOROMETHANE	ND	0.005
1,2-DIBROMO-3-CHLOROPROPANE	ND	0.005
1,2-DIBROMOETHANE	ND	0.005
DIBROMOMETHANE	ND	0.005
1,2-DICHLOROBENZENE	ND	0.005
1,3-DICHLOROBENZENE	ND	0.005
1,4-DICHLOROBENZENE	ND	0.005
DICHLORODIFLUOROMETHANE	ND	0.005
1,1-DICHLOROETHANE	ND	0.005
1,2-DICHLOROETHANE	ND	0.005
1,1-DICHLOROETHENE	ND	0.005
CIS-1,2-DICHLOROETHENE	ND	0.005
TRANS-1,2-DICHLOROETHENE	ND	0.005
1,2-DICHLOROPROPANE	ND	0.005

----- TO BE CONTINUED ON PAGE #2 -----

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Tel:(951)736-5334 E-Mil: PRoberts@ArdentEnv.com

PROJECT: **Hitco II** PROJECT No.: **101251003**
LOCATION: **1600 W. 135th Street**
MATRIX: SOIL DATE RECEIVED: 08/03/21
SAMPLING DATE: 08/03/21 DATE ANALYZED: 08/04/21
REPORT TO: MR. PAUL ROBERTS DATE REPORTED: 08/05/21

SAMPLE I.D.: **AB5-5'** LAB I.D.: 210803-57

ANALYSIS: VOLATILE ORGANICS, EPA METHOD 5035/8260B, PAGE 2 OF 2
UNIT: mg/Kg = MILLIGRAM PER KILOGRAM = PPM

PARAMETER	SAMPLE RESULT	PQL X1
1,3-DICHLOROPROPANE	ND	0.005
2,2-DICHLOROPROPANE	ND	0.005
1,1-DICHLOROPROPENE	ND	0.005
CIS-1,3-DICHLOROPROPENE	ND	0.005
TRANS-1,3-DICHLOROPROPENE	ND	0.005
ETHYLBENZENE	ND	0.005
2-HEXANONE	ND	0.020
HEXACHLOROBUTADIENE	ND	0.005
ISOPROPYLBENZENE	ND	0.005
4-ISOPROPYLTOLUENE	ND	0.005
4-METHYL-2-PENTANONE (MIBK)	ND	0.020
METHYL tert-BUTYL ETHER (MTBE)	ND	0.005
METHYLENE CHLORIDE	ND	0.010
NAPHTHALENE	ND	0.005
N-PROPYLBENZENE	ND	0.005
STYRENE	ND	0.005
1,1,1,2-TETRACHLOROETHANE	ND	0.005
1,1,2,2-TETRACHLOROETHANE	ND	0.005
TETRACHLOROETHENE (PCE)	0.027	0.005
TOLUENE	ND	0.005
1,2,3-TRICHLOROBENZENE	ND	0.005
1,2,4-TRICHLOROBENZENE	ND	0.005
1,1,1-TRICHLOROETHANE	ND	0.005
1,1,2-TRICHLOROETHANE	ND	0.005
TRICHLOROETHENE (TCE)	0.012	0.005
TRICHLOROFLUOROMETHANE	ND	0.005
1,2,3-TRICHLOROPROPANE	ND	0.005
1,2,4-TRIMETHYLBENZENE	ND	0.005
1,3,5-TRIMETHYLBENZENE	ND	0.005
VINYL CHLORIDE	ND	0.005
M/P-XYLENE	ND	0.010
O-XYLENE	ND	0.005

COMMENTS PQL = PRACTICAL QUANTITATION LIMIT
ND = NON-DETECTED OR BELOW THE PQL
DATA REVIEWED AND APPROVED BY: _____
CAL-DHS ELAP CERTIFICATE No.: 1555

Enviro – Chem, Inc.
1214 E. Lexington Avenue, Pomona, CA 91766 Tel (909) 590-5905 Fax (909) 590-5907

LABORATORY REPORT

CUSTOMER: **Ardent Environmental Group, Inc.**
1827 Capital Street, #103, Corona, CA 92880
Tel: (951) 736-5334 E-Mil: PRoberts@ArdentEnv.com

PROJECT: **Hitco II** PROJECT No.: **101251003**
LOCATION: **1600 W. 135th Street**
MATRIX: SOIL DATE RECEIVED: 08/03/21
SAMPLING DATE: 08/03/21 DATE ANALYZED: 08/04/21
REPORT TO: MR. PAUL ROBERTS DATE REPORTED: 08/05/21

SAMPLE I.D.: **AB5-10'** LAB I.D.: 210803-58

ANALYSIS: VOLATILE ORGANICS, EPA METHOD 5035/8260B, PAGE 1 OF 2
UNIT: mg/Kg = MILLIGRAM PER KILOGRAM = PPM

PARAMETER	SAMPLE RESULT	PQL X1
ACETONE	ND	0.020
BENZENE	ND	0.005
BROMOBENZENE	ND	0.005
BROMOCHLOROMETHANE	ND	0.005
BROMODICHLOROMETHANE	ND	0.005
BROMOFORM	ND	0.005
BROMOMETHANE	ND	0.005
2-BUTANONE (MEK)	ND	0.020
N-BUTYLBENZENE	ND	0.005
SEC-BUTYLBENZENE	ND	0.005
TERT-BUTYLBENZENE	ND	0.005
CARBON DISULFIDE	ND	0.010
CARBON TETRACHLORIDE	ND	0.005
CHLOROBENZENE	ND	0.005
CHLOROETHANE	ND	0.005
CHLOROFORM	ND	0.005
CHLOROMETHANE	ND	0.005
2-CHLOROTOLUENE	ND	0.005
4-CHLOROTOLUENE	ND	0.005
DIBROMOCHLOROMETHANE	ND	0.005
1,2-DIBROMO-3-CHLOROPROPANE	ND	0.005
1,2-DIBROMOETHANE	ND	0.005
DIBROMOMETHANE	ND	0.005
1,2-DICHLOROBENZENE	ND	0.005
1,3-DICHLOROBENZENE	ND	0.005
1,4-DICHLOROBENZENE	ND	0.005
DICHLORODIFLUOROMETHANE	ND	0.005
1,1-DICHLOROETHANE	ND	0.005
1,2-DICHLOROETHANE	ND	0.005
1,1-DICHLOROETHENE	ND	0.005
CIS-1,2-DICHLOROETHENE	ND	0.005
TRANS-1,2-DICHLOROETHENE	ND	0.005
1,2-DICHLOROPROPANE	ND	0.005

----- TO BE CONTINUED ON PAGE #2 -----

DATA REVIEWED AND APPROVED BY: _____

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LABORATORY REPORT

CUSTOMER: **Ardent Environmental Group, Inc.**
1827 Capital Street, #103, Corona, CA 92880
Tel:(951)736-5334 E-Mil: PRoberts@ArdentEnv.com

PROJECT: **Hitco II** PROJECT No.: **101251003**
LOCATION: **1600 W. 135th Street**
MATRIX: SOIL DATE RECEIVED: 08/03/21
SAMPLING DATE: 08/03/21 DATE ANALYZED: 08/04/21
REPORT TO: MR. PAUL ROBERTS DATE REPORTED: 08/05/21

SAMPLE I.D.: **AB5-10'** LAB I.D.: 210803-58

ANALYSIS: VOLATILE ORGANICS, EPA METHOD 5035/8260B, PAGE 2 OF 2
UNIT: mg/Kg = MILLIGRAM PER KILOGRAM = PPM

PARAMETER	SAMPLE RESULT	PQL X1
1,3-DICHLOROPROPANE	ND	0.005
2,2-DICHLOROPROPANE	ND	0.005
1,1-DICHLOROPROPENE	ND	0.005
CIS-1,3-DICHLOROPROPENE	ND	0.005
TRANS-1,3-DICHLOROPROPENE	ND	0.005
ETHYLBENZENE	ND	0.005
2-HEXANONE	ND	0.020
HEXACHLOROBUTADIENE	ND	0.005
ISOPROPYLBENZENE	ND	0.005
4-ISOPROPYLTOLUENE	ND	0.005
4-METHYL-2-PENTANONE (MIBK)	ND	0.020
METHYL tert-BUTYL ETHER (MTBE)	ND	0.005
METHYLENE CHLORIDE	ND	0.010
NAPHTHALENE	ND	0.005
N-PROPYLBENZENE	ND	0.005
STYRENE	ND	0.005
1,1,1,2-TETRACHLOROETHANE	ND	0.005
1,1,2,2-TETRACHLOROETHANE	ND	0.005
TETRACHLOROETHENE (PCE)	0.021	0.005
TOLUENE	ND	0.005
1,2,3-TRICHLOROBENZENE	ND	0.005
1,2,4-TRICHLOROBENZENE	ND	0.005
1,1,1-TRICHLOROETHANE	ND	0.005
1,1,2-TRICHLOROETHANE	ND	0.005
TRICHLOROETHENE (TCE)	0.047	0.005
TRICHLOROFLUOROMETHANE	ND	0.005
1,2,3-TRICHLOROPROPANE	ND	0.005
1,2,4-TRIMETHYLBENZENE	ND	0.005
1,3,5-TRIMETHYLBENZENE	ND	0.005
VINYL CHLORIDE	ND	0.005
M/P-XYLENE	ND	0.010
O-XYLENE	ND	0.005

COMMENTS PQL = PRACTICAL QUANTITATION LIMIT
ND = NON-DETECTED OR BELOW THE PQL
DATA REVIEWED AND APPROVED BY: _____
CAL-DHS ELAP CERTIFICATE No.: 1555

Enviro – Chem, Inc.
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LABORATORY REPORT

CUSTOMER: **Ardent Environmental Group, Inc.**
1827 Capital Street, #103, Corona, CA 92880
Tel: (951) 736-5334 E-Mil: PRoberts@ArdentEnv.com

PROJECT: **Hitco II** PROJECT No.: **101251003**
LOCATION: **1600 W. 135th Street**
MATRIX: SOIL DATE RECEIVED: 08/03/21
SAMPLING DATE: 08/03/21 DATE ANALYZED: 08/04/21
REPORT TO: MR. PAUL ROBERTS DATE REPORTED: 08/05/21

SAMPLE I.D.: **AB5-15'** LAB I.D.: 210803-59

ANALYSIS: VOLATILE ORGANICS, EPA METHOD 5035/8260B, PAGE 1 OF 2
UNIT: mg/Kg = MILLIGRAM PER KILOGRAM = PPM

PARAMETER	SAMPLE RESULT	PQL X1
ACETONE	ND	0.020
BENZENE	ND	0.005
BROMOBENZENE	ND	0.005
BROMOCHLOROMETHANE	ND	0.005
BROMODICHLOROMETHANE	ND	0.005
BROMOFORM	ND	0.005
BROMOMETHANE	ND	0.005
2-BUTANONE (MEK)	ND	0.020
N-BUTYLBENZENE	ND	0.005
SEC-BUTYLBENZENE	ND	0.005
TERT-BUTYLBENZENE	ND	0.005
CARBON DISULFIDE	ND	0.010
CARBON TETRACHLORIDE	ND	0.005
CHLOROBENZENE	ND	0.005
CHLOROETHANE	ND	0.005
CHLOROFORM	ND	0.005
CHLOROMETHANE	ND	0.005
2-CHLOROTOLUENE	ND	0.005
4-CHLOROTOLUENE	ND	0.005
DIBROMOCHLOROMETHANE	ND	0.005
1,2-DIBROMO-3-CHLOROPROPANE	ND	0.005
1,2-DIBROMOETHANE	ND	0.005
DIBROMOMETHANE	ND	0.005
1,2-DICHLOROBENZENE	ND	0.005
1,3-DICHLOROBENZENE	ND	0.005
1,4-DICHLOROBENZENE	ND	0.005
DICHLORODIFLUOROMETHANE	ND	0.005
1,1-DICHLOROETHANE	ND	0.005
1,2-DICHLOROETHANE	ND	0.005
1,1-DICHLOROETHENE	ND	0.005
CIS-1,2-DICHLOROETHENE	ND	0.005
TRANS-1,2-DICHLOROETHENE	ND	0.005
1,2-DICHLOROPROPANE	ND	0.005

----- TO BE CONTINUED ON PAGE #2 -----

DATA REVIEWED AND APPROVED BY: _____

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LABORATORY REPORT

CUSTOMER: Ardent Environmental Group, Inc.
1827 Capital Street, #103, Corona, CA 92880
Tel:(951)736-5334 E-Mil: PRoberts@ArdentEnv.com

PROJECT: Hitco II
LOCATION: 1600 W. 135th Street
MATRIX:SOIL
SAMPLING DATE:08/03/21
REPORT TO:MR. PAUL ROBERTS

PROJECT No.: 101251003
DATE RECEIVED:08/03/21
DATE ANALYZED:08/04/21
DATE REPORTED:08/05/21

SAMPLE I.D.: AB5-15' LAB I.D.: 210803-59

ANALYSIS: VOLATILE ORGANICS, EPA METHOD 5035/8260B, PAGE 2 OF 2
UNIT: mg/Kg = MILLIGRAM PER KILOGRAM = PPM

PARAMETER	SAMPLE RESULT	PQL X1
1,3-DICHLOROPROPANE	ND	0.005
2,2-DICHLOROPROPANE	ND	0.005
1,1-DICHLOROPROPENE	ND	0.005
CIS-1,3-DICHLOROPROPENE	ND	0.005
TRANS-1,3-DICHLOROPROPENE	ND	0.005
ETHYLBENZENE	ND	0.005
2-HEXANONE	ND	0.020
HEXACHLOROBUTADIENE	ND	0.005
ISOPROPYLBENZENE	ND	0.005
4-ISOPROPYLTOLUENE	ND	0.005
4-METHYL-2-PENTANONE (MIBK)	ND	0.020
METHYL tert-BUTYL ETHER (MTBE)	ND	0.005
METHYLENE CHLORIDE	ND	0.010
NAPHTHALENE	ND	0.005
N-PROPYLBENZENE	ND	0.005
STYRENE	ND	0.005
1,1,1,2-TETRACHLOROETHANE	ND	0.005
1,1,2,2-TETRACHLOROETHANE	ND	0.005
TETRACHLOROETHENE (PCE)	0.014	0.005
TOLUENE	ND	0.005
1,2,3-TRICHLOROBENZENE	ND	0.005
1,2,4-TRICHLOROBENZENE	ND	0.005
1,1,1-TRICHLOROETHANE	ND	0.005
1,1,2-TRICHLOROETHANE	ND	0.005
TRICHLOROETHENE (TCE)	0.060	0.005
TRICHLOROFLUOROMETHANE	ND	0.005
1,2,3-TRICHLOROPROPANE	ND	0.005
1,2,4-TRIMETHYLBENZENE	ND	0.005
1,3,5-TRIMETHYLBENZENE	ND	0.005
VINYL CHLORIDE	ND	0.005
M/P-XYLENE	ND	0.010
O-XYLENE	ND	0.005

COMMENTS PQL = PRACTICAL QUANTITATION LIMIT
ND = NON-DETECTED OR BELOW THE PQL
DATA REVIEWED AND APPROVED BY:
CAL-DHS ELAP CERTIFICATE No.: 1555

Enviro – Chem, Inc.
1214 E. Lexington Avenue, Pomona, CA 91766 Tel (909) 590-5905 Fax (909) 590-5907

LABORATORY REPORT

CUSTOMER: **Ardent Environmental Group, Inc.**
1827 Capital Street, #103, Corona, CA 92880
Tel: (951) 736-5334 E-Mil: PRoberts@ArdentEnv.com

PROJECT: **Hitco II** PROJECT No.: **101251003**
LOCATION: **1600 W. 135th Street**
MATRIX: SOIL DATE RECEIVED: 08/03/21
SAMPLING DATE: 08/03/21 DATE ANALYZED: 08/04/21
REPORT TO: MR. PAUL ROBERTS DATE REPORTED: 08/05/21

SAMPLE I.D.: **AB10-5'** LAB I.D.: 210803-60

ANALYSIS: VOLATILE ORGANICS, EPA METHOD 5035/8260B, PAGE 1 OF 2
UNIT: mg/Kg = MILLIGRAM PER KILOGRAM = PPM

PARAMETER	SAMPLE RESULT	PQL X1
ACETONE	ND	0.020
BENZENE	ND	0.005
BROMOBENZENE	ND	0.005
BROMOCHLOROMETHANE	ND	0.005
BROMODICHLOROMETHANE	ND	0.005
BROMOFORM	ND	0.005
BROMOMETHANE	ND	0.005
2-BUTANONE (MEK)	ND	0.020
N-BUTYLBENZENE	ND	0.005
SEC-BUTYLBENZENE	ND	0.005
TERT-BUTYLBENZENE	ND	0.005
CARBON DISULFIDE	ND	0.010
CARBON TETRACHLORIDE	ND	0.005
CHLOROBENZENE	ND	0.005
CHLOROETHANE	ND	0.005
CHLOROFORM	ND	0.005
CHLOROMETHANE	ND	0.005
2-CHLOROTOLUENE	ND	0.005
4-CHLOROTOLUENE	ND	0.005
DIBROMOCHLOROMETHANE	ND	0.005
1,2-DIBROMO-3-CHLOROPROPANE	ND	0.005
1,2-DIBROMOETHANE	ND	0.005
DIBROMOMETHANE	ND	0.005
1,2-DICHLOROBENZENE	ND	0.005
1,3-DICHLOROBENZENE	ND	0.005
1,4-DICHLOROBENZENE	ND	0.005
DICHLORODIFLUOROMETHANE	ND	0.005
1,1-DICHLOROETHANE	ND	0.005
1,2-DICHLOROETHANE	ND	0.005
1,1-DICHLOROETHENE	ND	0.005
CIS-1,2-DICHLOROETHENE	ND	0.005
TRANS-1,2-DICHLOROETHENE	ND	0.005
1,2-DICHLOROPROPANE	ND	0.005

----- TO BE CONTINUED ON PAGE #2 -----

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CUSTOMER: **Ardent Environmental Group, Inc.**
1827 Capital Street, #103, Corona, CA 92880
Tel: (951) 736-5334 E-Mil: PRoberts@ArdentEnv.com

PROJECT: **Hitco II** PROJECT No.: **101251003**
LOCATION: **1600 W. 135th Street**
MATRIX: SOIL DATE RECEIVED: 08/03/21
SAMPLING DATE: 08/03/21 DATE ANALYZED: 08/04/21
REPORT TO: MR. PAUL ROBERTS DATE REPORTED: 08/05/21

SAMPLE I.D.: **AB10-5'** LAB I.D.: 210803-60

ANALYSIS: VOLATILE ORGANICS, EPA METHOD 5035/8260B, PAGE 2 OF 2
UNIT: mg/Kg = MILLIGRAM PER KILOGRAM = PPM

PARAMETER	SAMPLE RESULT	PQL X1
1,3-DICHLOROPROPANE	ND	0.005
2,2-DICHLOROPROPANE	ND	0.005
1,1-DICHLOROPROPENE	ND	0.005
CIS-1,3-DICHLOROPROPENE	ND	0.005
TRANS-1,3-DICHLOROPROPENE	ND	0.005
ETHYLBENZENE	ND	0.005
2-HEXANONE	ND	0.020
HEXACHLOROBUTADIENE	ND	0.005
ISOPROPYLBENZENE	ND	0.005
4-ISOPROPYLTOLUENE	ND	0.005
4-METHYL-2-PENTANONE (MIBK)	ND	0.020
METHYL tert-BUTYL ETHER (MTBE)	ND	0.005
METHYLENE CHLORIDE	ND	0.010
NAPHTHALENE	ND	0.005
N-PROPYLBENZENE	ND	0.005
STYRENE	ND	0.005
1,1,1,2-TETRACHLOROETHANE	ND	0.005
1,1,2,2-TETRACHLOROETHANE	ND	0.005
TETRACHLOROETHENE (PCE)	0.200	0.005
TOLUENE	ND	0.005
1,2,3-TRICHLOROBENZENE	ND	0.005
1,2,4-TRICHLOROBENZENE	ND	0.005
1,1,1-TRICHLOROETHANE	ND	0.005
1,1,2-TRICHLOROETHANE	ND	0.005
TRICHLOROETHENE (TCE)	ND	0.005
TRICHLOROFLUOROMETHANE	ND	0.005
1,2,3-TRICHLOROPROPANE	ND	0.005
1,2,4-TRIMETHYLBENZENE	ND	0.005
1,3,5-TRIMETHYLBENZENE	ND	0.005
VINYL CHLORIDE	ND	0.005
M/P-XYLENE	ND	0.010
O-XYLENE	ND	0.005

COMMENTS PQL = PRACTICAL QUANTITATION LIMIT
ND = NON-DETECTED OR BELOW THE PQL
DATA REVIEWED AND APPROVED BY: _____
CAL-DHS ELAP CERTIFICATE No.: 1555

Enviro – Chem, Inc.
1214 E. Lexington Avenue, Pomona, CA 91766 Tel (909) 590-5905 Fax (909) 590-5907

LABORATORY REPORT

CUSTOMER: **Ardent Environmental Group, Inc.**
1827 Capital Street, #103, Corona, CA 92880
Tel:(951)736-5334 E-Mil: PRoberts@ArdentEnv.com

PROJECT: **Hitco II** PROJECT No.: **101251003**
LOCATION: **1600 W. 135th Street**
MATRIX: SOIL DATE RECEIVED: 08/03/21
SAMPLING DATE: 08/03/21 DATE ANALYZED: 08/04/21
REPORT TO: MR. PAUL ROBERTS DATE REPORTED: 08/05/21

SAMPLE I.D.: **AB11-5'** LAB I.D.: 210803-61

ANALYSIS: VOLATILE ORGANICS, EPA METHOD 5035/8260B, PAGE 1 OF 2
UNIT: mg/Kg = MILLIGRAM PER KILOGRAM = PPM

PARAMETER	SAMPLE RESULT	PQL X1
ACETONE	ND	0.020
BENZENE	ND	0.005
BROMOBENZENE	ND	0.005
BROMOCHLOROMETHANE	ND	0.005
BROMODICHLOROMETHANE	ND	0.005
BROMOFORM	ND	0.005
BROMOMETHANE	ND	0.005
2-BUTANONE (MEK)	ND	0.020
N-BUTYLBENZENE	ND	0.005
SEC-BUTYLBENZENE	ND	0.005
TERT-BUTYLBENZENE	ND	0.005
CARBON DISULFIDE	ND	0.010
CARBON TETRACHLORIDE	ND	0.005
CHLOROBENZENE	ND	0.005
CHLOROETHANE	ND	0.005
CHLOROFORM	ND	0.005
CHLOROMETHANE	ND	0.005
2-CHLOROTOLUENE	ND	0.005
4-CHLOROTOLUENE	ND	0.005
DIBROMOCHLOROMETHANE	ND	0.005
1,2-DIBROMO-3-CHLOROPROPANE	ND	0.005
1,2-DIBROMOETHANE	ND	0.005
DIBROMOMETHANE	ND	0.005
1,2-DICHLOROBENZENE	ND	0.005
1,3-DICHLOROBENZENE	ND	0.005
1,4-DICHLOROBENZENE	ND	0.005
DICHLORODIFLUOROMETHANE	ND	0.005
1,1-DICHLOROETHANE	ND	0.005
1,2-DICHLOROETHANE	ND	0.005
1,1-DICHLOROETHENE	ND	0.005
CIS-1,2-DICHLOROETHENE	ND	0.005
TRANS-1,2-DICHLOROETHENE	ND	0.005
1,2-DICHLOROPROPANE	ND	0.005

----- TO BE CONTINUED ON PAGE #2 -----

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PROJECT: **Hitco II** PROJECT No.: **101251003**
LOCATION: **1600 W. 135th Street**
MATRIX: SOIL DATE RECEIVED: 08/03/21
SAMPLING DATE: 08/03/21 DATE ANALYZED: 08/04/21
REPORT TO: MR. PAUL ROBERTS DATE REPORTED: 08/05/21

SAMPLE I.D.: **AB11-5'** LAB I.D.: 210803-61

ANALYSIS: VOLATILE ORGANICS, EPA METHOD 5035/8260B, PAGE 2 OF 2
UNIT: mg/Kg = MILLIGRAM PER KILOGRAM = PPM

PARAMETER	SAMPLE RESULT	PQL X1
1,3-DICHLOROPROPANE	ND	0.005
2,2-DICHLOROPROPANE	ND	0.005
1,1-DICHLOROPROPENE	ND	0.005
CIS-1,3-DICHLOROPROPENE	ND	0.005
TRANS-1,3-DICHLOROPROPENE	ND	0.005
ETHYLBENZENE	ND	0.005
2-HEXANONE	ND	0.020
HEXACHLOROBUTADIENE	ND	0.005
ISOPROPYLBENZENE	ND	0.005
4-ISOPROPYLTOLUENE	ND	0.005
4-METHYL-2-PENTANONE (MIBK)	ND	0.020
METHYL tert-BUTYL ETHER (MTBE)	ND	0.005
METHYLENE CHLORIDE	ND	0.010
NAPHTHALENE	ND	0.005
N-PROPYLBENZENE	ND	0.005
STYRENE	ND	0.005
1,1,1,2-TETRACHLOROETHANE	ND	0.005
1,1,2,2-TETRACHLOROETHANE	ND	0.005
TETRACHLOROETHENE (PCE)	0.072	0.005
TOLUENE	ND	0.005
1,2,3-TRICHLOROBENZENE	ND	0.005
1,2,4-TRICHLOROBENZENE	ND	0.005
1,1,1-TRICHLOROETHANE	ND	0.005
1,1,2-TRICHLOROETHANE	ND	0.005
TRICHLOROETHENE (TCE)	0.017	0.005
TRICHLOROFLUOROMETHANE	ND	0.005
1,2,3-TRICHLOROPROPANE	ND	0.005
1,2,4-TRIMETHYLBENZENE	ND	0.005
1,3,5-TRIMETHYLBENZENE	ND	0.005
VINYL CHLORIDE	ND	0.005
M/P-XYLENE	ND	0.010
O-XYLENE	ND	0.005

COMMENTS PQL = PRACTICAL QUANTITATION LIMIT
ND = NON-DETECTED OR BELOW THE PQL
DATA REVIEWED AND APPROVED BY: _____
CAL-DHS ELAP CERTIFICATE No.: 1555

Enviro – Chem, Inc.
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LABORATORY REPORT

CUSTOMER: **Ardent Environmental Group, Inc.**
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Tel:(951)736-5334 E-Mil: PRoberts@ArdentEnv.com

PROJECT: **Hitco II** PROJECT No.: **101251003**
LOCATION: **1600 W. 135th Street**
MATRIX: SOIL DATE RECEIVED: 08/03/21
SAMPLING DATE: 08/03/21 DATE ANALYZED: 08/04/21
REPORT TO: MR. PAUL ROBERTS DATE REPORTED: 08/05/21

SAMPLE I.D.: **AB12-5'** LAB I.D.: 210803-62

ANALYSIS: VOLATILE ORGANICS, EPA METHOD 5035/8260B, PAGE 1 OF 2
UNIT: mg/Kg = MILLIGRAM PER KILOGRAM = PPM

PARAMETER	SAMPLE RESULT	PQL X1
ACETONE	ND	0.020
BENZENE	ND	0.005
BROMOBENZENE	ND	0.005
BROMOCHLOROMETHANE	ND	0.005
BROMODICHLOROMETHANE	ND	0.005
BROMOFORM	ND	0.005
BROMOMETHANE	ND	0.005
2-BUTANONE (MEK)	ND	0.020
N-BUTYLBENZENE	ND	0.005
SEC-BUTYLBENZENE	ND	0.005
TERT-BUTYLBENZENE	ND	0.005
CARBON DISULFIDE	ND	0.010
CARBON TETRACHLORIDE	ND	0.005
CHLOROBENZENE	ND	0.005
CHLOROETHANE	ND	0.005
CHLOROFORM	ND	0.005
CHLOROMETHANE	ND	0.005
2-CHLOROTOLUENE	ND	0.005
4-CHLOROTOLUENE	ND	0.005
DIBROMOCHLOROMETHANE	ND	0.005
1,2-DIBROMO-3-CHLOROPROPANE	ND	0.005
1,2-DIBROMOETHANE	ND	0.005
DIBROMOMETHANE	ND	0.005
1,2-DICHLOROBENZENE	ND	0.005
1,3-DICHLOROBENZENE	ND	0.005
1,4-DICHLOROBENZENE	ND	0.005
DICHLORODIFLUOROMETHANE	ND	0.005
1,1-DICHLOROETHANE	ND	0.005
1,2-DICHLOROETHANE	ND	0.005
1,1-DICHLOROETHENE	ND	0.005
CIS-1,2-DICHLOROETHENE	0.011	0.005
TRANS-1,2-DICHLOROETHENE	ND	0.005
1,2-DICHLOROPROPANE	ND	0.005

----- TO BE CONTINUED ON PAGE #2 -----

DATA REVIEWED AND APPROVED BY: _____

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1214 E. Lexington Avenue, Pomona, CA 91766 Tel (909) 590-5905 Fax (909) 590-5907

LABORATORY REPORT

CUSTOMER: **Ardent Environmental Group, Inc.**
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Tel: (951) 736-5334 E-Mil: PRoberts@ArdentEnv.com

PROJECT: **Hitco II** PROJECT No.: **101251003**
LOCATION: **1600 W. 135th Street**
MATRIX: SOIL DATE RECEIVED: 08/03/21
SAMPLING DATE: 08/03/21 DATE ANALYZED: 08/04/21
REPORT TO: MR. PAUL ROBERTS DATE REPORTED: 08/05/21

SAMPLE I.D.: **AB12-5'** LAB I.D.: 210803-62

ANALYSIS: VOLATILE ORGANICS, EPA METHOD 5035/8260B, PAGE 2 OF 2
UNIT: mg/Kg = MILLIGRAM PER KILOGRAM = PPM

PARAMETER	SAMPLE RESULT	PQL X1
1,3-DICHLOROPROPANE	ND	0.005
2,2-DICHLOROPROPANE	ND	0.005
1,1-DICHLOROPROPENE	ND	0.005
CIS-1,3-DICHLOROPROPENE	ND	0.005
TRANS-1,3-DICHLOROPROPENE	ND	0.005
ETHYLBENZENE	ND	0.005
2-HEXANONE	ND	0.020
HEXACHLOROBUTADIENE	ND	0.005
ISOPROPYLBENZENE	ND	0.005
4-ISOPROPYLTOLUENE	ND	0.005
4-METHYL-2-PENTANONE (MIBK)	ND	0.020
METHYL tert-BUTYL ETHER (MTBE)	ND	0.005
METHYLENE CHLORIDE	ND	0.010
NAPHTHALENE	ND	0.005
N-PROPYLBENZENE	ND	0.005
STYRENE	ND	0.005
1,1,1,2-TETRACHLOROETHANE	ND	0.005
1,1,2,2-TETRACHLOROETHANE	ND	0.005
TETRACHLOROETHENE (PCE)	ND	0.005
TOLUENE	ND	0.005
1,2,3-TRICHLOROBENZENE	ND	0.005
1,2,4-TRICHLOROBENZENE	ND	0.005
1,1,1-TRICHLOROETHANE	ND	0.005
1,1,2-TRICHLOROETHANE	ND	0.005
TRICHLOROETHENE (TCE)	0.014	0.005
TRICHLOROFLUOROMETHANE	ND	0.005
1,2,3-TRICHLOROPROPANE	ND	0.005
1,2,4-TRIMETHYLBENZENE	ND	0.005
1,3,5-TRIMETHYLBENZENE	ND	0.005
VINYL CHLORIDE	ND	0.005
M/P-XYLENE	ND	0.010
O-XYLENE	ND	0.005

COMMENTS PQL = PRACTICAL QUANTITATION LIMIT
ND = NON-DETECTED OR BELOW THE PQL
DATA REVIEWED AND APPROVED BY: _____
CAL-DHS ELAP CERTIFICATE No.: 1555

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LABORATORY REPORT

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Tel:(951)736-5334 E-Mil: PRoberts@ArdentEnv.com

PROJECT: **Hitco II** PROJECT No.: **101251003**
LOCATION: **1600 W. 135th Street**
MATRIX:SOIL DATE RECEIVED:08/03/21
SAMPLING DATE:08/03/21 DATE ANALYZED:08/04/21
REPORT TO:MR. PAUL ROBERTS DATE REPORTED:08/05/21

SAMPLE I.D.: **AB13-5'** LAB I.D.: 210803-63

ANALYSIS: VOLATILE ORGANICS, EPA METHOD 5035/8260B, PAGE 1 OF 2
UNIT: mg/Kg = MILLIGRAM PER KILOGRAM = PPM

PARAMETER	SAMPLE RESULT	PQL X1
ACETONE	ND	0.020
BENZENE	ND	0.005
BROMOBENZENE	ND	0.005
BROMOCHLOROMETHANE	ND	0.005
BROMODICHLOROMETHANE	ND	0.005
BROMOFORM	ND	0.005
BROMOMETHANE	ND	0.005
2-BUTANONE (MEK)	ND	0.020
N-BUTYLBENZENE	ND	0.005
SEC-BUTYLBENZENE	ND	0.005
TERT-BUTYLBENZENE	ND	0.005
CARBON DISULFIDE	ND	0.010
CARBON TETRACHLORIDE	ND	0.005
CHLOROBENZENE	ND	0.005
CHLOROETHANE	ND	0.005
CHLOROFORM	ND	0.005
CHLOROMETHANE	ND	0.005
2-CHLOROTOLUENE	ND	0.005
4-CHLOROTOLUENE	ND	0.005
DIBROMOCHLOROMETHANE	ND	0.005
1,2-DIBROMO-3-CHLOROPROPANE	ND	0.005
1,2-DIBROMOETHANE	ND	0.005
DIBROMOMETHANE	ND	0.005
1,2-DICHLOROBENZENE	ND	0.005
1,3-DICHLOROBENZENE	ND	0.005
1,4-DICHLOROBENZENE	ND	0.005
DICHLORODIFLUOROMETHANE	ND	0.005
1,1-DICHLOROETHANE	ND	0.005
1,2-DICHLOROETHANE	ND	0.005
1,1-DICHLOROETHENE	ND	0.005
CIS-1,2-DICHLOROETHENE	ND	0.005
TRANS-1,2-DICHLOROETHENE	ND	0.005
1,2-DICHLOROPROPANE	ND	0.005

----- TO BE CONTINUED ON PAGE #2 -----

DATA REVIEWED AND APPROVED BY: _____

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LABORATORY REPORT

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1827 Capital Street, #103, Corona, CA 92880
Tel: (951) 736-5334 E-Mil: PRoberts@ArdentEnv.com

PROJECT: **Hitco II** PROJECT No.: **101251003**
LOCATION: **1600 W. 135th Street**
MATRIX: SOIL DATE RECEIVED: 08/03/21
SAMPLING DATE: 08/03/21 DATE ANALYZED: 08/04/21
REPORT TO: MR. PAUL ROBERTS DATE REPORTED: 08/05/21

SAMPLE I.D.: **AB13-5'** LAB I.D.: 210803-63

ANALYSIS: VOLATILE ORGANICS, EPA METHOD 5035/8260B, PAGE 2 OF 2
UNIT: mg/Kg = MILLIGRAM PER KILOGRAM = PPM

PARAMETER	SAMPLE RESULT	PQL X1
1,3-DICHLOROPROPANE	ND	0.005
2,2-DICHLOROPROPANE	ND	0.005
1,1-DICHLOROPROPENE	ND	0.005
CIS-1,3-DICHLOROPROPENE	ND	0.005
TRANS-1,3-DICHLOROPROPENE	ND	0.005
ETHYLBENZENE	ND	0.005
2-HEXANONE	ND	0.020
HEXACHLOROBUTADIENE	ND	0.005
ISOPROPYLBENZENE	ND	0.005
4-ISOPROPYLTOLUENE	ND	0.005
4-METHYL-2-PENTANONE (MIBK)	ND	0.020
METHYL tert-BUTYL ETHER (MTBE)	ND	0.005
METHYLENE CHLORIDE	ND	0.010
NAPHTHALENE	ND	0.005
N-PROPYLBENZENE	ND	0.005
STYRENE	ND	0.005
1,1,1,2-TETRACHLOROETHANE	ND	0.005
1,1,2,2-TETRACHLOROETHANE	ND	0.005
TETRACHLOROETHENE (PCE)	0.075	0.005
TOLUENE	ND	0.005
1,2,3-TRICHLOROBENZENE	ND	0.005
1,2,4-TRICHLOROBENZENE	ND	0.005
1,1,1-TRICHLOROETHANE	ND	0.005
1,1,2-TRICHLOROETHANE	ND	0.005
TRICHLOROETHENE (TCE)	0.017	0.005
TRICHLOROFLUOROMETHANE	ND	0.005
1,2,3-TRICHLOROPROPANE	ND	0.005
1,2,4-TRIMETHYLBENZENE	ND	0.005
1,3,5-TRIMETHYLBENZENE	ND	0.005
VINYL CHLORIDE	ND	0.005
M/P-XYLENE	ND	0.010
O-XYLENE	ND	0.005

COMMENTS PQL = PRACTICAL QUANTITATION LIMIT
ND = NON-DETECTED OR BELOW THE PQL
DATA REVIEWED AND APPROVED BY: _____
CAL-DHS ELAP CERTIFICATE No.: 1555

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LABORATORY REPORT

CUSTOMER: **Ardent Environmental Group, Inc.**
1827 Capital Street, #103, Corona, CA 92880
Tel: (951) 736-5334 E-Mil: PRoberts@ArdentEnv.com

PROJECT: **Hitco II** PROJECT No.: **101251003**
LOCATION: **1600 W. 135th Street**
MATRIX: SOIL DATE RECEIVED: 08/03/21
SAMPLING DATE: 08/03/21 DATE ANALYZED: 08/04/21
REPORT TO: MR. PAUL ROBERTS DATE REPORTED: 08/05/21

SAMPLE I.D.: **AB14-3'** LAB I.D.: 210803-64

ANALYSIS: VOLATILE ORGANICS, EPA METHOD 5035/8260B, PAGE 1 OF 2
UNIT: mg/Kg = MILLIGRAM PER KILOGRAM = PPM

PARAMETER	SAMPLE RESULT	PQL X1
ACETONE	ND	0.020
BENZENE	ND	0.005
BROMOBENZENE	ND	0.005
BROMOCHLOROMETHANE	ND	0.005
BROMODICHLOROMETHANE	ND	0.005
BROMOFORM	ND	0.005
BROMOMETHANE	ND	0.005
2-BUTANONE (MEK)	ND	0.020
N-BUTYLBENZENE	ND	0.005
SEC-BUTYLBENZENE	ND	0.005
TERT-BUTYLBENZENE	ND	0.005
CARBON DISULFIDE	ND	0.010
CARBON TETRACHLORIDE	ND	0.005
CHLOROBENZENE	ND	0.005
CHLOROETHANE	ND	0.005
CHLOROFORM	ND	0.005
CHLOROMETHANE	ND	0.005
2-CHLOROTOLUENE	ND	0.005
4-CHLOROTOLUENE	ND	0.005
DIBROMOCHLOROMETHANE	ND	0.005
1,2-DIBROMO-3-CHLOROPROPANE	ND	0.005
1,2-DIBROMOETHANE	ND	0.005
DIBROMOMETHANE	ND	0.005
1,2-DICHLOROBENZENE	ND	0.005
1,3-DICHLOROBENZENE	ND	0.005
1,4-DICHLOROBENZENE	ND	0.005
DICHLORODIFLUOROMETHANE	ND	0.005
1,1-DICHLOROETHANE	ND	0.005
1,2-DICHLOROETHANE	ND	0.005
1,1-DICHLOROETHENE	ND	0.005
CIS-1,2-DICHLOROETHENE	0.006	0.005
TRANS-1,2-DICHLOROETHENE	ND	0.005
1,2-DICHLOROPROPANE	ND	0.005

----- TO BE CONTINUED ON PAGE #2 -----

DATA REVIEWED AND APPROVED BY: _____

Enviro – Chem, Inc.
1214 E. Lexington Avenue, Pomona, CA 91766 Tel (909) 590-5905 Fax (909) 590-5907

LABORATORY REPORT

CUSTOMER: **Ardent Environmental Group, Inc.**
1827 Capital Street, #103, Corona, CA 92880
Tel:(951)736-5334 E-Mil: PRoberts@ArdentEnv.com

PROJECT: **Hitco II** PROJECT No.: **101251003**
LOCATION: **1600 W. 135th Street**
MATRIX:SOIL DATE RECEIVED:08/03/21
SAMPLING DATE:08/03/21 DATE ANALYZED:08/04/21
REPORT TO:MR. PAUL ROBERTS DATE REPORTED:08/05/21

SAMPLE I.D.: **AB14-3'** LAB I.D.: 210803-64

ANALYSIS: VOLATILE ORGANICS, EPA METHOD 5035/8260B, PAGE 2 OF 2
UNIT: mg/Kg = MILLIGRAM PER KILOGRAM = PPM

PARAMETER	SAMPLE RESULT	PQL X1
1,3-DICHLOROPROPANE	ND	0.005
2,2-DICHLOROPROPANE	ND	0.005
1,1-DICHLOROPROPENE	ND	0.005
CIS-1,3-DICHLOROPROPENE	ND	0.005
TRANS-1,3-DICHLOROPROPENE	ND	0.005
ETHYLBENZENE	ND	0.005
2-HEXANONE	ND	0.020
HEXACHLOROBUTADIENE	ND	0.005
ISOPROPYLBENZENE	ND	0.005
4-ISOPROPYLTOLUENE	ND	0.005
4-METHYL-2-PENTANONE (MIBK)	ND	0.020
METHYL tert-BUTYL ETHER (MTBE)	ND	0.005
METHYLENE CHLORIDE	ND	0.010
NAPHTHALENE	ND	0.005
N-PROPYLBENZENE	ND	0.005
STYRENE	ND	0.005
1,1,1,2-TETRACHLOROETHANE	ND	0.005
1,1,2,2-TETRACHLOROETHANE	ND	0.005
TETRACHLOROETHENE (PCE)	0.012	0.005
TOLUENE	ND	0.005
1,2,3-TRICHLOROBENZENE	ND	0.005
1,2,4-TRICHLOROBENZENE	ND	0.005
1,1,1-TRICHLOROETHANE	ND	0.005
1,1,2-TRICHLOROETHANE	ND	0.005
TRICHLOROETHENE (TCE)	0.015	0.005
TRICHLOROFLUOROMETHANE	ND	0.005
1,2,3-TRICHLOROPROPANE	ND	0.005
1,2,4-TRIMETHYLBENZENE	ND	0.005
1,3,5-TRIMETHYLBENZENE	ND	0.005
VINYL CHLORIDE	ND	0.005
M/P-XYLENE	ND	0.010
O-XYLENE	ND	0.005

COMMENTS PQL = PRACTICAL QUANTITATION LIMIT
ND = NON-DETECTED OR BELOW THE PQL
DATA REVIEWED AND APPROVED BY: _____
CAL-DHS ELAP CERTIFICATE No.: 1555

Enviro – Chem, Inc.
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METHOD BLANK REPORT

CUSTOMER: **Ardent Environmental Group, Inc.**
1827 Capital Street, #103, Corona, CA 92880
Tel:(951)736-5334 E-Mil: PRoberts@ArdentEnv.com

PROJECT: **Hitco II** PROJECT No.: **101251003**
LOCATION: **1600 W. 135th Street**
MATRIX: SOIL DATE RECEIVED: 08/03/21
SAMPLING DATE: 08/03/21 DATE ANALYZED: 08/04/21
REPORT TO: MR. PAUL ROBERTS DATE REPORTED: 08/05/21

METHOD BLANK REPORT FOR LAB I.D.: 210803-45 THROUGH -64

ANALYSIS: VOLATILE ORGANICS, EPA METHOD 5030B/8260B, PAGE 1 OF 2
UNIT: mg/Kg = MILLIGRAM PER KILOGRAM = PPM

PARAMETER	SAMPLE RESULT	PQL X1
ACETONE	ND	0.020
BENZENE	ND	0.005
BROMOBENZENE	ND	0.005
BROMOCHLOROMETHANE	ND	0.005
BROMODICHLOROMETHANE	ND	0.005
BROMOFORM	ND	0.005
BROMOMETHANE	ND	0.005
2-BUTANONE (MEK)	ND	0.020
N-BUTYLBENZENE	ND	0.005
SEC-BUTYLBENZENE	ND	0.005
TERT-BUTYLBENZENE	ND	0.005
CARBON DISULFIDE	ND	0.010
CARBON TETRACHLORIDE	ND	0.005
CHLOROBENZENE	ND	0.005
CHLOROETHANE	ND	0.005
CHLOROFORM	ND	0.005
CHLOROMETHANE	ND	0.005
2-CHLOROTOLUENE	ND	0.005
4-CHLOROTOLUENE	ND	0.005
DIBROMOCHLOROMETHANE	ND	0.005
1,2-DIBROMO-3-CHLOROPROPANE	ND	0.005
1,2-DIBROMOETHANE	ND	0.005
DIBROMOMETHANE	ND	0.005
1,2-DICHLOROBENZENE	ND	0.005
1,3-DICHLOROBENZENE	ND	0.005
1,4-DICHLOROBENZENE	ND	0.005
DICHLORODIFLUOROMETHANE	ND	0.005
1,1-DICHLOROETHANE	ND	0.005
1,2-DICHLOROETHANE	ND	0.005
1,1-DICHLOROETHENE	ND	0.005
CIS-1,2-DICHLOROETHENE	ND	0.005
TRANS-1,2-DICHLOROETHENE	ND	0.005
1,2-DICHLOROPROPANE	ND	0.005

----- TO BE CONTINUED ON PAGE #2 -----

DATA REVIEWED AND APPROVED BY: _____

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METHOD BLANK REPORT

CUSTOMER: Ardent Environmental Group, Inc.
1827 Capital Street, #103, Corona, CA 92880
Tel: (951) 736-5334 E-Mil: PRoberts@ArdentEnv.com

PROJECT: Hitco II
LOCATION: 1600 W. 135th Street
MATRIX: SOIL
SAMPLING DATE: 08/03/21
REPORT TO: MR. PAUL ROBERTS

PROJECT No.: 101251003
DATE RECEIVED: 08/03/21
DATE ANALYZED: 08/04/21
DATE REPORTED: 08/05/21

METHOD BLANK REPORT FOR LAB I.D.: 210803-45 THROUGH -64

ANALYSIS: VOLATILE ORGANICS, EPA METHOD 5030B/8260B, PAGE 2 OF 2
UNIT: mg/Kg = MILLIGRAM PER KILOGRAM = PPM

PARAMETER	SAMPLE RESULT	PQL X1
1,3-DICHLOROPROPANE	ND	0.005
2,2-DICHLOROPROPANE	ND	0.005
1,1-DICHLOROPROPENE	ND	0.005
CIS-1,3-DICHLOROPROPENE	ND	0.005
TRANS-1,3-DICHLOROPROPENE	ND	0.005
ETHYLBENZENE	ND	0.005
2-HEXANONE	ND	0.020
HEXACHLOROBUTADIENE	ND	0.005
ISOPROPYLBENZENE	ND	0.005
4-ISOPROPYLTOLUENE	ND	0.005
4-METHYL-2-PENTANONE (MIBK)	ND	0.020
METHYL tert-BUTYL ETHER (MTBE)	ND	0.005
METHYLENE CHLORIDE	ND	0.010
NAPHTHALENE	ND	0.005
N-PROPYLBENZENE	ND	0.005
STYRENE	ND	0.005
1,1,1,2-TETRACHLOROETHANE	ND	0.005
1,1,2,2-TETRACHLOROETHANE	ND	0.005
TETRACHLOROETHENE (PCE)	ND	0.005
TOLUENE	ND	0.005
1,2,3-TRICHLOROBENZENE	ND	0.005
1,2,4-TRICHLOROBENZENE	ND	0.005
1,1,1-TRICHLOROETHANE	ND	0.005
1,1,2-TRICHLOROETHANE	ND	0.005
TRICHLOROETHENE (TCE)	ND	0.005
TRICHLOROFLUOROMETHANE	ND	0.005
1,2,3-TRICHLOROPROPANE	ND	0.005
1,2,4-TRIMETHYLBENZENE	ND	0.005
1,3,5-TRIMETHYLBENZENE	ND	0.005
VINYL CHLORIDE	ND	0.005
M/P-XYLENE	ND	0.010
O-XYLENE	ND	0.005

COMMENTS PQL = PRACTICAL QUANTITATION LIMIT
ND = NON-DETECTED OR BELOW THE PQL
DATA REVIEWED AND APPROVED BY: _____
CAL-DHS ELAP CERTIFICATE No.: 1555

Enviro-Chem, Inc.
1214 E. Lexington Avenue, Pomona, CA 91766 Tel (909)590-5905 Fax (909)590-5907

8260B QA/QC Report

Date Analyzed: 8/4/2021 **Matrix:** Solid/Soil/Liquid
Machine: D **Unit:** mg/Kg (PPM)

Matrix Spike (MS)/Matrix Spike Duplicate (MSD)
Spiked Sample Lab I.D.: 210803-49 MS/MSD

Analyte	S.R.	spk conc	MS	%RC	MSD	%RC	%RPD	ACP %RC	ACP RPD
Benzene	0	0.050	0.056	112%	0.057	114%	2%	75-125	0-20
Chlorobenzene	0	0.050	0.054	108%	0.056	112%	4%	75-125	0-20
1,1-Dichloroethene	0	0.050	0.044	88%	0.044	88%	0%	75-125	0-20
Toluene	0	0.050	0.057	114%	0.058	116%	2%	75-125	0-20
Trichloroethene (TCE)	0	0.050	0.056	112%	0.057	114%	2%	75-125	0-20

Lab Control Spike (LCS):

Analyte	spk conc	LCS	%RC	ACP %RC
Benzene	0.050	0.057	114%	75-125
Chlorobenzene	0.050	0.058	116%	75-125
Chloroform	0.050	0.054	108%	75-125
1,1-Dichloroethene	0.050	0.048	96%	75-125
Ethylbenzene	0.050	0.055	110%	75-125
o-Xylene	0.050	0.059	118%	75-125
m,p-Xylene	0.100	0.106	106%	75-125
Toluene	0.050	0.059	118%	75-125
1,1,1-Trichloroethane	0.050	0.058	116%	75-125
Trichloroethene (TCE)	0.050	0.060	120%	75-125

Surrogate Recovery	spk conc	ACP %RC	MB %RC	%RC	%RC	%RC	%RC	%RC	%RC
Sample I.D.			M-BLK	210803-45	210803-46	210803-47	210803-48	210803-49	210803-50
Dibromofluoromethane	50.0	70-130	105%	114%	117%	114%	116%	118%	118%
Toluene-d8	50.0	70-130	104%	105%	106%	107%	107%	106%	107%
4-Bromofluorobenzene	50.0	70-130	91%	100%	96%	103%	101%	102%	102%

Surrogate Recovery	spk conc	ACP %RC	%RC	%RC	%RC	%RC	%RC	%RC	%RC
Sample I.D.			210803-51	210803-52	210803-53	210803-54	210803-55	210803-56	210803-57
Dibromofluoromethane	50.0	70-130	117%	117%	113%	119%	124%	123%	126%
Toluene-d8	50.0	70-130	107%	107%	108%	106%	108%	108%	108%
4-Bromofluorobenzene	50.0	70-130	103%	100%	100%	99%	101%	99%	97%

Surrogate Recovery	spk conc	ACP %RC	%RC	%RC	%RC	%RC	%RC	%RC	%RC
Sample I.D.			210803-58	210803-59	210803-60	210803-61	210803-62	210803-63	210803-64
Dibromofluoromethane	50.0	70-130	123%	120%	120%	113%	115%	125%	124%
Toluene-d8	50.0	70-130	108%	109%	106%	106%	108%	106%	109%
4-Bromofluorobenzene	50.0	70-130	101%	98%	99%	94%	99%	93%	82%

** = Surrogate fail due to matrix interference; LCS, MS, MSD are in control therefore the analysis is in control.*
S.R. = Sample Results *%RC = Percent Recovery*
spk conc = Spike Concentration *ACP %RC = Accepted Percent Recovery*
MS = Matrix Spike *MSD = Matrix Spike Duplicate*

Analyzed/Reviewed By: _____

Final Reviewer: _____

Enviro – Chem, Inc.
1214 E. Lexington Avenue, Pomona, CA 91766 Tel (909) 590-5905 Fax (909) 590-5907

LABORATORY REPORT

CUSTOMER: **Ardent Environmental Group, Inc.**
1827 Capital Street, #103, Corona, CA 92880
Tel: (951) 736-5334 E-Mil: PRoberts@ArdentEnv.com

PROJECT: **Hitco II** PROJECT No.: **101251003**
LOCATION: **1600 W. 135th Street**
MATRIX: SOIL DATE RECEIVED: 08/03/21
SAMPLING DATE: 08/03/21 DATE ANALYZED: 08/04/21
REPORT TO: MR. PAUL ROBERTS DATE REPORTED: 08/05/21

SAMPLE I.D.: **AB15-5'** LAB I.D.: 210803-65

ANALYSIS: VOLATILE ORGANICS, EPA METHOD 5035/8260B, PAGE 1 OF 2
UNIT: mg/Kg = MILLIGRAM PER KILOGRAM = PPM

PARAMETER	SAMPLE RESULT	PQL X1
ACETONE	ND	0.020
BENZENE	ND	0.005
BROMOBENZENE	ND	0.005
BROMOCHLOROMETHANE	ND	0.005
BROMODICHLOROMETHANE	ND	0.005
BROMOFORM	ND	0.005
BROMOMETHANE	ND	0.005
2-BUTANONE (MEK)	ND	0.020
N-BUTYLBENZENE	ND	0.005
SEC-BUTYLBENZENE	ND	0.005
TERT-BUTYLBENZENE	ND	0.005
CARBON DISULFIDE	ND	0.010
CARBON TETRACHLORIDE	ND	0.005
CHLOROBENZENE	ND	0.005
CHLOROETHANE	ND	0.005
CHLOROFORM	ND	0.005
CHLOROMETHANE	ND	0.005
2-CHLOROTOLUENE	ND	0.005
4-CHLOROTOLUENE	ND	0.005
DIBROMOCHLOROMETHANE	ND	0.005
1,2-DIBROMO-3-CHLOROPROPANE	ND	0.005
1,2-DIBROMOETHANE	ND	0.005
DIBROMOMETHANE	ND	0.005
1,2-DICHLOROBENZENE	ND	0.005
1,3-DICHLOROBENZENE	ND	0.005
1,4-DICHLOROBENZENE	ND	0.005
DICHLORODIFLUOROMETHANE	ND	0.005
1,1-DICHLOROETHANE	ND	0.005
1,2-DICHLOROETHANE	ND	0.005
1,1-DICHLOROETHENE	ND	0.005
CIS-1,2-DICHLOROETHENE	0.010	0.005
TRANS-1,2-DICHLOROETHENE	0.012	0.005
1,2-DICHLOROPROPANE	ND	0.005

----- TO BE CONTINUED ON PAGE #2 -----

DATA REVIEWED AND APPROVED BY: _____

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1214 E. Lexington Avenue, Pomona, CA 91766 Tel (909) 590-5905 Fax (909) 590-5907

LABORATORY REPORT

CUSTOMER: **Ardent Environmental Group, Inc.**
1827 Capital Street, #103, Corona, CA 92880
Tel:(951)736-5334 E-Mil: PRoberts@ArdentEnv.com

PROJECT: **Hitco II** PROJECT No.: **101251003**
LOCATION: **1600 W. 135th Street**
MATRIX: SOIL DATE RECEIVED: 08/03/21
SAMPLING DATE: 08/03/21 DATE ANALYZED: 08/04/21
REPORT TO: MR. PAUL ROBERTS DATE REPORTED: 08/05/21

SAMPLE I.D.: **AB15-5'** LAB I.D.: 210803-65

ANALYSIS: VOLATILE ORGANICS, EPA METHOD 5035/8260B, PAGE 2 OF 2
UNIT: mg/Kg = MILLIGRAM PER KILOGRAM = PPM

PARAMETER	SAMPLE RESULT	PQL X1
1,3-DICHLOROPROPANE	ND	0.005
2,2-DICHLOROPROPANE	ND	0.005
1,1-DICHLOROPROPENE	ND	0.005
CIS-1,3-DICHLOROPROPENE	ND	0.005
TRANS-1,3-DICHLOROPROPENE	ND	0.005
ETHYLBENZENE	ND	0.005
2-HEXANONE	ND	0.020
HEXACHLOROBUTADIENE	ND	0.005
ISOPROPYLBENZENE	ND	0.005
4-ISOPROPYLTOLUENE	ND	0.005
4-METHYL-2-PENTANONE (MIBK)	ND	0.020
METHYL tert-BUTYL ETHER (MTBE)	ND	0.005
METHYLENE CHLORIDE	ND	0.010
NAPHTHALENE	ND	0.005
N-PROPYLBENZENE	ND	0.005
STYRENE	ND	0.005
1,1,1,2-TETRACHLOROETHANE	ND	0.005
1,1,2,2-TETRACHLOROETHANE	ND	0.005
TETRACHLOROETHENE (PCE)	0.077	0.005
TOLUENE	ND	0.005
1,2,3-TRICHLOROBENZENE	ND	0.005
1,2,4-TRICHLOROBENZENE	ND	0.005
1,1,1-TRICHLOROETHANE	ND	0.005
1,1,2-TRICHLOROETHANE	ND	0.005
TRICHLOROETHENE (TCE)	0.202	0.005
TRICHLOROFLUOROMETHANE	ND	0.005
1,2,3-TRICHLOROPROPANE	ND	0.005
1,2,4-TRIMETHYLBENZENE	ND	0.005
1,3,5-TRIMETHYLBENZENE	ND	0.005
VINYL CHLORIDE	ND	0.005
M/P-XYLENE	ND	0.010
O-XYLENE	ND	0.005

COMMENTS PQL = PRACTICAL QUANTITATION LIMIT
ND = NON-DETECTED OR BELOW THE PQL
DATA REVIEWED AND APPROVED BY: _____
CAL-DHS ELAP CERTIFICATE No.: 1555

Enviro – Chem, Inc.
1214 E. Lexington Avenue, Pomona, CA 91766 Tel (909) 590-5905 Fax (909) 590-5907

METHOD BLANK REPORT

CUSTOMER: **Ardent Environmental Group, Inc.**
1827 Capital Street, #103, Corona, CA 92880
Tel: (951) 736-5334 E-Mil: PRoberts@ArdentEnv.com

PROJECT: **Hitco II** PROJECT No.: **101251003**
LOCATION: **1600 W. 135th Street**
MATRIX: SOIL DATE RECEIVED: 08/03/21
SAMPLING DATE: 08/03/21 DATE ANALYZED: 08/04/21
REPORT TO: MR. PAUL ROBERTS DATE REPORTED: 08/05/21

METHOD BLANK REPORT FOR LAB I.D.: 210803-65

ANALYSIS: VOLATILE ORGANICS, EPA METHOD 5030B/8260B, PAGE 1 OF 2
UNIT: mg/Kg = MILLIGRAM PER KILOGRAM = PPM

PARAMETER	SAMPLE RESULT	PQL X1
ACETONE	ND	0.020
BENZENE	ND	0.005
BROMOBENZENE	ND	0.005
BROMOCHLOROMETHANE	ND	0.005
BROMODICHLOROMETHANE	ND	0.005
BROMOFORM	ND	0.005
BROMOMETHANE	ND	0.005
2-BUTANONE (MEK)	ND	0.020
N-BUTYLBENZENE	ND	0.005
SEC-BUTYLBENZENE	ND	0.005
TERT-BUTYLBENZENE	ND	0.005
CARBON DISULFIDE	ND	0.010
CARBON TETRACHLORIDE	ND	0.005
CHLOROBENZENE	ND	0.005
CHLOROETHANE	ND	0.005
CHLOROFORM	ND	0.005
CHLOROMETHANE	ND	0.005
2-CHLOROTOLUENE	ND	0.005
4-CHLOROTOLUENE	ND	0.005
DIBROMOCHLOROMETHANE	ND	0.005
1,2-DIBROMO-3-CHLOROPROPANE	ND	0.005
1,2-DIBROMOETHANE	ND	0.005
DIBROMOMETHANE	ND	0.005
1,2-DICHLOROBENZENE	ND	0.005
1,3-DICHLOROBENZENE	ND	0.005
1,4-DICHLOROBENZENE	ND	0.005
DICHLORODIFLUOROMETHANE	ND	0.005
1,1-DICHLOROETHANE	ND	0.005
1,2-DICHLOROETHANE	ND	0.005
1,1-DICHLOROETHENE	ND	0.005
CIS-1,2-DICHLOROETHENE	ND	0.005
TRANS-1,2-DICHLOROETHENE	ND	0.005
1,2-DICHLOROPROPANE	ND	0.005

----- TO BE CONTINUED ON PAGE #2 -----

DATA REVIEWED AND APPROVED BY: _____

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METHOD BLANK REPORT

CUSTOMER: **Ardent Environmental Group, Inc.**
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Tel: (951) 736-5334 E-Mil: PRoberts@ArdentEnv.com

PROJECT: **Hitco II** PROJECT No.: **101251003**
LOCATION: **1600 W. 135th Street**
MATRIX: SOIL DATE RECEIVED: 08/03/21
SAMPLING DATE: 08/03/21 DATE ANALYZED: 08/04/21
REPORT TO: MR. PAUL ROBERTS DATE REPORTED: 08/05/21

METHOD BLANK REPORT FOR LAB I.D.: 210803-65

ANALYSIS: VOLATILE ORGANICS, EPA METHOD 5030B/8260B, PAGE 2 OF 2
UNIT: mg/Kg = MILLIGRAM PER KILOGRAM = PPM

PARAMETER	SAMPLE RESULT	PQL X1
1,3-DICHLOROPROPANE	ND	0.005
2,2-DICHLOROPROPANE	ND	0.005
1,1-DICHLOROPROPENE	ND	0.005
CIS-1,3-DICHLOROPROPENE	ND	0.005
TRANS-1,3-DICHLOROPROPENE	ND	0.005
ETHYLBENZENE	ND	0.005
2-HEXANONE	ND	0.020
HEXACHLOROBUTADIENE	ND	0.005
ISOPROPYLBENZENE	ND	0.005
4-ISOPROPYLTOLUENE	ND	0.005
4-METHYL-2-PENTANONE (MIBK)	ND	0.020
METHYL tert-BUTYL ETHER (MTBE)	ND	0.005
METHYLENE CHLORIDE	ND	0.010
NAPHTHALENE	ND	0.005
N-PROPYLBENZENE	ND	0.005
STYRENE	ND	0.005
1,1,1,2-TETRACHLOROETHANE	ND	0.005
1,1,2,2-TETRACHLOROETHANE	ND	0.005
TETRACHLOROETHENE (PCE)	ND	0.005
TOLUENE	ND	0.005
1,2,3-TRICHLOROBENZENE	ND	0.005
1,2,4-TRICHLOROBENZENE	ND	0.005
1,1,1-TRICHLOROETHANE	ND	0.005
1,1,2-TRICHLOROETHANE	ND	0.005
TRICHLOROETHENE (TCE)	ND	0.005
TRICHLOROFLUOROMETHANE	ND	0.005
1,2,3-TRICHLOROPROPANE	ND	0.005
1,2,4-TRIMETHYLBENZENE	ND	0.005
1,3,5-TRIMETHYLBENZENE	ND	0.005
VINYL CHLORIDE	ND	0.005
M/P-XYLENE	ND	0.010
O-XYLENE	ND	0.005

COMMENTS PQL = PRACTICAL QUANTITATION LIMIT
ND = NON-DETECTED OR BELOW THE PQL
DATA REVIEWED AND APPROVED BY: _____
CAL-DHS ELAP CERTIFICATE No.: 1555

Enviro-Chem, Inc.
1214 E. Lexington Avenue, Pomona, CA 91766 Tel (909)590-5905 Fax (909)590-5907

8260B QA/QC Report

Date Analyzed: 8/4~5/2021 **Matrix:** Solid/Soil/Liquid
Machine: D **Unit:** mg/Kg (PPM)

Matrix Spike (MS)/Matrix Spike Duplicate (MSD)
Spiked Sample Lab I.D.: 210803-96 MS/MSD

Analyte	S.R.	spk conc	MS	%RC	MSD	%RC	%RPD	ACP %RC	ACP RPD
Benzene	0	0.050	0.055	110%	0.057	114%	4%	75-125	0-20
Chlorobenzene	0	0.050	0.052	104%	0.055	110%	6%	75-125	0-20
1,1-Dichloroethene	0	0.050	0.042	84%	0.046	92%	8%	75-125	0-20
Toluene	0	0.050	0.057	114%	0.059	118%	4%	75-125	0-20
Trichloroethene (TCE)	0	0.050	0.053	106%	0.057	114%	8%	75-125	0-20

Lab Control Spike (LCS):

Analyte	spk conc	LCS	%RC	ACP %RC
Benzene	0.050	0.054	108%	75-125
Chlorobenzene	0.050	0.054	108%	75-125
Chloroform	0.050	0.048	96%	75-125
1,1-Dichloroethene	0.050	0.043	86%	75-125
Ethylbenzene	0.050	0.059	118%	75-125
o-Xylene	0.050	0.055	110%	75-125
m,p-Xylene	0.100	0.120	120%	75-125
Toluene	0.050	0.055	110%	75-125
1,1,1-Trichloroethane	0.050	0.051	102%	75-125
Trichloroethene (TCE)	0.050	0.054	108%	75-125

Surrogate Recovery	spk conc	ACP %RC	MB %RC	%RC	%RC	%RC	%RC	%RC	%RC
Sample I.D.			**M-BLK**	**210803-65**	**210804-29**	**210804-30**	**210804-31**	**210804-32**	**210804-33**
Dibromofluoromethane	50.0	70-130	104%	115%	123%	125%	125%	128%	133*%
Toluene-d8	50.0	70-130	106%	105%	108%	107%	108%	108%	109%
4-Bromofluorobenzene	50.0	70-130	93%	93%	97%	98%	97%	100%	94%

Surrogate Recovery	spk conc	ACP %RC	%RC	%RC	%RC	%RC	%RC	%RC	%RC
Sample I.D.			**210804-34**	**210804-35**	**210804-36**	**210804-37**	**210804-38**	**210804-39**	**210804-40**
Dibromofluoromethane	50.0	70-130	133*%	128%	129%	149*%	129%	130*%	131*%
Toluene-d8	50.0	70-130	108%	109%	108%	112%	108%	109%	110%
4-Bromofluorobenzene	50.0	70-130	94%	95%	99%	91%	98%	98%	97%

Surrogate Recovery	spk conc	ACP %RC	%RC	%RC	%RC	%RC	%RC	%RC	%RC
Sample I.D.			**210804-41**	**210803-91**	**210803-92**	**210803-93**	**210803-94**	**210803-95**	**210803-96**
Dibromofluoromethane	50.0	70-130	148*%	126%	124%	133*%	128%	126%	128%
Toluene-d8	50.0	70-130	111%	109%	110%	111%	110%	111%	111%
4-Bromofluorobenzene	50.0	70-130	96%	94%	91%	92%	90%	90%	90%

** = Surrogate fail due to matrix interference; LCS, MS, MSD are in control therefore the analysis is in control.*
S.R. = Sample Results *%RC = Percent Recovery*
spk conc = Spike Concentration *ACP %RC = Accepted Percent Recovery*
MS = Matrix Spike *MSD = Matrix Spike Duplicate*

Analyzed/Reviewed By: _____

Final Reviewer: _____

Enviro-Chem, Inc. Laboratories
1214 E. Lexington Avenue,
Pomona, CA 91766
Tel: (909) 590-5905 Fax: (909) 590-5907
CA-DHS ELAP CERTIFICATE #1555

Turnaround Time
0 Same Day
0 24 Hours
0 48 Hours
0 72 Hours
0 1 Week (Standard)
Other:

SAMPLE ID	LAB ID	SAMPLING DATE	SAMPLING TIME	MATRIX	No. OF CONTAINERS	TEMPERATURE	PRESERVATION	Analysis Required	COMMENTS
AB1-5'	210803-45	8-3-21	10:20	Soil	4		5035	X	
AB1-10'	-46		10:24						
AB1-15'	-47		10:28						
AB2-5'	-48		8:57						
AB2-10'	-49		9:01						
AB2-15'	-50		9:05						
AB3-5'	-51		10:57						
AB3-10'	-52		11:00						
AB3-15'	-53		11:04						
AB4-5'	-54		9:33						
AB4-10'	-55		9:36						
AB4-15'	-56		9:42						
AB5-5'	-57		9:53						
AB5-10'	-58		9:58						
AB5-15'	-59		10:04						

Misc./PO# 82608

Company Name: ARDENT ENVIRONMENTAL GROUP, INC
Address: 1827 CAPITAL STREET, Suite 103
City/State/Zip: Corona / CA / 92880

Project Contact: Paul Roberts / Jon Anderson
Tel: 951-736-5334
Fax/Email: PRoberts@evstenv.com

Sampler's Signature: Jon Anderson
Project Name/ID: 1600 W. 135th St Hitco II 101251003

Relinquished by:	Received by:	Date & Time: 8/3/21 1400
Relinquished by:	Received by:	Date & Time:
Relinquished by:	Received by:	Date & Time:

Instructions for Sample Storage After Analysis:
O Dispose of O Return to Client O Store (30 Days)
O Other:

CHAIN OF CUSTODY RECORD

Date: 8-3-2021

WHITE WITH SAMPLE • YELLOW TO CLIENT

Enviro-Chem, Inc. Laboratories
1214 E. Lexington Avenue,
Pomona, CA 91766
Tel: (909) 590-5905 Fax: (909) 590-5907
CA-DHS ELAP CERTIFICATE #1555

Turnaround Time
0 Same Day
0 24 Hours
0 48 Hours
0 72 Hours
0 1 Week (Standard)
Other:

Locus 826013

SAMPLE ID	LAB ID	SAMPLING DATE	SAMPLING TIME	MATRIX	No. OF CONTAINERS	TEMPERATURE	PRESERVATION	Analysis Required	COMMENTS
AB10-5'	210803-60	8-3-21	12:15	Soil	4		5035	X	
AB11-5'	-61		12:23						
AB12-5'	-62		12:32						
AB13-5'	-63		8:00						
AB14-3'	-64		8:33						
AB15-5'	-65		7:56						

Misc./PO#

Company Name: Ardent Environmental Group, INC.
Address: 1827 CAPITAL STREET, Suite 103
City/State/Zip: Corona CA 92880

Project Contact: Paul Roberts / Jon Anderson
Tel: 951-736-5334
Fax/Email: Projects@ardentenv.com

Sampler's Signature: Jon Anderson
Project Name/ID: 1600 W. 135 ST Hitco II
TO 125003

Relinquished by:	Received by:	Date & Time:
Relinquished by:	Received by:	Date & Time:
Relinquished by:	Received by:	Date & Time:

Relinquished by: 8/3/21 1400

Instructions for Sample Storage After Analysis:
O Dispose of O Return to Client O Store (30 Days)
O Other:

CHAIN OF CUSTODY RECORD

Date: 8-3-2021

WHITE WITH SAMPLE • YELLOW TO CLIENT

Enviro – Chem, Inc.
1214 E. Lexington Avenue, Pomona, CA 91766 Tel (909) 590-5905 Fax (909) 590-5907

Date: August 6, 2021

Mr. Paul Roberts
Ardent Environmental Group, Inc.
1827 Capital Street, #103
Corona, CA 92880
Tel:(951)736-5334 E-Mail: PRoberts@ArdentEnv.com

Project: **Hitco II**
Project No.: **101251003**
Location: **1600 W. 135th Street**
Lab I.D.: **210804-29 through -41**

Dear Mr. Roberts:

The **analytical results** for the soil samples, received by our laboratory on August 4, 2021, are attached. The samples were received chilled, intact and accompanying chain of custody record.

Enviro-Chem appreciates the opportunity to provide you and your company this and other services. Please do not hesitate to call us if you have any questions.

Sincerely,

Curtis Desilets
Vice President/Program Manager

Andy Wang
Laboratory Manager

Enviro – Chem, Inc.
1214 E. Lexington Avenue, Pomona, CA 91766 Tel (909) 590-5905 Fax (909) 590-5907

LABORATORY REPORT

CUSTOMER: **Ardent Environmental Group, Inc.**
1827 Capital Street, #103, Corona, CA 92880
Tel:(951)736-5334 E-Mil: PRoberts@ArdentEnv.com

PROJECT: **Hitco II** PROJECT No.: **101251003**
LOCATION: **1600 W. 135th Street**
MATRIX: SOIL DATE RECEIVED: 08/04/21
SAMPLING DATE: 08/04/21 DATE ANALYZED: 08/04/21
REPORT TO: MR. PAUL ROBERTS DATE REPORTED: 08/06/21

SAMPLE I.D.: **AB6-5'** LAB I.D.: 210804-29

ANALYSIS: VOLATILE ORGANICS, EPA METHOD 5035/8260B, PAGE 1 OF 2
UNIT: mg/Kg = MILLIGRAM PER KILOGRAM = PPM

PARAMETER	SAMPLE RESULT	PQL X1
ACETONE	ND	0.020
BENZENE	ND	0.005
BROMOBENZENE	ND	0.005
BROMOCHLOROMETHANE	ND	0.005
BROMODICHLOROMETHANE	ND	0.005
BROMOFORM	ND	0.005
BROMOMETHANE	ND	0.005
2-BUTANONE (MEK)	ND	0.020
N-BUTYLBENZENE	ND	0.005
SEC-BUTYLBENZENE	ND	0.005
TERT-BUTYLBENZENE	ND	0.005
CARBON DISULFIDE	ND	0.010
CARBON TETRACHLORIDE	ND	0.005
CHLOROBENZENE	ND	0.005
CHLOROETHANE	ND	0.005
CHLOROFORM	ND	0.005
CHLOROMETHANE	ND	0.005
2-CHLOROTOLUENE	ND	0.005
4-CHLOROTOLUENE	ND	0.005
DIBROMOCHLOROMETHANE	ND	0.005
1,2-DIBROMO-3-CHLOROPROPANE	ND	0.005
1,2-DIBROMOETHANE	ND	0.005
DIBROMOMETHANE	ND	0.005
1,2-DICHLOROBENZENE	ND	0.005
1,3-DICHLOROBENZENE	ND	0.005
1,4-DICHLOROBENZENE	ND	0.005
DICHLORODIFLUOROMETHANE	ND	0.005
1,1-DICHLOROETHANE	ND	0.005
1,2-DICHLOROETHANE	ND	0.005
1,1-DICHLOROETHENE	ND	0.005
CIS-1,2-DICHLOROETHENE	ND	0.005
TRANS-1,2-DICHLOROETHENE	ND	0.005
1,2-DICHLOROPROPANE	ND	0.005

----- TO BE CONTINUED ON PAGE #2 -----

DATA REVIEWED AND APPROVED BY: _____

Enviro – Chem, Inc.
1214 E. Lexington Avenue, Pomona, CA 91766 Tel (909) 590-5905 Fax (909) 590-5907

LABORATORY REPORT

CUSTOMER: **Ardent Environmental Group, Inc.**
1827 Capital Street, #103, Corona, CA 92880
Tel:(951)736-5334 E-Mil: PRoberts@ArdentEnv.com

PROJECT: **Hitco II** PROJECT No.: **101251003**
LOCATION: **1600 W. 135th Street**
MATRIX: SOIL DATE RECEIVED: 08/04/21
SAMPLING DATE: 08/04/21 DATE ANALYZED: 08/04/21
REPORT TO: MR. PAUL ROBERTS DATE REPORTED: 08/06/21

SAMPLE I.D.: **AB6-5'** LAB I.D.: 210804-29

ANALYSIS: VOLATILE ORGANICS, EPA METHOD 5035/8260B, PAGE 2 OF 2
UNIT: mg/Kg = MILLIGRAM PER KILOGRAM = PPM

PARAMETER	SAMPLE RESULT	PQL X1
1,3-DICHLOROPROPANE	ND	0.005
2,2-DICHLOROPROPANE	ND	0.005
1,1-DICHLOROPROPENE	ND	0.005
CIS-1,3-DICHLOROPROPENE	ND	0.005
TRANS-1,3-DICHLOROPROPENE	ND	0.005
ETHYLBENZENE	ND	0.005
2-HEXANONE	ND	0.020
HEXACHLOROBUTADIENE	ND	0.005
ISOPROPYLBENZENE	ND	0.005
4-ISOPROPYLTOLUENE	ND	0.005
4-METHYL-2-PENTANONE (MIBK)	ND	0.020
METHYL tert-BUTYL ETHER (MTBE)	ND	0.005
METHYLENE CHLORIDE	ND	0.010
NAPHTHALENE	ND	0.005
N-PROPYLBENZENE	ND	0.005
STYRENE	ND	0.005
1,1,1,2-TETRACHLOROETHANE	ND	0.005
1,1,2,2-TETRACHLOROETHANE	ND	0.005
TETRACHLOROETHENE (PCE)	0.038	0.005
TOLUENE	ND	0.005
1,2,3-TRICHLOROBENZENE	ND	0.005
1,2,4-TRICHLOROBENZENE	ND	0.005
1,1,1-TRICHLOROETHANE	ND	0.005
1,1,2-TRICHLOROETHANE	ND	0.005
TRICHLOROETHENE (TCE)	0.010	0.005
TRICHLOROFLUOROMETHANE	ND	0.005
1,2,3-TRICHLOROPROPANE	ND	0.005
1,2,4-TRIMETHYLBENZENE	ND	0.005
1,3,5-TRIMETHYLBENZENE	ND	0.005
VINYL CHLORIDE	ND	0.005
M/P-XYLENE	ND	0.010
O-XYLENE	ND	0.005

COMMENTS PQL = PRACTICAL QUANTITATION LIMIT
ND = NON-DETECTED OR BELOW THE PQL
DATA REVIEWED AND APPROVED BY: _____
CAL-DHS ELAP CERTIFICATE No.: 1555

Enviro – Chem, Inc.
1214 E. Lexington Avenue, Pomona, CA 91766 Tel (909) 590-5905 Fax (909) 590-5907

LABORATORY REPORT

CUSTOMER: **Ardent Environmental Group, Inc.**
1827 Capital Street, #103, Corona, CA 92880
Tel: (951) 736-5334 E-Mil: PRoberts@ArdentEnv.com

PROJECT: **Hitco II** PROJECT No.: **101251003**
LOCATION: **1600 W. 135th Street**
MATRIX: SOIL DATE RECEIVED: 08/04/21
SAMPLING DATE: 08/04/21 DATE ANALYZED: 08/04/21
REPORT TO: MR. PAUL ROBERTS DATE REPORTED: 08/06/21

SAMPLE I.D.: **AB6-10'** LAB I.D.: 210804-30

ANALYSIS: VOLATILE ORGANICS, EPA METHOD 5035/8260B, PAGE 1 OF 2
UNIT: mg/Kg = MILLIGRAM PER KILOGRAM = PPM

PARAMETER	SAMPLE RESULT	PQL X1
ACETONE	ND	0.020
BENZENE	ND	0.005
BROMOBENZENE	ND	0.005
BROMOCHLOROMETHANE	ND	0.005
BROMODICHLOROMETHANE	ND	0.005
BROMOFORM	ND	0.005
BROMOMETHANE	ND	0.005
2-BUTANONE (MEK)	ND	0.020
N-BUTYLBENZENE	ND	0.005
SEC-BUTYLBENZENE	ND	0.005
TERT-BUTYLBENZENE	ND	0.005
CARBON DISULFIDE	ND	0.010
CARBON TETRACHLORIDE	ND	0.005
CHLOROBENZENE	ND	0.005
CHLOROETHANE	ND	0.005
CHLOROFORM	ND	0.005
CHLOROMETHANE	ND	0.005
2-CHLOROTOLUENE	ND	0.005
4-CHLOROTOLUENE	ND	0.005
DIBROMOCHLOROMETHANE	ND	0.005
1,2-DIBROMO-3-CHLOROPROPANE	ND	0.005
1,2-DIBROMOETHANE	ND	0.005
DIBROMOMETHANE	ND	0.005
1,2-DICHLOROBENZENE	ND	0.005
1,3-DICHLOROBENZENE	ND	0.005
1,4-DICHLOROBENZENE	ND	0.005
DICHLORODIFLUOROMETHANE	ND	0.005
1,1-DICHLOROETHANE	ND	0.005
1,2-DICHLOROETHANE	ND	0.005
1,1-DICHLOROETHENE	ND	0.005
CIS-1,2-DICHLOROETHENE	ND	0.005
TRANS-1,2-DICHLOROETHENE	ND	0.005
1,2-DICHLOROPROPANE	ND	0.005

----- TO BE CONTINUED ON PAGE #2 -----

DATA REVIEWED AND APPROVED BY: _____

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1214 E. Lexington Avenue, Pomona, CA 91766 Tel (909) 590-5905 Fax (909) 590-5907

LABORATORY REPORT

CUSTOMER: **Ardent Environmental Group, Inc.**
1827 Capital Street, #103, Corona, CA 92880
Tel: (951) 736-5334 E-Mil: PRoberts@ArdentEnv.com

PROJECT: **Hitco II** PROJECT No.: **101251003**
LOCATION: **1600 W. 135th Street**
MATRIX: SOIL DATE RECEIVED: 08/04/21
SAMPLING DATE: 08/04/21 DATE ANALYZED: 08/04/21
REPORT TO: MR. PAUL ROBERTS DATE REPORTED: 08/06/21

SAMPLE I.D.: **AB6-10'** LAB I.D.: 210804-30

ANALYSIS: VOLATILE ORGANICS, EPA METHOD 5035/8260B, PAGE 2 OF 2
UNIT: mg/Kg = MILLIGRAM PER KILOGRAM = PPM

PARAMETER	SAMPLE RESULT	PQL X1
1,3-DICHLOROPROPANE	ND	0.005
2,2-DICHLOROPROPANE	ND	0.005
1,1-DICHLOROPROPENE	ND	0.005
CIS-1,3-DICHLOROPROPENE	ND	0.005
TRANS-1,3-DICHLOROPROPENE	ND	0.005
ETHYLBENZENE	ND	0.005
2-HEXANONE	ND	0.020
HEXACHLOROBUTADIENE	ND	0.005
ISOPROPYLBENZENE	ND	0.005
4-ISOPROPYLTOLUENE	ND	0.005
4-METHYL-2-PENTANONE (MIBK)	ND	0.020
METHYL tert-BUTYL ETHER (MTBE)	ND	0.005
METHYLENE CHLORIDE	ND	0.010
NAPHTHALENE	ND	0.005
N-PROPYLBENZENE	ND	0.005
STYRENE	ND	0.005
1,1,1,2-TETRACHLOROETHANE	ND	0.005
1,1,2,2-TETRACHLOROETHANE	ND	0.005
TETRACHLOROETHENE (PCE)	0.101	0.005
TOLUENE	ND	0.005
1,2,3-TRICHLOROBENZENE	ND	0.005
1,2,4-TRICHLOROBENZENE	ND	0.005
1,1,1-TRICHLOROETHANE	ND	0.005
1,1,2-TRICHLOROETHANE	ND	0.005
TRICHLOROETHENE (TCE)	ND	0.005
TRICHLOROFLUOROMETHANE	ND	0.005
1,2,3-TRICHLOROPROPANE	ND	0.005
1,2,4-TRIMETHYLBENZENE	ND	0.005
1,3,5-TRIMETHYLBENZENE	ND	0.005
VINYL CHLORIDE	ND	0.005
M/P-XYLENE	ND	0.010
O-XYLENE	ND	0.005

COMMENTS PQL = PRACTICAL QUANTITATION LIMIT
ND = NON-DETECTED OR BELOW THE PQL
DATA REVIEWED AND APPROVED BY: _____
CAL-DHS ELAP CERTIFICATE No.: 1555

Enviro – Chem, Inc.
1214 E. Lexington Avenue, Pomona, CA 91766 Tel (909) 590-5905 Fax (909) 590-5907

LABORATORY REPORT

CUSTOMER: **Ardent Environmental Group, Inc.**
1827 Capital Street, #103, Corona, CA 92880
Tel: (951) 736-5334 E-Mil: PRoberts@ArdentEnv.com

PROJECT: **Hitco II** PROJECT No.: **101251003**
LOCATION: **1600 W. 135th Street**
MATRIX: SOIL DATE RECEIVED: 08/04/21
SAMPLING DATE: 08/04/21 DATE ANALYZED: 08/04/21
REPORT TO: MR. PAUL ROBERTS DATE REPORTED: 08/06/21

SAMPLE I.D.: **AB6-15'** LAB I.D.: 210804-31

ANALYSIS: VOLATILE ORGANICS, EPA METHOD 5035/8260B, PAGE 1 OF 2
UNIT: mg/Kg = MILLIGRAM PER KILOGRAM = PPM

PARAMETER	SAMPLE RESULT	PQL X1
ACETONE	ND	0.020
BENZENE	ND	0.005
BROMOBENZENE	ND	0.005
BROMOCHLOROMETHANE	ND	0.005
BROMODICHLOROMETHANE	ND	0.005
BROMOFORM	ND	0.005
BROMOMETHANE	ND	0.005
2-BUTANONE (MEK)	ND	0.020
N-BUTYLBENZENE	ND	0.005
SEC-BUTYLBENZENE	ND	0.005
TERT-BUTYLBENZENE	ND	0.005
CARBON DISULFIDE	ND	0.010
CARBON TETRACHLORIDE	ND	0.005
CHLOROBENZENE	ND	0.005
CHLOROETHANE	ND	0.005
CHLOROFORM	ND	0.005
CHLOROMETHANE	ND	0.005
2-CHLOROTOLUENE	ND	0.005
4-CHLOROTOLUENE	ND	0.005
DIBROMOCHLOROMETHANE	ND	0.005
1,2-DIBROMO-3-CHLOROPROPANE	ND	0.005
1,2-DIBROMOETHANE	ND	0.005
DIBROMOMETHANE	ND	0.005
1,2-DICHLOROBENZENE	ND	0.005
1,3-DICHLOROBENZENE	ND	0.005
1,4-DICHLOROBENZENE	ND	0.005
DICHLORODIFLUOROMETHANE	ND	0.005
1,1-DICHLOROETHANE	ND	0.005
1,2-DICHLOROETHANE	ND	0.005
1,1-DICHLOROETHENE	ND	0.005
CIS-1,2-DICHLOROETHENE	ND	0.005
TRANS-1,2-DICHLOROETHENE	ND	0.005
1,2-DICHLOROPROPANE	ND	0.005

----- TO BE CONTINUED ON PAGE #2 -----

DATA REVIEWED AND APPROVED BY: _____

Enviro – Chem, Inc.
1214 E. Lexington Avenue, Pomona, CA 91766 Tel (909) 590-5905 Fax (909) 590-5907

LABORATORY REPORT

CUSTOMER: **Ardent Environmental Group, Inc.**
1827 Capital Street, #103, Corona, CA 92880
Tel:(951)736-5334 E-Mil: PRoberts@ArdentEnv.com

PROJECT: **Hitco II** PROJECT No.: **101251003**
LOCATION: **1600 W. 135th Street**
MATRIX: SOIL DATE RECEIVED: 08/04/21
SAMPLING DATE: 08/04/21 DATE ANALYZED: 08/04/21
REPORT TO: MR. PAUL ROBERTS DATE REPORTED: 08/06/21

SAMPLE I.D.: **AB6-15'** LAB I.D.: 210804-31

ANALYSIS: VOLATILE ORGANICS, EPA METHOD 5035/8260B, PAGE 2 OF 2
UNIT: mg/Kg = MILLIGRAM PER KILOGRAM = PPM

PARAMETER	SAMPLE RESULT	PQL X1
1,3-DICHLOROPROPANE	ND	0.005
2,2-DICHLOROPROPANE	ND	0.005
1,1-DICHLOROPROPENE	ND	0.005
CIS-1,3-DICHLOROPROPENE	ND	0.005
TRANS-1,3-DICHLOROPROPENE	ND	0.005
ETHYLBENZENE	ND	0.005
2-HEXANONE	ND	0.020
HEXACHLOROBUTADIENE	ND	0.005
ISOPROPYLBENZENE	ND	0.005
4-ISOPROPYLTOLUENE	ND	0.005
4-METHYL-2-PENTANONE (MIBK)	ND	0.020
METHYL tert-BUTYL ETHER (MTBE)	ND	0.005
METHYLENE CHLORIDE	ND	0.010
NAPHTHALENE	ND	0.005
N-PROPYLBENZENE	ND	0.005
STYRENE	ND	0.005
1,1,1,2-TETRACHLOROETHANE	ND	0.005
1,1,2,2-TETRACHLOROETHANE	ND	0.005
TETRACHLOROETHENE (PCE)	0.089	0.005
TOLUENE	ND	0.005
1,2,3-TRICHLOROBENZENE	ND	0.005
1,2,4-TRICHLOROBENZENE	ND	0.005
1,1,1-TRICHLOROETHANE	ND	0.005
1,1,2-TRICHLOROETHANE	ND	0.005
TRICHLOROETHENE (TCE)	ND	0.005
TRICHLOROFLUOROMETHANE	ND	0.005
1,2,3-TRICHLOROPROPANE	ND	0.005
1,2,4-TRIMETHYLBENZENE	ND	0.005
1,3,5-TRIMETHYLBENZENE	ND	0.005
VINYL CHLORIDE	ND	0.005
M/P-XYLENE	ND	0.010
O-XYLENE	ND	0.005

COMMENTS PQL = PRACTICAL QUANTITATION LIMIT
ND = NON-DETECTED OR BELOW THE PQL
DATA REVIEWED AND APPROVED BY: _____
CAL-DHS ELAP CERTIFICATE No.: 1555

Enviro – Chem, Inc.
1214 E. Lexington Avenue, Pomona, CA 91766 Tel (909) 590-5905 Fax (909) 590-5907

LABORATORY REPORT

CUSTOMER: **Ardent Environmental Group, Inc.**
1827 Capital Street, #103, Corona, CA 92880
Tel:(951)736-5334 E-Mil: PRoberts@ArdentEnv.com

PROJECT: **Hitco II** PROJECT No.: **101251003**
LOCATION: **1600 W. 135th Street**
MATRIX: SOIL DATE RECEIVED: 08/04/21
SAMPLING DATE: 08/04/21 DATE ANALYZED: 08/04/21
REPORT TO: MR. PAUL ROBERTS DATE REPORTED: 08/06/21

SAMPLE I.D.: **AB7-15'** LAB I.D.: 210804-32

ANALYSIS: VOLATILE ORGANICS, EPA METHOD 5035/8260B, PAGE 1 OF 2
UNIT: mg/Kg = MILLIGRAM PER KILOGRAM = PPM

PARAMETER	SAMPLE RESULT	PQL X1
ACETONE	ND	0.020
BENZENE	ND	0.005
BROMOBENZENE	ND	0.005
BROMOCHLOROMETHANE	ND	0.005
BROMODICHLOROMETHANE	ND	0.005
BROMOFORM	ND	0.005
BROMOMETHANE	ND	0.005
2-BUTANONE (MEK)	ND	0.020
N-BUTYLBENZENE	ND	0.005
SEC-BUTYLBENZENE	ND	0.005
TERT-BUTYLBENZENE	ND	0.005
CARBON DISULFIDE	ND	0.010
CARBON TETRACHLORIDE	ND	0.005
CHLOROBENZENE	ND	0.005
CHLOROETHANE	ND	0.005
CHLOROFORM	ND	0.005
CHLOROMETHANE	ND	0.005
2-CHLOROTOLUENE	ND	0.005
4-CHLOROTOLUENE	ND	0.005
DIBROMOCHLOROMETHANE	ND	0.005
1,2-DIBROMO-3-CHLOROPROPANE	ND	0.005
1,2-DIBROMOETHANE	ND	0.005
DIBROMOMETHANE	ND	0.005
1,2-DICHLOROBENZENE	ND	0.005
1,3-DICHLOROBENZENE	ND	0.005
1,4-DICHLOROBENZENE	ND	0.005
DICHLORODIFLUOROMETHANE	ND	0.005
1,1-DICHLOROETHANE	ND	0.005
1,2-DICHLOROETHANE	ND	0.005
1,1-DICHLOROETHENE	ND	0.005
CIS-1,2-DICHLOROETHENE	ND	0.005
TRANS-1,2-DICHLOROETHENE	ND	0.005
1,2-DICHLOROPROPANE	ND	0.005

----- TO BE CONTINUED ON PAGE #2 -----

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1827 Capital Street, #103, Corona, CA 92880
Tel: (951) 736-5334 E-Mil: PRoberts@ArdentEnv.com

PROJECT: **Hitco II** PROJECT No.: **101251003**
LOCATION: **1600 W. 135th Street**
MATRIX: SOIL DATE RECEIVED: 08/04/21
SAMPLING DATE: 08/04/21 DATE ANALYZED: 08/04/21
REPORT TO: MR. PAUL ROBERTS DATE REPORTED: 08/06/21

SAMPLE I.D.: **AB7-15'** LAB I.D.: 210804-32

ANALYSIS: VOLATILE ORGANICS, EPA METHOD 5035/8260B, PAGE 2 OF 2
UNIT: mg/Kg = MILLIGRAM PER KILOGRAM = PPM

PARAMETER	SAMPLE RESULT	PQL X1
1,3-DICHLOROPROPANE	ND	0.005
2,2-DICHLOROPROPANE	ND	0.005
1,1-DICHLOROPROPENE	ND	0.005
CIS-1,3-DICHLOROPROPENE	ND	0.005
TRANS-1,3-DICHLOROPROPENE	ND	0.005
ETHYLBENZENE	ND	0.005
2-HEXANONE	ND	0.020
HEXACHLOROBUTADIENE	ND	0.005
ISOPROPYLBENZENE	ND	0.005
4-ISOPROPYLTOLUENE	ND	0.005
4-METHYL-2-PENTANONE (MIBK)	ND	0.020
METHYL tert-BUTYL ETHER (MTBE)	ND	0.005
METHYLENE CHLORIDE	ND	0.010
NAPHTHALENE	ND	0.005
N-PROPYLBENZENE	ND	0.005
STYRENE	ND	0.005
1,1,1,2-TETRACHLOROETHANE	ND	0.005
1,1,2,2-TETRACHLOROETHANE	ND	0.005
TETRACHLOROETHENE (PCE)	0.093	0.005
TOLUENE	ND	0.005
1,2,3-TRICHLOROBENZENE	ND	0.005
1,2,4-TRICHLOROBENZENE	ND	0.005
1,1,1-TRICHLOROETHANE	ND	0.005
1,1,2-TRICHLOROETHANE	ND	0.005
TRICHLOROETHENE (TCE)	ND	0.005
TRICHLOROFLUOROMETHANE	ND	0.005
1,2,3-TRICHLOROPROPANE	ND	0.005
1,2,4-TRIMETHYLBENZENE	ND	0.005
1,3,5-TRIMETHYLBENZENE	ND	0.005
VINYL CHLORIDE	ND	0.005
M/P-XYLENE	ND	0.010
O-XYLENE	ND	0.005

COMMENTS PQL = PRACTICAL QUANTITATION LIMIT
ND = NON-DETECTED OR BELOW THE PQL
DATA REVIEWED AND APPROVED BY: _____
CAL-DHS ELAP CERTIFICATE No.: 1555

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1827 Capital Street, #103, Corona, CA 92880
Tel:(951)736-5334 E-Mil: PRoberts@ArdentEnv.com

PROJECT: **Hitco II** PROJECT No.: **101251003**
LOCATION: **1600 W. 135th Street**
MATRIX: SOIL DATE RECEIVED: 08/04/21
SAMPLING DATE: 08/04/21 DATE ANALYZED: 08/04/21
REPORT TO: MR. PAUL ROBERTS DATE REPORTED: 08/06/21

SAMPLE I.D.: **AB7-20'** LAB I.D.: 210804-33

ANALYSIS: VOLATILE ORGANICS, EPA METHOD 5035/8260B, PAGE 1 OF 2
UNIT: mg/Kg = MILLIGRAM PER KILOGRAM = PPM

PARAMETER	SAMPLE RESULT	PQL X1
ACETONE	ND	0.020
BENZENE	ND	0.005
BROMOBENZENE	ND	0.005
BROMOCHLOROMETHANE	ND	0.005
BROMODICHLOROMETHANE	ND	0.005
BROMOFORM	ND	0.005
BROMOMETHANE	ND	0.005
2-BUTANONE (MEK)	ND	0.020
N-BUTYLBENZENE	ND	0.005
SEC-BUTYLBENZENE	ND	0.005
TERT-BUTYLBENZENE	ND	0.005
CARBON DISULFIDE	ND	0.010
CARBON TETRACHLORIDE	ND	0.005
CHLOROBENZENE	ND	0.005
CHLOROETHANE	ND	0.005
CHLOROFORM	ND	0.005
CHLOROMETHANE	ND	0.005
2-CHLOROTOLUENE	ND	0.005
4-CHLOROTOLUENE	ND	0.005
DIBROMOCHLOROMETHANE	ND	0.005
1,2-DIBROMO-3-CHLOROPROPANE	ND	0.005
1,2-DIBROMOETHANE	ND	0.005
DIBROMOMETHANE	ND	0.005
1,2-DICHLOROBENZENE	ND	0.005
1,3-DICHLOROBENZENE	ND	0.005
1,4-DICHLOROBENZENE	ND	0.005
DICHLORODIFLUOROMETHANE	ND	0.005
1,1-DICHLOROETHANE	ND	0.005
1,2-DICHLOROETHANE	ND	0.005
1,1-DICHLOROETHENE	ND	0.005
CIS-1,2-DICHLOROETHENE	ND	0.005
TRANS-1,2-DICHLOROETHENE	ND	0.005
1,2-DICHLOROPROPANE	ND	0.005

----- TO BE CONTINUED ON PAGE #2 -----

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LOCATION: **1600 W. 135th Street**
MATRIX: SOIL DATE RECEIVED: 08/04/21
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REPORT TO: MR. PAUL ROBERTS DATE REPORTED: 08/06/21

SAMPLE I.D.: **AB7-20'** LAB I.D.: 210804-33

ANALYSIS: VOLATILE ORGANICS, EPA METHOD 5035/8260B, PAGE 2 OF 2
UNIT: mg/Kg = MILLIGRAM PER KILOGRAM = PPM

PARAMETER	SAMPLE RESULT	PQL X1
1,3-DICHLOROPROPANE	ND	0.005
2,2-DICHLOROPROPANE	ND	0.005
1,1-DICHLOROPROPENE	ND	0.005
CIS-1,3-DICHLOROPROPENE	ND	0.005
TRANS-1,3-DICHLOROPROPENE	ND	0.005
ETHYLBENZENE	ND	0.005
2-HEXANONE	ND	0.020
HEXACHLOROBUTADIENE	ND	0.005
ISOPROPYLBENZENE	ND	0.005
4-ISOPROPYLTOLUENE	ND	0.005
4-METHYL-2-PENTANONE (MIBK)	ND	0.020
METHYL tert-BUTYL ETHER (MTBE)	ND	0.005
METHYLENE CHLORIDE	ND	0.010
NAPHTHALENE	ND	0.005
N-PROPYLBENZENE	ND	0.005
STYRENE	ND	0.005
1,1,1,2-TETRACHLOROETHANE	ND	0.005
1,1,2,2-TETRACHLOROETHANE	ND	0.005
TETRACHLOROETHENE (PCE)	0.015	0.005
TOLUENE	ND	0.005
1,2,3-TRICHLOROBENZENE	ND	0.005
1,2,4-TRICHLOROBENZENE	ND	0.005
1,1,1-TRICHLOROETHANE	ND	0.005
1,1,2-TRICHLOROETHANE	ND	0.005
TRICHLOROETHENE (TCE)	ND	0.005
TRICHLOROFLUOROMETHANE	ND	0.005
1,2,3-TRICHLOROPROPANE	ND	0.005
1,2,4-TRIMETHYLBENZENE	ND	0.005
1,3,5-TRIMETHYLBENZENE	ND	0.005
VINYL CHLORIDE	ND	0.005
M/P-XYLENE	ND	0.010
O-XYLENE	ND	0.005

COMMENTS PQL = PRACTICAL QUANTITATION LIMIT
ND = NON-DETECTED OR BELOW THE PQL
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CAL-DHS ELAP CERTIFICATE No.: 1555

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Tel:(951)736-5334 E-Mil: PRoberts@ArdentEnv.com

PROJECT: **Hitco II** PROJECT No.: **101251003**
LOCATION: **1600 W. 135th Street**
MATRIX: SOIL DATE RECEIVED: 08/04/21
SAMPLING DATE: 08/04/21 DATE ANALYZED: 08/05/21
REPORT TO: MR. PAUL ROBERTS DATE REPORTED: 08/06/21

SAMPLE I.D.: **AB8-5'** LAB I.D.: 210804-34

ANALYSIS: VOLATILE ORGANICS, EPA METHOD 5035/8260B, PAGE 1 OF 2
UNIT: mg/Kg = MILLIGRAM PER KILOGRAM = PPM

PARAMETER	SAMPLE RESULT	PQL X1
ACETONE	ND	0.020
BENZENE	ND	0.005
BROMOBENZENE	ND	0.005
BROMOCHLOROMETHANE	ND	0.005
BROMODICHLOROMETHANE	ND	0.005
BROMOFORM	ND	0.005
BROMOMETHANE	ND	0.005
2-BUTANONE (MEK)	ND	0.020
N-BUTYLBENZENE	ND	0.005
SEC-BUTYLBENZENE	ND	0.005
TERT-BUTYLBENZENE	ND	0.005
CARBON DISULFIDE	ND	0.010
CARBON TETRACHLORIDE	ND	0.005
CHLOROBENZENE	ND	0.005
CHLOROETHANE	ND	0.005
CHLOROFORM	ND	0.005
CHLOROMETHANE	ND	0.005
2-CHLOROTOLUENE	ND	0.005
4-CHLOROTOLUENE	ND	0.005
DIBROMOCHLOROMETHANE	ND	0.005
1,2-DIBROMO-3-CHLOROPROPANE	ND	0.005
1,2-DIBROMOETHANE	ND	0.005
DIBROMOMETHANE	ND	0.005
1,2-DICHLOROBENZENE	ND	0.005
1,3-DICHLOROBENZENE	ND	0.005
1,4-DICHLOROBENZENE	ND	0.005
DICHLORODIFLUOROMETHANE	ND	0.005
1,1-DICHLOROETHANE	ND	0.005
1,2-DICHLOROETHANE	ND	0.005
1,1-DICHLOROETHENE	ND	0.005
CIS-1,2-DICHLOROETHENE	ND	0.005
TRANS-1,2-DICHLOROETHENE	ND	0.005
1,2-DICHLOROPROPANE	ND	0.005

----- TO BE CONTINUED ON PAGE #2 -----

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PROJECT: **Hitco II** PROJECT No.: **101251003**
LOCATION: **1600 W. 135th Street**
MATRIX: SOIL DATE RECEIVED: 08/04/21
SAMPLING DATE: 08/04/21 DATE ANALYZED: 08/05/21
REPORT TO: MR. PAUL ROBERTS DATE REPORTED: 08/06/21

SAMPLE I.D.: **AB8-5'** LAB I.D.: 210804-34

ANALYSIS: VOLATILE ORGANICS, EPA METHOD 5035/8260B, PAGE 2 OF 2
UNIT: mg/Kg = MILLIGRAM PER KILOGRAM = PPM

PARAMETER	SAMPLE RESULT	PQL X1
1,3-DICHLOROPROPANE	ND	0.005
2,2-DICHLOROPROPANE	ND	0.005
1,1-DICHLOROPROPENE	ND	0.005
CIS-1,3-DICHLOROPROPENE	ND	0.005
TRANS-1,3-DICHLOROPROPENE	ND	0.005
ETHYLBENZENE	ND	0.005
2-HEXANONE	ND	0.020
HEXACHLOROBUTADIENE	ND	0.005
ISOPROPYLBENZENE	ND	0.005
4-ISOPROPYLTOLUENE	ND	0.005
4-METHYL-2-PENTANONE (MIBK)	ND	0.020
METHYL tert-BUTYL ETHER (MTBE)	ND	0.005
METHYLENE CHLORIDE	ND	0.010
NAPHTHALENE	ND	0.005
N-PROPYLBENZENE	ND	0.005
STYRENE	ND	0.005
1,1,1,2-TETRACHLOROETHANE	ND	0.005
1,1,2,2-TETRACHLOROETHANE	ND	0.005
TETRACHLOROETHENE (PCE)	0.113	0.005
TOLUENE	ND	0.005
1,2,3-TRICHLOROBENZENE	ND	0.005
1,2,4-TRICHLOROBENZENE	ND	0.005
1,1,1-TRICHLOROETHANE	ND	0.005
1,1,2-TRICHLOROETHANE	ND	0.005
TRICHLOROETHENE (TCE)	ND	0.005
TRICHLOROFLUOROMETHANE	ND	0.005
1,2,3-TRICHLOROPROPANE	ND	0.005
1,2,4-TRIMETHYLBENZENE	ND	0.005
1,3,5-TRIMETHYLBENZENE	ND	0.005
VINYL CHLORIDE	ND	0.005
M/P-XYLENE	ND	0.010
O-XYLENE	ND	0.005

COMMENTS PQL = PRACTICAL QUANTITATION LIMIT
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DATA REVIEWED AND APPROVED BY: _____
CAL-DHS ELAP CERTIFICATE No.: 1555

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PROJECT: **Hitco II** PROJECT No.: **101251003**
LOCATION: **1600 W. 135th Street**
MATRIX:SOIL DATE RECEIVED:08/04/21
SAMPLING DATE:08/04/21 DATE ANALYZED:08/04/21
REPORT TO:MR. PAUL ROBERTS DATE REPORTED:08/06/21

SAMPLE I.D.: **AB8-10'** LAB I.D.: 210804-35

ANALYSIS: VOLATILE ORGANICS, EPA METHOD 5035/8260B, PAGE 1 OF 2
UNIT: mg/Kg = MILLIGRAM PER KILOGRAM = PPM

PARAMETER	SAMPLE RESULT	PQL X1
ACETONE	ND	0.020
BENZENE	ND	0.005
BROMOBENZENE	ND	0.005
BROMOCHLOROMETHANE	ND	0.005
BROMODICHLOROMETHANE	ND	0.005
BROMOFORM	ND	0.005
BROMOMETHANE	ND	0.005
2-BUTANONE (MEK)	ND	0.020
N-BUTYLBENZENE	ND	0.005
SEC-BUTYLBENZENE	ND	0.005
TERT-BUTYLBENZENE	ND	0.005
CARBON DISULFIDE	ND	0.010
CARBON TETRACHLORIDE	ND	0.005
CHLOROBENZENE	ND	0.005
CHLOROETHANE	ND	0.005
CHLOROFORM	ND	0.005
CHLOROMETHANE	ND	0.005
2-CHLOROTOLUENE	ND	0.005
4-CHLOROTOLUENE	ND	0.005
DIBROMOCHLOROMETHANE	ND	0.005
1,2-DIBROMO-3-CHLOROPROPANE	ND	0.005
1,2-DIBROMOETHANE	ND	0.005
DIBROMOMETHANE	ND	0.005
1,2-DICHLOROBENZENE	ND	0.005
1,3-DICHLOROBENZENE	ND	0.005
1,4-DICHLOROBENZENE	ND	0.005
DICHLORODIFLUOROMETHANE	ND	0.005
1,1-DICHLOROETHANE	ND	0.005
1,2-DICHLOROETHANE	ND	0.005
1,1-DICHLOROETHENE	ND	0.005
CIS-1,2-DICHLOROETHENE	ND	0.005
TRANS-1,2-DICHLOROETHENE	ND	0.005
1,2-DICHLOROPROPANE	ND	0.005

----- TO BE CONTINUED ON PAGE #2 -----

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Tel:(951)736-5334 E-Mil: PRoberts@ArdentEnv.com

PROJECT: **Hitco II** PROJECT No.: **101251003**
LOCATION: **1600 W. 135th Street**
MATRIX:SOIL DATE RECEIVED:08/04/21
SAMPLING DATE:08/04/21 DATE ANALYZED:08/04/21
REPORT TO:MR. PAUL ROBERTS DATE REPORTED:08/06/21

SAMPLE I.D.: **AB8-10'** LAB I.D.: 210804-35

ANALYSIS: VOLATILE ORGANICS, EPA METHOD 5035/8260B, PAGE 2 OF 2
UNIT: mg/Kg = MILLIGRAM PER KILOGRAM = PPM

PARAMETER	SAMPLE RESULT	PQL X1
1,3-DICHLOROPROPANE	ND	0.005
2,2-DICHLOROPROPANE	ND	0.005
1,1-DICHLOROPROPENE	ND	0.005
CIS-1,3-DICHLOROPROPENE	ND	0.005
TRANS-1,3-DICHLOROPROPENE	ND	0.005
ETHYLBENZENE	ND	0.005
2-HEXANONE	ND	0.020
HEXACHLOROBUTADIENE	ND	0.005
ISOPROPYLBENZENE	ND	0.005
4-ISOPROPYLTOLUENE	ND	0.005
4-METHYL-2-PENTANONE (MIBK)	ND	0.020
METHYL tert-BUTYL ETHER (MTBE)	ND	0.005
METHYLENE CHLORIDE	ND	0.010
NAPHTHALENE	ND	0.005
N-PROPYLBENZENE	ND	0.005
STYRENE	ND	0.005
1,1,1,2-TETRACHLOROETHANE	ND	0.005
1,1,2,2-TETRACHLOROETHANE	ND	0.005
TETRACHLOROETHENE (PCE)	0.108	0.005
TOLUENE	ND	0.005
1,2,3-TRICHLOROBENZENE	ND	0.005
1,2,4-TRICHLOROBENZENE	ND	0.005
1,1,1-TRICHLOROETHANE	ND	0.005
1,1,2-TRICHLOROETHANE	ND	0.005
TRICHLOROETHENE (TCE)	ND	0.005
TRICHLOROFLUOROMETHANE	ND	0.005
1,2,3-TRICHLOROPROPANE	ND	0.005
1,2,4-TRIMETHYLBENZENE	ND	0.005
1,3,5-TRIMETHYLBENZENE	ND	0.005
VINYL CHLORIDE	ND	0.005
M/P-XYLENE	ND	0.010
O-XYLENE	ND	0.005

COMMENTS PQL = PRACTICAL QUANTITATION LIMIT
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DATA REVIEWED AND APPROVED BY: _____
CAL-DHS ELAP CERTIFICATE No.: 1555

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1827 Capital Street, #103, Corona, CA 92880
Tel:(951)736-5334 E-Mil: PRoberts@ArdentEnv.com

PROJECT: **Hitco II** PROJECT No.: **101251003**
LOCATION: **1600 W. 135th Street**
MATRIX: SOIL DATE RECEIVED: 08/04/21
SAMPLING DATE: 08/04/21 DATE ANALYZED: 08/04/21
REPORT TO: MR. PAUL ROBERTS DATE REPORTED: 08/06/21

SAMPLE I.D.: **AB8-15'** LAB I.D.: 210804-36

ANALYSIS: VOLATILE ORGANICS, EPA METHOD 5035/8260B, PAGE 1 OF 2
UNIT: mg/Kg = MILLIGRAM PER KILOGRAM = PPM

PARAMETER	SAMPLE RESULT	PQL X1
ACETONE	ND	0.020
BENZENE	ND	0.005
BROMOBENZENE	ND	0.005
BROMOCHLOROMETHANE	ND	0.005
BROMODICHLOROMETHANE	ND	0.005
BROMOFORM	ND	0.005
BROMOMETHANE	ND	0.005
2-BUTANONE (MEK)	ND	0.020
N-BUTYLBENZENE	ND	0.005
SEC-BUTYLBENZENE	ND	0.005
TERT-BUTYLBENZENE	ND	0.005
CARBON DISULFIDE	ND	0.010
CARBON TETRACHLORIDE	ND	0.005
CHLOROBENZENE	ND	0.005
CHLOROETHANE	ND	0.005
CHLOROFORM	ND	0.005
CHLOROMETHANE	ND	0.005
2-CHLOROTOLUENE	ND	0.005
4-CHLOROTOLUENE	ND	0.005
DIBROMOCHLOROMETHANE	ND	0.005
1,2-DIBROMO-3-CHLOROPROPANE	ND	0.005
1,2-DIBROMOETHANE	ND	0.005
DIBROMOMETHANE	ND	0.005
1,2-DICHLOROBENZENE	ND	0.005
1,3-DICHLOROBENZENE	ND	0.005
1,4-DICHLOROBENZENE	ND	0.005
DICHLORODIFLUOROMETHANE	ND	0.005
1,1-DICHLOROETHANE	ND	0.005
1,2-DICHLOROETHANE	ND	0.005
1,1-DICHLOROETHENE	ND	0.005
CIS-1,2-DICHLOROETHENE	ND	0.005
TRANS-1,2-DICHLOROETHENE	ND	0.005
1,2-DICHLOROPROPANE	ND	0.005

----- TO BE CONTINUED ON PAGE #2 -----

DATA REVIEWED AND APPROVED BY: _____

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LABORATORY REPORT

CUSTOMER: **Ardent Environmental Group, Inc.**
1827 Capital Street, #103, Corona, CA 92880
Tel: (951) 736-5334 E-Mil: PRoberts@ArdentEnv.com

PROJECT: **Hitco II** PROJECT No.: **101251003**
LOCATION: **1600 W. 135th Street**
MATRIX: SOIL DATE RECEIVED: 08/04/21
SAMPLING DATE: 08/04/21 DATE ANALYZED: 08/04/21
REPORT TO: MR. PAUL ROBERTS DATE REPORTED: 08/06/21

SAMPLE I.D.: **AB8-15'** LAB I.D.: 210804-36

ANALYSIS: VOLATILE ORGANICS, EPA METHOD 5035/8260B, PAGE 2 OF 2
UNIT: mg/Kg = MILLIGRAM PER KILOGRAM = PPM

PARAMETER	SAMPLE RESULT	PQL X1
1,3-DICHLOROPROPANE	ND	0.005
2,2-DICHLOROPROPANE	ND	0.005
1,1-DICHLOROPROPENE	ND	0.005
CIS-1,3-DICHLOROPROPENE	ND	0.005
TRANS-1,3-DICHLOROPROPENE	ND	0.005
ETHYLBENZENE	ND	0.005
2-HEXANONE	ND	0.020
HEXACHLOROBUTADIENE	ND	0.005
ISOPROPYLBENZENE	ND	0.005
4-ISOPROPYLTOLUENE	ND	0.005
4-METHYL-2-PENTANONE (MIBK)	ND	0.020
METHYL tert-BUTYL ETHER (MTBE)	ND	0.005
METHYLENE CHLORIDE	ND	0.010
NAPHTHALENE	ND	0.005
N-PROPYLBENZENE	ND	0.005
STYRENE	ND	0.005
1,1,1,2-TETRACHLOROETHANE	ND	0.005
1,1,2,2-TETRACHLOROETHANE	ND	0.005
TETRACHLOROETHENE (PCE)	0.127	0.005
TOLUENE	ND	0.005
1,2,3-TRICHLOROBENZENE	ND	0.005
1,2,4-TRICHLOROBENZENE	ND	0.005
1,1,1-TRICHLOROETHANE	ND	0.005
1,1,2-TRICHLOROETHANE	ND	0.005
TRICHLOROETHENE (TCE)	ND	0.005
TRICHLOROFLUOROMETHANE	ND	0.005
1,2,3-TRICHLOROPROPANE	ND	0.005
1,2,4-TRIMETHYLBENZENE	ND	0.005
1,3,5-TRIMETHYLBENZENE	ND	0.005
VINYL CHLORIDE	ND	0.005
M/P-XYLENE	ND	0.010
O-XYLENE	ND	0.005

COMMENTS PQL = PRACTICAL QUANTITATION LIMIT
ND = NON-DETECTED OR BELOW THE PQL
DATA REVIEWED AND APPROVED BY: _____
CAL-DHS ELAP CERTIFICATE No.: 1555

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LABORATORY REPORT

CUSTOMER: **Ardent Environmental Group, Inc.**
1827 Capital Street, #103, Corona, CA 92880
Tel:(951)736-5334 E-Mil: PRoberts@ArdentEnv.com

PROJECT: **Hitco II** PROJECT No.: **101251003**
LOCATION: **1600 W. 135th Street**
MATRIX:SOIL DATE RECEIVED:08/04/21
SAMPLING DATE:08/04/21 DATE ANALYZED:08/04/21
REPORT TO:MR. PAUL ROBERTS DATE REPORTED:08/06/21

SAMPLE I.D.: **AB8-20'** LAB I.D.: 210804-37

ANALYSIS: VOLATILE ORGANICS, EPA METHOD 5035/8260B, PAGE 1 OF 2
UNIT: mg/Kg = MILLIGRAM PER KILOGRAM = PPM

PARAMETER	SAMPLE RESULT	PQL X1
ACETONE	ND	0.020
BENZENE	ND	0.005
BROMOBENZENE	ND	0.005
BROMOCHLOROMETHANE	ND	0.005
BROMODICHLOROMETHANE	ND	0.005
BROMOFORM	ND	0.005
BROMOMETHANE	ND	0.005
2-BUTANONE (MEK)	ND	0.020
N-BUTYLBENZENE	ND	0.005
SEC-BUTYLBENZENE	ND	0.005
TERT-BUTYLBENZENE	ND	0.005
CARBON DISULFIDE	ND	0.010
CARBON TETRACHLORIDE	ND	0.005
CHLOROBENZENE	ND	0.005
CHLOROETHANE	ND	0.005
CHLOROFORM	ND	0.005
CHLOROMETHANE	ND	0.005
2-CHLOROTOLUENE	ND	0.005
4-CHLOROTOLUENE	ND	0.005
DIBROMOCHLOROMETHANE	ND	0.005
1,2-DIBROMO-3-CHLOROPROPANE	ND	0.005
1,2-DIBROMOETHANE	ND	0.005
DIBROMOMETHANE	ND	0.005
1,2-DICHLOROBENZENE	ND	0.005
1,3-DICHLOROBENZENE	ND	0.005
1,4-DICHLOROBENZENE	ND	0.005
DICHLORODIFLUOROMETHANE	ND	0.005
1,1-DICHLOROETHANE	ND	0.005
1,2-DICHLOROETHANE	ND	0.005
1,1-DICHLOROETHENE	ND	0.005
CIS-1,2-DICHLOROETHENE	ND	0.005
TRANS-1,2-DICHLOROETHENE	ND	0.005
1,2-DICHLOROPROPANE	ND	0.005

----- TO BE CONTINUED ON PAGE #2 -----

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PROJECT: **Hitco II** PROJECT No.: **101251003**
LOCATION: **1600 W. 135th Street**
MATRIX: SOIL DATE RECEIVED: 08/04/21
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REPORT TO: MR. PAUL ROBERTS DATE REPORTED: 08/06/21

SAMPLE I.D.: **AB8-20'** LAB I.D.: 210804-37

ANALYSIS: VOLATILE ORGANICS, EPA METHOD 5035/8260B, PAGE 2 OF 2
UNIT: mg/Kg = MILLIGRAM PER KILOGRAM = PPM

PARAMETER	SAMPLE RESULT	PQL X1
1,3-DICHLOROPROPANE	ND	0.005
2,2-DICHLOROPROPANE	ND	0.005
1,1-DICHLOROPROPENE	ND	0.005
CIS-1,3-DICHLOROPROPENE	ND	0.005
TRANS-1,3-DICHLOROPROPENE	ND	0.005
ETHYLBENZENE	ND	0.005
2-HEXANONE	ND	0.020
HEXACHLOROBUTADIENE	ND	0.005
ISOPROPYLBENZENE	ND	0.005
4-ISOPROPYLTOLUENE	ND	0.005
4-METHYL-2-PENTANONE (MIBK)	ND	0.020
METHYL tert-BUTYL ETHER (MTBE)	ND	0.005
METHYLENE CHLORIDE	ND	0.010
NAPHTHALENE	ND	0.005
N-PROPYLBENZENE	ND	0.005
STYRENE	ND	0.005
1,1,1,2-TETRACHLOROETHANE	ND	0.005
1,1,2,2-TETRACHLOROETHANE	ND	0.005
TETRACHLOROETHENE (PCE)	0.183	0.005
TOLUENE	ND	0.005
1,2,3-TRICHLOROBENZENE	ND	0.005
1,2,4-TRICHLOROBENZENE	ND	0.005
1,1,1-TRICHLOROETHANE	ND	0.005
1,1,2-TRICHLOROETHANE	ND	0.005
TRICHLOROETHENE (TCE)	ND	0.005
TRICHLOROFLUOROMETHANE	ND	0.005
1,2,3-TRICHLOROPROPANE	ND	0.005
1,2,4-TRIMETHYLBENZENE	ND	0.005
1,3,5-TRIMETHYLBENZENE	ND	0.005
VINYL CHLORIDE	ND	0.005
M/P-XYLENE	ND	0.010
O-XYLENE	ND	0.005

COMMENTS PQL = PRACTICAL QUANTITATION LIMIT
ND = NON-DETECTED OR BELOW THE PQL
DATA REVIEWED AND APPROVED BY: _____
CAL-DHS ELAP CERTIFICATE No.: 1555

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PROJECT: **Hitco II** PROJECT No.: **101251003**
LOCATION: **1600 W. 135th Street**
MATRIX: SOIL DATE RECEIVED: 08/04/21
SAMPLING DATE: 08/04/21 DATE ANALYZED: 08/04/21
REPORT TO: MR. PAUL ROBERTS DATE REPORTED: 08/06/21

SAMPLE I.D.: **AB9-5'** LAB I.D.: 210804-38

ANALYSIS: VOLATILE ORGANICS, EPA METHOD 5035/8260B, PAGE 1 OF 2
UNIT: mg/Kg = MILLIGRAM PER KILOGRAM = PPM

PARAMETER	SAMPLE RESULT	PQL X1
ACETONE	ND	0.020
BENZENE	ND	0.005
BROMOBENZENE	ND	0.005
BROMOCHLOROMETHANE	ND	0.005
BROMODICHLOROMETHANE	ND	0.005
BROMOFORM	ND	0.005
BROMOMETHANE	ND	0.005
2-BUTANONE (MEK)	ND	0.020
N-BUTYLBENZENE	ND	0.005
SEC-BUTYLBENZENE	ND	0.005
TERT-BUTYLBENZENE	ND	0.005
CARBON DISULFIDE	ND	0.010
CARBON TETRACHLORIDE	ND	0.005
CHLOROBENZENE	ND	0.005
CHLOROETHANE	ND	0.005
CHLOROFORM	ND	0.005
CHLOROMETHANE	ND	0.005
2-CHLOROTOLUENE	ND	0.005
4-CHLOROTOLUENE	ND	0.005
DIBROMOCHLOROMETHANE	ND	0.005
1,2-DIBROMO-3-CHLOROPROPANE	ND	0.005
1,2-DIBROMOETHANE	ND	0.005
DIBROMOMETHANE	ND	0.005
1,2-DICHLOROBENZENE	ND	0.005
1,3-DICHLOROBENZENE	ND	0.005
1,4-DICHLOROBENZENE	ND	0.005
DICHLORODIFLUOROMETHANE	ND	0.005
1,1-DICHLOROETHANE	ND	0.005
1,2-DICHLOROETHANE	ND	0.005
1,1-DICHLOROETHENE	ND	0.005
CIS-1,2-DICHLOROETHENE	ND	0.005
TRANS-1,2-DICHLOROETHENE	ND	0.005
1,2-DICHLOROPROPANE	ND	0.005

----- TO BE CONTINUED ON PAGE #2 -----

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PROJECT: **Hitco II** PROJECT No.: **101251003**
LOCATION: **1600 W. 135th Street**
MATRIX: SOIL DATE RECEIVED: 08/04/21
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REPORT TO: MR. PAUL ROBERTS DATE REPORTED: 08/06/21

SAMPLE I.D.: **AB9-5'** LAB I.D.: 210804-38

ANALYSIS: VOLATILE ORGANICS, EPA METHOD 5035/8260B, PAGE 2 OF 2
UNIT: mg/Kg = MILLIGRAM PER KILOGRAM = PPM

PARAMETER	SAMPLE RESULT	PQL X1
1,3-DICHLOROPROPANE	ND	0.005
2,2-DICHLOROPROPANE	ND	0.005
1,1-DICHLOROPROPENE	ND	0.005
CIS-1,3-DICHLOROPROPENE	ND	0.005
TRANS-1,3-DICHLOROPROPENE	ND	0.005
ETHYLBENZENE	ND	0.005
2-HEXANONE	ND	0.020
HEXACHLOROBUTADIENE	ND	0.005
ISOPROPYLBENZENE	ND	0.005
4-ISOPROPYLTOLUENE	ND	0.005
4-METHYL-2-PENTANONE (MIBK)	ND	0.020
METHYL tert-BUTYL ETHER (MTBE)	ND	0.005
METHYLENE CHLORIDE	ND	0.010
NAPHTHALENE	ND	0.005
N-PROPYLBENZENE	ND	0.005
STYRENE	ND	0.005
1,1,1,2-TETRACHLOROETHANE	ND	0.005
1,1,2,2-TETRACHLOROETHANE	ND	0.005
TETRACHLOROETHENE (PCE)	0.015	0.005
TOLUENE	ND	0.005
1,2,3-TRICHLOROBENZENE	ND	0.005
1,2,4-TRICHLOROBENZENE	ND	0.005
1,1,1-TRICHLOROETHANE	ND	0.005
1,1,2-TRICHLOROETHANE	ND	0.005
TRICHLOROETHENE (TCE)	ND	0.005
TRICHLOROFLUOROMETHANE	ND	0.005
1,2,3-TRICHLOROPROPANE	ND	0.005
1,2,4-TRIMETHYLBENZENE	ND	0.005
1,3,5-TRIMETHYLBENZENE	ND	0.005
VINYL CHLORIDE	ND	0.005
M/P-XYLENE	ND	0.010
O-XYLENE	ND	0.005

COMMENTS PQL = PRACTICAL QUANTITATION LIMIT
ND = NON-DETECTED OR BELOW THE PQL
DATA REVIEWED AND APPROVED BY: _____
CAL-DHS ELAP CERTIFICATE No.: 1555

Enviro – Chem, Inc.
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LABORATORY REPORT

CUSTOMER: **Ardent Environmental Group, Inc.**
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Tel:(951)736-5334 E-Mil: PRoberts@ArdentEnv.com

PROJECT: **Hitco II** PROJECT No.: **101251003**
LOCATION: **1600 W. 135th Street**
MATRIX:SOIL DATE RECEIVED:08/04/21
SAMPLING DATE:08/04/21 DATE ANALYZED:08/04/21
REPORT TO:MR. PAUL ROBERTS DATE REPORTED:08/06/21

SAMPLE I.D.: **AB9-10'** LAB I.D.: 210804-39

ANALYSIS: VOLATILE ORGANICS, EPA METHOD 5035/8260B, PAGE 1 OF 2
UNIT: mg/Kg = MILLIGRAM PER KILOGRAM = PPM

PARAMETER	SAMPLE RESULT	PQL X1
ACETONE	ND	0.020
BENZENE	ND	0.005
BROMOBENZENE	ND	0.005
BROMOCHLOROMETHANE	ND	0.005
BROMODICHLOROMETHANE	ND	0.005
BROMOFORM	ND	0.005
BROMOMETHANE	ND	0.005
2-BUTANONE (MEK)	ND	0.020
N-BUTYLBENZENE	ND	0.005
SEC-BUTYLBENZENE	ND	0.005
TERT-BUTYLBENZENE	ND	0.005
CARBON DISULFIDE	ND	0.010
CARBON TETRACHLORIDE	ND	0.005
CHLOROBENZENE	ND	0.005
CHLOROETHANE	ND	0.005
CHLOROFORM	ND	0.005
CHLOROMETHANE	ND	0.005
2-CHLOROTOLUENE	ND	0.005
4-CHLOROTOLUENE	ND	0.005
DIBROMOCHLOROMETHANE	ND	0.005
1,2-DIBROMO-3-CHLOROPROPANE	ND	0.005
1,2-DIBROMOETHANE	ND	0.005
DIBROMOMETHANE	ND	0.005
1,2-DICHLOROBENZENE	ND	0.005
1,3-DICHLOROBENZENE	ND	0.005
1,4-DICHLOROBENZENE	ND	0.005
DICHLORODIFLUOROMETHANE	ND	0.005
1,1-DICHLOROETHANE	ND	0.005
1,2-DICHLOROETHANE	ND	0.005
1,1-DICHLOROETHENE	ND	0.005
CIS-1,2-DICHLOROETHENE	ND	0.005
TRANS-1,2-DICHLOROETHENE	ND	0.005
1,2-DICHLOROPROPANE	ND	0.005

----- TO BE CONTINUED ON PAGE #2 -----

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PROJECT: **Hitco II** PROJECT No.: **101251003**
LOCATION: **1600 W. 135th Street**
MATRIX:SOIL DATE RECEIVED:08/04/21
SAMPLING DATE:08/04/21 DATE ANALYZED:08/04/21
REPORT TO:MR. PAUL ROBERTS DATE REPORTED:08/06/21

SAMPLE I.D.: **AB9-10'** LAB I.D.: 210804-39

ANALYSIS: VOLATILE ORGANICS, EPA METHOD 5035/8260B, PAGE 2 OF 2
UNIT: mg/Kg = MILLIGRAM PER KILOGRAM = PPM

PARAMETER	SAMPLE RESULT	PQL X1
1,3-DICHLOROPROPANE	ND	0.005
2,2-DICHLOROPROPANE	ND	0.005
1,1-DICHLOROPROPENE	ND	0.005
CIS-1,3-DICHLOROPROPENE	ND	0.005
TRANS-1,3-DICHLOROPROPENE	ND	0.005
ETHYLBENZENE	ND	0.005
2-HEXANONE	ND	0.020
HEXACHLOROBUTADIENE	ND	0.005
ISOPROPYLBENZENE	ND	0.005
4-ISOPROPYLTOLUENE	ND	0.005
4-METHYL-2-PENTANONE (MIBK)	ND	0.020
METHYL tert-BUTYL ETHER (MTBE)	ND	0.005
METHYLENE CHLORIDE	ND	0.010
NAPHTHALENE	ND	0.005
N-PROPYLBENZENE	ND	0.005
STYRENE	ND	0.005
1,1,1,2-TETRACHLOROETHANE	ND	0.005
1,1,2,2-TETRACHLOROETHANE	ND	0.005
TETRACHLOROETHENE (PCE)	0.057	0.005
TOLUENE	ND	0.005
1,2,3-TRICHLOROBENZENE	ND	0.005
1,2,4-TRICHLOROBENZENE	ND	0.005
1,1,1-TRICHLOROETHANE	ND	0.005
1,1,2-TRICHLOROETHANE	ND	0.005
TRICHLOROETHENE (TCE)	ND	0.005
TRICHLOROFLUOROMETHANE	ND	0.005
1,2,3-TRICHLOROPROPANE	ND	0.005
1,2,4-TRIMETHYLBENZENE	ND	0.005
1,3,5-TRIMETHYLBENZENE	ND	0.005
VINYL CHLORIDE	ND	0.005
M/P-XYLENE	ND	0.010
O-XYLENE	ND	0.005

COMMENTS PQL = PRACTICAL QUANTITATION LIMIT
ND = NON-DETECTED OR BELOW THE PQL
DATA REVIEWED AND APPROVED BY: _____
CAL-DHS ELAP CERTIFICATE No.: 1555

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PROJECT: **Hitco II** PROJECT No.: **101251003**
LOCATION: **1600 W. 135th Street**
MATRIX:SOIL DATE RECEIVED:08/04/21
SAMPLING DATE:08/04/21 DATE ANALYZED:08/04/21
REPORT TO:MR. PAUL ROBERTS DATE REPORTED:08/06/21

SAMPLE I.D.: **AB9-15'** LAB I.D.: 210804-40

ANALYSIS: VOLATILE ORGANICS, EPA METHOD 5035/8260B, PAGE 1 OF 2
UNIT: mg/Kg = MILLIGRAM PER KILOGRAM = PPM

PARAMETER	SAMPLE RESULT	PQL X1
ACETONE	ND	0.020
BENZENE	ND	0.005
BROMOBENZENE	ND	0.005
BROMOCHLOROMETHANE	ND	0.005
BROMODICHLOROMETHANE	ND	0.005
BROMOFORM	ND	0.005
BROMOMETHANE	ND	0.005
2-BUTANONE (MEK)	ND	0.020
N-BUTYLBENZENE	ND	0.005
SEC-BUTYLBENZENE	ND	0.005
TERT-BUTYLBENZENE	ND	0.005
CARBON DISULFIDE	ND	0.010
CARBON TETRACHLORIDE	ND	0.005
CHLOROBENZENE	ND	0.005
CHLOROETHANE	ND	0.005
CHLOROFORM	ND	0.005
CHLOROMETHANE	ND	0.005
2-CHLOROTOLUENE	ND	0.005
4-CHLOROTOLUENE	ND	0.005
DIBROMOCHLOROMETHANE	ND	0.005
1,2-DIBROMO-3-CHLOROPROPANE	ND	0.005
1,2-DIBROMOETHANE	ND	0.005
DIBROMOMETHANE	ND	0.005
1,2-DICHLOROBENZENE	ND	0.005
1,3-DICHLOROBENZENE	ND	0.005
1,4-DICHLOROBENZENE	ND	0.005
DICHLORODIFLUOROMETHANE	ND	0.005
1,1-DICHLOROETHANE	ND	0.005
1,2-DICHLOROETHANE	ND	0.005
1,1-DICHLOROETHENE	ND	0.005
CIS-1,2-DICHLOROETHENE	ND	0.005
TRANS-1,2-DICHLOROETHENE	ND	0.005
1,2-DICHLOROPROPANE	ND	0.005

----- TO BE CONTINUED ON PAGE #2 -----

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LOCATION: **1600 W. 135th Street**
MATRIX: SOIL DATE RECEIVED: 08/04/21
SAMPLING DATE: 08/04/21 DATE ANALYZED: 08/04/21
REPORT TO: MR. PAUL ROBERTS DATE REPORTED: 08/06/21

SAMPLE I.D.: **AB9-15'** LAB I.D.: 210804-40

ANALYSIS: VOLATILE ORGANICS, EPA METHOD 5035/8260B, PAGE 2 OF 2
UNIT: mg/Kg = MILLIGRAM PER KILOGRAM = PPM

PARAMETER	SAMPLE RESULT	PQL X1
1,3-DICHLOROPROPANE	ND	0.005
2,2-DICHLOROPROPANE	ND	0.005
1,1-DICHLOROPROPENE	ND	0.005
CIS-1,3-DICHLOROPROPENE	ND	0.005
TRANS-1,3-DICHLOROPROPENE	ND	0.005
ETHYLBENZENE	ND	0.005
2-HEXANONE	ND	0.020
HEXACHLOROBUTADIENE	ND	0.005
ISOPROPYLBENZENE	ND	0.005
4-ISOPROPYLTOLUENE	ND	0.005
4-METHYL-2-PENTANONE (MIBK)	ND	0.020
METHYL tert-BUTYL ETHER (MTBE)	ND	0.005
METHYLENE CHLORIDE	ND	0.010
NAPHTHALENE	ND	0.005
N-PROPYLBENZENE	ND	0.005
STYRENE	ND	0.005
1,1,1,2-TETRACHLOROETHANE	ND	0.005
1,1,2,2-TETRACHLOROETHANE	ND	0.005
TETRACHLOROETHENE (PCE)	0.046	0.005
TOLUENE	ND	0.005
1,2,3-TRICHLOROBENZENE	ND	0.005
1,2,4-TRICHLOROBENZENE	ND	0.005
1,1,1-TRICHLOROETHANE	ND	0.005
1,1,2-TRICHLOROETHANE	ND	0.005
TRICHLOROETHENE (TCE)	ND	0.005
TRICHLOROFLUOROMETHANE	ND	0.005
1,2,3-TRICHLOROPROPANE	ND	0.005
1,2,4-TRIMETHYLBENZENE	ND	0.005
1,3,5-TRIMETHYLBENZENE	ND	0.005
VINYL CHLORIDE	ND	0.005
M/P-XYLENE	ND	0.010
O-XYLENE	ND	0.005

COMMENTS PQL = PRACTICAL QUANTITATION LIMIT
ND = NON-DETECTED OR BELOW THE PQL
DATA REVIEWED AND APPROVED BY: _____
CAL-DHS ELAP CERTIFICATE No.: 1555

Enviro – Chem, Inc.
1214 E. Lexington Avenue, Pomona, CA 91766 Tel (909) 590-5905 Fax (909) 590-5907

LABORATORY REPORT

CUSTOMER: **Ardent Environmental Group, Inc.**
1827 Capital Street, #103, Corona, CA 92880
Tel: (951) 736-5334 E-Mil: PRoberts@ArdentEnv.com

PROJECT: **Hitco II** PROJECT No.: **101251003**
LOCATION: **1600 W. 135th Street**
MATRIX: SOIL DATE RECEIVED: 08/04/21
SAMPLING DATE: 08/04/21 DATE ANALYZED: 08/04/21
REPORT TO: MR. PAUL ROBERTS DATE REPORTED: 08/06/21

SAMPLE I.D.: **AB9-20'** LAB I.D.: 210804-41

ANALYSIS: VOLATILE ORGANICS, EPA METHOD 5035/8260B, PAGE 1 OF 2
UNIT: mg/Kg = MILLIGRAM PER KILOGRAM = PPM

PARAMETER	SAMPLE RESULT	PQL X1
ACETONE	ND	0.020
BENZENE	ND	0.005
BROMOBENZENE	ND	0.005
BROMOCHLOROMETHANE	ND	0.005
BROMODICHLOROMETHANE	ND	0.005
BROMOFORM	ND	0.005
BROMOMETHANE	ND	0.005
2-BUTANONE (MEK)	ND	0.020
N-BUTYLBENZENE	ND	0.005
SEC-BUTYLBENZENE	ND	0.005
TERT-BUTYLBENZENE	ND	0.005
CARBON DISULFIDE	ND	0.010
CARBON TETRACHLORIDE	ND	0.005
CHLOROBENZENE	ND	0.005
CHLOROETHANE	ND	0.005
CHLOROFORM	ND	0.005
CHLOROMETHANE	ND	0.005
2-CHLOROTOLUENE	ND	0.005
4-CHLOROTOLUENE	ND	0.005
DIBROMOCHLOROMETHANE	ND	0.005
1,2-DIBROMO-3-CHLOROPROPANE	ND	0.005
1,2-DIBROMOETHANE	ND	0.005
DIBROMOMETHANE	ND	0.005
1,2-DICHLOROBENZENE	ND	0.005
1,3-DICHLOROBENZENE	ND	0.005
1,4-DICHLOROBENZENE	ND	0.005
DICHLORODIFLUOROMETHANE	ND	0.005
1,1-DICHLOROETHANE	ND	0.005
1,2-DICHLOROETHANE	ND	0.005
1,1-DICHLOROETHENE	ND	0.005
CIS-1,2-DICHLOROETHENE	ND	0.005
TRANS-1,2-DICHLOROETHENE	ND	0.005
1,2-DICHLOROPROPANE	ND	0.005

----- TO BE CONTINUED ON PAGE #2 -----

DATA REVIEWED AND APPROVED BY: _____

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1214 E. Lexington Avenue, Pomona, CA 91766 Tel (909) 590-5905 Fax (909) 590-5907

LABORATORY REPORT

CUSTOMER: **Ardent Environmental Group, Inc.**
1827 Capital Street, #103, Corona, CA 92880
Tel:(951)736-5334 E-Mil: PRoberts@ArdentEnv.com

PROJECT: **Hitco II** PROJECT No.: **101251003**
LOCATION: **1600 W. 135th Street**
MATRIX: SOIL DATE RECEIVED: 08/04/21
SAMPLING DATE: 08/04/21 DATE ANALYZED: 08/04/21
REPORT TO: MR. PAUL ROBERTS DATE REPORTED: 08/06/21

SAMPLE I.D.: **AB9-20'** LAB I.D.: 210804-41

ANALYSIS: VOLATILE ORGANICS, EPA METHOD 5035/8260B, PAGE 2 OF 2
UNIT: mg/Kg = MILLIGRAM PER KILOGRAM = PPM

PARAMETER	SAMPLE RESULT	PQL X1
1,3-DICHLOROPROPANE	ND	0.005
2,2-DICHLOROPROPANE	ND	0.005
1,1-DICHLOROPROPENE	ND	0.005
CIS-1,3-DICHLOROPROPENE	ND	0.005
TRANS-1,3-DICHLOROPROPENE	ND	0.005
ETHYLBENZENE	ND	0.005
2-HEXANONE	ND	0.020
HEXACHLOROBUTADIENE	ND	0.005
ISOPROPYLBENZENE	ND	0.005
4-ISOPROPYLTOLUENE	ND	0.005
4-METHYL-2-PENTANONE (MIBK)	ND	0.020
METHYL tert-BUTYL ETHER (MTBE)	ND	0.005
METHYLENE CHLORIDE	ND	0.010
NAPHTHALENE	ND	0.005
N-PROPYLBENZENE	ND	0.005
STYRENE	ND	0.005
1,1,1,2-TETRACHLOROETHANE	ND	0.005
1,1,2,2-TETRACHLOROETHANE	ND	0.005
TETRACHLOROETHENE (PCE)	0.056	0.005
TOLUENE	ND	0.005
1,2,3-TRICHLOROBENZENE	ND	0.005
1,2,4-TRICHLOROBENZENE	ND	0.005
1,1,1-TRICHLOROETHANE	ND	0.005
1,1,2-TRICHLOROETHANE	ND	0.005
TRICHLOROETHENE (TCE)	ND	0.005
TRICHLOROFLUOROMETHANE	ND	0.005
1,2,3-TRICHLOROPROPANE	ND	0.005
1,2,4-TRIMETHYLBENZENE	ND	0.005
1,3,5-TRIMETHYLBENZENE	ND	0.005
VINYL CHLORIDE	ND	0.005
M/P-XYLENE	ND	0.010
O-XYLENE	ND	0.005

COMMENTS PQL = PRACTICAL QUANTITATION LIMIT
ND = NON-DETECTED OR BELOW THE PQL
DATA REVIEWED AND APPROVED BY: _____
CAL-DHS ELAP CERTIFICATE No.: 1555

Enviro – Chem, Inc.
1214 E. Lexington Avenue, Pomona, CA 91766 Tel (909) 590-5905 Fax (909) 590-5907

METHOD BLANK REPORT

CUSTOMER: Ardent Environmental Group, Inc.
1827 Capital Street, #103, Corona, CA 92880
Tel:(951)736-5334 E-Mil: PRoberts@ArdentEnv.com

PROJECT: Hitco II
LOCATION: 1600 W. 135th Street
MATRIX: SOIL
SAMPLING DATE: 08/04/21
REPORT TO: MR. PAUL ROBERTS

PROJECT No.: 101251003
DATE RECEIVED: 08/04/21
DATE ANALYZED: 08/04/21
DATE REPORTED: 08/06/21

METHOD BLANK REPORT FOR LAB I.D.: 210804-29 THROUGH -41

ANALYSIS: VOLATILE ORGANICS, EPA METHOD 5035/8260B, PAGE 1 OF 2
UNIT: mg/Kg = MILLIGRAM PER KILOGRAM = PPM

PARAMETER	SAMPLE RESULT	PQL X1
ACETONE	ND	0.020
BENZENE	ND	0.005
BROMOBENZENE	ND	0.005
BROMOCHLOROMETHANE	ND	0.005
BROMODICHLOROMETHANE	ND	0.005
BROMOFORM	ND	0.005
BROMOMETHANE	ND	0.005
2-BUTANONE (MEK)	ND	0.020
N-BUTYLBENZENE	ND	0.005
SEC-BUTYLBENZENE	ND	0.005
TERT-BUTYLBENZENE	ND	0.005
CARBON DISULFIDE	ND	0.010
CARBON TETRACHLORIDE	ND	0.005
CHLOROBENZENE	ND	0.005
CHLOROETHANE	ND	0.005
CHLOROFORM	ND	0.005
CHLOROMETHANE	ND	0.005
2-CHLOROTOLUENE	ND	0.005
4-CHLOROTOLUENE	ND	0.005
DIBROMOCHLOROMETHANE	ND	0.005
1,2-DIBROMO-3-CHLOROPROPANE	ND	0.005
1,2-DIBROMOETHANE	ND	0.005
DIBROMOMETHANE	ND	0.005
1,2-DICHLOROBENZENE	ND	0.005
1,3-DICHLOROBENZENE	ND	0.005
1,4-DICHLOROBENZENE	ND	0.005
DICHLORODIFLUOROMETHANE	ND	0.005
1,1-DICHLOROETHANE	ND	0.005
1,2-DICHLOROETHANE	ND	0.005
1,1-DICHLOROETHENE	ND	0.005
CIS-1,2-DICHLOROETHENE	ND	0.005
TRANS-1,2-DICHLOROETHENE	ND	0.005
1,2-DICHLOROPROPANE	ND	0.005

----- TO BE CONTINUED ON PAGE #2 -----

DATA REVIEWED AND APPROVED BY: _____

Enviro – Chem, Inc.
1214 E. Lexington Avenue, Pomona, CA 91766 Tel (909) 590-5905 Fax (909) 590-5907

METHOD BLANK REPORT

CUSTOMER: Ardent Environmental Group, Inc.
1827 Capital Street, #103, Corona, CA 92880
Tel:(951)736-5334 E-Mil: PRoberts@ArdentEnv.com

PROJECT: Hitco II
LOCATION: 1600 W. 135th Street
MATRIX:SOIL
SAMPLING DATE:08/04/21
REPORT TO:MR. PAUL ROBERTS

PROJECT No.: 101251003
DATE RECEIVED:08/04/21
DATE ANALYZED:08/04/21
DATE REPORTED:08/06/21

METHOD BLANK REPORT FOR LAB I.D.: 210804-29 THROUGH -41

ANALYSIS: VOLATILE ORGANICS, EPA METHOD 5035/8260B, PAGE 2 OF 2
UNIT: mg/Kg = MILLIGRAM PER KILOGRAM = PPM

PARAMETER	SAMPLE RESULT	PQL X1
1,3-DICHLOROPROPANE	ND	0.005
2,2-DICHLOROPROPANE	ND	0.005
1,1-DICHLOROPROPENE	ND	0.005
CIS-1,3-DICHLOROPROPENE	ND	0.005
TRANS-1,3-DICHLOROPROPENE	ND	0.005
ETHYLBENZENE	ND	0.005
2-HEXANONE	ND	0.020
HEXACHLOROBUTADIENE	ND	0.005
ISOPROPYLBENZENE	ND	0.005
4-ISOPROPYLTOLUENE	ND	0.005
4-METHYL-2-PENTANONE (MIBK)	ND	0.020
METHYL tert-BUTYL ETHER (MTBE)	ND	0.005
METHYLENE CHLORIDE	ND	0.010
NAPHTHALENE	ND	0.005
N-PROPYLBENZENE	ND	0.005
STYRENE	ND	0.005
1,1,1,2-TETRACHLOROETHANE	ND	0.005
1,1,2,2-TETRACHLOROETHANE	ND	0.005
TETRACHLOROETHENE (PCE)	ND	0.005
TOLUENE	ND	0.005
1,2,3-TRICHLOROBENZENE	ND	0.005
1,2,4-TRICHLOROBENZENE	ND	0.005
1,1,1-TRICHLOROETHANE	ND	0.005
1,1,2-TRICHLOROETHANE	ND	0.005
TRICHLOROETHENE (TCE)	ND	0.005
TRICHLOROFLUOROMETHANE	ND	0.005
1,2,3-TRICHLOROPROPANE	ND	0.005
1,2,4-TRIMETHYLBENZENE	ND	0.005
1,3,5-TRIMETHYLBENZENE	ND	0.005
VINYL CHLORIDE	ND	0.005
M/P-XYLENE	ND	0.010
O-XYLENE	ND	0.005

COMMENTS PQL = PRACTICAL QUANTITATION LIMIT
ND = NON-DETECTED OR BELOW THE PQL
DATA REVIEWED AND APPROVED BY: _____
CAL-DHS ELAP CERTIFICATE No.: 1555

Enviro-Chem, Inc.
1214 E. Lexington Avenue, Pomona, CA 91766 Tel (909)590-5905 Fax (909)590-5907

8260B QA/QC Report

Date Analyzed: 8/4~5/2021 **Matrix:** Solid/Soil/Liquid
Machine: D **Unit:** mg/Kg (PPM)

Matrix Spike (MS)/Matrix Spike Duplicate (MSD)
Spiked Sample Lab I.D.: 210803-96 MS/MSD

Analyte	S.R.	spk conc	MS	%RC	MSD	%RC	%RPD	ACP %RC	ACP RPD
Benzene	0	0.050	0.055	110%	0.057	114%	4%	75-125	0-20
Chlorobenzene	0	0.050	0.052	104%	0.055	110%	6%	75-125	0-20
1,1-Dichloroethene	0	0.050	0.042	84%	0.046	92%	8%	75-125	0-20
Toluene	0	0.050	0.057	114%	0.059	118%	4%	75-125	0-20
Trichloroethene (TCE)	0	0.050	0.053	106%	0.057	114%	8%	75-125	0-20

Lab Control Spike (LCS):

Analyte	spk conc	LCS	%RC	ACP %RC
Benzene	0.050	0.054	108%	75-125
Chlorobenzene	0.050	0.054	108%	75-125
Chloroform	0.050	0.048	96%	75-125
1,1-Dichloroethene	0.050	0.043	86%	75-125
Ethylbenzene	0.050	0.059	118%	75-125
o-Xylene	0.050	0.055	110%	75-125
m,p-Xylene	0.100	0.120	120%	75-125
Toluene	0.050	0.055	110%	75-125
1,1,1-Trichloroethane	0.050	0.051	102%	75-125
Trichloroethene (TCE)	0.050	0.054	108%	75-125

Surrogate Recovery	spk conc	ACP %RC	MB %RC	%RC	%RC	%RC	%RC	%RC	%RC
Sample I.D.			**M-BLK**	**210803-65**	**210804-29**	**210804-30**	**210804-31**	**210804-32**	**210804-33**
Dibromofluoromethane	50.0	70-130	104%	115%	123%	125%	125%	128%	133*%
Toluene-d8	50.0	70-130	106%	105%	108%	107%	108%	108%	109%
4-Bromofluorobenzene	50.0	70-130	93%	93%	97%	98%	97%	100%	94%

Surrogate Recovery	spk conc	ACP %RC	%RC	%RC	%RC	%RC	%RC	%RC	%RC
Sample I.D.			**210804-34**	**210804-35**	**210804-36**	**210804-37**	**210804-38**	**210804-39**	**210804-40**
Dibromofluoromethane	50.0	70-130	120%	128%	129%	149*%	129%	130*%	131*%
Toluene-d8	50.0	70-130	106%	109%	108%	112%	108%	109%	110%
4-Bromofluorobenzene	50.0	70-130	90%	95%	99%	91%	98%	98%	97%

Surrogate Recovery	spk conc	ACP %RC	%RC	%RC	%RC	%RC	%RC	%RC	%RC
Sample I.D.			**210804-41**	**210803-91**	**210803-92**	**210803-93**	**210803-94**	**210803-95**	**210803-96**
Dibromofluoromethane	50.0	70-130	148*%	126%	124%	133*%	128%	126%	128%
Toluene-d8	50.0	70-130	111%	109%	110%	111%	110%	111%	111%
4-Bromofluorobenzene	50.0	70-130	96%	94%	91%	92%	90%	90%	90%

** = Surrogate fail due to matrix interference; LCS, MS, MSD are in control therefore the analysis is in control.*
S.R. = Sample Results *%RC = Percent Recovery*
spk conc = Spike Concentration *ACP %RC = Accepted Percent Recovery*
MS = Matrix Spike *MSD = Matrix Spike Duplicate*

Analyzed/Reviewed By: _____

Final Reviewer: _____

Enviro-Chem, Inc. Laboratories
1214 E. Lexington Avenue,
Pomona, CA 91766
Tel: (909) 590-5905 Fax: (909) 590-5907
CA-DHS ELAP CERTIFICATE #1555

Turnaround Time
0 Same Day
0 24 Hours
0 48 Hours
0 72 Hours
0 1 Week (Standard)
Other:

SAMPLE ID	LAB ID	SAMPLING DATE	SAMPLING TIME	MATRIX	No. OF CONTAINERS	TEMPERATURE	PRESERVATION	VOCs 8260B	Analysis Required	COMMENTS
AB6-5'	210804-29	8-4-21	9:26	Soil	1 X Pt		5035	X		
AB6-10'	-30		9:28							
AB6-15'	-31		9:40		1 X 5035					
AB7-15'	-32		9:07							
AB7-20'	-33		8:14							
AB8-5'	-34		8:56							
AB8-10'	-35		9:00							
AB8-15'	-36		9:06							
AB8-20'	-37		9:12							
AB9-5'	-38		8:24							
AB9-10'	-39		8:32							
AB9-15'	-40		8:37							
AB9-20'	-41		8:44							

Company Name: ARDENT ENVIRONMENTAL GROUP, INC
Address: 1827 CAPITAL STREET, Suite 103
City/State/Zip: Corona / CA / 92880

Project Contact: PAUL Roberts / Jon Anderson
Tel: 951-736-5334
Fax/Email: Proberts@ardentenv.com

Sampler's Signature: Jon Anderson
Project Name/ID: 1600 W. 135th St Hitco II
101251003

Relinquished by:	Received by:	Date & Time: 8/4/21 1120
Relinquished by:	Received by:	Date & Time:
Relinquished by:	Received by:	Date & Time:

Instructions for Sample Storage After Analysis:
O Dispose of O Return to Client O Store (30 Days)
O Other:

CHAIN OF CUSTODY RECORD

Date: 8-4-21

WHITE WITH SAMPLE • YELLOW TO CLIENT

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MEMORANDUM

Date: August 30, 2022

To: Montana Kanen, Gardena Owner LP

From: Paul A. Roberts, PG

Subject: **Environmental Summary**
Portion of the Former HITCO II Property
1600 and 1606 West 135th Street
Gardena, California
Project No. 101251002

This document presents the environmental summary of work completed at a portion of the former HITCO II property located at 1600 and 1630 West 135th Street in the city of Gardena, California (Figure 1, "site," subject property," or "portion of the HITCO II property"). The site consists of a portion of a larger property that was formerly occupied by HITCO Carbon Composites, Inc. (HITCO) to manufacture silica and carbon-based products for aerospace and commercial applications (referred to herein as the "larger property" or the HITCO property"). Through the years, the larger property was divided into three main properties for divestment (referred to as "HITCO I," "HITCO II," and "HITCO III," Figure 1). The site consists of the northern portion of the HITCO II property (Figure 2). Gardena Owner LP has recently purchased the HITCO II property and is considering commercial redevelopment of the northern portion of this property (i.e., the site) with one approximately 190,860 square foot commercial warehouse building (Figure 3). The proposed commercial warehouse building will be equipped with a vapor barrier system.

As part of its real estate due diligence, Gardena Owner LP retained Ardent Environmental Group, Inc. (Ardent), an Enercon Services, Inc. (Enercon) company, to prepare a Phase I Environmental Site Assessment (ESA) and Document Review for the site (referred to herein as the "2021 Phase I ESA"; Ardent, 2021a). Based on this assessment, a number of environmental investigations and subsequent soil remediation have been completed on the site under the direction and oversight of the California Regional Water Quality Control Board, Los Angeles Region (LARWQCB).

In 1995, HITCO and British Petroleum Advanced Materials (BP) merged. According to the merger agreement dated November 17, 1995, remediation of contamination discovered before the merger date would be the responsibility of BP. After November 17, 1995, HITCO's responsibility would increase in annual increments until by the seventh anniversary of the closing date (i.e., November 17, 2002). BP has actively been responsible for all soil and groundwater remediation to-date. Shallow groundwater beneath the site has been reported at depths of approximately 16 to 26 feet below the ground surface (bgs).

Identified releases have impacted groundwater with volatile organic compounds (VOCs) which are being remediated by BP. The site is currently occupied by AVCorp Composite Fabricators, inc. (AVCorp) who continues to use the site for manufacturing carbon-based products. The 2021 Phase I ESA identified a number of recognized environmental conditions (RECs). Some of these RECs needed further evaluation to assess the extent of impacted soil that will be encountered during redevelopment. Based on the results of the 2021 Phase I ESA and a review of the previous investigations, Ardent identified four areas needing further evaluation to determine if soil remediation was needed (identified as "REC No. 3") and to further assess the extent of impacted soils (identified as "REC Nos. 4, 5, and 6;" Figure 4). To further address these RECs, Ardent completed a subsequent subsurface investigation which included the collection of soil and soil gas samples. These results were presented in Ardent's Subsurface Investigation and Human Health Risk Assessment (HHRA) report (Ardent, 2021b). As noted below, shallow impacted soil will be remediated in accordance with a Soil Management Plan (SMP) that will be implemented during redevelopment. The following presents the rational for the addition sampling and the conclusions of the subsequent investigations.

- **REC No. 3: Area 6 – Former Acetone UST** – This area was initially discovered during completion of a 2001 Feasibility Study (FS) and determined, at that time, to not threaten groundwater based on the results of soil and soil gas sampling (Ardent, 2021a). The 2001 FS recommended no further work in this area, and the LARWQCB agreed.

  In 2016, laboratory results of soil gas samples collected by others (Ramboll/Environ) from boring B08 drilled in the location of Area 6 indicated elevated concentrations of tetrachloroethylene (PCE, up to 45.5 micrograms per liter [ug/l]) and trichloroethene (TCE, up to 94.6 ug/l) at 5 feet bgs, exceeding the current California Department of Toxic Substances Control Screening Levels and/or the EPA Regional Screening Levels for industrial/commercial land use (DTSC-SLi and EPA-RSLi). Soil gas concentrations were compared by Ardent to the DTSC and EPA ambient air screening levels, which were modified for soil gas using the DTSC approved 0.0005 attenuation factor for a future commercial building and the EPA approved 1 in 100,000 (10E-5) cancer risk factor for industrial/commercial properties. Based on this information, laboratory results of the previous soil gas samples exceeded the DTSC-SLi of 40 ug/l for PCE and the EPA-RSLi

of 60 ug/l for TCE indicating a possible vapor intrusion issue for existing and future buildings (Ardent, 2021a). No soil sampling was completed during the 2016 investigation. This information has been provided to the LARWQCB by others. Since off-site HHRA's have indicated that no human health risk is present due to possible vapor intrusion, the LARWQCB has not recommended additional investigations or remedial efforts in this area.

Based on these previous data, Ardent completed additional soil and soil gas sampling in the vicinity of REC No. 3 (Figure 5). Laboratory results of soil samples were compared to the very conservative California Regional Water Quality Control Board, San Francisco Bay Region Environmental Screening Levels (SFRWQCB-ESLs) for the protection of groundwater and the DTSC-SLi and EPA-RSLi for the protection of human health through dermal contact, inhalation, and ingestion at industrial/commercial properties. Based on the data collected in the vicinity of REC No. 3, the residual concentrations of VOCs, namely PCE and TCE, in soil and soil gas would not pose a threat to future workers or occupants of the site and would not threaten groundwater. Therefore, this area would no longer be considered an REC and no further work is necessary.

- **REC No. 4: Area 14b – Adjacent East of "Not HITCO Property"** – This area was initially discovered during completion of the 2001 FS and determined, at that time, to be a possible threat to groundwater. Therefore, the LARWQCB required soil remediation which was completed using in-situ soil vapor extraction (SVE) until meeting the regulatory requirements.

  In 2016, Ramboll/Environ drilled soil boring B22 in this area which indicated elevated concentrations of PCE at 5 feet (0.081 mg/kg) and 10 feet (0.11 mg/kg) bgs (Figure 4). Although these concentrations do not exceed the protection of human health criteria, the chemicals exceed the SFRWQCB-ESLs for the protection of groundwater (i.e., 0.08 mg/kg; Figure 4). Based on this information, the shallow soils that will be reworked for geotechnical purposes during redevelopment activities will need to be remediated, possibly by excavation and off-site disposal, prior to grading.

  To further assess the vertical extent, Ardent advanced boring AB7 immediately adjacent to B22 (Figure 6). Laboratory results of soil samples collected from this boring at depths of approximately 15 feet indicated elevated concentrations of PCE (at 0.093 mg/kg), slightly exceeding the SFRWQCB-ESLs, and low concentrations of PCE at 20 feet bgs (at 0.015 mg/kg).

  Borings AB6, AB8 and AB9 were drilled as step-out borings to further assess the lateral extent of PCE impacted soil. With the exception of soil samples collected from boring AB9 located north of boring B22, laboratory results indicated elevated concentrations of PCE in borings AB6 and AB8 drilled east and south of boring B22 to depths of up to 20 feet bgs (Figure 6).

  Although the vertical and lateral extent of PCE impacted soil has not been fully defined, the lateral extent of the on-site impacted soil is anticipated to be approximately 30 feet wide by 50 feet long. The vertical extent that might be encountered during grading is estimated to be less than 5 feet deep, based on possible geotechnical requirements. The total volume of bank (i.e., in-place) impacted soils that will need to be remediated during redevelopment activities is estimated at approximately 280 cubic yards or approximately 400 cubic yards of excavated soils. Shallow soil needing remediation will be excavated and removed in conjunction with grading activities and in accordance with a SMP.

- **REC No. 5: Area 14c – Adjacent East of "Not HITCO Property"** – This area was initially discovered during completion of the 2001 FS and determined, at that time, to be a possible threat to groundwater. Therefore, the LARWQCB required soil remediation which was completed using in-situ SVE until meeting the regulatory requirements.

  In 2016, Ramboll/Environ drilled soil boring B27 which indicated elevated concentrations of PCE in a soil sample collected at approximately 5 feet bgs (0.2 mg/kg) and no detectable concentrations of PCE in the 10-foot sample (Figure 4). Although this concentration does not exceed the protection of human health criteria, the chemical exceeds the SFRWQCB-ESLs for the protection of groundwater (i.e., 0.08 mg/kg; Figure 4). Based on this information, the shallow impacted soils will need to be remediated, possibly by excavation and off-site disposal, prior to grading.

  Borings AB10 through AB12 were advanced as step-out borings at distances away from boring B27 (Figure 7). Laboratory results of soil samples collected at 5 feet in AB11 and AB12, located east and south of boring B27, respectively, indicated no detectable to low concentrations of PCE (0.072 mg/kg), well below the SFRWQCB-ESLs (Figure 7). Laboratory results of soil samples collected at 5 feet bgs in boring AB10, located north of boring B27, indicated elevated concentrations of PCE (0.2 mg/kg), exceeding the SFRWQCB-ESL (Figure 7).

  Based on the data obtained in the vicinity of REC No. 5, the depth of PCE-impacted soil exceeding the regulatory screening levels for the protection of groundwater is limited to less than 10 feet bgs. During Ardent's investigation, the assessment of the lateral extent of impacted soils was limited due to site access constraints (e.g., fenced areas, outbuilding, concrete cut representing possible utilities, and a warehouse building). Based on the data obtained, the lateral extent of impacted soil is anticipated to be approximately 28 feet wide by 42 feet long. The total volume of bank (i.e., in-place) impacted soils that will need to be remediated prior to redevelopment is estimated at approximately 436 cubic yards or approximately 600 cubic yards of excavated soils. Shallow soil needing remediation will be excavated and removed in conjunction with grading activities and in accordance with a SMP.

- **REC No. 6: Boring 16** – This area was initially discovered during Ramboll/Environ's 2016 Phase II Investigation. The reason for drilling boring B16 was not provided by Ramboll/Environ in its report. Elevated concentrations of PCE (0.145 mg/kg) in the 5-foot soil sample collected from boring B16 exceeded the regulatory guidelines set forth in the SFRWQCB-ESLs for the protection of groundwater (0.08 mg/kg), but not the DTSC-SLi value (2.7 mg/kg) for the protection of human health (Figure 4). Laboratory results of soil samples collected at 10 feet indicated low concentrations (0.008 mg/kg; Figure 4). TCE was not detected in either the 5- or 10-foot samples. Based on the concentrations of PCE, the impacted soils will need to be remediated, possibly by excavation and off-site disposal, prior to grading.

  Borings AB13, AB14, and AB15 were drilled as step-out borings located north, east, and south, respectively, from boring B16 (Figure 8). Laboratory results of a soil sample collected at 5 feet bgs in boring AB15 indicated low concentrations of PCE (0.077 mg/kg), although elevated concentrations of TCE (0.202 mg/kg) exceeding the SFRWQCB-ESL value (0.085 mg/kg), but not the human health criteria of 6 mg/kg (Figure 8). No detectable to low concentrations of PCE and TCE were noted in the soil samples collected at 5 and 3 feet bgs in borings AB13 and AB14, respectively (Figure 8).

It should be noted that drilling refusal (i.e., concrete) was encountered in boring AB14 at approximately 3 feet bgs.

Based on the data collected during this investigation, the depth of PCE/TCE-impacted soil exceeding the regulatory screening levels for the protection of groundwater is limited to less than 10 feet bgs in the vicinity of REC No. 6. During Ardent's investigation, the assessment of the lateral extent of impacted soils to the west of boring B16 was limited due to the close proximity of the existing warehouse building. Based on the data obtained, the lateral extent of impacted soil is anticipated to be approximately 47 feet wide by 63 feet long. The total volume of bank (i.e., in-place) impacted soils that will need to be remediated prior to redevelopment is estimated at approximately 1,097 cubic yards or approximately 1,400 cubic yards of excavated soils. Shallow soil needing remediation will be excavated and removed in conjunction with grading activities and in accordance with a SMP.

Based on the results of the 2021 subsurface investigation, Ardent presented the following recommendations to be completed during redevelopment.

- **REC No. 4** – Shallow VOC-impacted soils (less than 5 feet bgs) should be remediated to concentrations below the SFRWQCB-ESL guidelines for the protection of groundwater by excavation and off-site disposal in conjunction with redevelopment activities (Figure 9). The estimated extent of on-site impacted soil associated with REC No. 4 is presented on Figure 6, with an estimated in-place bank volume of 280 cubic yards or an estimated excavated volume of 400 cubic yards.
- **REC No. 5 and REC No. 6** – Shallow VOC-impacted soils (10 feet bgs) should be remediated to concentrations below the SFRWQCB-ESL guidelines for the protection of groundwater by excavation and off-site disposal in conjunction with redevelopment activities (Figure 9). The estimated extent of impacted soil associated with REC No. 5 is presented on Figure 7, with an estimated in-place bank volume of 436 cubic yards or an estimated excavated volume of 600 cubic yards. The estimated extent of impacted soil associated with REC No. 6 is presented on Figure 8, with an estimated in-place bank volume of 1,097 cubic yards or an estimated excavated volume of 1,400 cubic yards.
- All work should be completed under the direction and approval of the LARWQCB.
- New buildings should be constructed with vapor intrusion mitigation systems (e.g., vapor barriers).
- Due to more than 70 years of industrial/manufacturing activities completed at the site, it is likely that other unknown environmental conditions may be encountered during grading or redevelopment activities. A SMP should be prepared and implemented during soil disturbances, including during the soil remediation discussed above.

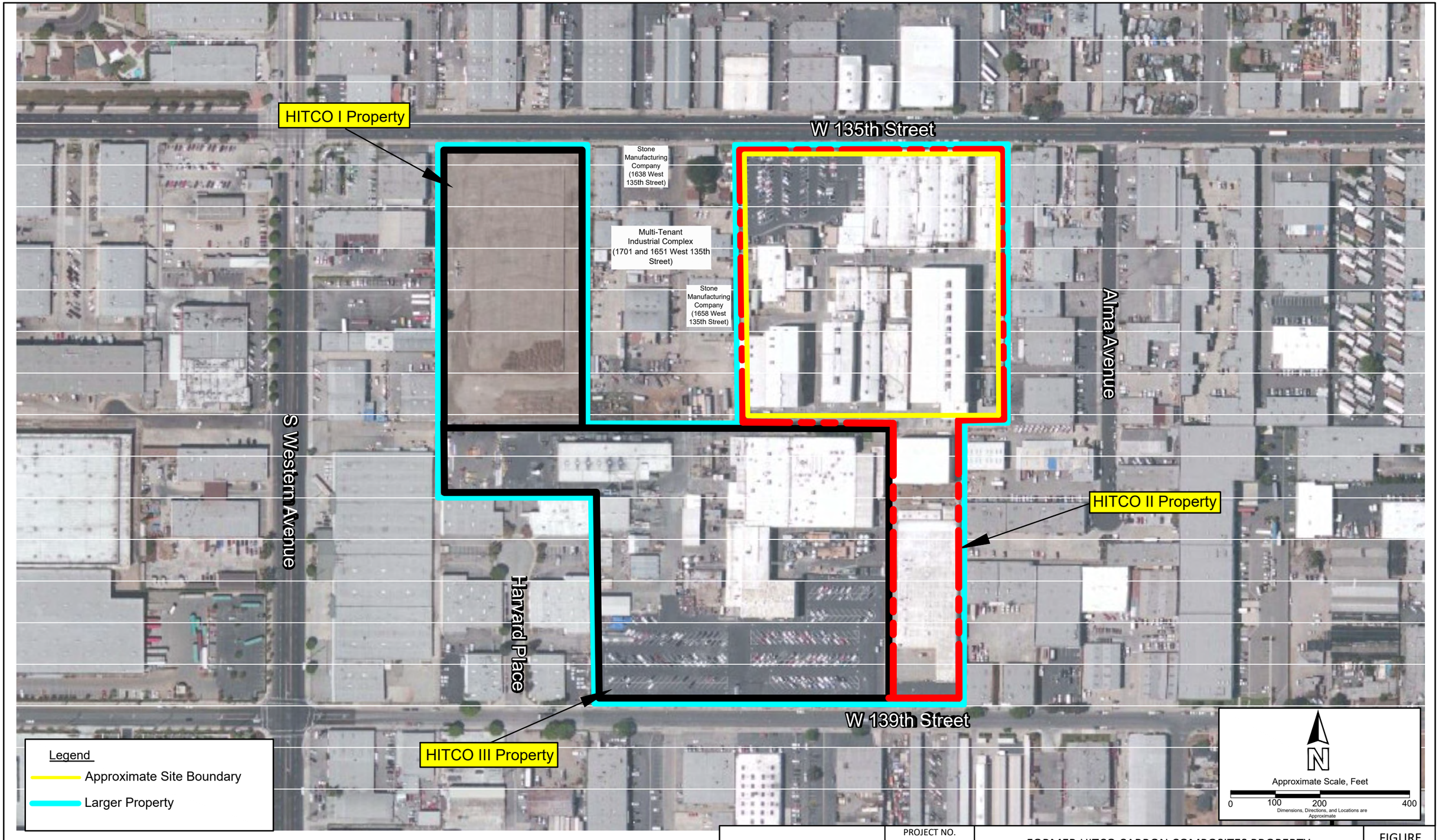
Attachments:

Figure 1 – Former HITCO Carbon Composites Property
Figure 2 – Site Plan and Building Numbers
Figure 3 – Redevelopment Plan
Figure 4 – Previous Recognized Environmental Conditions and 2016 Laboratory Results
Figure 5 – REC No. 3: Area 6 – Former Acetone Underground Storage Tank
Figure 6 – REC No. 4: Area 14b – Adjacent East of "Not HITCO Property"
Figure 7 – REC No. 5: Area 14c – Adjacent East of "Not HITCO Property"
Figure 8 - No. 6: Boring B16
Figure 9 – Proposed Site Plan and Lateral Extent of Impacted Soil

References

Ardent Environmental Group, Inc. (Ardent), 2021a, Draft Phase I Environmental Site Assessment and Document Review, Former HITCO Carbon Composites Property, 1600 and 1606 West 135th Street, Gardena, California: Report prepared for Overton Moore Properties, Torrance, California, dated July 20.

Ardent Environmental Group, Inc. (Ardent), 2021b, Subsurface Investigation and Human Health Risk Assessment, Former HITCO Carbon Composites Property, 1600 and 1606 West 135th Street, Gardena, California: Report prepared for Overton Moore Properties, Torrance, California, dated August 19.



Notes:
1. Aerial source: ArcGIS Online ESRI Imagery

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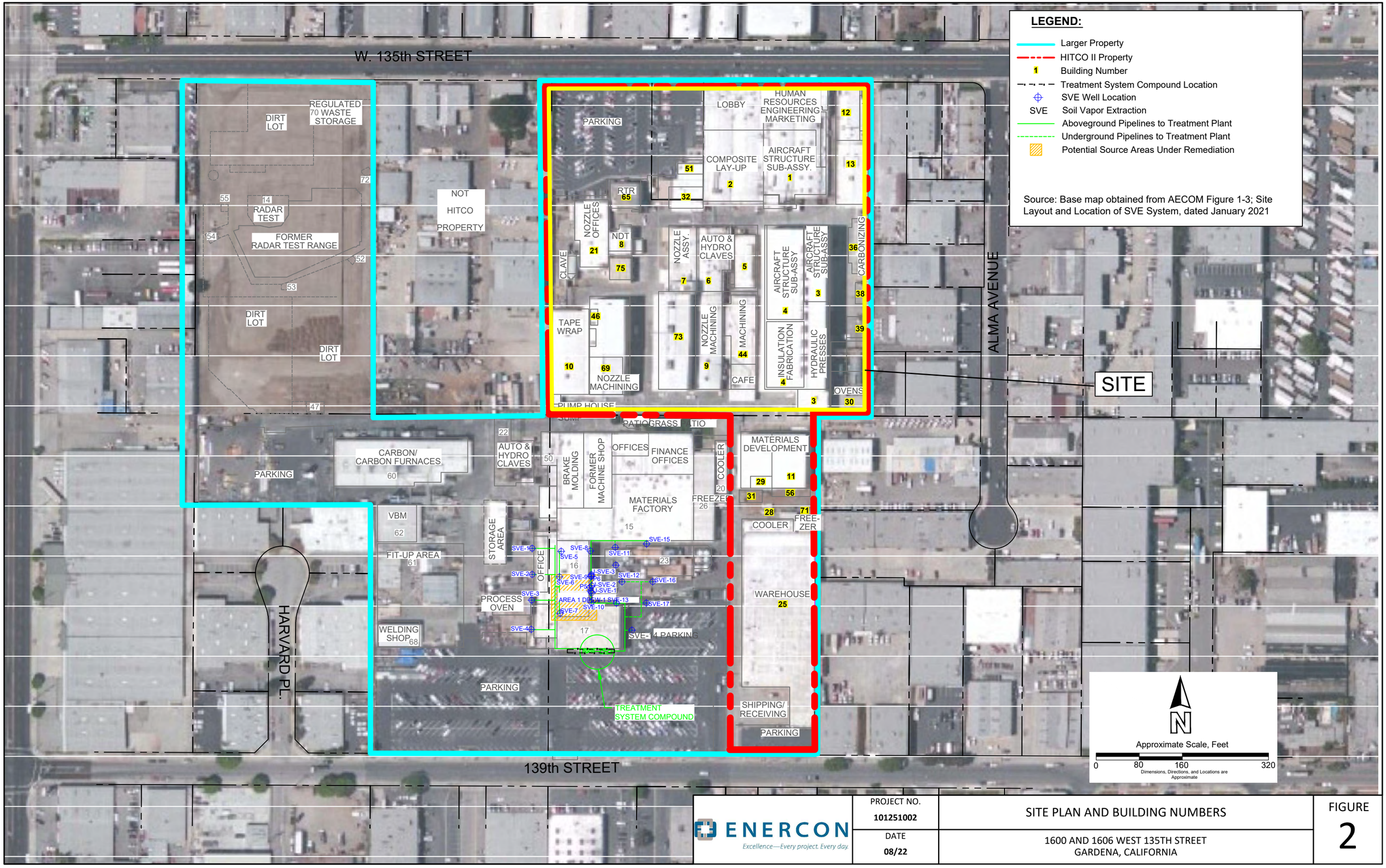
PROJECT NO.	FORMER HITCO CARBON COMPOSITES PROPERTY	FIGURE
101251002		1
DATE 08/22	1600 AND 1606 WEST 135TH STREET GARDENA, CALIFORNIA	



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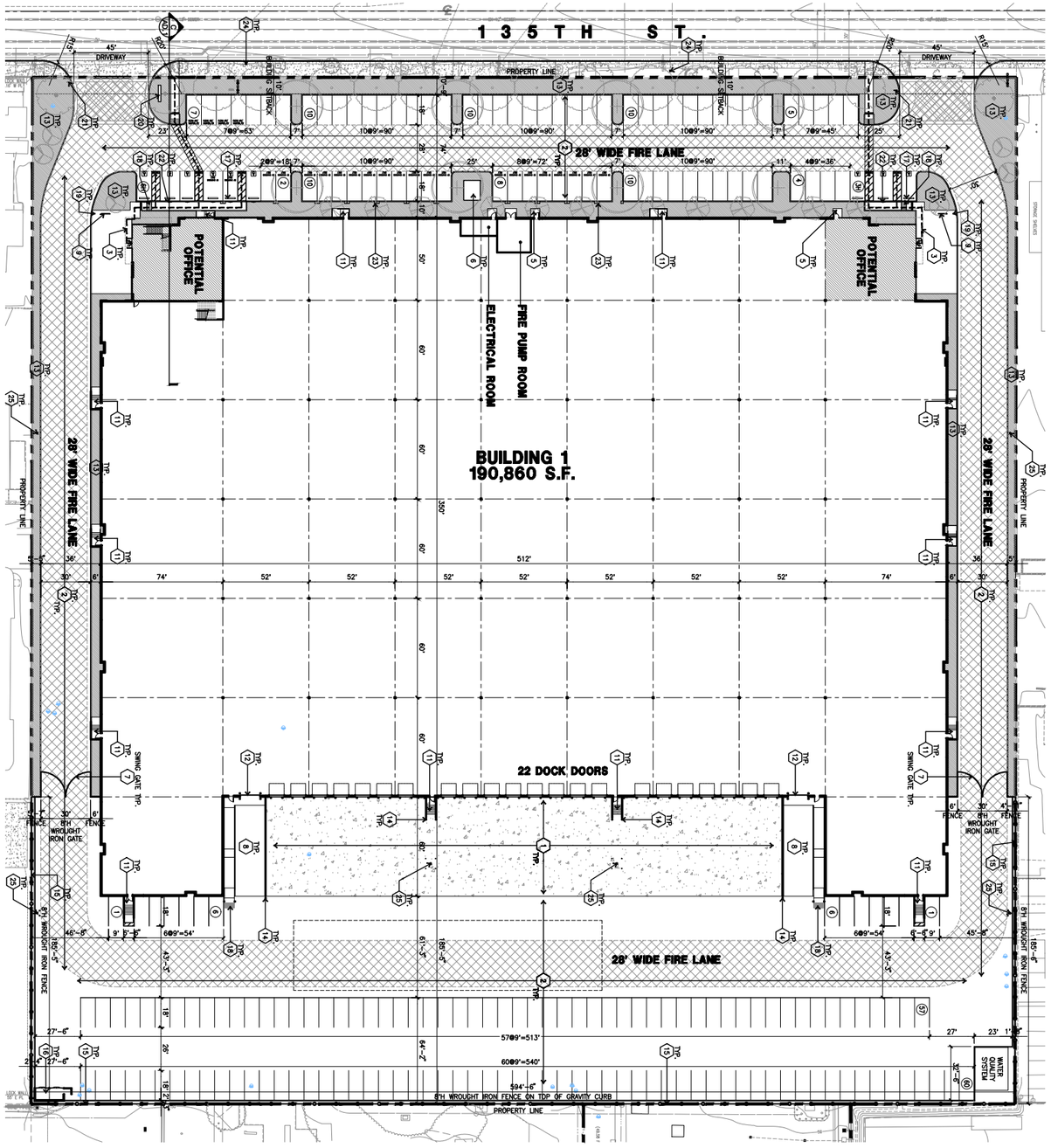
PROJECT NO.	SITE PLAN AND BUILDING NUMBERS	FIGURE
101251002		2
DATE 08/22	1600 AND 1606 WEST 135TH STREET GARDENA, CALIFORNIA	



N

Approximate Scale, Feet

0 40 80 160

Dimensions, Directions, and Locations are Approximate

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PROJECT NO.	REDEVELOPMENT PLAN	FIGURE
101251002		**3**
DATE	1600 AND 1606 WEST 135TH STREET GARDENA, CALIFORNIA	
08/22		

W 135th Street

Proposed Building

REC No. 3

B08 (Soil Gas)		
5/9/2016		
Depth	5 Feet	
PCE	**45.5**	
TCE	**94.6**	

6

B22 (Soil)		
5/3/2016		
Depth	5 Feet	10 Feet
PCE	**0.0814**	**0.11**

14b

REC No. 4

REC No. 5

B27 (Soil)		
5/5/2016		
Depth	5 Feet	10 Feet
PCE	**0.2**	ND<0.004

14c

REC No. 6

B16 (Soil)		
5/3/2016		
Depth	5 Feet	10 Feet
PCE	**0.145**	**0.00839**

LEGEND:

REC	Recognized Environmental Condition
	Larger Property
	HITCO II Property
	Approximate Site Boundary
Feet	Feet below the ground surface
PCE	Tetrachloroethene
TCE	Trichloroethene
ND	No detectable concentration above the laboratory reporting limit
0.656	Concentration in soil gas in micrograms per liter (ug/l)
0.145	Concentration in soil in milligrams per kilogram (mg/kg)
	Concentration exceeds regulatory screening level in soil gas
	Concentration exceeds regulatory screening level in soil

Yellow highlighted cell indicates concentration which exceeds a regulatory screening level

W 139th Street

N

Approximate Scale, Feet

0 50 100 200

Dimensions, Directions, and Locations are Approximate

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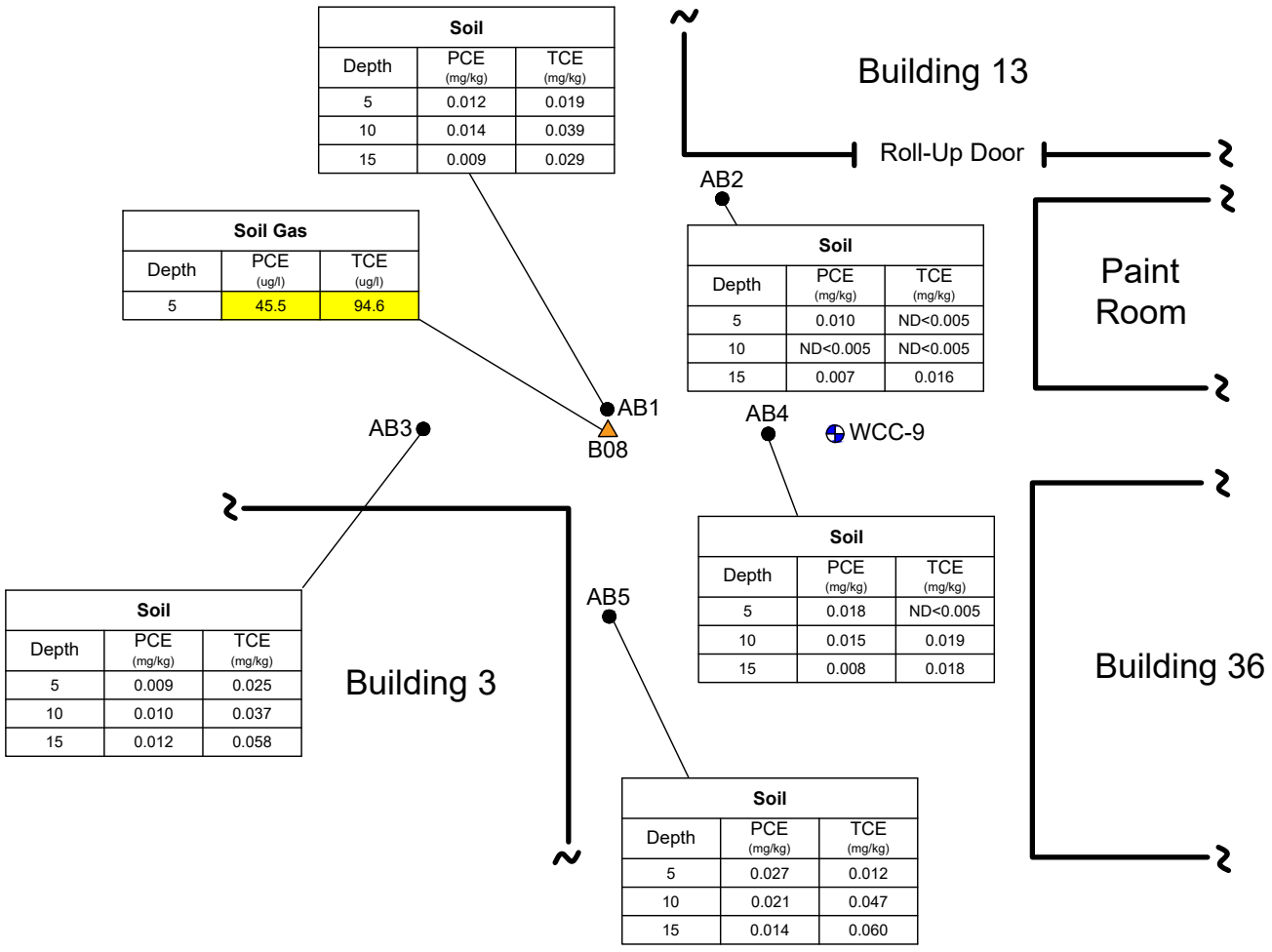
PROJECT NO. **101251002**

DATE **08/22**

PREVIOUS RECOGNIZED ENVIRONMENTAL CONDITIONS AND 2016 LABORATORY RESULTS

1600 AND 1606 WEST 135TH STREET
GARDENA, CALIFORNIA

FIGURE
4



Soil		
Depth	PCE (mg/kg)	TCE (mg/kg)
5	0.012	0.019
10	0.014	0.039
15	0.009	0.029

Soil Gas		
Depth	PCE (ug/l)	TCE (ug/l)
5	45.5	94.6

Soil		
Depth	PCE (mg/kg)	TCE (mg/kg)
5	0.010	ND<0.005
10	ND<0.005	ND<0.005
15	0.007	0.016

Soil		
Depth	PCE (mg/kg)	TCE (mg/kg)
5	0.018	ND<0.005
10	0.015	0.019
15	0.008	0.018

Soil		
Depth	PCE (mg/kg)	TCE (mg/kg)
5	0.009	0.025
10	0.010	0.037
15	0.012	0.058

Soil		
Depth	PCE (mg/kg)	TCE (mg/kg)
5	0.027	0.012
10	0.021	0.047
15	0.014	0.060

LEGEND

B08	Previous soil gas location and designation
WCC-9	Groundwater monitoring well location and designation
AB2	Soil boring by Ardent Environmental Group, Inc. location and designation
PCE	Tetrachloroethene
TCE	Trichloroethene
Depth	Depth in feet below ground surface
45.5	Concentration in soil gas in micrograms per liter (ug/l)
0.009	Concentration in soil in milligrams per kilogram (mg/kg)
ND<0.005	No detectable concentration above the laboratory reporting limit

Yellow highlighted cell indicates concentration which exceeds a regulatory screening level

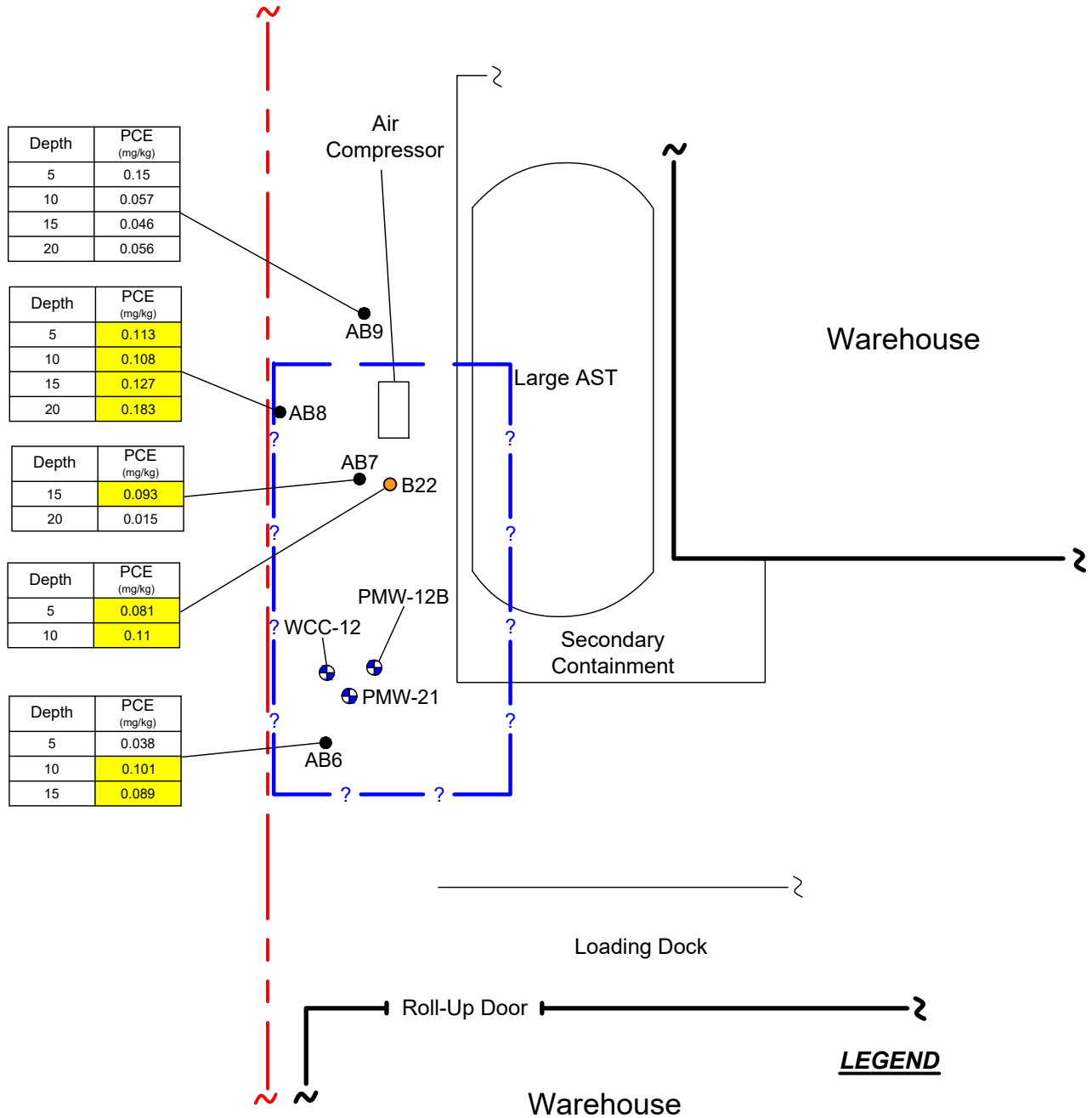
N

APPROXIMATE SCALE, FEET

0 20 40

NOTE: DIMENSIONS, DIRECTIONS AND LOCATIONS ARE APPROXIMATE.

ENERCON Excellence—Every project. Every day.	PROJECT NO. 101251002	REC NO. 3: AREA 6 - FORMER ACETONE UNDERGROUND STORAGE TANK	FIGURE 5
	DATE 08/22	1600 AND 1606 WEST 135TH STREET GARDENA, CALIFORNIA	



Depth	PCE (mg/kg)
5	0.15
10	0.057
15	0.046
20	0.056

Depth	PCE (mg/kg)
5	0.113
10	0.108
15	0.127
20	0.183

Depth	PCE (mg/kg)
15	0.093
20	0.015

Depth	PCE (mg/kg)
5	0.081
10	0.11

Depth	PCE (mg/kg)
5	0.038
10	0.101
15	0.089

LEGEND

- Approximate site boundary
- B22 — Previous soil location and designation
- PMW-21 — Groundwater monitoring well location and designation
- AB6 — Soil boring by Ardent Environmental Group, Inc. location and designation
- PCE — Tetrachloroethene
- Depth — Depth in feet below ground surface
- 0.15 — Concentration in soil in milligrams per kilogram (mg/kg)
- AST — Aboveground storage tank
- Approximate extent of impacted soil, - ? - where unknown

Highlighted cell indicates concentration exceeding the California Regional Water Quality Control Board, San Francisco Bay Region, Environmental Screening Levels (SFRWQCB-ESL) for the protection of drinking water

N

APPROXIMATE SCALE, FEET

0 20 40

NOTE: DIMENSIONS, DIRECTIONS AND LOCATIONS ARE APPROXIMATE.

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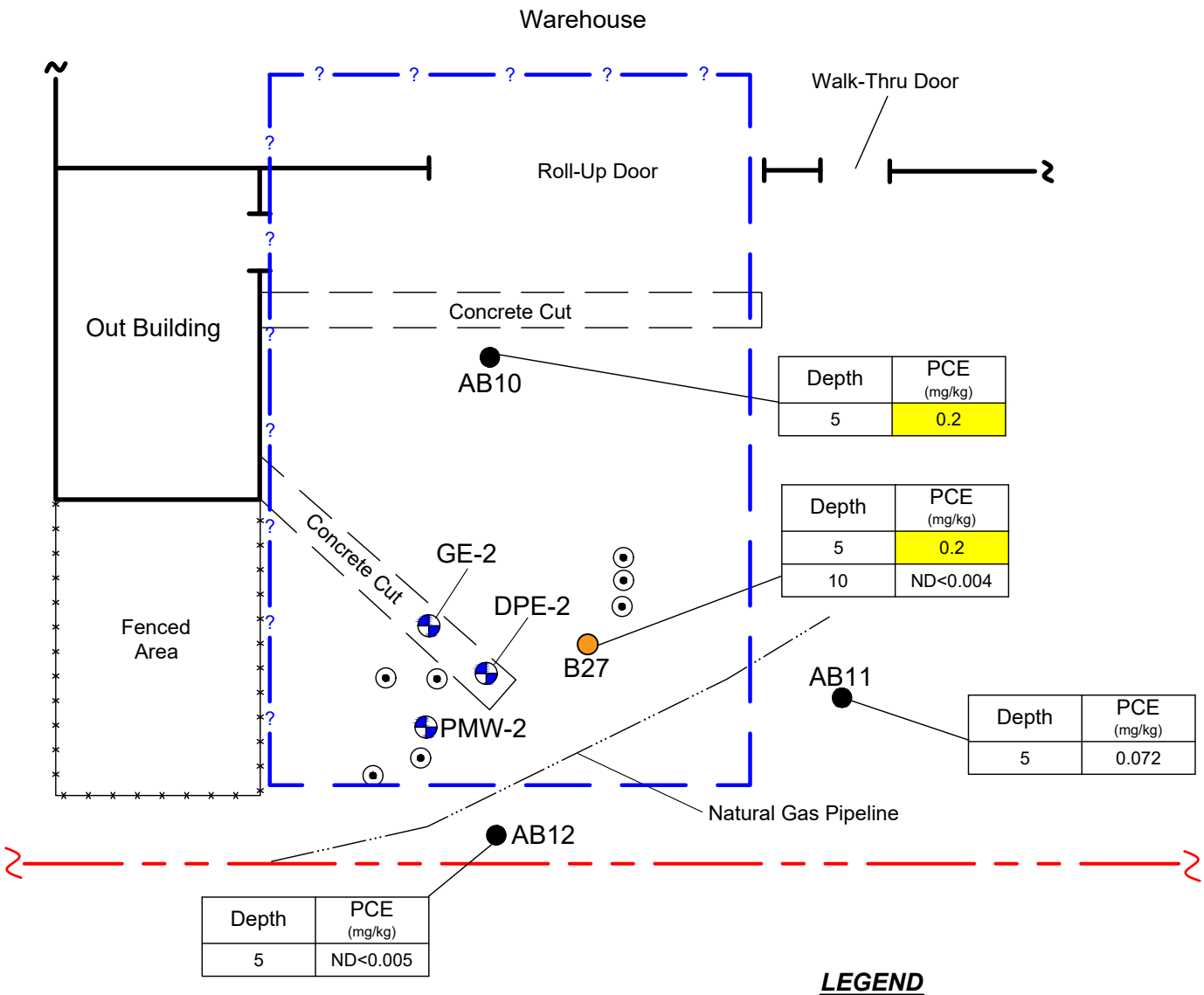
PROJECT NO. 101251002

DATE 08/22

REC NO. 4: AREA 14b - ADJACENT EAST OF "NOT HITCO PROPERTY"

1600 AND 1606 WEST 135TH STREET
GARDENA, CALIFORNIA

FIGURE 6



LEGEND

	Approximate site boundary
B27	Previous soil location and designation
	Unlabeled previous soil boring or soil vapor point location
PMW-2	Groundwater monitoring well location and designation
AB10	Soil boring by Ardent Environmental Group, Inc. location and designation
PCE	Tetrachloroethene
Depth	Depth in feet below ground surface
0.072	Concentration in soil in milligrams per kilogram (mg/kg)
ND<0.004	No detectable concentration above the laboratory reporting limit
	Approximate extent of impacted soil, - ? - where unknown

N

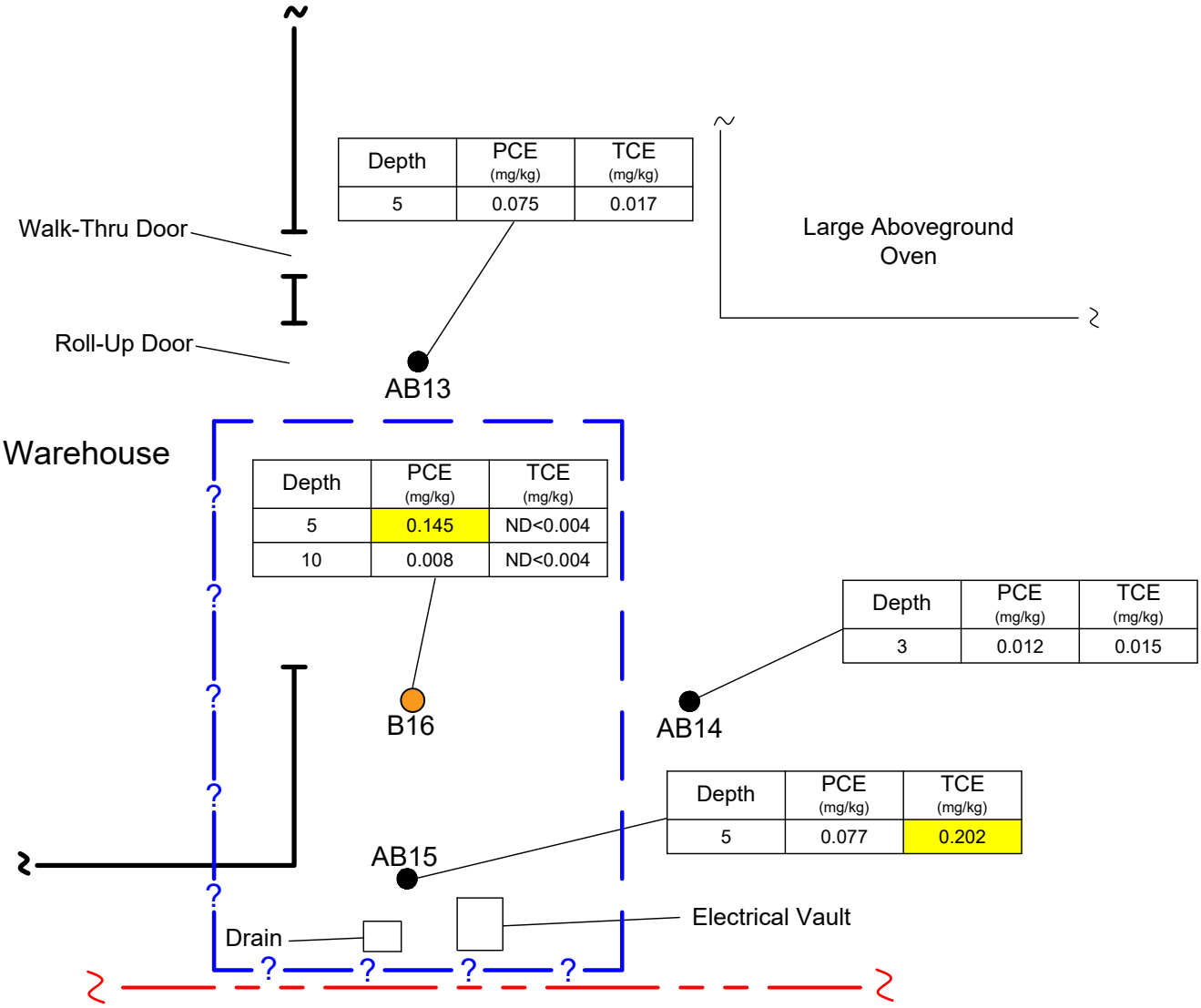
APPROXIMATE SCALE, FEET

0 10 20

NOTE: DIMENSIONS, DIRECTIONS AND LOCATIONS ARE APPROXIMATE.

Highlighted cell indicates concentration exceeding the California Regional Water Quality Control Board, San Francisco Bay Region, Environmental Screening Levels (SFRWQCB-ESL) for the protection of drinking water

ENERCON Excellence—Every project. Every day	PROJECT NO. 101251002	REC NO. 5: AREA 14c - ADJACENT EAST OF "NOT HITCO PROPERTY"	FIGURE 7
	DATE 08/22	1600 AND 1606 WEST 135TH STREET GARDENA, CALIFORNIA	



Depth	PCE (mg/kg)	TCE (mg/kg)
5	0.075	0.017

Depth	PCE (mg/kg)	TCE (mg/kg)
5	0.145	ND<0.004
10	0.008	ND<0.004

Depth	PCE (mg/kg)	TCE (mg/kg)
3	0.012	0.015

Depth	PCE (mg/kg)	TCE (mg/kg)
5	0.077	0.202

LEGEND

	Approximate site boundary
B16	Previous soil location and designation
AB15	Soil boring by Ardent Environmental Group, Inc. location and designation
PCE	Tetrachloroethene
TCE	Trichloroethene
Depth	Depth in feet below ground surface
0.012	Concentration in soil in milligrams per kilogram (mg/kg)
ND<0.004	No detectable concentration above the laboratory reporting limit
	Approximate extent of impacted soil, - ? - where unknown

Highlighted cell indicates concentration exceeding the California Regional Water Quality Control Board, San Francisco Bay Region, Environmental Screening Levels (SFRWQCB-ESL) for the protection of drinking water

N

APPROXIMATE SCALE, FEET

0 20 40

NOTE: DIMENSIONS, DIRECTIONS AND LOCATIONS ARE APPROXIMATE.

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PROJECT NO. 101251002

DATE 08/22

REC NO.6: BORING B16

1600 AND 1606 WEST 135TH STREET
GARDENA, CALIFORNIA

FIGURE 8

LEGEND

- HITCO II Property (Site)
- Approximate Site Boundary
- Estimated Extent of Volatile Organic Compound (VOC) Impacted soil

135TH STREET

30' 10' 30'

74'

60' 60'–5"

30' 30'

PROPOSED BUILDING
191,180 S.F.

125

41' 512' 41'–4

22 DOCK DOORS

185'–5"

NOTE: TRAILER STALLS CAN BE CONVERTED TO AUTO.

REC No. 4

REC No. 5

REC No. 6

214'–10"

29'–8" 134'

EXISTING
BLDG. 2
42,025.9 S.F.
(BUILDING 25)

286'

130'

26'

139TH STREET

N

Approximate Scale, Feet

0 50 100 200

Dimensions, Directions, and Locations are Approximate

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PROJECT NO.	PROPOSED SITE PLAN AND LATERAL EXTENT OF IMPACTED SOIL	FIGURE
101251002		9
DATE 08/22	1600 AND 1606 WEST 135TH STREET GARDENA, CALIFORNIA	