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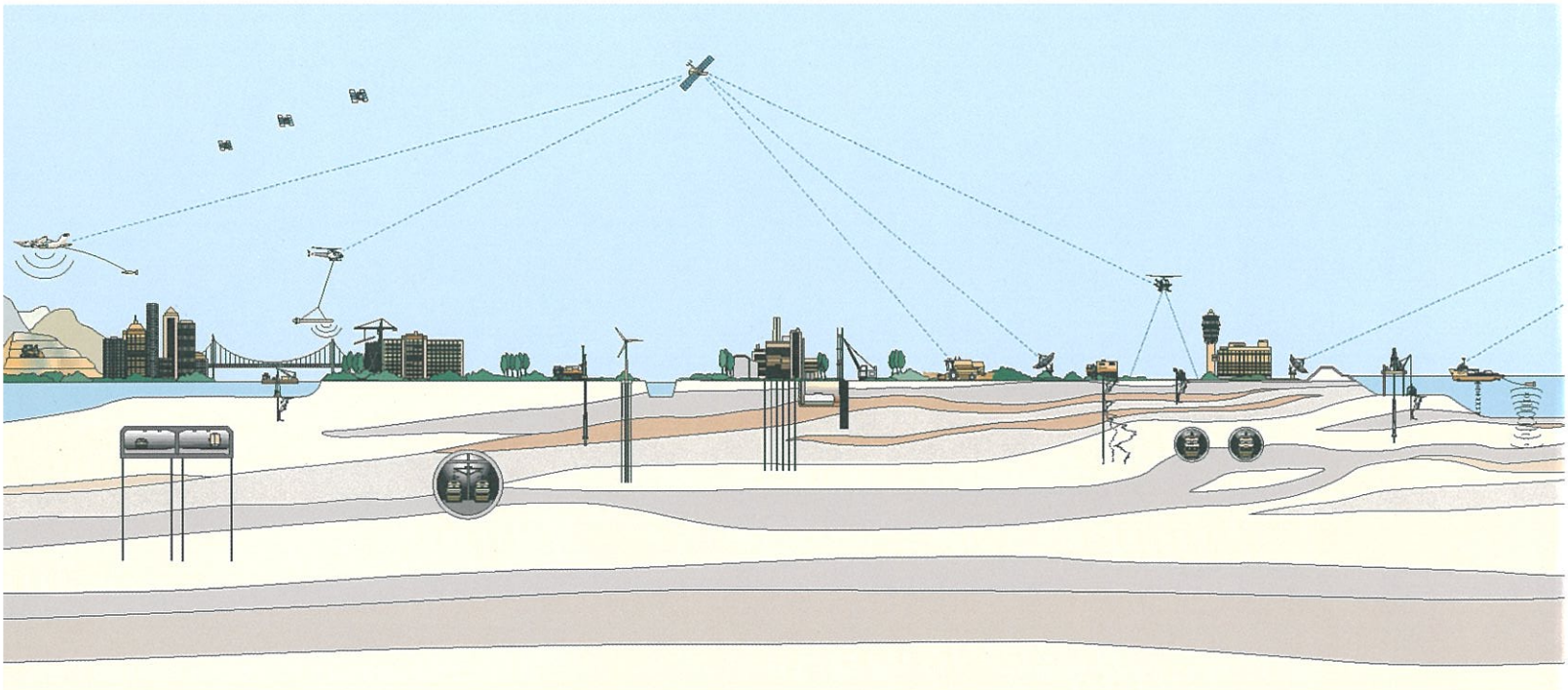
SPRING 2010 GROUNDWATER MONITORING REPORT 2250 TELEGRAPH AVENUE OAKLAND, CALIFORNIA

Prepared for:
BUTTNER PROPERTIES

May 2010
Fugro Project No. 609.004



FUGRO WEST, INC.

1000 Broadway, Suite 440
Oakland, California 94607
Tel: (510) 268-0461
Fax: (510) 268-0545

May 13, 2010
Project No. 609.004

Buttner Properties
600 West Grand Avenue
Oakland, California 94612

Attention: Ms. Marianne Robison

Subject: Spring 2010 Groundwater Monitoring Report, 2250 Telegraph Avenue
Oakland, California

Dear Ms. Robison:

Fugro West, Inc., (Fugro) is pleased to present this report, which records the results of the Spring 2010 Groundwater Monitoring Event for the 2250 Telegraph Avenue property (Site). Monitoring is currently conducted at the Site on a semi-annual basis. The groundwater monitoring program has been implemented in general accordance with Fugro's Work Plan for Additional Site Investigation, dated January 16, 2009. Based on discussions between Fugro and Alameda County Environmental Health Department (ACEH) in March 2010, ACEH authorized Fugro to forego routine semi-annual groundwater monitoring on Wells MW-2, MW-5, and MW-6 until further notice. During this monitoring event, Fugro sampled three wells located onsite (MW-1, MW-3, and MW-4). The Site location is shown on the Vicinity Map - Plate 1, and the Site Plan is presented on Plate 2.

BACKGROUND

A review of soil and groundwater data collected during source removal activities, site characterization and monitoring well installation studies, and groundwater monitoring events conducted onsite since March 1994, indicates that the site is impacted by releases that occurred onsite and possibly those which have occurred from offsite sources. The plumes become commingled on site. Data further suggests that the characteristics of the plumes have not changed significantly during the last sixteen years. Previous risk assessment activities have also confirmed that no significant risks are posed to the ongoing commercial use of the property.

Fugro submitted a Work Plan to ACEH in January 2009 which summarized past studies conducted at the Site. This Work Plan also proposed a new scope of work that included additional soil, groundwater, and soil-vapor investigations, as well as groundwater monitoring. The scope of work also included a preliminary risk assessment, providing ACEH with information regarding preferential pathways and registered monitoring wells in the vicinity of the Site. The Work Plan was approved by ACEH in May 2009 and implemented at the Site during July 27 through July 31, and September 8, 2009.

The 2009 study confirmed that vadose zone soil impacts are localized to the former waste oil tank vicinity and extend below the existing building. The groundwater zone impacts due to onsite fuel and waste oil releases also appear to be limited as data does not suggest that significant migration has occurred downgradient (southeast and east of the Site). The presence of the impacted soil and groundwater does not appear to represent a significant risk of exposure via an inhalation route based on the 2009 soil-vapor data and given the current Site use. Fugro submitted the results of this study to ACEH in November 2009. As of the date of this report, ACEH is still evaluating the Site Investigation Completion Report.

GROUNDWATER MONITORING – SPRING 2010

Fugro conducted this monitoring event on March 23 and 24, 2010. Prior to sampling, the presence of free product was checked and the depth to groundwater was measured in wells MW-1, MW-3, and MW-4. On March 23, 2010, each well was purged of approximately three casing volumes of water while monitoring for changes in pH, conductivity, and temperature. Due to slow recharge of the three wells, Fugro's field personnel returned to the Site on March 24, 2010 and sampled the wells with clean disposable bailers. Fugro's field personnel noticed hydrocarbon odors during purging and sampling of these three wells; however, no free product was observed. Samples were retained in glass containers pre-cleaned by the laboratory in accordance with Environmental Protection Agency (EPA) protocols. The containers were placed in an ice-filled cooler and kept chilled, pending delivery to the laboratory.

The samples for this event were submitted under chain-of-custody documentation to Curtis & Tompkins, Ltd., a laboratory certified by the State of California Department of Health Services for hazardous waste and water testing. A sample from each well was analyzed for the following constituents:

- Total volatile hydrocarbons as gasoline (TVHg) by EPA Methods 5030/8260;
- Total extractable petroleum hydrocarbons as diesel and motor oil (TEHd and TEHmo) by EPA Methods 8015m, using silica gel cleanup; and
- Lead scavengers (dichloroethane and dibromoethane); Five fuel oxygenates (MTBE, TBA, DIPE, ETBE, and TAME); and Benzene, toluene, ethylbenzene, and total xylenes (BTEX) by EPA Method 8260.

Well sampling forms and the laboratory analytical report (including chain-of-custody documentation) are presented in Appendices A and B, respectively. Groundwater elevation data are summarized in Table 1. Analytical test results are summarized in Table 2.

The historic groundwater flow directions for this Site are presented in the Rose Diagram on Plate 2. The gradient for this event was 0.01 feet/feet[1] directed towards the southeast. Based on the groundwater elevation data presented in Table 1, the groundwater gradient remains generally consistent with previous measurements. Groundwater was generally

[1] Data based on current measurements in wells MW-1, MW-3, and MW-4. Wells MW-2, MW-5, and MW-6 were not included in this groundwater monitoring event.

encountered at higher elevations compared to the July 2009 monitoring event, which is expected given that this monitoring event was conducted during a wet winter season.

DISCUSSION OF RESULTS

Analyses detected TVHg and TEHd during this event in groundwater samples obtained from wells MW-1, MW-3, and MW-4 at concentrations ranging from 82 micrograms per liter (μg/L) to 510 μg/L, and 53 μg/L to 670 μg/L, respectively. TEHmo was only detected in samples collected from Well MW-4 at a concentration of 980 μg/L. Concentrations of the analytes detected during this sampling event are generally within the historic range of data for each well.

No concentrations of BTEX were detected in groundwater samples obtained from MW-1 and MW-4. Analysis detected benzene, toluene, ethylbenzene, and total xylenes in Well MW-3 at concentrations of 64 μg/L, 2.5 μg/L, 0.78 μg/L, and 3.3 μg/L, respectively. Concentrations of the analytes detected during this sampling event are generally within the historic range of data for this well.

No MTBE concentrations were detected in any of the samples tested during this event. Additionally, none of the lead scavengers or other fuel oxygenates were detected in any of the samples analyzed.

REPORTING REQUIREMENTS

In accordance with reporting requirements, Fugro has uploaded a PDF copy of this Spring 2010 Groundwater Monitoring Report to the ACEH ftp website. We have also sent electronic copies of all attached tables in a Microsoft excel format to ACEH. Copies of required reports, tables, and site plans have also been uploaded to the Regional Water Quality Control Board's (RWQCB) GeoTracker database.

CLOSING STATEMENT

The next scheduled monitoring event will be conducted during the Fall of 2010. If you have any questions, please call either of the undersigned at (510) 268-0461.

Sincerely,
FUGRO WEST, INC.

Karen A. Emery
Project Geologist

Jeriann N. Alexander, P.E., R.E.A.
Project Manager
Civil Engineer 40469 (exp. 3/31/11)
REA 03130 (exp. 7/10)

REGISTERED ENVIRONMENTAL ASSESSOR
JERIANN N. ALEXANDER
No. REA 03130
Expires 6/30/10
STATE OF CALIFORNIA

REGISTERED PROFESSIONAL ENGINEER
JERIANN N. ALEXANDER
No. C040469
Exp. 3-31-11
CIVIL
STATE OF CALIFORNIA

KAE/JNA:afp

Attachments: Table 1 - Groundwater Elevation Data
Table 2 – Summary of Chemical Concentrations – Groundwater Monitoring Wells

Plate 1 - Vicinity Map
Plate 2 - Site Plan

Appendix A – Well Sampling Forms
Appendix B – Analytical Report and Chain-of-Custody Form

Copies Submitted: (1) Addressee
(PDF) Mr. Tim Robison, Ph.D.
(PDF) Ms. Helen Robison
(PDF) Alameda County Environmental Health FTP website
(PDF) Regional Water Quality Control Board GeoTracker database

TABLES

Table 1
Groundwater Elevation Data
2250 Telegraph Avenue, Oakland, California

Monitoring Well	Date	TOC Elevation (Feet MSL)	DTW (feet)	Elevation (Feet MSL)
MW-1	3/3/1994	20.55	10.39	10.16
	3/10/1994		10.54	10.01
	6/6/1994		11.36	9.19
	9/7/1994		11.92	8.63
	12/22/1994		10.83	9.72
	3/17/1995		9.73	10.82
	6/27/1995		10.51	10.04
	9/18/1995		11.12	9.43
	5/30/1996		10.49	10.06
	7/9/1997		11.79	8.76
	8/21/1998		11.00	9.55
	10/6/1998		11.84	8.71
	2/24/1999		9.74	10.81
	6/30/2000		11.28	9.27
	4/27/2001		10.56	9.99
	4/14/2005		10.12	10.43
	8/1/2005		10.56	9.99
	11/9/2005		12.53	8.02
	3/21/2006		9.71	10.84
	8/7/2006		11.40	9.15
	10/27/2006		11.39	9.16
	3/20/2007		10.94	9.61
	8/8/2007		11.21	9.34
	2/5/2008		9.52	11.03
	8/14/2008		11.00	9.55
	3/3/2009		9.69	10.86
	7/30/2009		11.10	9.45
	9/8/2009		11.77	8.78
	3/23/2010		10.15	10.40
MW-2	3/3/1994	20.03	10.37	9.66
	3/10/1994		10.53	9.50
	6/6/1994		11.15	8.88
	9/7/1994		11.72	8.31
	12/22/1994		11.27	8.76
	3/17/1995		9.85	10.18
	6/27/1995		10.70	9.33
	9/18/1995		11.67	8.36
	5/30/1996		11.56	8.47
	7/9/1997		11.52	8.51
	8/21/1998		11.91	8.12
	10/6/1998		11.57	8.46
	2/24/1999		9.91	10.12
	6/30/2000		11.16	8.87
	4/27/2001		11.32	8.71
	4/14/2005		11.00	9.03
	8/1/2005		11.67	8.36
	11/9/2005		11.54	8.49
	3/21/2006		11.02	9.01
	8/7/2006		11.84	8.19
	10/27/2006		11.92	8.11
	3/20/2007		12.52	7.51
	8/8/2007		12.82	7.21
	2/5/2008		10.39	9.64
	8/14/2008		9.10	10.93
	3/3/2009		12.31	7.72
	7/30/2009		11.41	8.62
	3/23/2010		Not Sampled	

Table 1
Groundwater Elevation Data
2250 Telegraph Avenue, Oakland, California

Monitoring Well	Date	TOC Elevation (Feet MSL)	DTW (feet)	Elevation (Feet MSL)
MW-3	3/3/1994	18.97	9.50	9.47
	3/10/1994		9.51	9.46
	6/6/1994		10.28	8.69
	9/7/1994		10.75	8.22
	12/22/1994		9.74	9.23
	3/17/1995		8.85	10.12
	6/27/1995		9.94	9.03
	9/18/1995		10.54	8.43
	5/30/1996		9.69	9.28
	7/9/1997		10.60	8.37
	8/21/1998		10.36	8.61
	10/6/1998		10.64	8.33
	2/24/1999		8.58	10.39
	6/30/2000		10.21	8.76
	4/27/2001		9.85	9.12
	4/14/2005		9.58	9.39
	8/1/2005		10.24	8.73
	11/9/2005		10.45	8.52
	3/21/2006		8.77	10.20
	8/7/2006		10.30	8.67
	10/27/2006		10.63	8.34
	3/20/2007		9.72	9.25
	8/8/2007		10.48	8.49
	2/5/2008		8.61	10.36
	8/14/2008		10.53	8.44
	3/2/2009		8.11	10.86
	7/30/2009		10.41	8.56
	9/8/2009		10.60	8.37
	3/23/2010		8.87	10.10
MW-4	3/3/1994	19.88	10.89	8.99
	3/10/1994		11.19	8.69
	6/6/1994		11.85	8.03
	9/7/1994		12.86	7.02
	12/22/1994		12.26	7.62
	3/17/1995		10.10	9.78
	6/27/1995		11.05	8.83
	9/18/1995		11.84	8.04
	5/30/1996		10.97	8.91
	7/9/1997		12.08	7.80
	8/21/1998		11.86	8.02
	10/6/1998		12.84	7.04
	2/24/1999		10.79	9.09
	6/30/2000		12.39	7.49
	4/27/2001		11.26	8.62
	4/14/2005		12.01	7.87
	8/1/2005		11.78	8.10
	11/9/2005		12.42	7.46
	3/21/2006		10.00	9.88
	8/7/2006		11.90	7.98
	10/27/2006		12.75	7.13
	3/20/2007		11.20	8.68
	8/8/2007		12.00	7.88
	2/5/2008		10.40	9.48
	8/14/2008		11.47	8.41
	3/2/2009		11.13	8.75
	7/30/2009		11.81	8.07
	9/8/2009		12.11	7.77
	3/23/2010		9.95	9.93

Table 1
Groundwater Elevation Data
2250 Telegraph Avenue, Oakland, California

Monitoring Well	Date	TOC Elevation (Feet MSL)	DTW (feet)	Elevation (Feet MSL)
MW-5	6/26/1997	16.02	8.44	7.58
	7/9/1997		8.48	7.54
	8/21/1998		8.32	7.70
	10/6/1998		8.51	7.51
	2/24/1999		6.86	9.16
	6/30/2000		7.63	8.39
	4/27/2001		7.60	8.42
	4/15/2005		7.20	8.82
	8/1/2005		8.16	7.86
	11/9/2005		7.92	8.10
	3/21/2006		6.58	9.44
	8/7/2006		8.27	7.75
	10/27/2006		8.48	7.54
	3/20/2007		7.67	8.35
	8/8/2007		8.43	7.59
	2/5/2008		6.76	9.26
	8/14/2008		8.31	7.71
	3/2/2009		6.20	9.82
	7/30/2009		8.13	7.89
	3/23/2010		Not Sampled	
MW-6	6/26/1997	18.36	10.89	7.47
	7/9/1997		10.98	7.38
	8/21/1998		11.00	7.36
	10/6/1998		10.79	7.57
	2/24/1999		9.32	9.04
	6/30/2000		10.37	7.99
	4/27/2001		10.10	8.26
	4/15/2005		9.55	8.81
	8/1/2005		10.54	7.82
	11/9/2005		NA	NA
	3/21/2006		9.11	9.25
	8/7/2006		10.59	7.77
	NA		NA	NA
	3/20/2007		10.10	8.26
	8/8/2007		10.85	7.51
	2/5/2008		9.27	9.09
	8/14/2008		10.71	7.65
	3/3/2009		8.60	9.76
	7/30/2009		No Access	
	3/23/2010		Not Sampled	

TOC = Top of Casing
DTW = Depth to Water
Elevation Reference: USGS benchmark W1197, 1969 with a reported elevation of +21.06 feet MSL datum.

May 2010
Project No. 609.004

Table 2
Summary of Chemical Concentrations - Groundwater Monitoring Wells
2250 Telegraph Avenue, Oakland, California

Well	Date	Groundwater Elevation (Feet MSL)	Petroleum Hydrocarbons				Volatile Organics														
			TVH as Gasoline µg/L	TEH as Kerosene µg/L	TEH as Diesel µg/L	TEH as Motor Oil µg/L	Benzene µg/L	Toluene µg/L	Ethylbenzene µg/L	Total Xylenes µg/L	MTBE -8020 µg/L	MTBE -8260 µg/L	TBA µg/L	DIPE µg/L	ETBE µg/L	TAME µg/L	1,1,1-TCA µg/L	1,2-DCA µg/L	1,2-DBA µg/L	PCE µg/L	Chlorobenzene µg/L
Soil Gas ESL*			**NV**	**NV**	**NV**	**NE**	**540**	**380,000**	**170,000**	**160,000**	**24,000**	**24,000**	**NV**	**NE**	**NE**	**NE**	**130,000**	**200**	**150**	**120**	**13,000**
Groundwater ESL**			**210**	**210**	**210**	**210**	**46.0**	**130**	**43**	**100**	**1,800**	**1,800**	**18,000**	**NE**	**NE**	**NE**	**62**	**200**	**150**	**120**	**25**
MW-1	3/3/94	10.16	**300**	<50	<50	<500	**1.3**	<0.5	**2.7**	**3.1**	--	--	--	--	--	--	<0.5	**5.5**	--	<0.5	<0.5
	6/6/94	9.19	**430**	**180+**	<50	<500	**10**	**2.2**	**6.1**	**7.6**	--	--	--	--	--	--	<0.5	<0.5	--	<0.5	<0.5
	9/7/94	8.63	**410**	<50	<50	<500	**6.4**	**0.8**	**2.6**	**3.8**	--	--	--	--	--	--	<0.5	**3.8**	--	<0.5	<0.5
	12/22/94	9.72	**130**	<50	<50	<500	**0.7**	<0.5	**0.6**	**0.8**	--	--	--	--	--	--	<0.5	**3.4**	--	<0.5	<0.5
	3/17/95	10.82	**1,600**	**170**	<50	<500	**29**	<0.5	**9.1**	**6.9**	--	--	--	--	--	--	<0.5	<0.5	--	<0.5	<0.5
	6/27/95	10.04	**1,100**	<50	<50	<500	**14**	<0.5	**7.1**	**5.0**	--	--	--	--	--	--	<0.5	**3.3**	--	<0.5	<0.5
	9/18/95	9.43	**370**	--	**110+**	--	**4.4**	**0.6**	**2.0**	**1.4**	--	--	--	--	--	--	<0.5	**2.4**	--	<0.5	<0.5
	8/21/98	9.55	**170**	--	**62+**	--	<0.5	**0.76**	**0.79**	<0.5	<2.0	--	--	--	--	--	--	--	--	--	--
	2/24/99	10.81	**20**	--	**280+**	--	<0.5	<0.5	<0.5	<0.5	--	<2.0	--	--	--	--	--	--	--	--	--
	6/30/00	13.47	**240**	--	<50	--	**0.7**	**0.8**	<0.5	**0.74**	**4.0**	--	--	--	--	--	--	--	--	--	--
	4/27/01	9.99	**160**	--	<50	--	**3.3**	<0.5	**0.86**	<0.50	<2.0	--	--	--	--	--	--	--	--	--	--
	4/15/05	10.43	**520**	--	**99** [LY]	<300	**3.3**[C]	**1.8**	**<0.5**	**4.6**	--	<0.5	<10	<0.5	<0.5	<0.5	--	**0.6**	<0.5	--	--
	8/1/05	9.99	**480**	--	**62** [LY]	<300	<0.5	<0.5	<0.5	**2.3**	--	<0.5	**18**	<0.5	<0.5	<0.5	--	<0.5	<0.5	--	--
	11/9/05	8.02	**290**[Y]	--	<50	<300	<0.5	<0.5	<0.5	<0.5	--	<0.5	**14**	<0.5	<0.5	<0.5	--	<0.5	<0.5	--	--
	3/21/06	10.84	**390**	--	**97**[LY]	<300	**1.0**	<0.5	**0.6**	<0.5	--	<0.5	**16**	<0.5	<0.5	<0.5	--	<0.5	<0.5	--	--
	8/7/06	9.15	**720**	--	**130**[LY]	<300	<0.5	<0.5	<0.5	<0.5	--	<0.5	**18**	<0.5	<0.5	<0.5	--	<0.5	<0.5	--	--
	10/27/06	9.16	**250**	--	<50	<300	<0.5	<0.5	<0.5	<0.5	--	<0.5	**12**	<0.5	<0.5	<0.5	--	<0.5	<0.5	--	--
	3/20/07	9.61	**290**[Y]	--	**74**[LY]	<300	<0.5	<0.5	**0.58**	<0.5	--	<0.5	<10	<0.5	<0.5	<0.5	--	<0.5	<0.5	--	--
	8/8/07	9.34	**300**[LY]	--	**95**[LY]	<300	<0.5	<0.5	<0.5	<0.5	--	<0.5	<10	<0.5	<0.5	<0.5	--	<0.5	<0.5	--	--
	2/5/08	11.03	**100**[Y]	--	**62**[Y]	<300	<0.5	<0.5	<0.5	<0.5	--	<0.5	<10	<0.5	<0.5	<0.5	--	<0.5	<0.5	--	--
	8/14/08	9.55	**71**[Y]	--	<50	<300	<0.5	<0.5	<0.5	<0.5	--	<0.5	<10	<0.5	<0.5	<0.5	--	<0.5	<0.5	--	--
	3/3/09	10.86	**73**[Y]	--	**93**[Y]	<300	<0.5	<0.5	<0.5	<1.0	--	<0.5	<10	<0.5	<0.5	<0.5	--	<0.5	<0.5	--	--
	7/30/09	9.45	**160**[Y]	--	<50	<300	<0.5	<0.5	<0.5	<1.0	--	<0.5	<10	<0.5	<0.5	<0.5	--	<0.5	<0.5	--	--
	9/8/09	8.78	**56**[Y]	--	--	--	<0.5	<0.5	<0.5	**0.56**[C]	--	<2.0	--	--	--	--	--	--	--	--	--
	3/24/10	10.40	**82**[Y]	--	**53**[Y]	<300	<0.5	<0.5	<0.5	<1.0	--	<0.5	<10	<0.5	<0.5	<0.5	--	<0.5	<0.5	--	--
MW-2	3/3/94	9.66	**110**	<50	<50	<500	<0.5	**1.7**	**0.58**	**2.7**	--	--	--	--	--	--	<0.5	<0.5	--	<0.5	<0.5
	6/6/94	8.88	**100**	<50	<50	<500	**11**	<0.5	**0.7**	**1.1**	--	--	--	--	--	--	<0.5	<0.5	--	<0.5	<0.5
	9/7/94	8.31	<50	<50	<50	<500	<0.5	<0.5	<0.5	<0.5	--	--	--	--	--	--	<0.5	<0.5	--	<0.5	<0.5
	12/22/94	8.76	<50	<50	<50	<500	**0.8**	<0.5	<0.5	**0.8**	--	--	--	--	--	--	<0.5	<0.5	--	<0.5	<0.5
	3/17/95	10.18	**180**	**100**	<50	<500	**31**	<0.5	**1.0**	**1.8**	--	--	--	--	--	--	<0.5	<0.5	--	<0.5	<0.5
	6/27/95	9.33	**80**	<50	<50	<500	**6.0**	<0.5	<0.5	<0.5	--	--	--	--	--	--	<0.5	<0.5	--	<0.5	<0.5
	9/18/95	8.36	<50	--	<50	--	<0.5	<0.5	<0.5	<0.5	--	--	--	--	--	--	<0.5	<0.5	--	<0.5	<0.5
	8/21/98	8.12	<50	--	<50	--	<0.5	<0.5	<0.5	<0.5	<2.0	--	--	--	--	--	--	--	--	--	--
	2/24/99	10.12	<50	--	<50	--	<0.5	<0.5	<0.5	<0.5	--	<2.0	--	--	--	--	--	--	--	--	--
	6/30/00	14.24	<50	--	<50	--	<0.5	<0.5	<0.5	<0.5	**2.0**	--	--	--	--	--	--	--	--	--	--
	4/27/01	8.71	<50	--	<50	--	<0.5	<0.5	<0.5	<0.5	<2.0	--	--	--	--	--	--	--	--	--	--
	4/15/05	9.03	<50	--	<50	<300	<0.5	<0.5	<0.5	<0.5	--	<0.5	<10	<0.5	<0.5	<0.5	--	<0.5	<0.5	--	--
	8/1/05	8.36	<50	--	<50	<300	<0.5	<0.5	<0.5	<0.5	--	<0.5	<10	<0.5	<0.5	<0.5	--	<0.5	<0.5	--	--
	11/9/05	8.49	<50	--	<50	<300	<0.5	<0.5	<0.5	<0.5	--	<0.5	<10	<0.5	<0.5	<0.5	--	<0.5	<0.5	--	--
	3/21/06	9.01	<50	--	<50	<300	<0.5	<0.5	<0.5	<0.5	--	<0.5	<10	<0.5	<0.5	<0.5	--	<0.5	<0.5	--	--
	8/7/06	8.19	<50	--	<50	<300	<0.5	<0.5	<0.5	<0.5	--	<0.5	<10	<0.5	<0.5	<0.5	--	<0.5	<0.5	--	--
	10/27/06	8.11	<50	--	<50	<300	<0.5	<0.5	<0.5	<0.5	--	<0.5	<10	<0.5	<0.5	<0.5	--	<0.5	<0.5	--	--
	3/20/07	7.51	<50	--	<50	<300	<0.5	<0.5	<0.5	<0.5	--	<0.5	<10	<0.5	<0.5	<0.5	--	<0.5	<0.5	--	--
	8/8/07	7.21	<50	--	<50	<300	<0.5	<0.5	<0.5	<0.5	--	<0.5	<10	<0.5	<0.5	<0.5	--	<0.5	<0.5	--	--
	2/5/08	9.64	<50	--	<50	<300	<0.5	<0.5	<0.5	<0.5	--	<0.5	<10	<0.5	<0.5	<0.5	--	<0.5	<0.5	--	--
	8/14/08	10.93	<50	--	<50	<300	<0.5	<0.5	<0.5	<0.5	--	<0.5	<10	<0.5	<0.5	<0.5	--	<0.5	<0.5	--	--
	3/3/09	7.72	<50	--	<50	<300	<0.5	<0.5	<0.5	<1.0	--	<0.5	<10	<0.5	<0.5	<0.5	--	<0.5	<0.5	--	--
	7/30/09	8.62	<50		<50	<300	<0.5	<0.5	<0.5	<1.0	--	<0.5	<10	<0.5	<0.5	<0.5	--	<0.5	<0.5	--	--
	3/24/10	NOT SAMPLED																			

May 2010
Project No. 609.004

Table 2
Summary of Chemical Concentrations - Groundwater Monitoring Wells
2250 Telegraph Avenue, Oakland, California

			Petroleum Hydrocarbons				Volatile Organics													
Well	Date	Groundwater Elevation (Feet MSL)	TVH as Gasoline µg/L	TEH as Kerosene µg/L	TEH as Diesel µg/L	TEH as Motor Oil µg/L	Benzene µg/L	Toluene µg/L	Ethylbenzene µg/L	Total Xylenes µg/L	MTBE -8020 µg/L	MTBE -8260 µg/L	TBA µg/L	DIPE µg/L	ETBE µg/L	TAME µg/L	1,1,1-TCA µg/L	1,2-DCA µg/L	1,2-DBA µg/L	PCE µg/L	Chlorobenzene µg/L
Soil Gas ESL*			NV	NV	NV	NE	540	380,000	170,000	160,000	24,000	24,000	NV	NE	NE	NE	130,000	200	150	120	13,000
Groundwater ESL**			210	210	210	210	46.0	130	43	100	1,800	1,800	18,000	NE	NE	NE	62	200	150	120	25
MW-3	3/3/94	9.47	**85**	<50	<50	<500	<0.5	**0.77**	<0.5	**3.7**	--	--	--	--	--	--	<0.5	<0.5	--	<0.5	<0.5
	6/6/94	8.69	**100**	**110+**	<50	<500	<0.5	<0.5	<0.5	<0.5	--	--	--	--	--	--	**2.5**	**0.8**	--	**2.1**	<0.5
	9/7/94	8.22	**220**	<50	<50	<500	**11**	**1.8**	**2.6**	**3.5**	--	--	--	--	--	--	<0.5	<0.5	--	**0.6**	<0.5
	12/22/94	9.23	**130**	**95+**	<50	<500	**3.8**	**0.5**	**0.6**	**1.2**	--	--	--	--	--	--	<0.5	<0.5	--	<0.5	<0.5
	3/17/95	10.12	**1,500**	**270**	<50	<500	**83**	**6.0**	**10**	**15**	--	--	--	--	--	--	<0.5	<0.5	--	<0.5	<0.5
	6/27/95	9.03	**2,500**	<50	<50	<500	**330**	**8.9**	**8.1**	**20**	--	--	--	--	--	--	<0.5	<0.5	--	<0.5	<0.5
	9/18/95	8.43	**1,500**	--	**770+**	--	**400**	**11**	**2.2**	**3.3**	--	--	--	--	--	--	<0.5	<0.5	--	<0.5	<0.5
	8/21/98	8.61	**2,300**	--	**600+**	--	**410**	**9.3**	**36**	**25**	<10	--	--	--	--	--	--	--	--	--	--
	2/24/99	10.39	**55**	--	**110+**	--	<0.5	<0.5	<0.5	<0.5	--	<2.0	--	--	--	--	--	--	--	--	--
	6/30/00	10.83	**110**	--	**83+**	--	<0.5	<0.5	**0.51**	<0.5	<2.0	--	--	--	--	--	--	--	--	--	--
	4/27/01	8.67	<50	--	**690+**	--	<0.5	<0.5	<0.5	<0.5	<2.0	--	--	--	--	--	--	--	--	--	--
	4/14/05	9.12	<50	--	<50	<300	<0.5	<0.5	<0.5	<0.5	--	<0.5	<10	<0.5	<0.5	<0.5	--	<0.5	<0.5	--	--
	8/1/05	9.39	**410**	--	**150** [HLY]	**750**	**17**	<0.5	**0.87c**	**1.4**	--	<0.5	<10	<0.5	<0.5	<0.5	--	<0.5	<0.5	--	--
	11/9/05	8.73	**1,100**[Y]	--	**110**[LY]	<300	**150**	**3.4**	**6.1**	**3.8**	--	<0.5	**13**	<0.5	<0.5	<0.5	--	<0.5	<0.5	--	--
	3/21/06	10.20	**100**	--	**61**[Y]	<300	<0.5	<0.5	<0.5	<0.5	--	<0.5	**12**	<0.5	<0.5	<0.5	--	<0.5	<0.5	--	--
	8/7/06	8.67	**4,000**[Y]	--	**280**[LY]	<300	**630**	**9**	**31**	**12**	--	<0.5	**18**	<0.5	<0.5	<0.5	--	<0.5	<0.5	--	--
	10/27/06	8.34	**5,300**		**240**[LY]	<300	**950**	**13**	**17**	**11**	--	<10	<200	<10	<10	<10	--	<10	<10	--	--
	3/20/07	9.25	**1,000**[LY]	--	**180**[LY]	<300	**100**	**1.5**	**2.1**	**3.3**	--	<0.5	<10	<0.5	<0.5	<0.5	--	<0.5	<0.5	--	--
	8/8/07	8.49	**2,100**[LY]	--	**130**[LY]	<300	**260**	**5.1**	**5.8**	**3.6**	--	<2.0	<40	<2.0	<2.0	<2.0	--	<2.0	<2.0	--	--
	2/5/08	10.36	**100**	--	**50**[Y]	<300	**7.6**	<0.5	<0.5	**0.5**	--	<0.5	<10	<0.5	<0.5	<0.5	--	<0.5	<0.5	--	--
	8/14/08	8.44	**1,400**	--	**200**[Y]	<300	**510**	**8.2**	**22**	**7.2**	--	<3.6	<71	<3.6	<3.6	<3.6	--	<3.6	<3.6	--	--
	3/2/09	10.86	**170**[Y]	--	<50	<300	**16**	<0.5	<0.5	**2.4**	--	<0.5	<10	<0.5	<0.5	<0.5	--	<0.5	<0.5	--	--
	7/30/09	8.56	**360**		**71**[Y]	<300	**14**	<0.5	**1.2**	<1.0	--	<0.5	**13**	<0.5	<0.5	<0.5	--	<0.5	<0.5	--	--
	9/8/09	8.37	**1200**[Y]	--	**--**	--	**280**	**2.4**	**9.2**[C]	**3.08**[C]	--	<2.0	--	--	--	--	--	--	--	--	--
	3/24/10	10.10	**300**	--	**130**[Y]	<300	**64**	**2.5**	**0.78**	**3.3**	--	<0.5	<10	<0.5	<0.5	<0.5	--	<0.5	<0.5	--	--
MW-4	3/3/94	8.99	**4,300**	<50	**240**	<500	**220**	**20**	**7.5**	**17**	--	--	--	--	--	--	<0.5	**5.9**	--	<0.5	**4.4**
	6/6/94	8.03	**4,400**	<50	**800+**	<500	**140**	<0.5	<0.5	<0.5	--	--	--	--	--	--	<0.5	<0.5	--	<0.5	<0.5
	9/7/94	7.02	**10,000**	**490+**	**280+**	<500	**84**	<0.5	**42**	**69**	--	--	--	--	--	--	<0.5	**4.4**	--	**0.5**	**4.3**
	12/22/94	7.62	**2,400**	**450+**	**54+**	<500	**11**	<0.5	**7.1**	**11**	--	--	--	--	--	--	<0.5	**3.6**	--	**3.6**	<0.5
	3/17/95	9.78	**2,200**	**380**	**160+**	<500	<0.5	<0.5	**7.9**	**10**	--	--	--	--	--	--	<0.5	**1.7**	--	<0.5	**4.5**
	6/27/95	8.83	**3,100**	<50	**82**	<500	<0.5	<0.5	**13**	**19**	--	--	--	--	--	--	<0.5	**2.3**	--	<0.5	**4.8**
	9/18/95	8.04	**3,000**	--	**1,231+**	--	**12**	<0.7	**6.9**	**8.3**	--	--	--	--	--	--	<0.5	**1.9**	--	<0.5	**4.0**
	8/21/98	8.02	**1,700**	--	**600+**	--	**8.2**	**12**	**13**	**5.2**	<2.0	-	--	--	--	--	--	--	--	--	--
	2/24/99	9.09	**2,700**	--	**2,100+**	--	**4.3**	**0.64**	<0.5	**0.54**	--	<2.0	--	--	--	--	--	--	--	--	--
	6/30/00	11.74	**6,700**	--	**3,200+**	--	**3.1**	**1.7**	**11**	**16.7**	**27**	--	--	--	--	--	--	--	--	--	--
	4/27/01	8.62	**1,900**	--	**710**	--	<0.5	<0.5	<0.5	<0.5	**14**	--	--	--	--	--	--	--	--	--	--
	4/14/05	7.87	**2,900**	--	**2,200** [HLY]	**2,500**	<0.5	<0.5	<0.5	**5.1**	--	<0.5	<10	<0.5	<0.5	<0.5	--	<0.5	<0.5	--	--
	8/1/05	8.10	**2,000**	--	**2,100** [HLY]	**3400**[L]	<0.5	<0.5	<0.5	**5.8c**	--	<0.5	<10	<0.5	<0.5	<0.5	--	<0.5	<0.5	--	--
	11/9/05	7.46	**2,000Y**	--	**1,900**[HLY]	**2,300**[L]	**1.2**	<0.5	<0.5	**0.8**	--	<0.5	<10	<0.5	<0.5	<0.5	--	<0.5	<0.5	--	--
	3/21/06	9.88	**2,200**	--	**2,800**[HLY]	**4,000**[L]	**1.2**	<0.5	<0.5	**0.7**	--	<0.5	<10	<0.5	<0.5	<0.5	--	<0.5	<0.5	--	--
	8/7/06	7.98	**2,500**[Y]	--	**4,700**[HLY]	**7,200**[L]	**0.6**	<0.5	<0.5	<0.5	--	<0.5	<10	<0.5	<0.5	<0.5	--	<0.5	<0.5	--	--
	10/27/06	7.13	**2,200**[Y]		**2,500**[HLY]	**3,200**[L]	**0.5**	<0.5	<0.5	<0.5	--	<0.5	<10	<0.5	<0.5	<0.5	--	<0.5	<0.5	--	--
	3/20/07	8.68	**2,700**	--	**2,900**[HLY]	**3,500**[L]	**0.77**	<0.5	<0.5	**0.67**	--	<0.5	<10	<0.5	<0.5	<0.5	--	<0.5	<0.5	--	--
	8/8/07	7.88	**6,100**[LY]	--	**9,200**[HL]	**12,000**[HL]	**0.7**	<0.5	<0.5	**0.5**	--	<0.5	<10	<0.5	<0.5	<0.5	--	<0.5	<0.5	--	--
	2/5/08	9.48	**2,100**	--	**2,100**[Y]	**2,200**	<0.5	<0.5	<0.5	<0.5	--	<0.5	<10	<0.5	<0.5	<0.5	--	<0.5	<0.5	--	--
	8/14/08	8.41	**1,900**[Y]	--	**370**[Y]	<300	**1.4**	**0.59**	<0.5	**0.85**	--	<0.5	<10	<0.5	<0.5	<0.5	--	<0.5	<0.5	--	--
	3/2/09	8.75	**1,300**[Y]	--	**880**[Y]	**850**	<0.5	<0.5	<0.5	<1.0	--	<0.5	<10	<0.5	<0.5	<0.5	--	<0.5	<0.5	--	--
	7/30/09	8.07	**1,400**[Y]	--	**1,100**[Y]	**1,300**	<0.5	<0.5	<0.5	<1.0	--	<0.5	<10	<0.5	<0.5	<0.5	--	<0.5	<0.5	--	--
	9/8/09	7.77	**580**[Y]	--	**--**	**--**	<0.5	<0.5	<0.5	**7.5**[C]	--	**2.4**[C]	--	--	--	--	--	--	--	--	--
	3/24/10	9.93	**510**[Y]	--	**670**	**980**	<0.5	<0.5	<0.5	<1.0	--	<0.5	<0.5	<0.5	<0.5	<0.5	--	<0.5	<0.5	--	--

May 2010
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Table 2
Summary of Chemical Concentrations - Groundwater Monitoring Wells
2250 Telegraph Avenue, Oakland, California

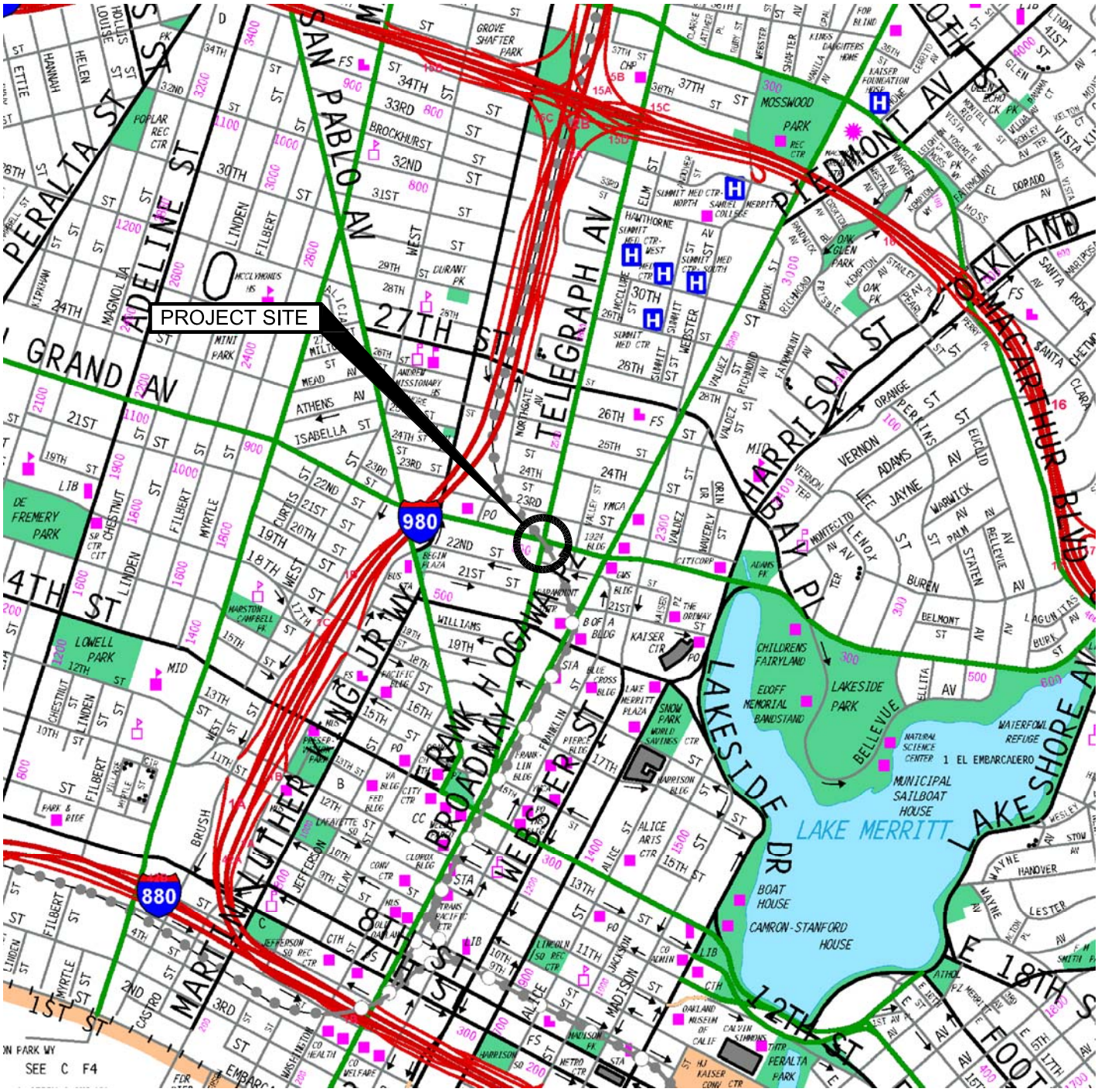
			Petroleum Hydrocarbons				Volatile Organics													
Well	Date	Groundwater Elevation (Feet MSL)	TVH as Gasoline µg/L	TEH as Kerosene µg/L	TEH as Diesel µg/L	TEH as Motor Oil µg/L	Benzene µg/L	Toluene µg/L	Ethylbenzene µg/L	Total Xylenes µg/L	MTBE -8020 µg/L	MTBE -8260 µg/L	TBA µg/L	DIPE µg/L	ETBE µg/L	TAME µg/L	1,1,1-TCA µg/L	1,2-DCA µg/L	1,2-DBA µg/L	PCE µg/L	Chlorobenzene µg/L
Soil Gas ESL*			NV	NV	NV	NE	540	380,000	170,000	160,000	24,000	24,000	NV	NE	NE	NE	130,000	200	150	120	13,000
Groundwater ESL**			210	210	210	210	46.0	130	43	100	1,800	1,800	18,000	NE	NE	NE	62	200	150	120	25
MW-5	6/26/97	7.58	**120**	--	<50	--	<0.5	<0.5	<0.5	<0.5	--	--	--	--	--	--	<0.5	<0.5	--	**1.6**	<0.5
	8/21/98	7.70	<50	--	<50	--	<0.5	<0.5	<0.5	<0.5	<2.0	--	--	--	--	--	--	--	--	--	--
	2/24/99	9.16	<50	--	<50	--	<0.5	<0.5	<0.5	<0.5	--	<2.0	--	--	--	--	--	--	--	--	--
	6/30/00	8.39	<50	--	<50	--	<0.5	<0.5	<0.5	<0.5	**5.1**	--	--	--	--	--	--	--	--	--	--
	4/27/01	8.42	<50	--	<50	--	<0.5	<0.5	<0.5	<0.5	<2.0	--	--	--	--	--	--	--	--	--	--
	4/14/05	8.82	<50	--	<50	<300	<0.5	<0.5	<0.5	<0.5	--	<0.5	<10	<0.5	<0.5	<0.5	--	<0.5	<0.5	--	--
	8/1/05	7.86	<50	--	<50	<300	<0.5	<0.5	<0.5	<0.5	--	<0.5	<10	<0.5	<0.5	<0.5	--	<0.5	<0.5	--	--
	11/9/05	8.10	<50	--	<50	<300	<0.5	<0.5	<0.5	<0.5	--	<0.5	<10	<0.5	<0.5	<0.5	--	<0.5	<0.5	--	--
	3/21/06	9.44	<50	--	<50	<300	<0.5	<0.5	<0.5	<0.5	--	<0.5	<10	<0.5	<0.5	<0.5	--	<0.5	<0.5	--	--
	8/7/06	7.75	<50	--	<50	<300	<0.5	<0.5	<0.5	<0.5	--	<0.5	<10	<0.5	<0.5	<0.5	--	<0.5	<0.5	--	--
	10/27/06	7.54	<50		<50	<300	<0.5	<0.5	<0.5	<0.5	--	<0.5	<10	<0.5	<0.5	<0.5	--	<0.5	<0.5	--	--
	3/20/07	8.35	<50	--	<50	<300	<0.5	<0.5	<0.5	<0.5	--	<0.5	<10	<0.5	<0.5	<0.5	--	<0.5	<0.5	--	--
	8/8/07	7.59	<50	--	<50	<300	<0.5	<0.5	<0.5	<0.5	--	<0.5	<10	<0.5	<0.5	<0.5	--	<0.5	<0.5	--	--
	2/5/08	9.26	<50	--	<50	<300	<0.5	<0.5	<0.5	<0.5	--	<0.5	<10	<0.5	<0.5	<0.5	--	<0.5	<0.5	--	--
	8/14/08	7.71	<50	--	<50	<300	<0.5	<0.5	<0.5	<0.5	--	<0.5	<10	<0.5	<0.5	<0.5	--	<0.5	<0.5	--	--
	3/2/09	9.82	<50	--	<50	<300	<0.5	<0.5	<0.5	<1.0	--	<0.5	<10	<0.5	<0.5	<0.5	--	<0.5	<0.5	--	--
	7/30/09	7.89	<50		<50	<300	<0.5	<0.5	<0.5	<1.0	--	<0.5	<10	<0.5	<0.5	<0.5	--	<0.5	<0.5	--	--
	3/24/10	NOT SAMPLED																			
MW-6	6/26/97	7.47	**1,500+**	--	**450+**	--	<0.5	<0.5	**11**	<0.5	-	-	--	--	--	--	<0.5	<0.5	--	<0.5	**1.7**
	8/21/98	7.36	**1,400**	--	**540+**	--	<0.5	**3.6**	**5.6**	**0.4**	**5.7**	**3.2**	--	--	--	--	--	--	--	--	--
	2/24/99	9.04	**1,600**	--	**600+**	--	<0.5	<0.5	**0.56**	<0.5	--	**2.3**	--	--	--	--	--	--	--	--	--
	6/30/00	8.04	**1,900**	--	**360+**	--	**0.56**	**3.0**	**5.4**	**3.5**	**30**	--	--	--	--	--	--	--	--	--	--
	4/27/01	8.26	**1,600**	--	**440**	--	<0.5	<0.5	<0.5	<0.5	**3.3**	--	--	--	--	--	--	--	--	--	--
	4/14/05	8.81	**2,100**	--	**890** [LY]	<300	<0.5	<0.5	<0.5	**5.9**	--	**0.7**	<10	<0.5	<0.5	<0.5	--	<0.5	<0.5	--	--
	8/1/05	7.82	**2,100**	--	**670** [LY]	<300	<0.5	<0.5	<0.5	<0.5	--	<0.5	<10	<0.5	<0.5	<0.5	--	<0.5	<0.5	--	--
	11/9/05	NA	NA	--	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA
	3/21/06	9.25	**1,900**	--	**850**[LY]	<300	<0.5	<0.5	<0.5	<0.5	--	**0.5**	<10	<0.5	<0.5	<0.5	--	<0.5	<0.5	--	--
	8/7/06	7.77	**2,200**[y]	--	**940**[LY]	<300	<0.5	<0.5	<0.5	<0.5	--	**0.5**	<10	<0.5	<0.5	<0.5	--	<0.5	<0.5	--	--
	10/27/06	NA	NA		NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA
	3/20/07	8.26	**2,000**[Y]	--	**670L**[Y]	<300	<0.5	<0.5	<0.5	<0.5	--	<0.5	<10	<0.5	<0.5	<0.5	--	<0.5	<0.5	--	--
	8/8/07	7.51	**2,100**[HLY]	--	**680**[LY]	<300	<0.5	<0.5	<0.5	<0.5	--	<0.5	<10	<0.5	<0.5	<0.5	--	<0.5	<0.5	--	--
	2/5/08	9.09	**1,400**	--	**560**[Y]	<300	<0.5	<0.5	<0.5	<0.5	--	<0.5	<10	<0.5	<0.5	<0.5	--	<0.5	<0.5	--	--
	8/14/08	7.65	**1,100**[Y]	--	**390**[Y]	<300	<0.5	<0.5	<0.5	<0.5	--	<0.5	<10	<0.5	<0.5	<0.5	--	<0.5	<0.5	--	--
	3/3/09	9.76	**990**[Y]	--	**230**[Y]	<300	<0.5	<0.5	<0.5	<1.0	--	<0.5	<10	<0.5	<0.5	<0.5	--	<0.5	<0.5	--	--
	7/30/2009	NO ACCESS																			
	3/24/2010	NOT SAMPLED																			

Notes:

TVH = Total Volatile Hydrocarbons
TEH = Total Extractable Hydrocarbons
DCA = Dichloroethane
DBA = Dibromoethane
TCA = Trichloroethane
PCE = Tetrachloroethene
MTBE = tert-Butyl methyl ether
TBA = Tert butyl alcohol
DIPE = Diisopropyl Ether
ETBE = Ethyl tert butyl ether
TAME = Methyl tert amyl ether
-- = Chemical not tested for
NR = Hydrocarbon range not reported by laboratory
+ = Uncategorized hydrocarbons quantified in ranges specified

µg/L = micrograms per liter = parts per billion
<1 = Chemical not present at a concentration greater than the laboratory detection limit shown or stated on test reports
C = Presence Confirmed, but RPD between colums exceeds 40%
Y = Sample exhibits chromatographic pattern which does not resemble standard
H = Heavier hydrocarbon contributed to the quantitation
L = Lighter hydrocarbon contributed to the quantitation
ESLs = San Francisco Bay Regional Water Quality Control Board, Screening for Environmental Concerns at Sites with Contaminated Soil and Grounwater, Interim Final November 2007, Revised May 2008
* = Table E-1 Groundwater Screening Levels for Evaluation of Potential Vapor Intrusion Concerns
** = Table F-1a Groundwater Screening Levels (groundwater is a current potential drinking water resource)
NA = Not Accessible During This Sampling Event
NE = Not Evaluated
NV = No Value

PLATES



SOURCE: This Site Vicinity Map is based on The Thomas Guide Digital Edition 2003, Bay Area Metro, Alameda, Contra Costa, Marin, San Francisco, San Mateo, and Santa Clara Counties.

NORTH
0 1500 3000
FEET

VICINITY MAP
2250 Telegraph Avenue
Oakland, California

PLATE 1

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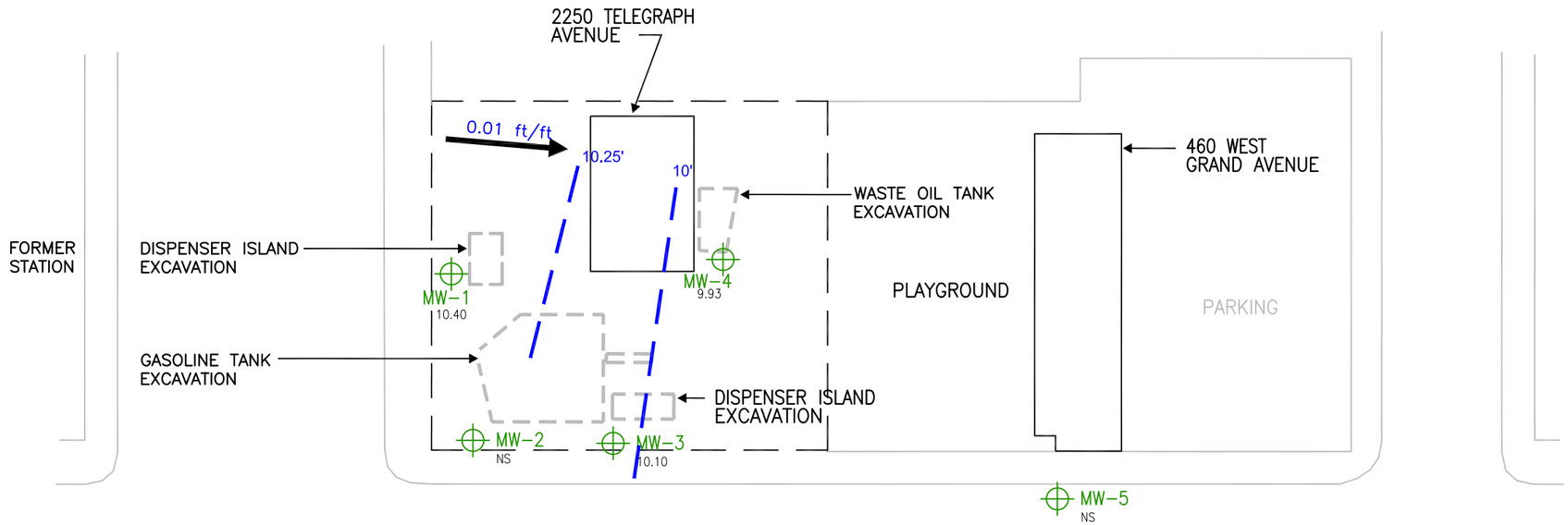

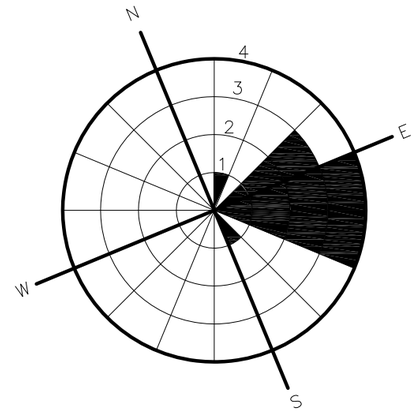

ROSE DIAGRAM SHOWING
GROUNDWATER FLOW DIRECTION
(2004–2009)

EXPLANATION

- EXISTING STRUCTURE
- LIMITS OF EXCAVATIONS
- MONITORING WELL LOCATION
- 7.72 GROUNDWATER ELEVATION
- APPROXIMATE GROUNDWATER FLOW DIRECTION
- GROUNDWATER ELEVATION CONTOUR
- NS NOT SAMPLED

NORTH

0 40 80

FEET

SITE PLAN
2250 Telegraph Avenue
Oakland, California

PLATE 2

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APPENDIX A
WELL SAMPLING FORMS

ES-F50 WELL SAMPLING FORM

PROJECT NAME: Buttner
PROJECT NO.: 609.004
SAMPLED BY: CE
DATE: 3-23-10
WEATHER: Sunny, Warm

WELL NO.: MW-1
WELL CASING DIAMETER: 2"
TOC ELEVATION: 2055

TOTAL DEPTH OF CASING (BTOC): 18.31 FEET
DEPTH TO GROUNDWATER (BTOC): 10.15 FEET
FEET OF WATER IN WELL: 8.16 FEET

CALCULATED PURGE VOLUME: 3.99 gallons
(feet of water * casing dia^2 * .0408 * # of Volumes)
FREE PRODUCT: None
PURGE METHOD: Peristaltic

MEASUREMENT METHOD: ELECTRONIC SOUNDER or OTHER _____

FIELD MEASUREMENTS

GALLONS REMOVED	TIME	Temp	pH	CONDUCTIVITY (µMHOS/CM)	TDS (g/L)	ORP (mV)	DO (mg/l)	COMMENTS (odor, color, ...)
Downhole (Pre-Purge)	9:15	18.35	6.57	934	—	8.1	~~1.89~~	—
1.0	9:31	18.61	6.81	932	—	-16.1	2.54	Clear Pet odor
2.5	9:52	18.71	6.80	935	—	-25.3	2.16	Clear Slight pet odo
4.5	10:25	19.65	6.28	952	—	-31.8	3.33	" "

1.50

ACTUAL DEPTH TO GROUNDWATER BEFORE SAMPLING (BTOC): 10.29 TIME SAMPLED: 9:30

SAMPLING METHOD Disposable Bailer

CONTAINERS / PRESERVATIVE: ~~7~~ X / HCl (40 ML) — X 2 / Amb (500mL) (LITER)

_____ / _____ (Poly) — _____ / _____ (OTHER)

ANALYSES: (Note if any samples are field filtered)

- X TPHd, TPHmo (8015 w/ Silica gel)
- X TPHg, BTEX, MTBE (8015/8020)
- _____ VOCs (8260)
- _____ HVOCs (8260)
- _____ Title 22/CAM 17 Metals (6010/7000)
- X ~~Pesticides (8080)~~ Fuel ox
- X ~~PCBs (8080)~~ lead scav.
- _____ Sulfate (300.0)
- _____ Nitrate (300.0)
- _____ Fe $^{2+}$ - Field Filtered

MISC FIELD OBSERVATION: Paused Purging @ 9:53 to allow some recharge
Resume @ 10:15 - Purge dry
Returned on 3/24/10 to sample

Equipment	Serial No.	Calibration
Conductivity	YSI	600
pH		
Turbidity		Equipment Calibration
Temperature		sheet

10.1

ES-F50 WELL SAMPLING FORM

PROJECT NAME: Buttner
PROJECT NO.: 609.004
SAMPLED BY: CC
DATE: 3-23-10
WEATHER: Sunny, warm

WELL NO.: MW-3
WELL CASING DIAMETER: 2"
TOC ELEVATION: 18.97

TOTAL DEPTH OF CASING (BTOC): 16.3 FEET
DEPTH TO GROUNDWATER (BTOC): 8.87 FEET
FEET OF WATER IN WELL: 7.43 FEET

CALCULATED PURGE VOLUME: 3.6 gallons
(feet of water * casing dia^2 * .0408 * # of Volumes)

FREE PRODUCT: none
PURGE METHOD: Peristaltic

MEASUREMENT METHOD: ELECTRONIC SOUNDER or OTHER _____

FIELD MEASUREMENTS

GALLONS REMOVED	TIME	Temp	pH	CONDUCTIVITY (µMHOS/CM)	TDS (g/L)	ORP (mV)	DO (mg/l)	COMMENTS (odor, color, ...)
Downhole (Pre-Purge)	8:55	19.05	6.25	775	—	156.5	1.57	0
8.37 1.0	8:59	18.42	6.43	788	—	60.6	6.26	Clear, slight odor
2.5	9:30	18.35	6.43	789	—	39.4	2.97	" "
3.5	9:01	18.48	6.46	783	—	14.8	2.37	" "

ACTUAL DEPTH TO GROUNDWATER BEFORE SAMPLING (BTOC): 9.0 TIME SAMPLED: 9:05

SAMPLING METHOD Disposable Bailer

CONTAINERS / PRESERVATIVE:
- 7/ HCl — 40 ML
- 2 / Amb (500mL) — LITER
- _____ — Poly
- _____ — OTHER

ANALYSES: (Note if any samples are field filtered)
- X TPHd, TPHmo (8015 w/ Silica gel)
- X TPHg, BTEX, MTBE (8015/8020)
- _____ VOCs (8260)
- _____ HVOCs (8260)
- _____ Title 22/CAM 17 Metals (6010/7000)
- X ~~Pesticides (8080)~~ fuel oxy
- X ~~PCBs (8080)~~ lead scav
- _____ Sulfate (300.0)
- _____ Nitrate (300.0)
- _____ Fe^{2+} - Field Filtered

MISC FIELD OBSERVATION: Purged dry @ 3.5 gal 3/23/10 9:02am
Returned on 3/24/10 to sample

Equipment	Serial No.	Calibration
Conductivity	YSI-600	
pH		Eqpmnt
Turbidity		Cal Sheets
Temperature		

10.10

ES-F50 WELL SAMPLING FORM

PROJECT NAME: Buttner
PROJECT NO.: 609.004
SAMPLED BY: PE
DATE: 3-23-10
WEATHER: Sunny, warm

WELL NO.: MW-4
WELL CASING DIAMETER: 2"
TOC ELEVATION: 19.88

TOTAL DEPTH OF CASING (BTOC): 18.3 FEET
DEPTH TO GROUNDWATER (BTOC): 9.95 FEET
FEET OF WATER IN WELL: 8.35 FEET

CALCULATED PURGE VOLUME: 4.08 gallons
(feet of water * casing dia^2 * .0408 * # of Volumes)

FREE PRODUCT: none
PURGE METHOD: Per start

MEASUREMENT METHOD: ELECTRONIC SOUNDER or OTHER _____

FIELD MEASUREMENTS

GALLONS REMOVED	TIME	Temp	pH	CONDUCTIVITY (µMHOS/CM)	TDS (g/L)	ORP (mV)	DO (mg/l)	COMMENTS (odor, color, ...)
Downhole (Pre-Purge)	9:16	18.53	6.69	1431	—	-46.8	1.13	—
1.0	9:20	18.53	6.52	1529	—	-82.3	2.31	clear, pet odor
2.75	9:21	18.56	6.53	1501	—	-89.3	1.87	" "
4.0	9:23	18.74	6.56	1527	—	-93.9	1.84	" "

ACTUAL DEPTH TO GROUNDWATER BEFORE SAMPLING (BTOC): 11.8 TIME SAMPLED: 8:40 3/24/10

SAMPLING METHOD Disposable Bailer

CONTAINERS / PRESERVATIVE: 7 X / HCl (40 ML) 2 X / Amb (500mL) (LITER)

_____ / Poly _____ / OTHER

ANALYSES: (Note if any samples are field filtered)

- X TPHd, TPHmo (8015 w/ Silica gel)
- X TPHg, BTEX, MTBE (8015/8020)
- _____ VOCs (8260)
- _____ HVOCs (8260)
- _____ Title 22/CAM 17 Metals (6010/7000)
- X ~~Pesticides (8080)~~ Full
- X ~~PCBs (8080)~~ lead
- _____ Sulfate (300.0) oxygenates
- _____ Nitrate (300.0) scavengers
- _____ Fe $^{2+}$ - Field Filtered

MISC FIELD OBSERVATION: Returned on 3/24/10 to sample

Equipment	Serial No.	Calibration
Conductivity		YSI 600
pH		Equipco
Turbidity		Coleman Stuart
Temperature		

APPENDIX B
ANALYTICAL REPORT AND CHAIN OF CUSTODY FORM


Curtis & Tompkins, Ltd.
Analytical Laboratories, Since 1878

Curtis & Tompkins, Ltd., Analytical Laboratories, Since 1878
2323 Fifth Street, Berkeley, CA 94710, Phone (510) 486-0900

Laboratory Job Number 219023
ANALYTICAL REPORT

Fugro West Inc.	Project : 609.004
1000 Broadway	Location : 2250 Telgraph Av. Oakland
Oakland, CA 94607	Level : II

Sample ID	Lab ID
MW-1	219023-001
MW-3	219023-002
MW-4	219023-003

This data package has been reviewed for technical correctness and completeness. Release of this data has been authorized by the Laboratory Manager or the Manager's designee, as verified by the following signature. The results contained in this report meet all requirements of NELAC and pertain only to those samples which were submitted for analysis. This report may be reproduced only in its entirety.

Signature: _____ Date: 03/31/2010
Project Manager

NELAP # 01107CA

Curtis & Tompkins, Ltd.

CASE NARRATIVE

Laboratory number:	**219023**
Client:	**Fugro West Inc.**
Project:	**609.004**
Location:	**2250 Telgraph Av. Oakland**
Request Date:	**03/24/10**
Samples Received:	**03/24/10**

This data package contains sample and QC results for three water samples, requested for the above referenced project on 03/24/10. The samples were received cold and intact.

TPH-Extractables by GC (EPA 8015B):
No analytical problems were encountered.

Volatile Organics by GC/MS (EPA 8260B):
No analytical problems were encountered.

219023

ES-F10 CHAIN OF CUSTODY

PROJECT NAME: 2250 Telegraph Avenue

PROJECT NO.: 609.004 LAB: Curtis & Tompkins

PROJECT CONTACT: Karen Emery **TURNAROUND: 5 Day TAT**

SAMPLED BY: Karen Emery

LABORATORY I.D. NUMBER	FIELD SAMPLE I.D.	MATRIX				CONTAINERS						PRESERVATIVE						SAMPLING DATE										Quantity	ANALYSIS REQUESTED										
		WATER	SOIL	AIR		VOA	LITER	PINT	TUBE			HCL	H_2SO_4	HNO_3	ICE	OTHER	NONE	MONTH		DAY		YEAR		TIME					TVHg	TPHd & TPHmo with silica gel cleanup	BTEX, MTBE, Fuel Oxygenates & Lead Scavengers		EDF REPORTING							
1	MW-1	X				X	X					X			X			0	3	2	4	1	0	0	9	3	0	9	X	X	X		X						
2	MW-3	X				X	X					X			X			0	3	2	4	1	0	0	9	0	5	9	X	X	X		X						
3	MW-4	X				X	X					X			X			0	3	2	4	1	0	0	8	4	0	9	X	X	X		X						

CHAIN OF CUSTODY RECORD

RELINQUISHED BY: (Signature)	DATE/TIME	RECEIVED BY: (Signature)	DATE/TIME
Karen Emery	3/24/10 14:05		3/24/10 1405
RELINQUISHED BY: (Signature)	DATE/TIME	RECEIVED BY: (Signature)	DATE/TIME
RELINQUISHED BY: (Signature)	DATE/TIME	RECEIVED BY: (Signature)	DATE/TIME
RELINQUISHED BY: (Signature)	DATE/TIME	RECEIVED BY: (Signature)	DATE/TIME

COMMENTS & NOTES: Please include chromatographs

FUGRO WEST, INC.
1000 Broadway, Suite 440
Oakland, California 94607
Tel: 510.268.0461 Fax: 510.268.0545

Approved by Glenn Young, AC 62 Manager, Fugro West, Inc. 10/13/06
Note: If this is a printed copy, please check the online QMS to ensure that it is the latest version.

intact cold KL

COOLER RECEIPT CHECKLIST

Curtis & Tompkins, Ltd.

Login # 219023 Date Received 3/24/10 Number of coolers 1
Client EUGRO Project 2250 TELEGRAPH AVENUE

Date Opened 3/24/10 By (print) M. VILLANUEVA (sign)
Date Logged in By (print) (sign)

1. Did cooler come with a shipping slip (airbill, etc) YES NO
Shipping info

2A. Were custody seals present? ... ☐ YES (circle) on cooler on samples ☐ NO
How many Name Date
2B. Were custody seals intact upon arrival? YES NO N/A
3. Were custody papers dry and intact when received? YES NO
4. Were custody papers filled out properly (ink, signed, etc)? YES NO
5. Is the project identifiable from custody papers? (If so fill out top of form) YES NO
6. Indicate the packing in cooler: (if other, describe)

☑ Bubble Wrap ☑ Foam blocks ☐ Bags ☐ None
☐ Cloth material ☐ Cardboard ☐ Styrofoam ☐ Paper towels

7. Temperature documentation:

Type of ice used: ☑ Wet ☐ Blue/Gel ☐ None Temp(°C)

☑ Samples Received on ice & cold without a temperature blank

☐ Samples received on ice directly from the field. Cooling process had begun

8. Were Method 5035 sampling containers present? YES NO
If YES, what time were they transferred to freezer?
9. Did all bottles arrive unbroken/unopened? YES NO
10. Are samples in the appropriate containers for indicated tests? YES NO
11. Are sample labels present, in good condition and complete? YES NO
12. Do the sample labels agree with custody papers? YES NO
13. Was sufficient amount of sample sent for tests requested? YES NO
14. Are the samples appropriately preserved? YES NO N/A
15. Are bubbles > 6mm absent in VOA samples? YES NO N/A
16. Was the client contacted concerning this sample delivery? YES NO
If YES, Who was called? By Date:

COMMENTS

Curtis & Tompkins, Ltd.

Total Extractable Hydrocarbons

Lab #:	219023	Location:	2250 Telgraph Av. Oakland
Client:	Fugro West Inc.	Prep:	EPA 3520C
Project#:	609.004	Analysis:	EPA 8015B
Matrix:	Water	Sampled:	03/24/10
Units:	ug/L	Received:	03/24/10
Diln Fac:	1.000	Prepared:	03/25/10
Batch#:	161301	Analyzed:	03/26/10

Field ID: MW-1 Lab ID: 219023-001
Type: SAMPLE Cleanup Method: EPA 3630C

Analyte	Result	RL
Diesel C10-C24	53 Y	50
Motor Oil C24-C36	ND	300

Surrogate	%REC	Limits
o-Terphenyl	92	39-150

Field ID: MW-3 Lab ID: 219023-002
Type: SAMPLE Cleanup Method: EPA 3630C

Analyte	Result	RL
Diesel C10-C24	130 Y	50
Motor Oil C24-C36	ND	300

Surrogate	%REC	Limits
o-Terphenyl	105	39-150

Field ID: MW-4 Lab ID: 219023-003
Type: SAMPLE Cleanup Method: EPA 3630C

Analyte	Result	RL
Diesel C10-C24	670	50
Motor Oil C24-C36	980	300

Surrogate	%REC	Limits
o-Terphenyl	105	39-150

Type: BLANK Cleanup Method: EPA 3630C
Lab ID: QC537634

Analyte	Result	RL
Diesel C10-C24	ND	50
Motor Oil C24-C36	ND	300

Surrogate	%REC	Limits
o-Terphenyl	92	39-150

Y= Sample exhibits chromatographic pattern which does not resemble standard
ND= Not Detected
RL= Reporting Limit

Curtis & Tompkins, Ltd.

Batch QC Report

Total Extractable Hydrocarbons

Lab #:	219023	Location:	2250 Telgraph Av. Oakland
Client:	Fugro West Inc.	Prep:	EPA 3520C
Project#:	609.004	Analysis:	EPA 8015B
Matrix:	Water	Batch#:	161301
Units:	ug/L	Prepared:	03/25/10
Diln Fac:	1.000	Analyzed:	03/26/10

Type: BS Cleanup Method: EPA 3630C
Lab ID: QC537635

Analyte	Spiked	Result	%REC	Limits
Diesel C10-C24	2,500	2,369	95	34-144

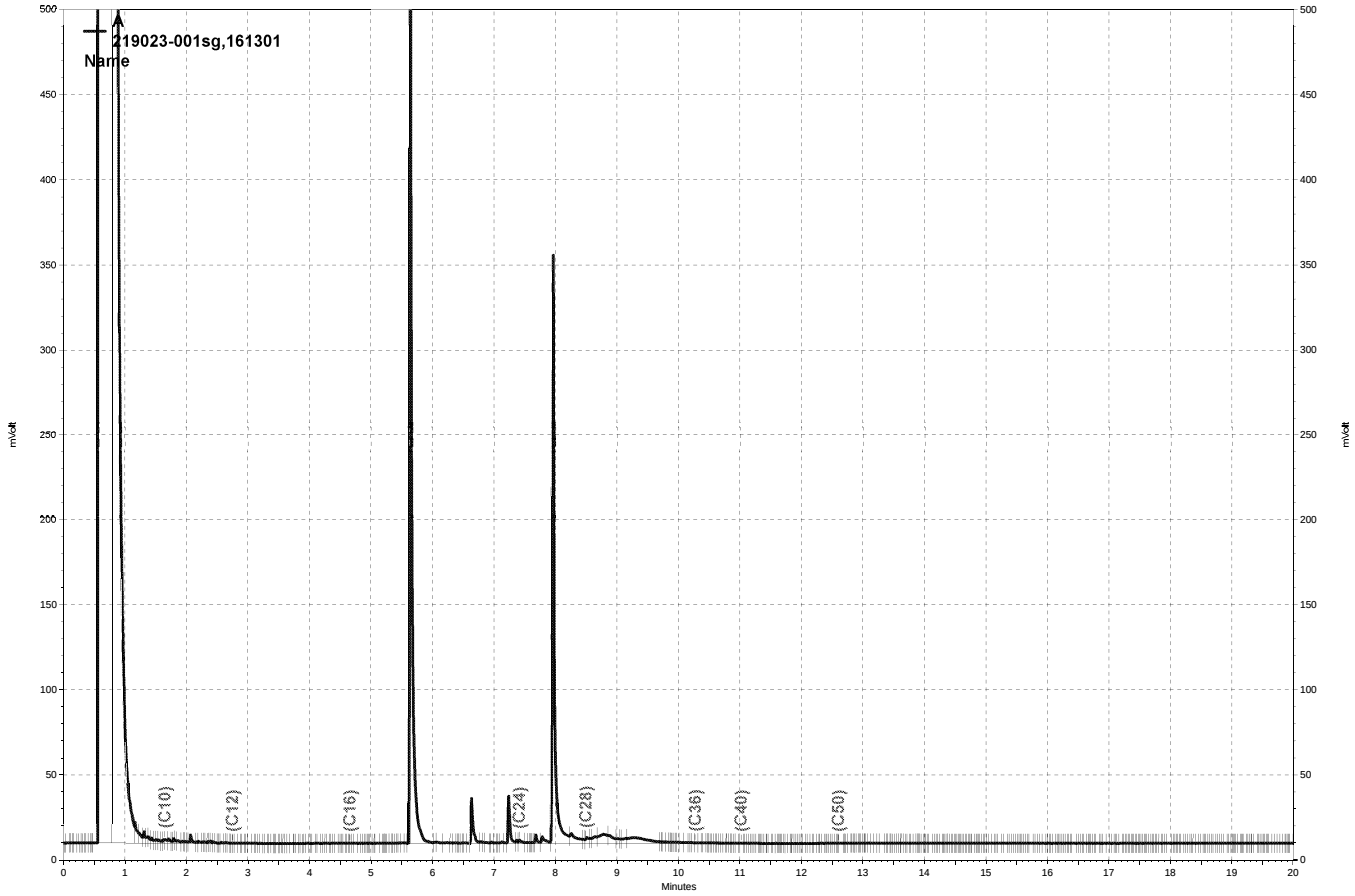
Surrogate	%REC	Limits
o-Terphenyl	99	39-150

Type: BSD Cleanup Method: EPA 3630C
Lab ID: QC537636

Analyte	Spiked	Result	%REC	Limits	RPD	Lim
Diesel C10-C24	2,500	2,410	96	34-144	2	48

Surrogate	%REC	Limits
o-Terphenyl	102	39-150

RPD= Relative Percent Difference



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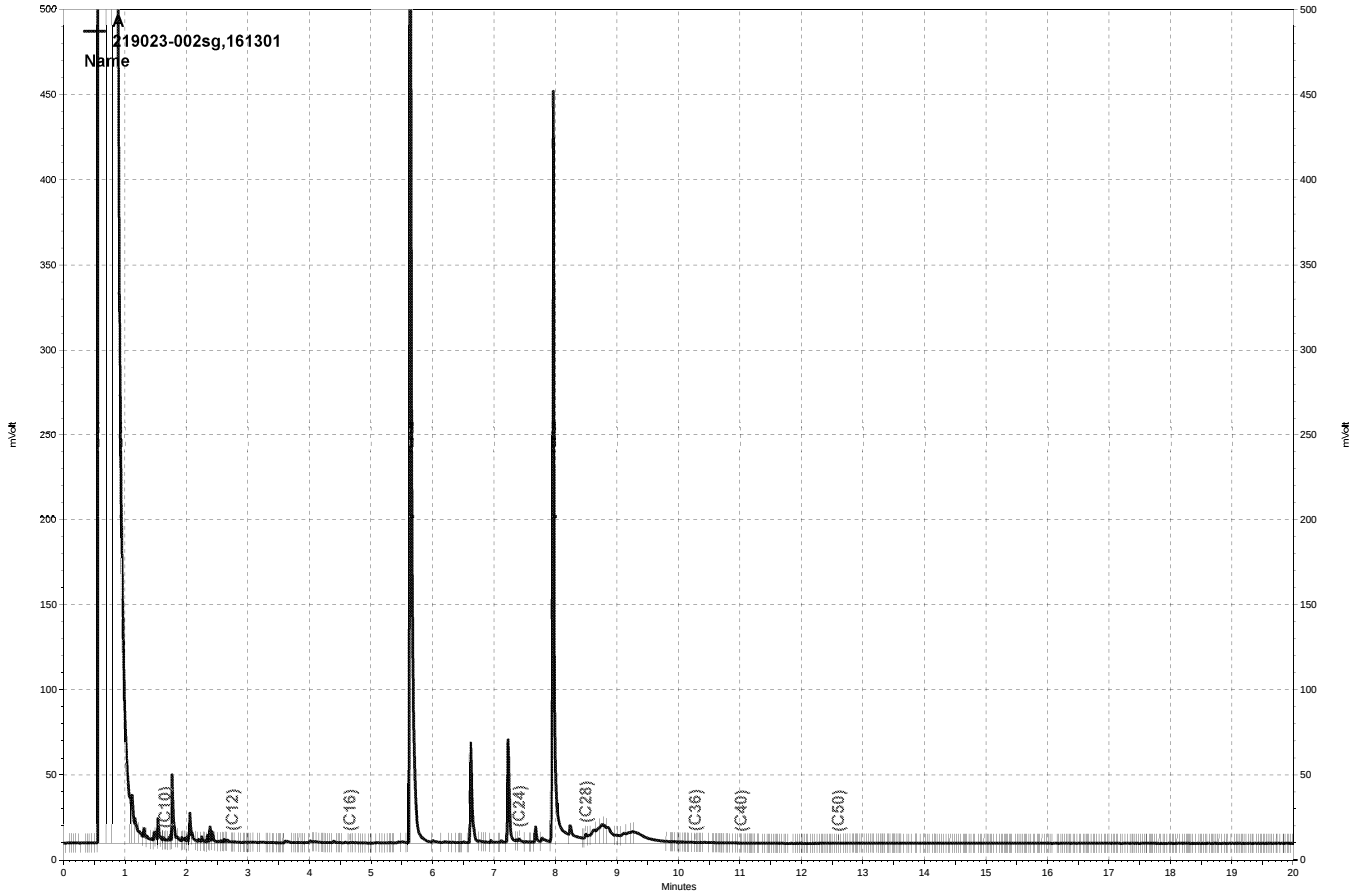

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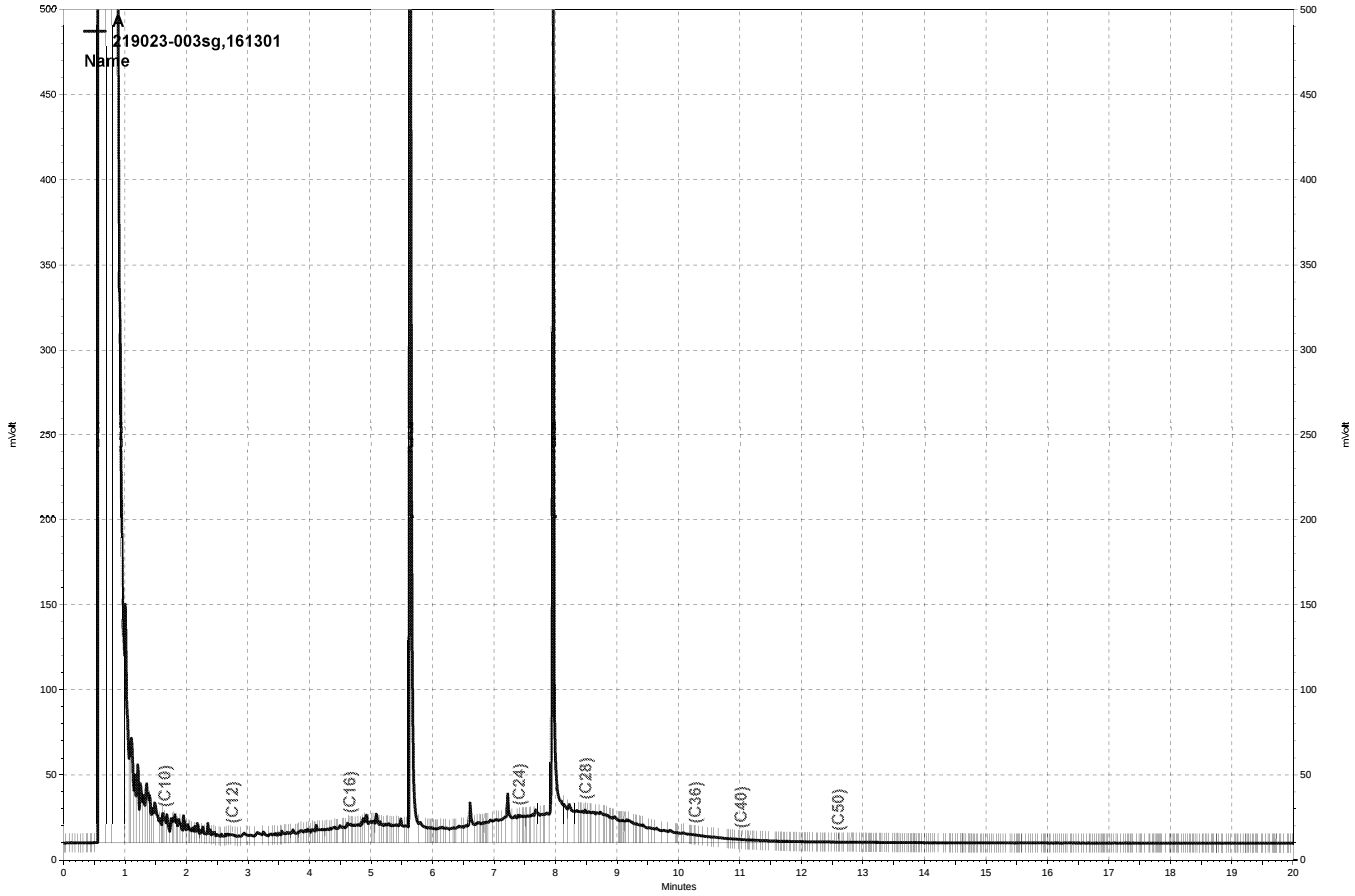

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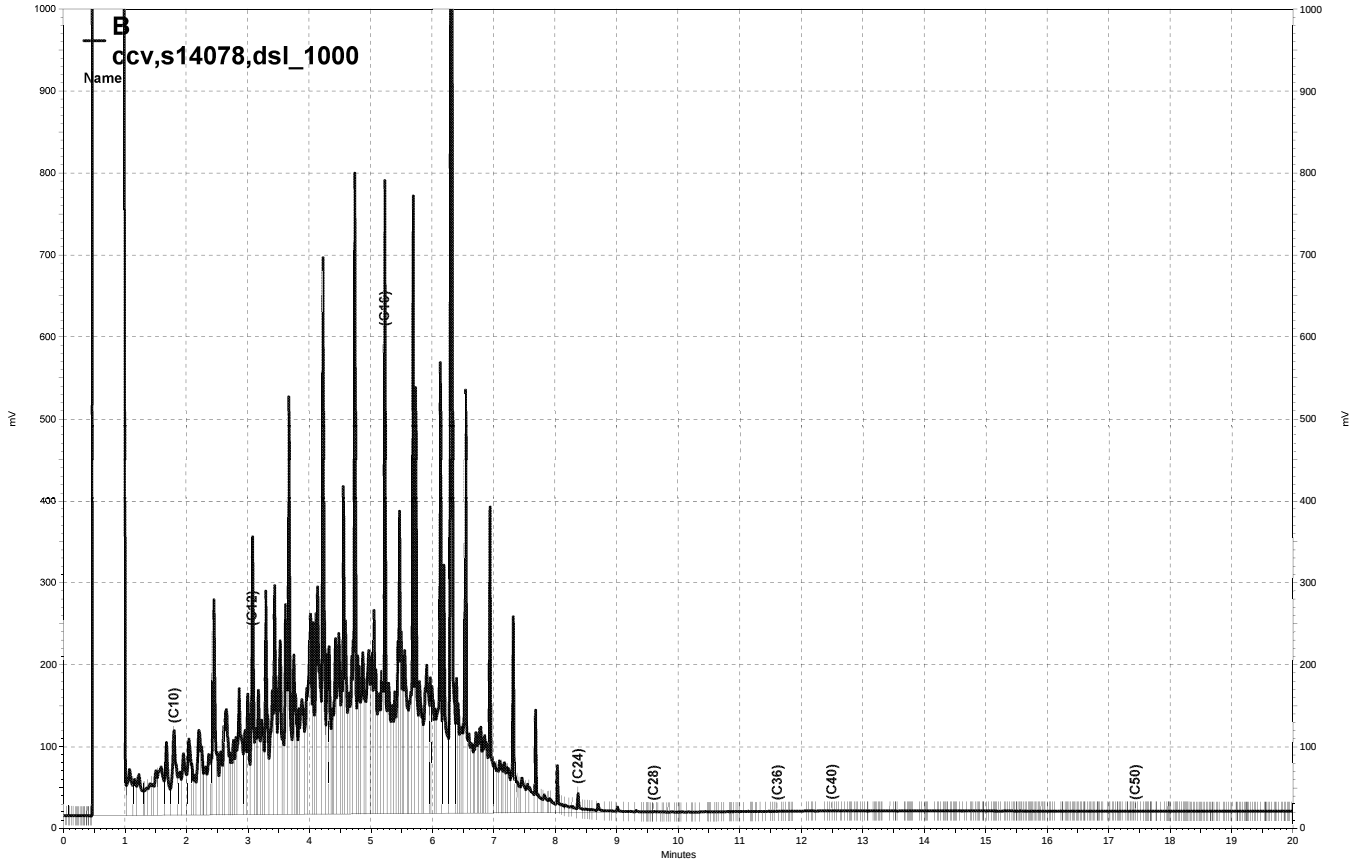

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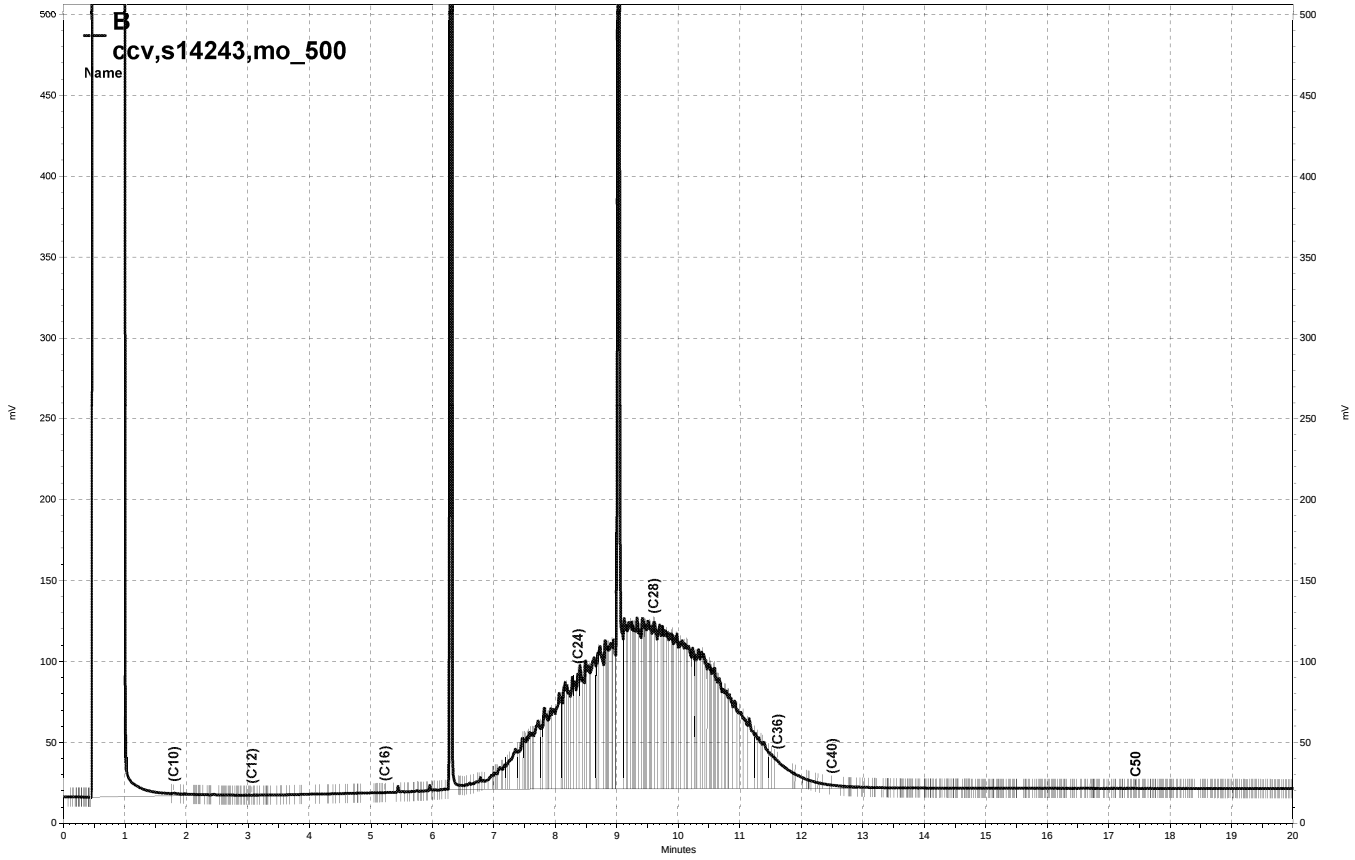

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Curtis & Tompkins, Ltd.

Gasoline by GC/MS

Lab #:	219023	Location:	2250 Telgraph Av. Oakland
Client:	Fugro West Inc.	Prep:	EPA 5030B
Project#:	609.004	Analysis:	EPA 8260B
Field ID:	MW-1	Batch#:	161375
Lab ID:	219023-001	Sampled:	03/24/10
Matrix:	Water	Received:	03/24/10
Units:	ug/L	Analyzed:	03/28/10
Diln Fac:	1.000		

Analyte	Result	RL
Gasoline C7-C12	82 Y	50
tert-Butyl Alcohol (TBA)	ND	10
Isopropyl Ether (DIPE)	ND	0.50
Ethyl tert-Butyl Ether (ETBE)	ND	0.50
Methyl tert-Amyl Ether (TAME)	ND	0.50
MTBE	ND	0.50
1,2-Dichloroethane	ND	0.50
Benzene	ND	0.50
Toluene	ND	0.50
1,2-Dibromoethane	ND	0.50
Ethylbenzene	ND	0.50
m,p-Xylenes	ND	0.50
o-Xylene	ND	0.50

Surrogate	%REC	Limits
Dibromofluoromethane	97	81-124
1,2-Dichloroethane-d4	95	73-140
Toluene-d8	103	88-113
Bromofluorobenzene	103	80-127

Y= Sample exhibits chromatographic pattern which does not resemble standard
ND= Not Detected
RL= Reporting Limit

Curtis & Tompkins, Ltd.

Gasoline by GC/MS

Lab #:	219023	Location:	2250 Telgraph Av. Oakland
Client:	Fugro West Inc.	Prep:	EPA 5030B
Project#:	609.004	Analysis:	EPA 8260B
Field ID:	MW-3	Batch#:	161375
Lab ID:	219023-002	Sampled:	03/24/10
Matrix:	Water	Received:	03/24/10
Units:	ug/L	Analyzed:	03/28/10
Diln Fac:	1.000		

Analyte	Result	RL
Gasoline C7-C12	300	50
tert-Butyl Alcohol (TBA)	ND	10
Isopropyl Ether (DIPE)	ND	0.50
Ethyl tert-Butyl Ether (ETBE)	ND	0.50
Methyl tert-Amyl Ether (TAME)	ND	0.50
MTBE	ND	0.50
1,2-Dichloroethane	ND	0.50
Benzene	64	0.50
Toluene	2.5	0.50
1,2-Dibromoethane	ND	0.50
Ethylbenzene	0.78	0.50
m,p-Xylenes	3.3	0.50
o-Xylene	ND	0.50

Surrogate	%REC	Limits
Dibromofluoromethane	102	81-124
1,2-Dichloroethane-d4	102	73-140
Toluene-d8	103	88-113
Bromofluorobenzene	105	80-127

ND= Not Detected
RL= Reporting Limit

Curtis & Tompkins, Ltd.

Gasoline by GC/MS

Lab #:	219023	Location:	2250 Telgraph Av. Oakland
Client:	Fugro West Inc.	Prep:	EPA 5030B
Project#:	609.004	Analysis:	EPA 8260B
Field ID:	MW-4	Batch#:	161375
Lab ID:	219023-003	Sampled:	03/24/10
Matrix:	Water	Received:	03/24/10
Units:	ug/L	Analyzed:	03/28/10
Diln Fac:	1.000		

Analyte	Result	RL
Gasoline C7-C12	510 Y	50
tert-Butyl Alcohol (TBA)	ND	10
Isopropyl Ether (DIPE)	ND	0.50
Ethyl tert-Butyl Ether (ETBE)	ND	0.50
Methyl tert-Amyl Ether (TAME)	ND	0.50
MTBE	ND	0.50
1,2-Dichloroethane	ND	0.50
Benzene	ND	0.50
Toluene	ND	0.50
1,2-Dibromoethane	ND	0.50
Ethylbenzene	ND	0.50
m,p-Xylenes	ND	0.50
o-Xylene	ND	0.50

Surrogate	%REC	Limits
Dibromofluoromethane	99	81-124
1,2-Dichloroethane-d4	98	73-140
Toluene-d8	103	88-113
Bromofluorobenzene	102	80-127

Y= Sample exhibits chromatographic pattern which does not resemble standard
ND= Not Detected
RL= Reporting Limit

Curtis & Tompkins, Ltd.

Batch QC Report

Gasoline by GC/MS

Lab #:	219023	Location:	2250 Telgraph Av. Oakland
Client:	Fugro West Inc.	Prep:	EPA 5030B
Project#:	609.004	Analysis:	EPA 8260B
Type:	BLANK	Diln Fac:	1.000
Lab ID:	QC537932	Batch#:	161375
Matrix:	Water	Analyzed:	03/28/10
Units:	ug/L		

Analyte	Result	RL
Gasoline C7-C12	ND	50
tert-Butyl Alcohol (TBA)	ND	10
Isopropyl Ether (DIPE)	ND	0.50
Ethyl tert-Butyl Ether (ETBE)	ND	0.50
Methyl tert-Amyl Ether (TAME)	ND	0.50
MTBE	ND	0.50
1,2-Dichloroethane	ND	0.50
Benzene	ND	0.50
Toluene	ND	0.50
1,2-Dibromoethane	ND	0.50
Ethylbenzene	ND	0.50
m,p-Xylenes	ND	0.50
o-Xylene	ND	0.50

Surrogate	%REC	Limits
Dibromofluoromethane	96	81-124
1,2-Dichloroethane-d4	99	73-140
Toluene-d8	102	88-113
Bromofluorobenzene	101	80-127

ND= Not Detected
RL= Reporting Limit

Curtis & Tompkins, Ltd.

Batch QC Report

Gasoline by GC/MS

Lab #:	219023	Location:	2250 Telgraph Av. Oakland
Client:	Fugro West Inc.	Prep:	EPA 5030B
Project#:	609.004	Analysis:	EPA 8260B
Matrix:	Water	Batch#:	161375
Units:	ug/L	Analyzed:	03/28/10
Diln Fac:	1.000		

Type: BS Lab ID: QC537933

Analyte	Spiked	Result	%REC	Limits
tert-Butyl Alcohol (TBA)	125.0	103.6	83	36-156
Isopropyl Ether (DIPE)	25.00	23.32	93	54-139
Ethyl tert-Butyl Ether (ETBE)	25.00	22.56	90	64-133
Methyl tert-Amyl Ether (TAME)	25.00	21.45	86	73-124
MTBE	25.00	20.58	82	61-123
1,2-Dichloroethane	25.00	21.55	86	66-141
Benzene	25.00	24.59	98	81-122
Toluene	25.00	26.11	104	82-122
1,2-Dibromoethane	25.00	24.13	97	81-122
Ethylbenzene	25.00	27.39	110	86-125
m,p-Xylenes	50.00	55.83	112	83-127
o-Xylene	25.00	26.12	104	81-122

Surrogate	%REC	Limits
Dibromofluoromethane	100	81-124
1,2-Dichloroethane-d4	98	73-140
Toluene-d8	100	88-113
Bromofluorobenzene	99	80-127

Type: BSD Lab ID: QC537934

Analyte	Spiked	Result	%REC	Limits	RPD	Lim
tert-Butyl Alcohol (TBA)	125.0	100.8	81	36-156	3	23
Isopropyl Ether (DIPE)	25.00	23.24	93	54-139	0	11
Ethyl tert-Butyl Ether (ETBE)	25.00	22.82	91	64-133	1	11
Methyl tert-Amyl Ether (TAME)	25.00	20.95	84	73-124	2	11
MTBE	25.00	20.93	84	61-123	2	11
1,2-Dichloroethane	25.00	21.75	87	66-141	1	12
Benzene	25.00	25.07	100	81-122	2	12
Toluene	25.00	27.04	108	82-122	3	12
1,2-Dibromoethane	25.00	23.56	94	81-122	2	11
Ethylbenzene	25.00	27.29	109	86-125	0	12
m,p-Xylenes	50.00	55.36	111	83-127	1	13
o-Xylene	25.00	26.41	106	81-122	1	12

Surrogate	%REC	Limits
Dibromofluoromethane	101	81-124
1,2-Dichloroethane-d4	96	73-140
Toluene-d8	106	88-113
Bromofluorobenzene	102	80-127

RPD= Relative Percent Difference

Curtis & Tompkins, Ltd.

Batch QC Report

Gasoline by GC/MS

Lab #:	219023	Location:	2250 Telgraph Av. Oakland
Client:	Fugro West Inc.	Prep:	EPA 5030B
Project#:	609.004	Analysis:	EPA 8260B
Matrix:	Water	Batch#:	161375
Units:	ug/L	Analyzed:	03/28/10
Diln Fac:	1.000		

Type: BS Lab ID: QC537935

Analyte	Spiked	Result	%REC	Limits
Gasoline C7-C12	1,000	1,008	101	74-124

Surrogate	%REC	Limits
Dibromofluoromethane	100	81-124
1,2-Dichloroethane-d4	101	73-140
Toluene-d8	102	88-113
Bromofluorobenzene	103	80-127

Type: BSD Lab ID: QC537936

Analyte	Spiked	Result	%REC	Limits	RPD	Lim
Gasoline C7-C12	1,000	1,114	111	74-124	10	13

Surrogate	%REC	Limits
Dibromofluoromethane	96	81-124
1,2-Dichloroethane-d4	97	73-140
Toluene-d8	105	88-113
Bromofluorobenzene	100	80-127

RPD= Relative Percent Difference

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Instrument: MSVOA09.i

Sample Info: S,219023-001

Operator: VOC

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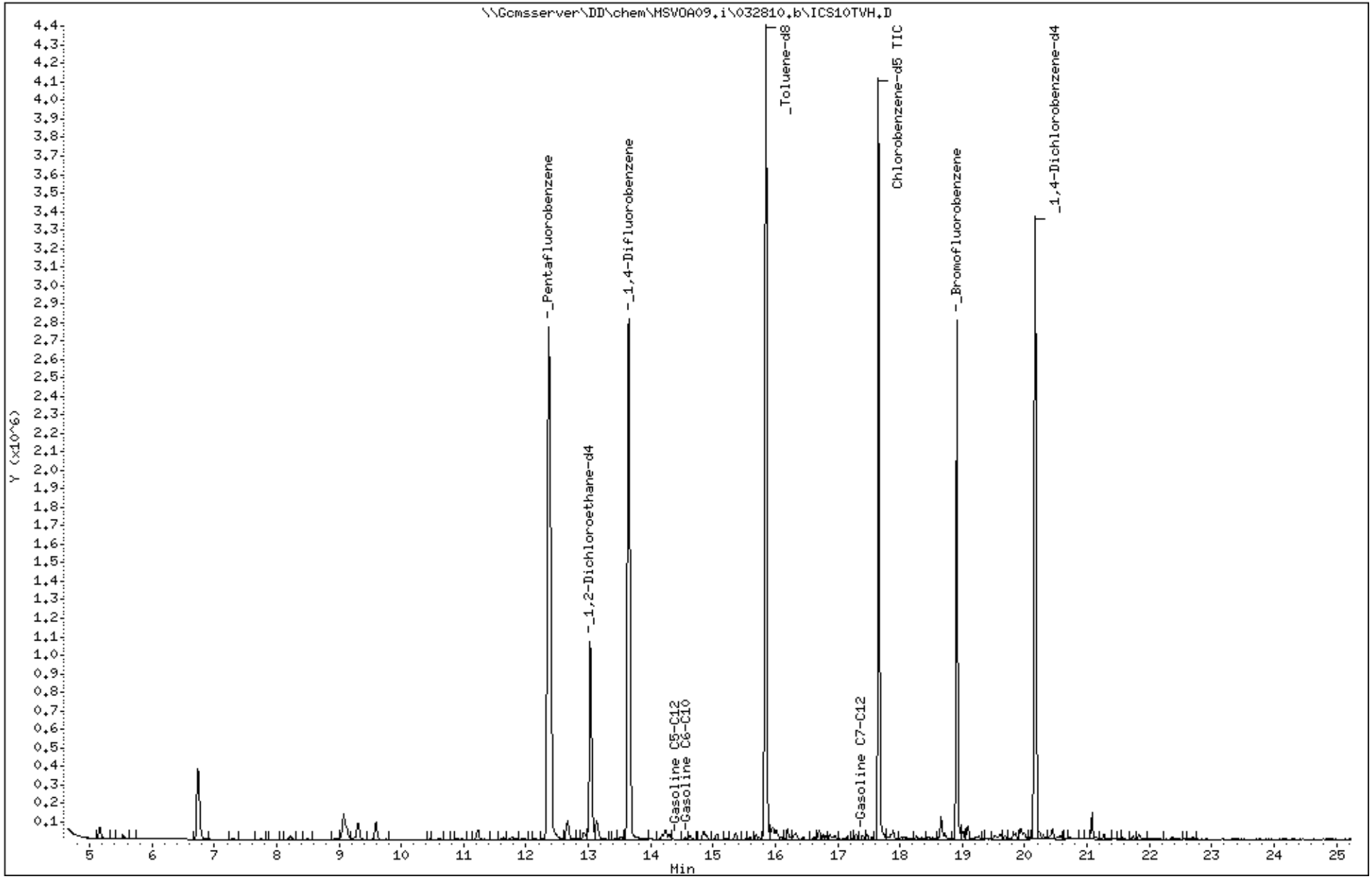

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Operator: VOC

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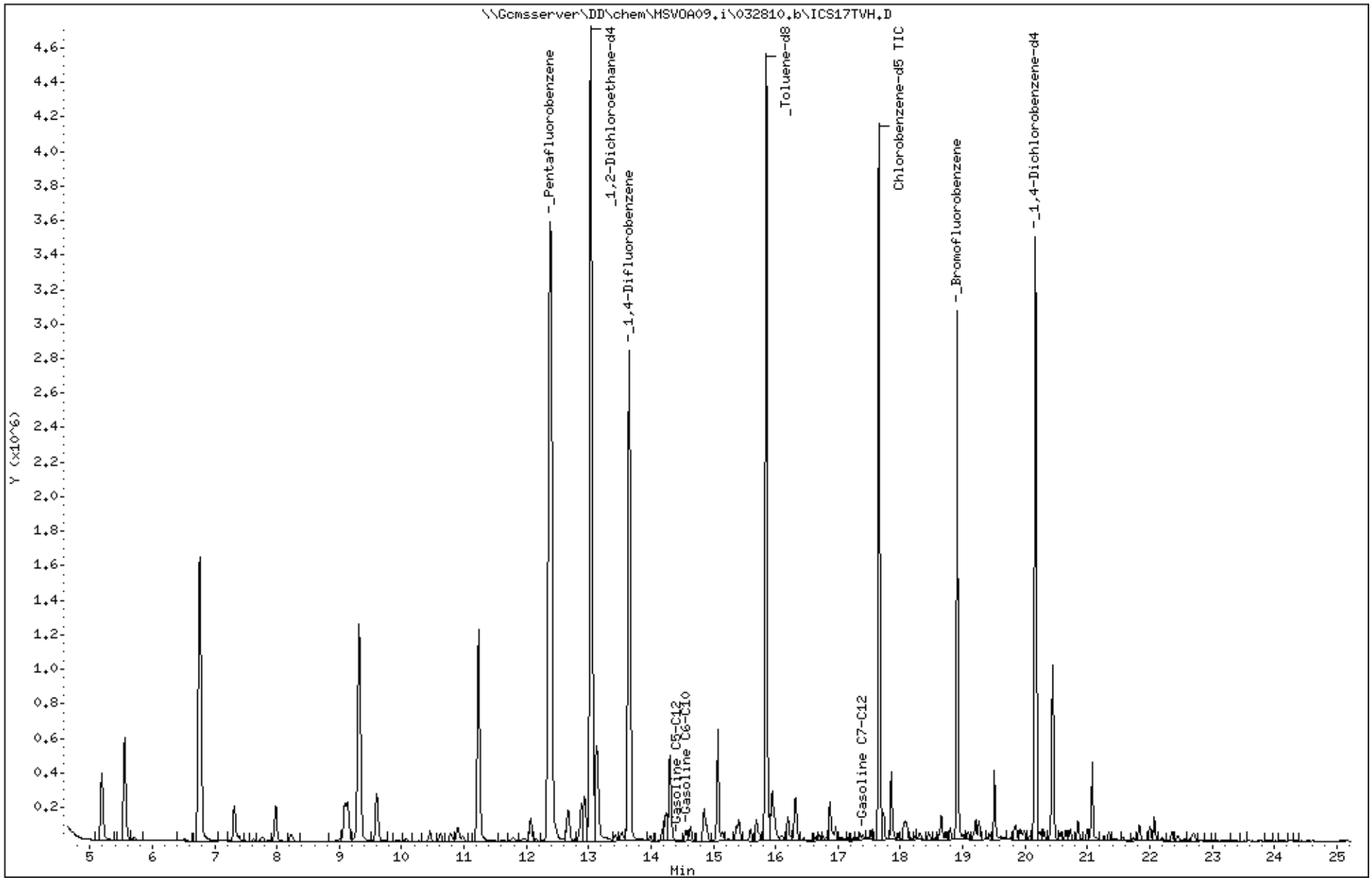

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Date : 28-MAR-2010 18:17

Client ID: DYNA P&T

Instrument: MSVOA09.i

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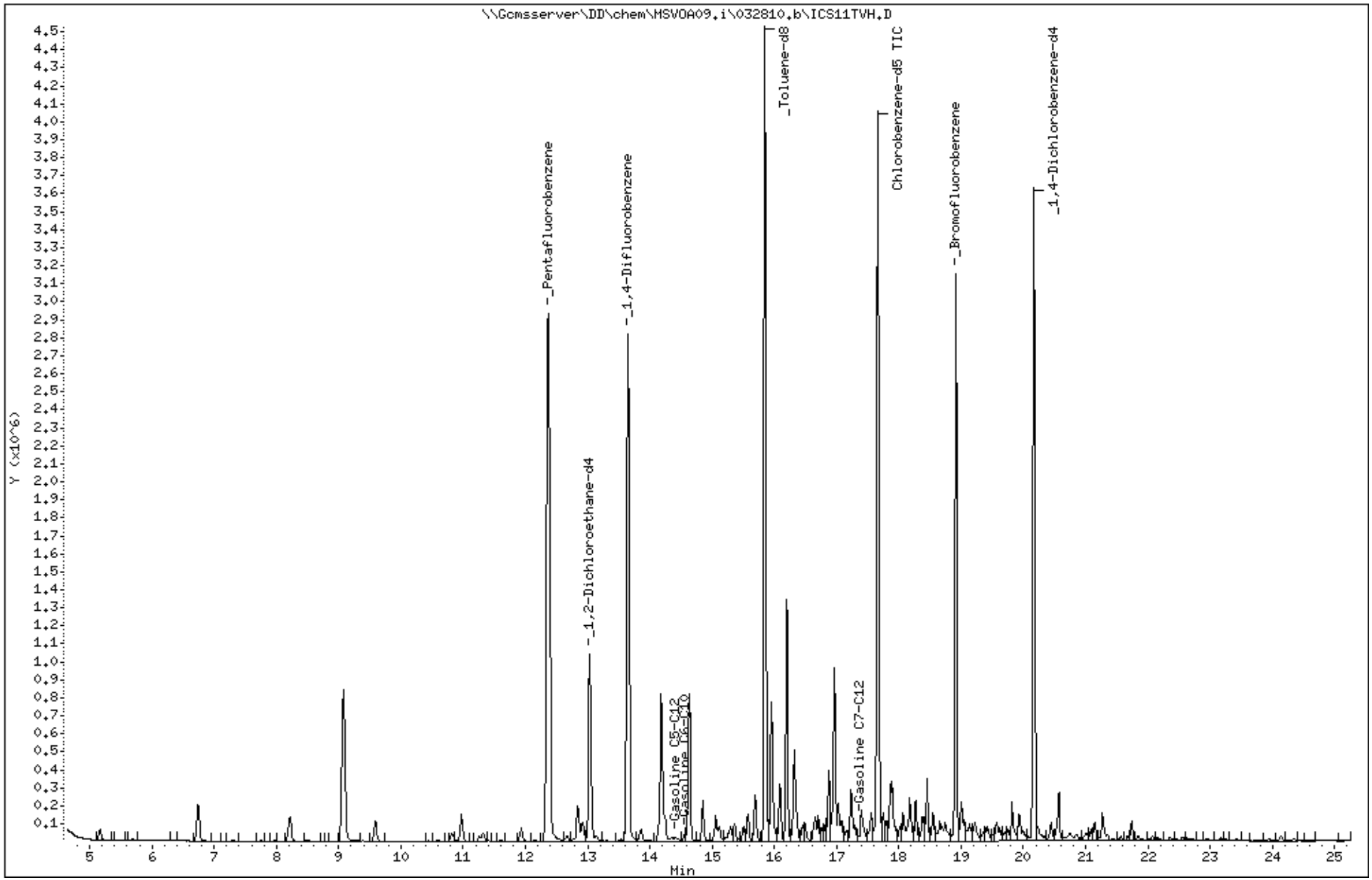
Operator: VOC

Column phase:

Column diameter: 2.00



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Date : 28-MAR-2010 15:31

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Instrument: MSVOA09.i

Sample Info: CCV/BS,QC537935,161375,S13447,10000X,

Operator: VOC

Column phase:

Column diameter: 2.00