Mr. Keith Nowell Alameda County Environmental Health Department of Environmental Health 1131 Harbor Bay Parkway, 2nd Floor Alameda, CA 94502-6577

RECEIVED

11:30 am, May 22, 2012 Alameda County Environmental Health

Re: Former Exxon Station 5175 Broadway Oakland, California ACEH File No. 139 SFRWQCB Site No. 01-0958 UST Fund Claim No. 3406

Dear Mr. Nowell:

I, Mr. Ernie Nadel, have retained Pangea Environmental Services, Inc. (Pangea) as the environmental consultant for the project referenced above. Pangea is submitting the attached report on my behalf.

I declare, under penalty of perjury, that the information and/or recommendations contained in the attached report are true and correct to the best of my knowledge.

Sincerely,

Ernie Nadel Rockridge Heights, LLC

April 9, 2012



Deidre Mena EBMUD Environmental Services Division P.O. Box 24055, MS#702 Oakland, CA 94623-1055

Re: Semi-Annual Discharge Compliance Report – October 2011 to March 2012 Groundwater Remediation, 5175 Broadway, Oakland, California

Dear Ms. Mena:

Pangea Environmental Services, Inc. (Pangea) has prepared this *Semi-Annual Discharge Compliance Report – October 2011 to March 2012* for the subject site for the period of September 27, 2011 to March 31, 2012. As specified in the Wastewater Discharge Permit #50649181 issued August 20, 2010, discharge compliance reports are required semi-annually by the East Bay Municipal Utility District (EBMUD). <u>This report presents the semi-annual test results -- no regulated substances</u> (petroleum hydrocarbons) were detected in the system effluent compliance point. Described below are background information, system operation and performance, and system sampling.

BACKGROUND INFORMATION

DPE system installation was required and approved by the Alameda County Environmental Health (ACEH) to cleanup residual petroleum hydrocarbons from a prior unauthorized release. The DPE system consists of an aboveground vacuum pump to simultaneously extract soil vapor and groundwater. The groundwater treatment equipment consists of a 200-gallon vapor/liquid separator (knockout tank), transfer pump, a particulate filter vessel, two 200-lb activated carbon vessels connected in series, and a water totalizer meter. Once the transfer tank becomes full, the transfer pump is activated by level control switches in the transfer tank and pumps the groundwater through the water treatment system prior to discharge to the sanitary sewer under permit from the EBMUD.

SYSTEM OPERATION AND PERFORMANCE

The DPE system commenced continuous operation on Wednesday, December 8, 2010. As of the end of this reporting period (March 31, 2012), the DPE system extracted and treated approximately 72,634 gallons of groundwater. The DPE system was shutdown on January 31, 2012 due to low removal rates. The average groundwater flow rate has ranged from approximately 0.01 to 0.13 gpm, which includes system shutdown periods. GWE system performance is summarized in Table 1. No hazardous waste was removed from the site during this reporting period.

PANGEA Environmental Services, Inc.

SYSTEM SAMPLING

During this reporting period, samples were collected from the influent and effluent ports of the groundwater treatment system on December 22, 2011. The system operated for approximately 85 days of the reporting period. System flow data and groundwater analytical results are summarized on Table 1. Based on laboratory analytical results, the DPE system was operating in compliance with discharge permit conditions: <u>no regulated substances (petroleum hydrocarbons) were detected in the system effluent.</u> The laboratory analytical reports are included in Appendix A.

CLOSING

I certify under penalty of law that this document and all attachments were prepared under my direction or supervision in accordance with a system designed to assure that qualified personnel properly gather and evaluate the information submitted. Based on my inquiry of the person or persons who manage the system, or those persons directly responsible for gathering the information, the information submitted is, to the best of my knowledge and belief, true, accurate and complete. I am aware that there are significant penalties for submitting false information, including the possibility of fine and imprisonment for knowing violations.

If you have any questions, please email <u>mgillies@pangeaenv.com</u> or call me at (408)910-1783.

Sincerely, Pangea Environmental Services, Inc.

die

Morgan Gillies Project Manager

ATTACHMENTS

Table 1 – Groundwater Extraction System Performance Summary Appendix A – Laboratory Analytical Reports Table 1. GWE (DPE) System Performance Summary - 5175 Broadway, Oakland, California

		Totalizer	Interval	Interval	Average	TPHg	Benzene	MTBE	TPHg	Benzene	MTBE	
Well ID	Date	Reading ¹	Flow Volume	Duration	Flow Rate	Concentration	Concentration	Concentration	Removed	Removed	Removed	Comments
		(gallons)	(gallons)	(days)	(gpm)	(ug/L)	(ug/L)	(ug/L)	(Lbs)	(Lbs)	(Lbs)	
System	12/08/10	0	0	0					0.000	0.000	0.000	System startup testing, water not discharged to sewer yet.
Influent	12/10/10	248	248	2	0.09				0.000	0.000	0.000	Off; restart.
	12/14/10	1.120	872	4	0.15	300	4.6	ND (<5.0)	0.002	0.000	0.000	Startup water sampling of influent (12/14)
	12/22/10	3,585	2.465	8	0.21				0.006	0.000	0.000	On. Shutdown due to noise, restarted 12/29.
	01/07/11	7 622	4 037	16	0.18				0.010	0.000	0.000	On System off 1/14 due to poise restart 1/19
	02/02/11	16.840	9,007	26	0.25	1 300	52	ND (<10)	0.100	0.004	0.000	Off on arrival: add oil and restart
	02/02/11	25 427	8 587	20	0.20	680	84	ND (<5 0)	0.049	0.004	0.000	On Add more oil
	02/22/11	20,427	2,429	20	0.30	000	0.4	IND (<5.0)	0.049	0.000	0.000	On Shutdown for CWM and restarted
	02/28/11	26,655	3,426	0	0.40				0.019	0.000	0.000	On. Shutdown for Gwiwi and restarted.
	03/09/11	31,981	5,120	9	0.24				0.018	0.000	0.000	Oli.
	03/15/11	34,398	2,417	0	0.28				0.014	0.000	0.000	Oh.
	03/16/11	34,961	563	1	0.39				0.003	0.000	0.000	Un.
	03/31/11	36,763	1,802	15	0.08				0.010	0.000	0.000	Off. Add more soundproffing and restart.
	04/06/11	39,571	2,808	6	0.33				0.016	0.000	0.000	On.
	04/12/11	39,671	100	6	0.01	240	4.8	ND (<5.0)	0.000	0.000	0.000	See NOTE below.
	04/26/11	41,195	1,524	14	0.08				0.003	0.000	0.000	On.
	05/04/11	41,703	508	8	0.04				0.001	0.000	0.000	Off. Pump overheating. Restart
	05/24/11	42,965	1,262	20	0.04	66	0.92	ND (<5.0)	0.001	0.000	0.000	Off. Restart
	06/02/11	43,908	943	9	0.07				0.001	0.000	0.000	On.
	06/06/11	47,392	3,484	4	0.60				0.002	0.000	0.000	Off on arrival; restart. Off on departure
	07/13/11	48,851	1.459	37	0.03				0.001	0.000	0.000	Off on arrival: restart.
	07/21/11	51,271	2.420	8	0.21				0.001	0.000	0.000	Off. Restart.
	07/26/11	53 411	2 140	5	0.30	68	0.51	ND (<5.0)	0.001	0.000	0.000	On
	07/28/11	54.069	658	2	0.23				0.000	0.000	0.000	On
	08/08/11	55 820	1 760	11	0.11				0.000	0.000	0.000	Off Pactart
	08/18/11	60.026	4 207	10	0.20				0.001	0.000	0.000	On Restart.
	08/21/11	61 771	4,207	10	0.29				0.002	0.000	0.000	Off. Destart
	06/31/11	61,771	1,755	15	0.09				0.001	0.000	0.000	Off. Restart.
	09/22/11	65,179	3,408	22	0.11				0.002	0.000	0.000	Off. Restart.
	09/26/11	65,389	210	4	0.04				0.000	0.000	0.000	Off. Restart.
	10/05/11	65,650	261	9	0.02				0.000	0.000	0.000	On.
	10/11/11	65,743	93	6	0.01				0.000	0.000	0.000	Off. Restart.
	10/18/11	65,881	138	7	0.01				0.000	0.000	0.000	Off. Restart.
	11/02/11	66,589	708	15	0.03				0.000	0.000	0.000	On.
	11/15/11	66,684	95	13	0.01				0.000	0.000	0.000	Off on arrival, restart.
	11/22/11	67,082	398	7	0.04				0.000	0.000	0.000	On.
	11/23/11	67,161	79	1	0.05				0.000	0.000	0.000	On.
	11/29/11	67,810	649	6	0.08				0.000	0.000	0.000	On.
	12/08/11	68,695	885	9	0.07				0.001	0.000	0.000	On.
	12/16/11	69,431	736	8	0.06				0.000	0.000	0.000	On.
	12/22/11	69,481	50	6	0.01	ND (<50)	ND (<0.5)	ND (<5.0)	0.000	0.000	0.000	Off. Leave off for OM event 12/29.
	01/03/12	69,841	360	12	0.02				0.000	0.000	0.000	Off. Restart.
	01/04/12	70,027	186	1	0.13				0.000	0.000	0.000	On.
	01/16/12	71,127	1,100	12	0.06				0.000	0.000	0.000	On.
	01/31/12	72 634	1,507	15	0.07				0.000	0.000	0.000	On System shutdown
	01/01/12	72,054	1,507	15	0.07				0.000	0.006	0.000	Total Cumulative Remanal (Lbs)
									0.200	0.006	0.000	Total Cumulative Removal (LDS)
System	04/12/11					ND (<50)	ND (<0.5)	ND (<5.0)				See NOTE below.
Midpoint	05/24/11					ND (<50)	ND (<0.5)	ND (<5.0)				
	07/26/11					ND (<50)	ND (<0.5)	ND (<5.0)				
	12/22/11					ND (<50)	ND (<0.5)	ND (<5.0)				
System	12/08/10											
Effluent	12/14/10					ND (<50)	ND (<0.5)	ND (<5.0)				Startup water sampling of effluent (12/14)
	02/22/11					ND (<50)	ND (<0.5)	ND (<5.0)				
	05/24/11					ND (<50)	ND (<0.5)	ND (<5.0)				
	07/26/11					ND (<50)	ND (<0.5)	ND (<5.0)				
	12/22/11					ND (<50)	ND (<0.5)	ND (<5.0)				

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Pangea

		Totalizer	Interval	Interval	Average	TPHg	Benzene	MTBE	TPHg	Benzene	MTBE		
Vell ID	Date	Reading ¹	Flow Volume	Duration	Flow Rate	Concentration	Concentration	Concentration	Removed	Removed	Removed	Comments	
		(gallons)	(gallons)	(days)	(gpm)	(ug/L)	(ug/L)	(ug/L)	(Lbs)	(Lbs)	(Lbs)		
					Dischause	Limite (no/I).	5	5	5	5	7		
					Discharge	Limus (ug/L):	3 Benzene	y Toluene	5 Ethylbenzene	J Total Xylenes			

NOTE = Based on previous and subsequent analytical results Pangea switched the 4/12/11 analytical results for System Influent and Midpoint. Pangea suspects that the samples were accidently switched by the lab or mislabeled by the technician.

1 = Initial totalizer reading was 23,559. Therefore, shown reading above 0 is actual reading minus 23,559. The 12/10/10 reading of 23,807 less 23,559 equals 248 gallons discharged.

gpm = Gallons per minute

TPHd = Total Petroleum Hydrocarbon as Diesel analyzed by EPA Method 8015B with silica gel cleanup

 $\ensuremath{\text{TPHg}}\xspace = \ensuremath{\text{Total}}\xspace$ Petroleum Hydrocarbon as Gasoline analyzed by EPA Method 8015B

Benzene analyzed by EPA Method 8021B

MTBE = Methyl tertiary butyl ether analyzed by EPA Method 8021 Cm

Toulene, Ethylbenzene and Total Xylenes analyzed by EPA Method 8015B

-- = not measured/not available

* Estimated contaminant mass calculated by multiplying average concentration detected during period (Table 1) by volume of extracted groundwater. Uses most recent lab data.

**Unless noted Toulene, Ethylbenzene and Total Xylenes non-detect (<0.5)

APPENDIX A

Laboratory Analytical Reports



McCampbell Analytical, Inc. "When Quality Counts"

Analytical Report

Pangea Environmental Svcs., Inc.	Client Project ID: 5175 Broadway; Rockridge Heights	Date Sampled: 12/22/11
1710 Franklin Street, Ste. 200		Date Received: 12/23/11
	Client Contact: Tina De La Fuente	Date Reported: 12/29/11
Oakland, CA 94612	Client P.O.:	Date Completed: 12/28/11

WorkOrder: 1112710

December 29, 2011

Dear Tina:

Enclosed within are:

- 1) The results of the 3 analyzed samples from your project: 5175 Broadway; Rockridge Heights,
- 2) QC data for the above samples, and
- 3) A copy of the chain of custody.

All analyses were completed satisfactorily and all QC samples were found to be within our control limits. If you have any questions or concerns, please feel free to give me a call. Thank you for choosing McCampbell Analytical Laboratories for your analytical needs.

Best regards,

Angela Rydelius Laboratory Manager McCampbell Analytical, Inc.

The analytical results relate only to the items tested.

Web Telephor	site: www.mcc ne: (925) 252	BELL 1534 Pitts campbell -9262	ANA Willow Pa burg, CA 9 com Em	LY ss Rd. 94565 ail: m	ΓIC ain@i	AL meca Fax:	, I mpl (92:	NC oell.co 5) 25	om 2-92	269				T EI	UR DF R	N À equi	RC	C] DUI ? C	HÀ ND oelt		N O ME	FO		ST I SH W	OD 24 H /rite	YF R On (J	48 I DW)	COF	RD □ 72 H	R 5 DAY
Report To: Tina	de la Fuente		1	Bill To	o: Pa	ngea	a		1				_		_	_	_		An	aly	sis R	equ	est	_				01	her	Comment
Company: Pange	a Environm	ental Ser	vices, In	ic.	_			_					_																	Filter
1710 Franklin Str	eet, Suite 20	0, Oakla	and, CA	94612	2	1.0		-					_	BE												1				Samples
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Project #: 5175 P	/04			ax: ((510)	830-	-3/U	lenid	i I	Inla			-	8015																analysis:
Project #: 51/5 B	5175 Broods	vov Oal	dand C	rojec	et Mai	me:	ROC	Kria	ge F	teig	nts		-	+						*										Yes / No
Sampler Signatur	ST/S Broad	way, Oal	dand, C.	A						-			-	/802																
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		SAMI	PLING	2	ners		MA	TRI	X	PR	ESP	RV	ED	s Gas																
SAMPLE ID (Field Point Name)	LOCATION	Date	Time	# Containe	Type Conta	Water	Soil	Air	Other	ICE	HCL	HNO ₃	Other	BTEX & TPH a														~		
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NF-W	INF	V_	1220	3	· ·	X	-		1	X	X		-	X			-	2		-	_	-					-			
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McCampbell Analytical, Inc.



Page 1 of 1

(925) 252-9262	WorkOrder: 1112710 ClientCode: PEO											
	WaterTrax	WriteOn	∠ EDF	Excel	Fax	✓ Email	HardCop	y ThirdParty	_J-flag			
Report to:				В	ill to:		R	equested TAT:	5 days			
Tina De La Fuente	Email: t	delafuente@pan	geaenv.com		Bob Clark-Rid	ldell						
Pangea Environmental Svcs., Inc.	cc:				Pangea Envir	onmental Svcs	s., Inc.					
1710 Franklin Street, Ste. 200	PO:				1710 Franklin	Street, Ste. 20	$D_0 \qquad L$	Date Received:	12/23/2011			
Oakland, CA 94612 (510) 836-3700 FAX: (510) 836-3709	ProjectNo: 8	5175 Broadway; I	Rockridge Heights	5	Oakland, CA	94612	L	Date Printed:	12/23/2011			

					Requested Tests (See legend below)											
Lab ID	Client ID	Matrix	Collection Date	Hold	1	2	3	4	5	6	7	8	9	10	11	12
1112710-001	EFF-W	Water	12/22/2011 12:10		Α	Α										
1112710-002	MID-W	Water	12/22/2011 12:15		А											
1112710-003	INF-W	Water	12/22/2011 12:20		А											

Test Legend:

1	G-MBTEX_W
6	
11	

2	PREDF REPORT
7	
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1	4	
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10	

Prepared by: Ana Venegas

Comments:

NOTE: Soil samples are discarded 60 days after results are reported unless other arrangements are made (Water samples are 30 days). Hazardous samples will be returned to client or disposed of at client expense.



Sample Receipt Checklist

Client Name:	Pangea Environmer	ntal Svcs., Inc.			Dat	e and ⁻	Time Received:	12/23/2011	2:51:11 PM
Project Name:	5175 Broadway; Ro	ckridge Heights			Che	ecklist o	completed and re	viewed by:	Ana Venegas
WorkOrder N°:	1112710	Matrix: <u>Water</u>			Car	rier:	<u>Derik Cartan (N</u>	/IAI Courier)	
		<u>Cha</u>	in of Cu	<u>istody (C</u>	OC) Inform	nation			
Chain of custody	present?		Yes	✓	No]			
Chain of custody	signed when relinquis	shed and received?	Yes	✓	No]			
Chain of custody	agrees with sample la	abels?	Yes	✓	No]			
Sample IDs note	d by Client on COC?		Yes	✓	No]			
Date and Time o	f collection noted by C	lient on COC?	Yes	✓	No]			
Sampler's name	noted on COC?		Yes	✓	No]			
			Sample	Receipt	Informatio	<u>on</u>			
Custody seals in	tact on shipping conta	iner/cooler?	Yes		No]		NA 🗹	
Shipping contain	er/cooler in good cond	lition?	Yes	✓	No]			
Samples in prope	er containers/bottles?		Yes	✓	No]			
Sample containe	rs intact?		Yes	✓	No]			
Sufficient sample	e volume for indicated	test?	Yes	✓	No]			
		Sample Pres	ervatio	n and Ho	old Time (H	IT) Info	ormation		
All samples rece	ived within holding tim	e?	Yes	✓	No]			
Container/Temp	Blank temperature		Coole	r Temp:	5.8°C			NA	
Water - VOA vial	s have zero headspac	e / no bubbles?	Yes	✓	No	No	VOA vials submi	tted	
Sample labels ch	necked for correct pres	servation?	Yes	✓	No]			
Metal - pH accep	table upon receipt (p⊦	I<2)?	Yes		No]		NA 🗹	
Samples Receive	ed on Ice?		Yes	✓	No]			
		(Ice Typ	e: WE	T ICE)				
* NOTE: If the "N	lo" box is checked, se	e comments below.							

Comments:

McCampbell Analytical, "When Quality Counts"				I <u>, Inc.</u>	1534 Willow Pass Road, Pittsburg, CA 94565-1701 Toll Free Telephone: (877) 252-9262 / Fax: (925) 252-9269 http://www.mccampbell.com / E-mail: main@mccampbell.com								
Pangea Environmental Svcs., Inc. Client Project II					Project ID:	5175 Broad	lway;	Date Sampled: 12/22/11					
1710 Franklin Street, Ste. 200 Rockridge Oakland, CA 94612 Client P.O				Rockridge Heights				Date Received: 12/23/11					
				Client Contact: Tina De La Fuente				Date Extracted: 12/27/11-12/28/11					
				P.O.:			Date Analyzed: 12/27/11-12/28/11						
Extractio	Ga on method: SW5030B	soline Ra	nge (C	C6-C12)	Volatile Hy _{Analyt}	drocarbons	5 as Gasoli 5W8021B/8015	ne with BTE	X and MTI	BE* _{Wo}	rk Order:	1112710	
Lab ID	Client ID	Matrix	TP	PH(g)	MTBE	Benzene	Toluene	Ethylbenzene	Xylenes	DF	% SS	Comments	
001A	EFF-W	W	1	ND	ND	ND	ND	ND	ND	1	101		
002A	MID-W	W	1	ND	ND	ND	ND	ND	ND	1	102		
003A	INF-W	W	1	ND	ND	ND	ND	ND	ND	1	101		
											1		
											1		

Reporting Limit for $DF = 1$;	W	50	5.0	0.5	0.5	0.5	0.5	µg/L
above the reporting limit	S	1.0	0.05	0.005	0.005	0.005	0.005	mg/Kg

* water and vapor samples are reported in ug/L, soil/sludge/solid samples in mg/kg, wipe samples in µg/wipe, product/oil/non-aqueous liquid samples and all TCLP & SPLP extracts in mg/L.

cluttered chromatogram; sample peak coelutes w/surrogate peak; low surrogate recovery due to matrix interference. % SS = Percent Recovery of Surrogate Standard; DF = Dilution Factor

The following descriptions of the TPH chromatogram are cursory in nature and McCampbell Analytical is not responsible for their interpretation:

_____Angela Rydelius, Lab Manager



QC SUMMARY REPORT FOR SW8021B/8015Bm

W.O. Sample Matrix: Water	QC Matrix: Water				BatchID	: 63655	WorkOrder: 1112710		
EPA Method: SW8021B/8015Bm Extraction: S	W5030B					ę	Spiked Sam	ple ID:	1112710-003A
Analyte	Sample	Spiked	MS	MSD	MS-MSD	LCS	Acceptance Criteria (%)		Criteria (%)
	µg/L	µg/L	% Rec.	% Rec.	% RPD	% Rec.	MS / MSD	RPD	LCS
TPH(btex) [£]	ND	60	107	110	3.45	112	70 - 130	20	70 - 130
MTBE	ND	10	94.3	96	1.87	96.9	70 - 130	20	70 - 130
Benzene	ND	10	91.4	89.8	1.82	100	70 - 130	20	70 - 130
Toluene	ND	10	88.9	87.1	2.09	101	70 - 130	20	70 - 130
Ethylbenzene	ND	10	89.3	88	1.46	97.8	70 - 130	20	70 - 130
Xylenes	ND	30	92.2	91.6	0.677	101	70 - 130	20	70 - 130
%SS:	101	10	98	95	3.16	104	70 - 130	20	70 - 130
All target compounds in the Method Blank of this extraction batch were ND less than the method RL with the following exceptions: NONE									

BATCH 63655 SUMMARY

Lab ID	Date Sampled	Date Extracted	Date Analyzed	Lab ID	Date Sampled	Date Extracted	Date Analyzed
1112710-001A	12/22/11 12:10 PM	12/27/11	12/27/11 9:18 PM	1112710-002A	12/22/11 12:15 PM	12/28/11	12/28/11 12:04 AM
1112710-003A	12/22/11 12:20 PM	12/27/11	12/27/11 11:34 PM				

MS = Matrix Spike; MSD = Matrix Spike Duplicate; LCS = Laboratory Control Sample; LCSD = Laboratory Control Sample Duplicate; RPD = Relative Percent Deviation.

% Recovery = 100 * (MS-Sample) / (Amount Spiked); RPD = 100 * (MS - MSD) / ((MS + MSD) / 2).

MS / MSD spike recoveries and / or %RPD may fall outside of laboratory acceptance criteria due to one or more of the following reasons: a) the sample is inhomogenous AND contains significant concentrations of analyte relative to the amount spiked, or b) the spiked sample's matrix interferes with the spike recovery.

 \pounds TPH(btex) = sum of BTEX areas from the FID.

cluttered chromatogram; sample peak coelutes with surrogate peak.

N/A = not enough sample to perform matrix spike and matrix spike duplicate.

NR = matrix interference and/or analyte concentration in sample exceeds spike amount for soil matrix or exceeds 2x spike amount for water matrix or sample diluted due to high matrix or analyte content, or inconsistency in sample containers.

K___QA/QC Officer