MERRITT Environmental Consulting Corp.

77 Arkay Drive, Suite D, Hauppauge, NY 11788
(631) 617-6200/Tel (631) 617-6201/Fax

October 4, 2013
Project: M10062A

Mr. George Kondos
21-01 31 Partners
21-11 31st St.
Astoria, New York 11105

RE: Focused Subsurface Site Investigation
21-01/19 31st Street
AKA 31-02/08 21st Ave
& 21-10/20 32nd St
Astoria, New York

Dear Mr. Kondos:

As requested, Merritt Environmental Consulting Corp. ("MECC") has completed this Focused Subsurface Site Investigation (the "FSSI") at the 21-01 to 21-19 31st Street property (the "Site"). The intent of this FSSI was to determine if perchloroethylene (PCE, a commonly used dry cleaning solvent) was discharged to Site soil at actionable or reportable concentrations by a historical dry cleaning operation. The results of this study identified no PCE or other volatile organic compounds (VOCs) at actionable or reportable concentrations in subsurface soil through sample collection and laboratory analysis. Accordingly, MECC recommends no further in investigation in connection with the potential of the historical dry cleaning operation to adversely impact the environmental integrity of the Site.

Background

The Site is located at the southeast corner of the intersection of 31st Street and 21st Avenue contains a single-story multi-unit neighborhood shopping center building on an approximately 16,500 square-foot property. The Site building footprint is estimated to 15,800 square feet. A recently completed Phase I Environmental Site Assessment (ESA) has identified a historical dry cleaning operation (Andy's Cleaners) within the 21-09A 31st Street address of the Site. This address currently contains a pharmacy. In addition, the ESA stated that the dry cleaning operation occupied the Site between the 1990s and 2012. The ESA considered the dry cleaner as an area of environmental concern. No basement exists under the Site building and no interior areas of the former dry cleaner are accessible.

The Site elevation is approximately 50 feet above mean sea level with little surface relief. Local surface slope is slightly down to the north. A thick sequence of sediment consisting of sand, clay cobbles and boulders exists beneath the Site. These materials were deposited as glacial till. Depth to the local water table is estimated to be approximately 40 to 45 feet below ground surface (bgs).

FSSI –Scope of Work Completed

The primary intent of this FSSI was to determine if PCE contamination is present in Site soil at actionable or reportable concentrations. All field activities were completed on September 23, 2013 under the direction of Mr. Frank Galdun, Project Geologist with MECC. MECC retained a contractor to provide equipment and labor to install one soil boring at the Site using a wheel-mounted direct push drill rig. This boring (B2) was installed at the front entrance at the west side of the former dry cleaner space (into the 31st Street sidewalk adjoining the tenant space). MECC intended to collect a groundwater sample for laboratory analysis from this soil boring. However, cobbles and boulders were encountered at a depth of 20 feet bgs (causing refusal of the drilling equipment), and the water table was not intersected. Soil boring B1 was installed adjacent to the rear entrance of the dry cleaning space (at the exterior of the building). The maximum depth of B2 was three feet bgs. The locations of the soil borings are shown on the attached site sketch. The maximum depth of the soil borings was 20 feet below ground surface (bgs).

MECC employed an electric hammer drill equipped with a three foot length of solid stem auger to install B2. A slide hammer tipped with a stainless steel sample tube to collect a soil sample for laboratory analysis from a near-surface depth and from the bottom of this boring.

All driller sampling tubes and rods were subjected to a water/alconox wash between soil boring locations to reduce the potential for cross contamination.

Soil Quality Field Screening Results

Soil samples were continuously subjected to field screening techniques as the borings were drilled. The field screening techniques consisted of using a portable photoionization detector (PID) and assessing each soil sample for physical evidence of contamination. Field screening activities were conducted to boring termination. Coarse sand, pebbles and cobbles were encountered in B2 to boring termination. MECC identified no staining, odors or other evidence of soil contamination in any of the borings. All PID readings showed undetected volatile organic vapors in soil extracted from all borings.

Soil Sampling and Laboratory Analysis

MECC retained a total of three “grab” soil samples from the borings for laboratory analysis. The following list identifies each sample (each sample identification shows the boring from which it was collected and the depth of collection):

- B1 1’
- B1 3’
- B2 13’-14’ (maximum depth of soil sampler penetration)

Soil sampling ceased at 14 feet bgs in B2 due to refusal of the soil sampling sleeve on cobbles and boulders. A groundwater sampling point was driven to a depth of 20 feet bgs but again refusal was encountered on cobbles/boulders.

The three soil samples were analyzed under EPA Method 8260 – Volatile Organic Compounds (VOCs). This method of analysis includes VOCs associated with dry cleaning operations, industrial degreasing agents, and gasoline. MECC submitted all samples to Chemtech, a New York State Department of Health-Certified environmental laboratory (NYSDOH ELAP No.

10982). MECC placed all samples into containers holding the appropriate preservatives. The laboratory supplied all sample containers used by MECC. All samples were shipped on ice to the laboratory within 24 hours of collection. In addition, MECC completed all appropriate chain of custody documents prior to sample shipment.

VOCs were detected by the laboratory in certain soil samples and the following table summarizes the laboratory results:

TABLE 1: VOC RESULTS FOR SOIL SAMPLES
(Detected Compounds Only)

Compound	Sample Location and Depth			Unrestricted Use SCO (for soil samples only)
	B1 1'	B1 3'	B2 13'-14'	
Methylene chloride	0.0022J	ND	0.0015J	0.05
Perchloroethylene	0.004J	0.019	ND	1.3

NOTES

1. **For the soil samples, results in bold exceed Unrestricted Use Soil Cleanup Objectives (Unrestricted Use SCO) as defined in the New York State Department of Environmental Conservation, Division of Environmental Remediation, 6 NYCRR Part 375, Environmental Remediation Programs, December 14, 2006.**
2. **All results are expressed in milligrams per kilogram or parts per million (ppm), which can also be expressed as milligrams per kilogram (mg/kg).**
3. **ND - Parameter non-detected, below method detection limits.**
4. **j: The concentration was detected at a value below the reporting limit (RL) but above the minimum detection limit (MDL)**

Trace concentrations of methylene chloride were detected in two samples. This substance is commonly introduced into sample media by environmental laboratories during analysis and is not considered by MECC as representative of actual soil quality at the Site.

Trace concentrations of PCE were detected in the two samples collected from B1. These concentrations do not approach the applicable regulatory limit.

Conclusions/Recommendations

This FSSI has identified no evidence indicative of an actionable PCE release to the environment at the Site. Accordingly, MECC recommends no further investigation in connection with the potential presence of PCE in subsurface soil at actionable or reportable concentrations at the Site.

In addition, MECC has identified no subsurface condition that may be a potential source of PCE vapor intrusion into the Site improvements at actionable or reportable concentrations, or to a degree that may adversely affect use or occupancy of the Site.

Depth to groundwater in the area of the Site is estimated to be at least 40 feet bgs. Because no VOCs at concentrations exceeding applicable regulatory limits were detected in any of the soil samples, and based on depth to the water table, MECC concludes it is unlikely that local groundwater quality has been adversely impacted by historical Site operations; no recommendation for further investigation is warranted.

The method detection limits (MDLs) of the analysis for individual VOCs (lowest accurate concentration that a substance can be documented) is reported by the laboratory to be generally in the single digit parts per billion range. MECC considers these MDLs to be adequate as

supporting evidence of the lack of any actionable or reportable VOC contamination in soil beneath the Site.

Limitations of the FSSI

The scope of the FSSI is intended to aid in evaluating whether additional investigation would be prudent. The tasks that comprise this FSSI are not exhaustive or definitive. MECC has made no independent investigation of the accuracy of these secondary sources and has assumed them to be accurate and complete. MECC does not warrant the accuracy or completeness of information provided by secondary sources (MECC has no reason to believe that the secondary sources provided or acquired during this study contain intentionally false or misleading information). MECC does not warrant that all contamination that may exist on the Site has been discovered, that the Site is suitable for any particular purpose or that the Site is clean or free of liability.

If you have any questions concerning this document, please feel free to call our office.

Sincerely,

Charles G. Merritt
President/LEED AP

Frank Galdun
Project Geologist

The following attachments are included with this document:

Attachment 1: Site location map and Site plan
Attachment 2: Laboratory report of analysis
Attachment 3: Soil boring logs
Attachment 4: Photographs

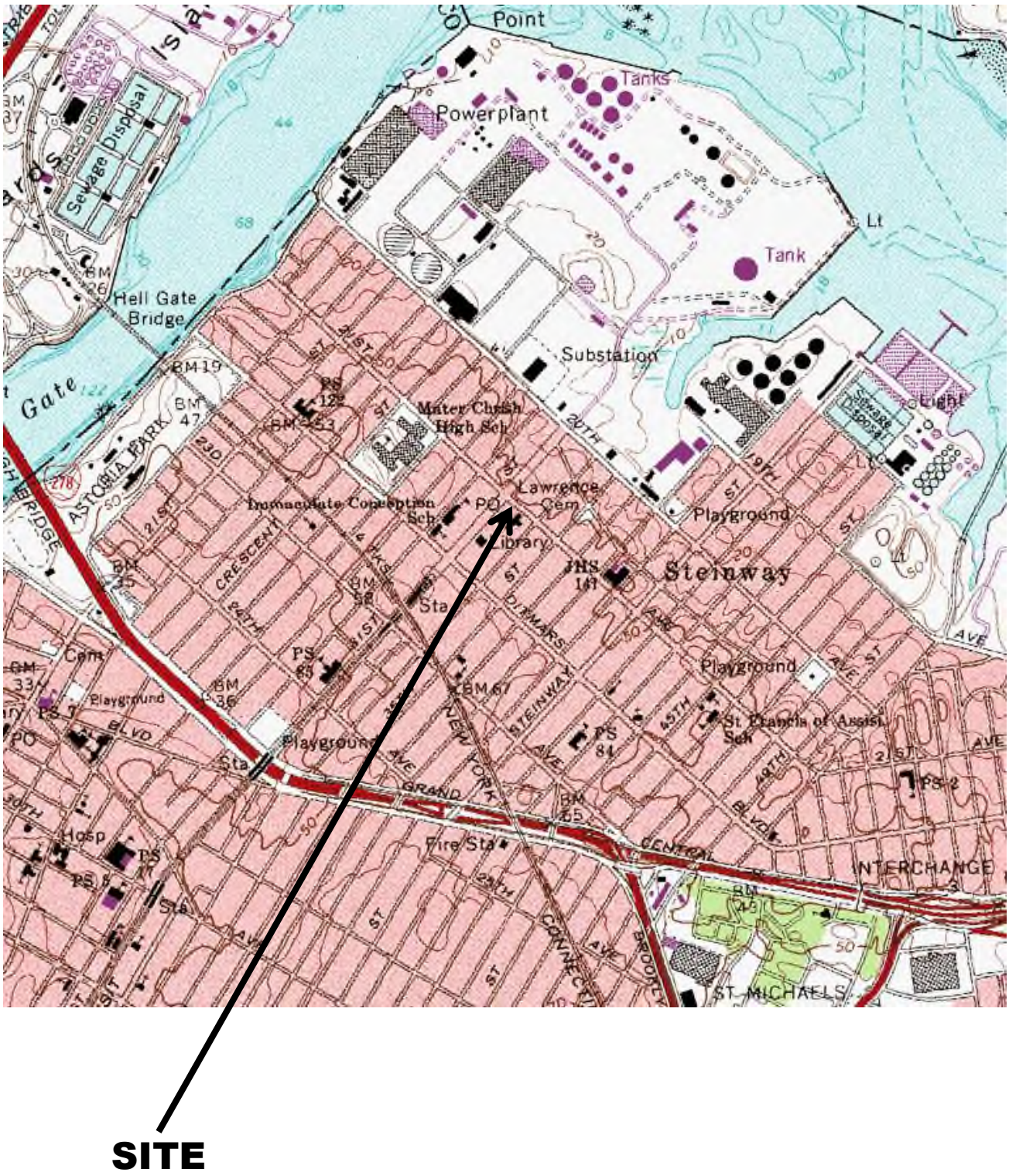

FIGURE 1: SITE LOCATION MAP **Contour Interval: 10'**	**Site Address:** **21-01 to 21-19 31st Avenue** **Astoria, NY**
USGS 7.5" Quadrangle Map titled *Central park, NY,* dated 1995	

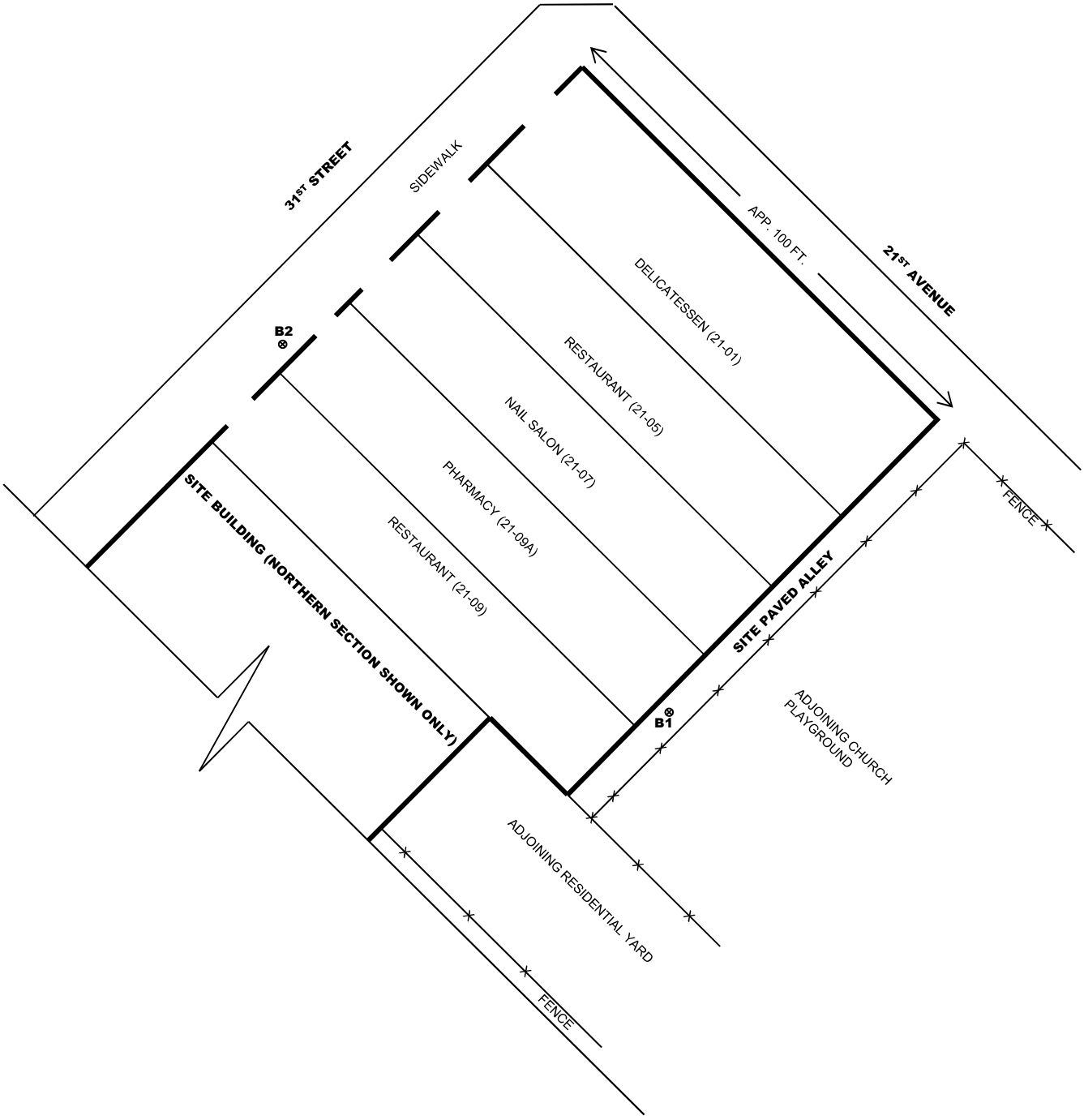

FIGURE 2 **SITE SKETCH:** 21-01 TO 20-19 31ST STREET ASTORIA, NY

NOT TO SCALE

NOTE: ONLY THE NORTHEASTERN SECTION OF THE SITE IS SHOWN.

⊗ DENOTES SOIL BORING LOCATIONS

N

CHEMTECH 284 Sheffield Street, Mountainside, NJ 07092 Phone: 908 789 8900 Fax: 908 789 8922

DATA FOR

VOLATILE ORGANICS

PROJECT NAME : 21-09A 31ST ST.

GFE LLC

58 Nokomis Ave

Lake Hiawatha, NJ - 07034

Phone No: 646-542-3465

ORDER ID : E3821

ATTENTION : Frank Galdun

CHEMTECH 284 Sheffield Street, Mountainside, NJ 07092 Phone: 908 789 8900 Fax: 908 789 8922

Date : 10/01/2013

Dear Frank Galdun,

3 soil samples for the **21-09A 31st St.** project were received on **09/24/2013.** The analytical fax results for those samples requested for an expedited turn around time may be seen in this report. Please contact me if you have any questions or concerns regarding this report.

The invoice for this workorder is also attached to the e-mail.

Regards,

CHRISTOPHER WOLSKI

9087283149

c.wolski@CHEMTECH.NET

CHEMTECH
CHAIN OF CUSTODY RECORD

284 Sheffield Street, Mountainside, NJ 07092
(908) 789-8900 Fax (908) 789-8922
www.chemtech.net

CHEMTECH PROJECT NO.
QUOTE NO.
COC Number 030591

CLIENT INFORMATION

REPORT TO BE SENT TO:

COMPANY: GFE
ADDRESS: 58 NOKOMIS AVE.
CITY: LK. HIAWATHA STATE: NJ ZIP: 07034
ATTENTION: FRANK GALDUN
PHONE: 4165423465 FAX:

CLIENT PROJECT INFORMATION

PROJECT NAME: 21-09A 31ST ST.
PROJECT NO.: LOCATION: ASTORIA, NY
PROJECT MANAGER: F GALDUN
e-mail: frankg40@optonline.net
PHONE: FAX:

CLIENT BILLING INFORMATION

BILL TO: PO#:
ADDRESS: SAME AS LEFT
CITY: STATE: ZIP:
ATTENTION: PHONE:

DATA TURNAROUND INFORMATION

FAX: 5 DAY DAYS *
HARD COPY: DAYS *
EDD: DAYS *
PREAPPROVED TAT: ☐ YES ☐ NO
* STANDARD TURNAROUND TIME IS 10 BUSINESS DAYS

DATA DELIVERABLE INFORMATION

☐ LEVEL 1: Results only ☐ Others
☐ LEVEL 2: Results + QC
☐ LEVEL 3: Results (plus results raw data) + QC
☐ LEVEL 4: Results + QC (all raw data)
☐ EDD Format:

ANALYSIS

EPA 8260 PAH 3 BEPS

CHEMTECH SAMPLE ID	PROJECT SAMPLE IDENTIFICATION	SAMPLE MATRIX	SAMPLE TYPE COMP	SAMPLE TYPE GRAB	SAMPLE COLLECTION DATE	SAMPLE COLLECTION TIME	# OF BOTTLES	PRESERVATIVES 1	2	3	4	5	6	7	8	9	COMMENTS
1.	B1 1'	SOIL		/	9/23/13		1	/									
2.	B1 3'	〃		/	〃		1	/									
3.	B2 13'-14'	〃		/	〃		1	/									
4.																	
5.																	
6.																	
7.																	
8.																	
9.																	
10.																	

PRESERVATIVES: 1 2 3 4 5 6 7 8 9

COMMENTS: ← Specify Preservatives
A – HCl B – HNO_3
C – H_2SO_4 D – NaOH
E – ICE F – Other

SAMPLE CUSTODY MUST BE DOCUMENTED BELOW EACH TIME SAMPLES CHANGE POSSESSION INCLUDING COURIER DELIVERY

	DATE/TIME		
1. RELINQUISHED BY SAMPLER:	9/23/13 6:30 PM	1. RECEIVED BY:	
2. RELINQUISHED BY:	9/24 9:20 AM	2. RECEIVED BY:	
3. RELINQUISHED BY:	DATE/TIME:	3. RECEIVED FOR LAB BY:	

Conditions of bottles or coolers at receipt: ☒ Compliant ☐ Non Compliant
MeOH extraction requires an additional 4 oz jar for percent solid.
Comments:

Cooler Temp. 6.0C
Ice in Cooler?: ✓

Page 1 of 1

SHIPPED VIA: CLIENT: ☐ HAND DELIVERED ☐ OVERNIGHT
CHEMTECH: ☒ PICKED UP ☐ OVERNIGHT

Shipment Complete: ☒ YES ☐ NO

WHITE - CHEMTECH COPY FOR RETURN TO CLIENT YELLOW - CHEMTECH COPY PINK - SAMPLER COPY

CHEMTECH 284 Sheffield Street, Mountainside, NJ 07092 Phone: 908 789 8900 Fax: 908 789 8922

Report of Analysis

Client:	GFE LLC	Date Collected:	09/23/13
Project:	21-09A 31st St.	Date Received:	09/24/13
Client Sample ID:	B1-1	SDG No.:	E3821
Lab Sample ID:	E3821-01	Matrix:	SOIL
Analytical Method:	SW8260	% Moisture:	4.9
Sample Wt/Vol:	5.04 Units: g	Final Vol:	5000 uL
Soil Aliquot Vol:	uL	Test:	VOCMS Group1
GC Column:	RTX-VMS ID : 0.18	Level :	LOW

File ID/Qc Batch:	Dilution:	Prep Date	Date Analyzed	Prep Batch ID
VD038939.D	1		09/24/13	VD092413

CAS Number	Parameter	Conc.	Qualifier	MDL	LOD	LOQ / CRQL	Units
TARGETS							
75-01-4	Vinyl Chloride	0.52	U	0.52	0.52	5.2	ug/Kg
75-35-4	1,1-Dichloroethene	0.52	U	0.52	0.52	5.2	ug/Kg
67-64-1	Acetone	2.6	U	2.6	2.6	26.1	ug/Kg
1634-04-4	Methyl tert-butyl Ether	0.52	U	0.52	0.52	5.2	ug/Kg
75-09-2	Methylene Chloride	2.2	J	0.52	0.52	5.2	ug/Kg
156-60-5	trans-1,2-Dichloroethene	0.52	U	0.52	0.52	5.2	ug/Kg
75-34-3	1,1-Dichloroethane	0.52	U	0.52	0.52	5.2	ug/Kg
78-93-3	2-Butanone	7.8	U	3.2	7.8	26.1	ug/Kg
56-23-5	Carbon Tetrachloride	0.52	U	0.52	0.52	5.2	ug/Kg
156-59-2	cis-1,2-Dichloroethene	0.52	U	0.52	0.52	5.2	ug/Kg
67-66-3	Chloroform	0.52	U	0.52	0.52	5.2	ug/Kg
71-55-6	1,1,1-Trichloroethane	0.52	U	0.52	0.52	5.2	ug/Kg
71-43-2	Benzene	0.52	U	0.4	0.52	5.2	ug/Kg
107-06-2	1,2-Dichloroethane	0.52	U	0.52	0.52	5.2	ug/Kg
79-01-6	Trichloroethene	0.52	U	0.52	0.52	5.2	ug/Kg
108-88-3	Toluene	0.52	U	0.52	0.52	5.2	ug/Kg
127-18-4	Tetrachloroethene	4	J	0.52	0.52	5.2	ug/Kg
108-90-7	Chlorobenzene	0.52	U	0.52	0.52	5.2	ug/Kg
100-41-4	Ethyl Benzene	0.52	U	0.52	0.52	5.2	ug/Kg
179601-23-1	m/p-Xylenes	1	U	0.75	1	10.4	ug/Kg
1330-20-7	Total Xylenes	1.52	U	1.27	1.52	15.6	ug/Kg
95-47-6	o-Xylene	0.52	U	0.52	0.52	5.2	ug/Kg
98-82-8	Isopropylbenzene	0.52	U	0.5	0.52	5.2	ug/Kg
103-65-1	n-propylbenzene	0.52	U	0.38	0.52	5.2	ug/Kg
108-67-8	1,3,5-Trimethylbenzene	0.52	U	0.47	0.52	5.2	ug/Kg
98-06-6	tert-Butylbenzene	0.52	U	0.52	0.52	5.2	ug/Kg
95-63-6	1,2,4-Trimethylbenzene	0.52	U	0.52	0.52	5.2	ug/Kg
135-98-8	sec-Butylbenzene	0.52	U	0.52	0.52	5.2	ug/Kg
99-87-6	p-Isopropyltoluene	0.52	U	0.3	0.52	5.2	ug/Kg
541-73-1	1,3-Dichlorobenzene	0.52	U	0.39	0.52	5.2	ug/Kg
106-46-7	1,4-Dichlorobenzene	0.52	U	0.43	0.52	5.2	ug/Kg

CHEMTECH 284 Sheffield Street, Mountainside, NJ 07092 Phone: 908 789 8900 Fax: 908 789 8922

Report of Analysis

Client:	GFE LLC	Date Collected:	09/23/13
Project:	21-09A 31st St.	Date Received:	09/24/13
Client Sample ID:	B1-1	SDG No.:	E3821
Lab Sample ID:	E3821-01	Matrix:	SOIL
Analytical Method:	SW8260	% Moisture:	4.9
Sample Wt/Vol:	5.04 Units: g	Final Vol:	5000 uL
Soil Aliquot Vol:	uL	Test:	VOCMS Group1
GC Column:	RTX-VMS ID : 0.18	Level :	LOW

File ID/Qc Batch:	Dilution:	Prep Date	Date Analyzed	Prep Batch ID
VD038939.D	1		09/24/13	VD092413

CAS Number	Parameter	Conc.	Qualifier	MDL	LOD	LOQ / CRQL	Units
104-51-8	n-Butylbenzene	0.52	U	0.48	0.52	5.2	ug/Kg
95-50-1	1,2-Dichlorobenzene	0.52	U	0.52	0.52	5.2	ug/Kg
91-20-3	Naphthalene	0.52	U	0.47	0.52	5.2	ug/Kg
SURROGATES							
17060-07-0	1,2-Dichloroethane-d4	56		56 - 120		112%	SPK: 50
1868-53-7	Dibromofluoromethane	53.1		57 - 135		106%	SPK: 50
2037-26-5	Toluene-d8	50.1		67 - 123		100%	SPK: 50
460-00-4	4-Bromofluorobenzene	52.2		33 - 141		104%	SPK: 50
INTERNAL STANDARDS							
363-72-4	Pentafluorobenzene	1361580	6.54				
540-36-3	1,4-Difluorobenzene	1950450	7.65				
3114-55-4	Chlorobenzene-d5	2100470	11.83				
3855-82-1	1,4-Dichlorobenzene-d4	1182200	14.19				

U = Not Detected
LOQ = Limit of Quantitation
MDL = Method Detection Limit
LOD = Limit of Detection
E = Value Exceeds Calibration Range
Q = indicates LCS control criteria did not meet requirements

J = Estimated Value
B = Analyte Found in Associated Method Blank
N = Presumptive Evidence of a Compound
* = Values outside of QC limits
D = Dilution

CHEMTECH 284 Sheffield Street, Mountainside, NJ 07092 Phone: 908 789 8900 Fax: 908 789 8922

Report of Analysis

Client:	GFE LLC	Date Collected:	09/23/13
Project:	21-09A 31st St.	Date Received:	09/24/13
Client Sample ID:	B1-3	SDG No.:	E3821
Lab Sample ID:	E3821-02	Matrix:	SOIL
Analytical Method:	SW8260	% Moisture:	6.2
Sample Wt/Vol:	5 Units: g	Final Vol:	5000 uL
Soil Aliquot Vol:	uL	Test:	VOCMS Group1
GC Column:	RTX-VMS ID : 0.18	Level :	LOW

File ID/Qc Batch:	Dilution:	Prep Date	Date Analyzed	Prep Batch ID
VD038940.D	1		09/24/13	VD092413

CAS Number	Parameter	Conc.	Qualifier	MDL	LOD	LOQ / CRQL	Units
TARGETS							
75-01-4	Vinyl Chloride	0.53	U	0.53	0.53	5.3	ug/Kg
75-35-4	1,1-Dichloroethene	0.53	U	0.53	0.53	5.3	ug/Kg
67-64-1	Acetone	2.7	U	2.7	2.7	26.7	ug/Kg
1634-04-4	Methyl tert-butyl Ether	0.53	U	0.53	0.53	5.3	ug/Kg
75-09-2	Methylene Chloride	0.53	U	0.53	0.53	5.3	ug/Kg
156-60-5	trans-1,2-Dichloroethene	0.53	U	0.53	0.53	5.3	ug/Kg
75-34-3	1,1-Dichloroethane	0.53	U	0.53	0.53	5.3	ug/Kg
78-93-3	2-Butanone	8	U	3.3	8	26.7	ug/Kg
56-23-5	Carbon Tetrachloride	0.53	U	0.53	0.53	5.3	ug/Kg
156-59-2	cis-1,2-Dichloroethene	0.53	U	0.53	0.53	5.3	ug/Kg
67-66-3	Chloroform	0.53	U	0.53	0.53	5.3	ug/Kg
71-55-6	1,1,1-Trichloroethane	0.53	U	0.53	0.53	5.3	ug/Kg
71-43-2	Benzene	0.53	U	0.41	0.53	5.3	ug/Kg
107-06-2	1,2-Dichloroethane	0.53	U	0.53	0.53	5.3	ug/Kg
79-01-6	Trichloroethene	0.53	U	0.53	0.53	5.3	ug/Kg
108-88-3	Toluene	0.53	U	0.53	0.53	5.3	ug/Kg
127-18-4	Tetrachloroethene	19		0.53	0.53	5.3	ug/Kg
108-90-7	Chlorobenzene	0.53	U	0.53	0.53	5.3	ug/Kg
100-41-4	Ethyl Benzene	0.53	U	0.53	0.53	5.3	ug/Kg
179601-23-1	m/p-Xylenes	1.1	U	0.77	1.1	10.7	ug/Kg
1330-20-7	Total Xylenes	1.63	U	1.3	1.63	16	ug/Kg
95-47-6	o-Xylene	0.53	U	0.53	0.53	5.3	ug/Kg
98-82-8	Isopropylbenzene	0.53	U	0.51	0.53	5.3	ug/Kg
103-65-1	n-propylbenzene	0.53	U	0.38	0.53	5.3	ug/Kg
108-67-8	1,3,5-Trimethylbenzene	0.53	U	0.48	0.53	5.3	ug/Kg
98-06-6	tert-Butylbenzene	0.53	U	0.53	0.53	5.3	ug/Kg
95-63-6	1,2,4-Trimethylbenzene	0.53	U	0.53	0.53	5.3	ug/Kg
135-98-8	sec-Butylbenzene	0.53	U	0.53	0.53	5.3	ug/Kg
99-87-6	p-Isopropyltoluene	0.53	U	0.31	0.53	5.3	ug/Kg
541-73-1	1,3-Dichlorobenzene	0.53	U	0.39	0.53	5.3	ug/Kg
106-46-7	1,4-Dichlorobenzene	0.53	U	0.44	0.53	5.3	ug/Kg

CHEMTECH 284 Sheffield Street, Mountainside, NJ 07092 Phone: 908 789 8900 Fax: 908 789 8922

Report of Analysis

Client:	GFE LLC	Date Collected:	09/23/13
Project:	21-09A 31st St.	Date Received:	09/24/13
Client Sample ID:	B1-3	SDG No.:	E3821
Lab Sample ID:	E3821-02	Matrix:	SOIL
Analytical Method:	SW8260	% Moisture:	6.2
Sample Wt/Vol:	5 Units: g	Final Vol:	5000 uL
Soil Aliquot Vol:	uL	Test:	VOCMS Group1
GC Column:	RTX-VMS ID : 0.18	Level :	LOW

File ID/Qc Batch:	Dilution:	Prep Date	Date Analyzed	Prep Batch ID
VD038940.D	1		09/24/13	VD092413

CAS Number	Parameter	Conc.	Qualifier	MDL	LOD	LOQ / CRQL	Units
104-51-8	n-Butylbenzene	0.53	U	0.49	0.53	5.3	ug/Kg
95-50-1	1,2-Dichlorobenzene	0.53	U	0.53	0.53	5.3	ug/Kg
91-20-3	Naphthalene	0.53	U	0.48	0.53	5.3	ug/Kg
SURROGATES							
17060-07-0	1,2-Dichloroethane-d4	53.1		56 - 120		106%	SPK: 50
1868-53-7	Dibromofluoromethane	50.3		57 - 135		101%	SPK: 50
2037-26-5	Toluene-d8	47.3		67 - 123		95%	SPK: 50
460-00-4	4-Bromofluorobenzene	41.1		33 - 141		82%	SPK: 50
INTERNAL STANDARDS							
363-72-4	Pentafluorobenzene	1322260	6.54				
540-36-3	1,4-Difluorobenzene	1896300	7.65				
3114-55-4	Chlorobenzene-d5	1858600	11.83				
3855-82-1	1,4-Dichlorobenzene-d4	787058	14.19				

U = Not Detected
LOQ = Limit of Quantitation
MDL = Method Detection Limit
LOD = Limit of Detection
E = Value Exceeds Calibration Range
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CHEMTECH 284 Sheffield Street, Mountainside, NJ 07092 Phone: 908 789 8900 Fax: 908 789 8922

Report of Analysis

Client:	GFE LLC	Date Collected:	09/23/13
Project:	21-09A 31st St.	Date Received:	09/24/13
Client Sample ID:	B2-13-14	SDG No.:	E3821
Lab Sample ID:	E3821-03	Matrix:	SOIL
Analytical Method:	SW8260	% Moisture:	3
Sample Wt/Vol:	4.99 Units: g	Final Vol:	5000 uL
Soil Aliquot Vol:	uL	Test:	VOCMS Group1
GC Column:	RTX-VMS ID : 0.18	Level :	LOW

File ID/Qc Batch:	Dilution:	Prep Date	Date Analyzed	Prep Batch ID
VD038941.D	1		09/24/13	VD092413

CAS Number	Parameter	Conc.	Qualifier	MDL	LOD	LOQ / CRQL	Units
TARGETS							
75-01-4	Vinyl Chloride	0.52	U	0.52	0.52	5.2	ug/Kg
75-35-4	1,1-Dichloroethene	0.52	U	0.52	0.52	5.2	ug/Kg
67-64-1	Acetone	2.6	U	2.6	2.6	25.8	ug/Kg
1634-04-4	Methyl tert-butyl Ether	0.52	U	0.52	0.52	5.2	ug/Kg
75-09-2	Methylene Chloride	1.5	J	0.52	0.52	5.2	ug/Kg
156-60-5	trans-1,2-Dichloroethene	0.52	U	0.52	0.52	5.2	ug/Kg
75-34-3	1,1-Dichloroethane	0.52	U	0.52	0.52	5.2	ug/Kg
78-93-3	2-Butanone	7.7	U	3.2	7.7	25.8	ug/Kg
56-23-5	Carbon Tetrachloride	0.52	U	0.52	0.52	5.2	ug/Kg
156-59-2	cis-1,2-Dichloroethene	0.52	U	0.52	0.52	5.2	ug/Kg
67-66-3	Chloroform	0.52	U	0.52	0.52	5.2	ug/Kg
71-55-6	1,1,1-Trichloroethane	0.52	U	0.52	0.52	5.2	ug/Kg
71-43-2	Benzene	0.52	U	0.39	0.52	5.2	ug/Kg
107-06-2	1,2-Dichloroethane	0.52	U	0.52	0.52	5.2	ug/Kg
79-01-6	Trichloroethene	0.52	U	0.52	0.52	5.2	ug/Kg
108-88-3	Toluene	0.52	U	0.52	0.52	5.2	ug/Kg
127-18-4	Tetrachloroethene	0.52	U	0.52	0.52	5.2	ug/Kg
108-90-7	Chlorobenzene	0.52	U	0.52	0.52	5.2	ug/Kg
100-41-4	Ethyl Benzene	0.52	U	0.52	0.52	5.2	ug/Kg
179601-23-1	m/p-Xylenes	1	U	0.74	1	10.3	ug/Kg
1330-20-7	Total Xylenes	1.52	U	1.26	1.52	15.5	ug/Kg
95-47-6	o-Xylene	0.52	U	0.52	0.52	5.2	ug/Kg
98-82-8	Isopropylbenzene	0.52	U	0.5	0.52	5.2	ug/Kg
103-65-1	n-propylbenzene	0.52	U	0.37	0.52	5.2	ug/Kg
108-67-8	1,3,5-Trimethylbenzene	0.52	U	0.46	0.52	5.2	ug/Kg
98-06-6	tert-Butylbenzene	0.52	U	0.52	0.52	5.2	ug/Kg
95-63-6	1,2,4-Trimethylbenzene	0.52	U	0.52	0.52	5.2	ug/Kg
135-98-8	sec-Butylbenzene	0.52	U	0.52	0.52	5.2	ug/Kg
99-87-6	p-Isopropyltoluene	0.52	U	0.3	0.52	5.2	ug/Kg
541-73-1	1,3-Dichlorobenzene	0.52	U	0.38	0.52	5.2	ug/Kg
106-46-7	1,4-Dichlorobenzene	0.52	U	0.42	0.52	5.2	ug/Kg

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VD038941.D	1		09/24/13	VD092413

CAS Number	Parameter	Conc.	Qualifier	MDL	LOD	LOQ / CRQL	Units
104-51-8	n-Butylbenzene	0.52	U	0.48	0.52	5.2	ug/Kg
95-50-1	1,2-Dichlorobenzene	0.52	U	0.52	0.52	5.2	ug/Kg
91-20-3	Naphthalene	0.52	U	0.46	0.52	5.2	ug/Kg
SURROGATES							
17060-07-0	1,2-Dichloroethane-d4	49.6		56 - 120		99%	SPK: 50
1868-53-7	Dibromofluoromethane	47.7		57 - 135		95%	SPK: 50
2037-26-5	Toluene-d8	46.9		67 - 123		94%	SPK: 50
460-00-4	4-Bromofluorobenzene	52.6		33 - 141		105%	SPK: 50
INTERNAL STANDARDS							
363-72-4	Pentafluorobenzene	1370160	6.53				
540-36-3	1,4-Difluorobenzene	1932200	7.66				
3114-55-4	Chlorobenzene-d5	2134470	11.83				
3855-82-1	1,4-Dichlorobenzene-d4	1344610	14.19				

U = Not Detected
LOQ = Limit of Quantitation
MDL = Method Detection Limit
LOD = Limit of Detection
E = Value Exceeds Calibration Range
Q = indicates LCS control criteria did not meet requirements

J = Estimated Value
B = Analyte Found in Associated Method Blank
N = Presumptive Evidence of a Compound
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MERRITT ENVIRONMENTAL CONSULTING CORP. **77 Arkay Dr., Suite D** **Hauppauge, NY 11788** **631.617.3200**		Boring No. **B2**
	Project Number: 2468	Boring location: **See Site Plan** (no boring log for B1, which was hand-installed)
Driller: **HTE** Geologist: **Frank Galdun**	Location: 21-01/21-19 31st St. Astoria, NY	
Groundwater Observations: Dry	Wheel-mount Geoprobe with 4-foot casing sampler Type: tractor Size I.D. 2" Hammer wt. N/A Hammer Fall: N/A	Date Start : **9/23/13** Date Complete : **9/23/13** Surface Elev. : N/A Groundwater Elev.: N/A

Depth feet	Sample #	Sample Type	Blows per 6 " 0-6	6-12	12-18	moisture	PID	Field Identification of soil Remarks
0'-4'	N/A	N/A	N/A	N/A	N/A	dry	0.0 0.0	Hand auger only for utility check. Brown sandy fill, no odor
4'-8'						dry	0.0 0.0	60% recovery. Coarse light brown sand and gravel. Dry, no odor.
8'-12'						dry	0.0 0.0	80% recovery. Coarse light brown sand, gravel and cobbles (minor clay layer 11'-11.5'). Dry, no odor.
12'-16'						dry		20% recovery. Coarse sand and crushed rock/cobbles. Dry, no odor.
								End of soil sampling 14' at refusal. Groundwater sampler driven to 20' but refusal on rock again occurred.

ground surface to _____ft. used_____ casing then_____casing to _____ft

A= auger ss: split spoon sampler mc: macrocore HSA: hollow stem auger HA: Hand Auger

Trace: 0-10% Little: 10-20% some: 20-10%

C= coarse M=medium F=fine

Photograph 1: View of the north section of the Site building looking south from across the intersection of 31st Street and 21st Avenue.

Photograph 2: Installation of Soil Boring B2. photographer looking north.

Photograph 3: Typical sediment encountered in B2.

Photograph 4: Narropw alley where B1 was installed (looking south).