



SQ Environmental, LLC

P.O. Box 1991
Austin, TX 78767
www.SQEnv.com
(512) 900-7731

TRANSMITTAL LETTER

To: ATTN: Antoinette Warr
City of Houston MSD Program
1002 Washington Avenue, 3rd Floor
Houston, Texas 77002

Date: 03 April 2024

From: SQ Environmental
P.O. Box 1991
Austin, TX 78767

PN: 1018.029.003

Re: Goforth Street Property
6525 Goforth St, 6505 Foster St, 0 Foster St
Houston, Harris County, Texas 77021

SQ Environmental, LLC transmits the following:

ITEM NO.	NO. COPIES	DESCRIPTION	ACTION
1	2	Municipal Settings Designation Application Revision No. 1.	For your approval and records

CITY OF HOUSTON MUNICIPAL SETTING DESIGNATION APPLICATION

**DESIGNATED PROPERTY:
6525 GOFORTH ST, 6505 FOSTER ST, 0 FOSTER ST
HOUSTON, HARRIS COUNTY, TEXAS 77021**

Prepared on behalf of:

Hindsight Investments LLC and 542 Allston Rental LP

1002 Sherwood Drive
Seabrook, Texas 77546

**03 APRIL 2024
REVISION NO. 1**



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CITY OF HOUSTON APPLICATION

APPLICANT INFORMATION

Applicant's Name: Hindsight Investments, LLC

Individual Private Entity Public Entity Non-Profit Entity Other _____

Address: 1002 Shorewood Drive Seabrook TX 77546
(Street) (City) (State) (Zip)

Phone No.: 713-878-7093 Fax No.: _____

Email: jake.stein@comcast.net

Contact Information

Name of Contact: Jacob Stein

Title: Property Owner

Address: 1002 Shorewood Drive Seabrook TX 77546
(Street) (City) (State) (Zip)

Phone No.: 214-252-5323 Fax No.: _____

Email: jake.stein@comcast.net

Application Preparation

Application Prepared by: Trevor Cole

Company: SQ Environmental, LLC

Address: 21 Cornerbrook Pl Spring TX 77381
(Street) (City) (State) (Zip)

Phone No.: 850-408-1817 Fax No.: _____

Email: t.cole@sqenv.com

SITE INFORMATION

Site HCAD No(s): 0582240000011 (6525 Goforth St), 0582230000013 (6505 Foster St),
0582230000012 (0 Foster St) and surrounding City of Houston Right of Ways

Site Name: Goforth Street Property

Site Size: 3.1271 acres

Site Address: 6525 Goforth St, 6505 Foster St, 0 Foster St Houston TX 77021
(Street) (City) (State) (Zip)

Owner: Hindsight Investments, LLC

Owner Address: 1002 Shorewood Drive Seabrook TX 77546
(Street) (City) (State) (Zip)

Name of Contact: Jacob Stein

Title: Hindsight Investments, LLC – Owner

Organization: Hindsight Investments, LLC

Phone No.: 214-252-5323 Fax No.: _____

Email: jake.stein@comcast.net

Additional Owner List

Owner: 542 Allston Rental LP

Owner Address: 616 Rutland St Houston, TX 77007
(Street) (City) (State) (Zip)

Name of Contact: Joseph Tomczak

Title: 542 Allston Rental LP – Owner

Organization: 542 Allston Rental LP

Phone No.: 832-516-6060 Fax No.: _____

Email: joe@abbcott.com

ITEM	COH Use
Executive Summary	
<p>1. Provide a legal description of the boundaries of the designated property, including metes and bounds, and a copy of the deed for the property. <u>A professional surveyor currently registered with the Texas Board of Professional Surveying must certify that all property descriptions with metes and bounds are accurate.</u></p> <p style="text-align: center;"><u>Label “Appendix A”</u></p>	
<p>2. A description of the current use, and, to the extent known, the anticipated uses, of the designated property and properties within 500 feet of the boundary of the designated property.</p> <p style="text-align: center;"><u>Label “Appendix B”</u></p>	
<p>3. A site map showing:</p> <ul style="list-style-type: none"> a. The location of the designated property. b. The topography of the designated property as indicated on publicly available sources, which must note the watershed <u>including the nearest surface water body</u> and whether the designated property is located in a floodplain or floodway, as those terms are defined in Chapter 19 of the Code of Ordinances. c. The detected area of groundwater contamination. d. The location of all soil sampling locations and all groundwater monitoring wells. e. Groundwater gradients, to the extent known, and direction of groundwater flow. f. The ingestion protective concentration level exceedance zone for each contaminant of concern, to the extent known. g. Depth to groundwater for each affected zone. <p style="text-align: center;"><u>Label “Appendix C”</u></p>	
<p>4. Provide for each contaminant of concern within the designated groundwater:</p> <ul style="list-style-type: none"> a. A description of the ingestion protective concentration level exceedance zone and the non-ingestion protective concentration level exceedance zone, including a specification of the horizontal area and the minimum and maximum depth below ground surface. b. The level of contamination, the ingestion protective concentration level, and the non-ingestion protective concentration level, all expressed as mg/L units. c. Its basic geochemical properties (e.g., whether the contaminant of concern migrates with groundwater, floats or is soluble in water). <p style="text-align: center;"><u>Label “Appendix D”</u></p>	

ITEM	COH Use
<p>5. A table displaying the following information for each contaminant of concern, to the extent known:</p> <ul style="list-style-type: none"> a. The maximum concentration level for soil and groundwater, the ingestion protective concentration level, and the non-ingestion protective concentration level, all expressed as mg/L units. b. The critical protective concentration level without the municipal setting designation, highlighting any exceedances. <p style="text-align: center;"><u>Label "Appendix E"</u></p>	
<p>6. If the plume extends beyond the limits of property owners listed in this application, list the owners of the additional property beneath which the plume(s) extend(s), and a summary of interactions with those property owners about the plume(s) and this MSD application. Please Note: You are not required under this item to notify affected property owners, only to provide a summary of who affected property owners are, and if there have been any communications. "No contact" can be an acceptable answer.</p> <p style="text-align: center;"><u>Label "Appendix F"</u></p>	
<p>7. A statement as to whether the source of the plume has been removed, the plume of contamination is stable (i.e. no change), or contracting, and the plume is delineated, <u>with the basis for that statement</u>. Please include historical sampling data.</p> <p style="text-align: center;"><u>Label "Appendix G"</u></p>	
<p>8. A statement as to whether contamination on and off the designated property <u>without</u> a municipal setting designation <u>will exceed</u> a residential assessment level as defined in the Texas Risk Reduction Program or analogous residential level set by EPA, if known, and the basis for that statement.</p> <p style="text-align: center;"><u>Label "Appendix H"</u></p>	
<p>9. A statement as to whether contamination on and off the designated property <u>with</u> a municipal setting designation <u>will exceed</u> a residential assessment level as defined in the Texas Risk Reduction Program or analogous residential level set by EPA, if known, and the basis for that statement.</p> <p style="text-align: center;"><u>Label "Appendix I"</u></p>	
<p>10. Identification of the points of origin of the contamination, to the extent known. <u>Please list the Potentially Responsible Party (PRP), if unknown, state unknown.</u> (applications without the PRP listed will be deemed incomplete).</p> <p style="text-align: center;"><u>Label "Appendix J"</u></p>	

ITEM	COH Use
<p>11. Environmental regulatory actions, litigation, and plume identification.</p> <ul style="list-style-type: none"> a. A description of any environmental regulatory actions that have been taken within the past five years in connection with the designated property, to the extent known. b. A description of any litigation that has taken place within the past five years in connection with the designated property, to the extent known. c. A statement as to whether there are any other remediation activities by the applicant, or any other party or agency, which are not listed in the application. d. A statement as to which contamination plume and groundwater zone the applicant is including in the MSD. <p style="text-align: center;"><u>Label “Appendix K”</u></p>	
<p>12. A listing of all existing state or EPA registrations, permits, and identification numbers that applies to the designated property.</p> <p style="text-align: center;"><u>Label “Appendix L”</u></p>	
<p>13. Provide evidence that the designated property is currently or has previously been under the oversight of the TCEQ or the United States Environmental Protection Agency, as required by the Texas Health & Safety Code §361.8065©(2)(A), and a description of the status of the designated property in the program (the program application number is sufficient evidence). Also, include the state or federal cleanup project manager’s name.</p> <p style="text-align: center;"><u>Label “Appendix M”</u></p>	
<p>14. A summary of any environmental site assessment reports filed with TCEQ regarding any site investigations or response actions that are planned, ongoing or completed related to the designated property.</p> <p style="text-align: center;"><u>Label “Appendix N”</u></p>	
<p>15. A statement as to whether any public drinking water supply system exists that satisfies the requirements of Chapter 341 of the Texas Health and Safety Code and that supplies or is capable of supplying drinking water to the designated property and property within one-half mile of the designated property and the identity of each supply system.</p> <p style="text-align: center;"><u>Label “Appendix O”</u></p>	

ITEM	COH Use
<p>16. The name and address of each owner or operator of a water well registered or permitted by the state or the Houston-Galveston Subsidence District that is located within five miles of the boundary of the designated property, along with a map showing the location of each well and, to the extent known, a notation of whether each well is used for potable water. Well logs <u>must</u> be included in the electronic copy of the application, but should not be included in the hard copies. (An accompanying electronic excel file with mailing information should be included with your application.)</p> <p style="text-align: center;"><u>Label “Appendix P”</u></p>	
<p>17. The name and address of each retail public utility, as defined in section 13.002 of the Texas Water Code, that owns or operates a groundwater supply well within five miles of the boundary of the designated property.</p> <p style="text-align: center;"><u>Label “Appendix Q”</u></p>	
<p>18. A listing of each municipality, other than the city of Houston, with a corporate limit within one-half mile of the boundary of the designated property.</p> <p style="text-align: center;"><u>Label “Appendix R”</u></p>	
<p>19. A listing of each municipality, other than the city of Houston, that owns or operates a groundwater supply well within five miles of the boundary of the designated property.</p> <p style="text-align: center;"><u>Label “Appendix S”</u></p>	
<p>20. A listing of owners of real property within 2,500 ft. of the boundary of the designated property as indicated by the most recent appraisal district records. Please note: This requirement may include real property outside the City of Houston. Be sure to include ALL properties in the 2,500 ft. boundary. (An accompanying electronic excel file with mailing information should be included with your application.)</p> <p style="text-align: center;"><u>Label “Appendix T”</u></p>	
<p>Form U-2012-01 signed and sealed by a licensed professional engineer or licensed professional geoscientist authorized to practice in the State of Texas with expertise in environmental remediation. (Form U-2012-01 can be found at www.houstonmsd.org under the “Forms” section on the homepage. Signing and sealing Form U-2012-01 certifies:</p> <ul style="list-style-type: none"> a. The contaminants of concern from sources on the designated property or migrating from or through the designated property more likely than not [do exceed] OR [do not exceed] a non-ingestion protective concentration level on property beyond the boundaries of the designated property. (select the appropriate statement) b. All requirements of Section 47-762 of the Houston Code of Ordinances have been met, including demonstration that the groundwater contamination plume has been fully delineated and is stable or contracting in size <p style="text-align: center;"><u>Label “Appendix U”</u></p>	

ITEM	COH Use
<p>21. If the licensed professional engineer or licensed professional geoscientist determines that contaminants of concern from sources on the designated property are migrating from or through the designated property more likely than not do exceed a non-ingestion protective concentration level on property beyond the boundary of the designated property, then the applicant must:</p> <ul style="list-style-type: none"> a. Specify the name and address of the owner of each property. b. Send a copy of the application to the owner of the property with the notice of the public meeting. c. Provide documentation that the designated property has been included in a state or federal program that requires that the entire non-ingestion protective concentration level exceedance zone be addressed to the satisfaction of the agency administering the program, along with documentation of the estimated time period in which it is to be addressed. An example of such a program is the Texas Voluntary Cleanup Program (section 361.501 of the Texas Health and Safety Code, as may be amended from time to time). d. Provide documentation upon completion of the state or federal program showing that the non-ingestion protective concentration level exceedances have been addressed to the satisfaction of the agency administering the program. <p style="text-align: center;"><u>Label “Appendix V”</u></p>	
<p>22. Form W-2012-01 certified/signed by the applicant and any authorized representatives of the applicant(s) listed in the application. (Form W-2012-01 is attached to the end of this application and can also be found at www.houstonmsd.org under the “Forms” section on the homepage.)</p> <p style="text-align: center;"><u>Label “Appendix W”</u></p>	
<p>23. Form X-2012-01 signed by the property owner or authorized agent (if an authorized agent, you must provide the legal authorization instrument). (Form X-2012-01 is attached to the end of this application and can also be found at www.houstonmsd.org under the “Forms” section on the homepage.)</p> <p style="text-align: center;"><u>Label “Appendix X”</u></p>	
<p>24. A CD (or other devise) containing the pdf file of the application, Excel spreadsheet of water well owners and property owners for mailing notices, and the pdf file of the well log report.</p> <p style="text-align: center;"><u>Label “Appendix Y”</u></p>	

EXECUTIVE SUMMARY

SQ Environmental, LLC (SQE) has prepared this revised Municipal Settings Designation (MSD) application on behalf of Hindsight Investments LLC, and 542 Allston Rental LP for the properties totaling 3.1271 acres located at 6525 Goforth Street (St), 6505 Foster St, and 0 Foster St in Houston, Harris County, Texas along with the surrounding City of Houston right-of-ways (subject property). For the purposes of this report “subject property” and “designated property” are synonymous and refer collectively to the three aforementioned real property addresses. Additionally, when describing the subject property, the “western tract” refers to the property located at 6525 Goforth St and “eastern tract” refers to the properties located at 6505 Foster St and 0 Foster St. The property layout is provided below:



The properties outlined in yellow are the three parcels owned by Hindsight Investments LLC, and 542 Allston Rental LP and represent the property that is in the Texas Commission on Environmental Quality (TCEQ) Voluntary Cleanup Program (VCP) which totals 1.7850 acres. The teal outline shows the designated property for the MSD and includes the adjacent City of Houston right-of-ways and totals 3.1271 acres.

The designated property is located approximately 1.6 miles east of the intersection of Interstate 610 (I-610) and Highway (Hwy) 288, and is approximately 1.2 miles south of Brays Bayou, which generally runs east-west. The designated property is located within the Greater Old Spanish Trail South Union neighborhood, approximately 4.5 miles south of downtown Houston. As shown on Figure B.1 of Appendix B, the surrounding properties to the north, south, and west are primarily residential. Commercial operations are present adjacent east and to the northeast and northwest.

No municipalities, other than the City of Houston, have corporate limits within one-half mile of the boundary of the designated property. Public drinking water is currently available to the properties located within one-half

mile radius surrounding the designated property by the City of Houston public water supply system. No domestic or commercial water wells were identified within 500-feet of the designated property.

As mentioned, the privately-owned portions of the designated property are currently participating in the TCEQ VCP and have been assigned VCP ID No. 3207. The property was accepted into the VCP on 24 February 2022 after identification of chlorinated solvent constituents in soil and groundwater, and to a lesser extent petroleum related compounds, associated with historical operations.

An MSD application package regarding the subject property was originally submitted to the City of Houston on 24 March 2023 and was assigned MSD Application No 2023-166-GSP. In a letter dated 18 January 2024, the City of Houston deemed MSD Application No 2023-166-GSP “administratively complete, containing all required information.” The MSD application was reviewed for technical program compliance, and a revised MSD Application package was requested by the COH in an email dated 8 March 2024. The report documented herein addresses the requests made by the City of Houston.

Background and Purpose

Elevated levels of the following chlorinated solvent constituents have been found in the soil and groundwater beneath the subject property:

- Surface soil (<15 feet below ground surface [ft bgs]) - Trichloroethene (TCE) and its degradation products (cis-1,2-dichloroethene [cis-1,2-DCE] and vinyl chloride [VC]);
- Subsurface soil (>15 ft bgs) - TCE, cis-1,2-DCE, VC and 1,1-dichloroethene (1,1-DCE); and
- Groundwater - TCE, cis-1,2-DCE, VC, 1,1-DCE, tetrachloroethene (PCE), 1,1,2-trichloroethane (1,1,2-TCA), toluene and the total petroleum hydrocarbon (TPH) carbon chain C6 through C12.

As is discussed below, the majority of the contamination beneath the subject property appears to have originated from a historical machine shop or similar historical activities on the adjacent east off-site property. Contribution by the subject property has not been ruled out, but based on the available information, any such contribution appears to be minor in comparison to the impacts from the off-site property.

Potential exposure pathways for soil that were considered were ingestion of the soil ($^{GW}Soil_{ing}$), direct contact with the soil ($^{Tot}Soil_{comb}$), and inhalation of vapors from the soil ($^{Air}Soil_{inh-v}$). Potential exposure pathways for groundwater that were considered were ingestion of the groundwater ($^{GW}GW_{ing}$), and inhalation of vapors from the groundwater ($^{Air}GW_{inh-v}$) assuming a 30-acre source area.

Upon approval of this revised MSD application by the City of Houston and certification by the TCEQ, the chlorinated solvent constituents that exceed the protective concentration levels (PCLs) in surface, and subsurface soil are: TCE and cis-1,2-DCE, and TCE, respectively. However, all surface and subsurface soil PCL exceedances with chemicals potentially originating from the subject property are confined to the designated property once the MSD is in place. The chlorinated solvent constituents that exceed the PCLs in groundwater are TCE and VC. However, the only chemical of concern (COC) that extends off of the designated property is TCE which is the locus of this MSD application.

The results of the testing that has been performed indicate that TCE has been released from two locations; one primary release which appears to have originated on the property to the east of the subject property and to a lesser extent, one on the subject property from the historical operation of the vapor degreaser. The property to the east of the subject property is identified in historical records as a machine shop and a manufacturer of industrial and commercial machinery and equipment. Based on available records, activities

on this adjacent property with potential to have released chlorinated solvents began around 1980 and appear to have ended as late as 2017.

A TCE vapor degreaser, associated with the former tenant Pipe Seal and Insulators (PSI), Inc. located on the subject property (at 6525 Goforth St), was identified on the western tract from the 1960s through at least 2017. Based on available records, operation of the vapor degreaser on the subject property appears to have ended when the former tenant vacated the 6525 Goforth St tenant space in 2017. While it does appear that there has been some release from the historical vapor degreaser, based on soil samples around and beneath the degreaser, releases appear to be fairly minor.

Based on the sampling completed to date, two groundwater bearing units (GWBU) have been identified beneath the subject property. An upper GWBU (i.e., shallow groundwater) affected with TCE, appears to be migrating onto the property from the east. A lower GWBU (i.e., deeper groundwater) affected with TCE appears to be migrating off of the property to the west. While there are impacts to the shallow groundwater from the eastern property boundary, and deeper groundwater beneath the subject property and off-site to the west, it is unclear with the current information whether this is one plume originating from the off-site eastern property, and migrating into deeper GWBU's, or whether there are contributions from on-site sources. Based on the data collected from offsite monitoring well MW-09, TCE in groundwater does appear to extend offsite beneath portions of one residential property in excess of the critical PCLs.

The areal extent of the affected groundwater beneath the subject property is shown on Figure C.4 of Appendix C and is portrayed as one continuous plume. The groundwater gradient of the upper and lower GWBU's, as well as direction of groundwater flow from northeast to southwest are shown on Figure C.5 of Appendix C.

The purpose of the MSD is to restrict use of the affected groundwater within the designated property as well as offsite parcels within the affected groundwater zones. This will allow closure through the TCEQ VCP and beneficial reuse of the subject property.

Figure C.1 of Appendix C illustrates the location of the designated property.

Summary of Current Conditions

SQE collected 33 total soil samples (12 surface and 21 subsurface) from the subject property as part of the designated property investigation activities. Eight soil borings were converted to permanent monitoring wells on the designated property (monitoring wells MW-01, MW-02, MW-03, MW-04, MW-05, MW-06, MW-10, and MW-11). One offsite soil boring, located upgradient of the TCE plume, was converted to a permanent groundwater monitoring well (MW-07R) and two offsite soil borings, located downgradient of the TCE plume, were converted to permanent monitoring wells (MW-08 and MW-09). Periodic sampling from the groundwater monitoring well network has occurred from September 2021 through March 2024. Based on field groundwater elevation measurements, there appear to be two GWBU's beneath the designated property. TCE affected groundwater is present both in the upper GWBU and the lower GWBU on the eastern (upgradient) property boundary. Groundwater appears to be migrating beneath the subject property and off-site to the west in the lower GWBU.

Tables C.1 in Appendix C provides cumulative groundwater analytical data, Figure C-4 of Appendix C shows the extent of the TCE in groundwater, and Figure C.5 of Appendix C illustrates the direction of groundwater flow beneath the designated property. Since sampling began in 2021, the direction of groundwater flow of the upper GWBU has been roughly northeast to southwest. Similarly, the direction of groundwater flow of the lower GWBU has been approximately west to southwest. Tables E.4 and Table E.5 provide the surface and subsurface soil analytical results, respectively, and Figures E.1 and E.2 illustrate the extent of the chlorinated solvent constituents in surface and subsurface soil, respectively.

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APPENDIX A

Provide a legal description of the boundaries of the designated property, including metes and bounds, and a copy of the deed for the property. A professional surveyor currently registered with the Texas Board of Professional Surveying must certify that all property descriptions with metes and bounds are accurate.

A deed for the three parcels is included in Appendix A along with a survey which is dated 15 August 2021, and includes both a plat map and metes and bounds for the three parcels. A figure showing the approximate boundaries of the 3.1271-acre designated property for the MSD is also included. The metes and bounds for the 3.1271-acre designated property was completed on 14 March 2023 and is sealed by Daniel Villa, Jr, a Texas-registered Professional Land Surveyor.

NOTICE OF CONFIDENTIALITY RIGHTS: IF YOU ARE A NATURAL PERSON, YOU MAY REMOVE OR STRIKE ANY OR ALL OF THE FOLLOWING INFORMATION FROM ANY INSTRUMENT THAT TRANSFERS AN INTEREST IN REAL PROPERTY BEFORE IT IS FILED FOR RECORD IN THE PUBLIC RECORDS: YOUR SOCIAL SECURITY NUMBER OR YOUR DRIVER'S LICENSE NUMBER.

Warranty Deed with Vendor's Lien

Date: February 1, 2022

Grantor: DPDD, LLC, a Texas limited liability company

Grantor's Mailing Address:

2188 SPICER COVE
MEMPHIS, TN. 38134

Grantee: Hindsight Investments, LLC, as to an undivided 40% interest; 4-6-6-4 Challenger, LLC, as to an undivided 20% interest; and 542 Allston Rental, LP, as to an undivided 40% interest

Grantee's Mailing Address:

Hindsight Investments, LLC
1022 Shorewood Drive
Seabrook, Texas 77586

4-6-6-4 Challenger, LLC
80 Stone Hinge Drive
Fairview, Texas 75069

542 Allston Rental, LP
P.O. Box 70846
Houston, Texas 77270

Consideration:

Cash of \$10.00 and a note executed by Grantee and payable to the order of Jeannette Holliday, Trustee, or her successors in trust, of The Jeannette Holliday Family Trust in the principal amount of ONE MILLION TWO HUNDRED NINETY THOUSAND AND NO/100 DOLLARS (\$1,290,000.00). The note is secured by a first and superior vendor's lien and superior title retained in this deed in favor of Jeannette Holliday, Trustee, or her successors in trust, of The Jeannette Holliday Family Trust and by a first-lien deed of trust from Grantee to Rodney Hubbard, trustee.

RP-2022-76768

Warranty Deed with Vendor's Lien

Property (including any improvements):

TRACT I

Being all of unrestricted reserve "A" - Block 1 of PSI, Inc. an Subdivision in Harris County, Texas, recorded under Film Code No. 457078, Harris County Map Records.

TRACT II

Being Lots 12, 13 & 14, Block 33, Belmont Addition Number Two, an Subdivision in Harris County, Texas, recorded under Volume 572, Page 437, Harris County Deed Records of Harris County, Texas.

TRACT III

Being a 0.9899 acre tract of land consisting of all of Lots 3, 4, 5, 6, 12, 13 & 14, and being a portion of Lots 11, Block 34 of Belmont Addition Number Two, an Subdivision in Harris County, Texas, recorded under Volume 572, Page 437, Harris County Deed Records of Harris County, Texas, and Lot 1, Block 6, of the Replat of Foster Place Addition, Blocks 1-8, recorded under Volume 725, Page 229, of the Harris County Deed Records:

Beginning at a 5/8-inch iron rod with cap set, in the westerly right-of-way line of Foster Street (55.50' wide) marking the northeasterly corner of said Lot 3, Block 34, said rod also marking the northeasterly corner of the herein described tract of land;

Thence - South 17°45'26" West, along the westerly right-of-way line of said Foster St. for a distance of 200.00 feet to a 1" iron pipe found, marking the southeasterly corner of said Lot 6, Block 34, and the northeasterly corner of Lot 4, Block 6 of said Foster Place, said pipe also marking the southeasterly corner of the herein described tract of land;

Thence - North 72°14'34" West, along the north line of said Foster Place, Block 6, for a distance of 100.00 feet, to a 5/8-inch iron rod with cap set marking the northwesterly corner of Lot 3 of said Foster Place, said rod also marking an angle point in the herein described tract;

Thence - North 17°45'26" East, along the common Lot lines of Lots 11 and 6, Block 34 of said Belmont - Sec. 2, for a distance of 28.20 feet to a 5/8-inch iron rod with cap set, marking an interior corner of the herein described tract;

Thence - North 72°28'40" West, over and across said Lot 11, for a distance of 50.00 feet to a 5/8-inch iron rod with cap set, marking an interior corner of the herein described tract;

Thence - South 17°45'26" West, for a distance of 118.56 feet (called 120.00 feet) to a 5/8-inch iron rod found in the Northeasterly right-of-way line of Hull Street (60' wide), marking the southwesterly corner of Lot 2, Block 6 of said Foster Place, said rod also marking the Southeasterly corner of said Lot 6 and the herein described tract;

RP-2022-76768

Warranty Deed with Vendor's Lien

Thence - North 72°14'34" West, along the Northeasterly right-of-way line of said Hull Street, for a distance of 50.00 feet to a point, at the intersection of said Hull Street and the Easterly line of Goforth Street (55.5' wide), at said point a 5/8-inch iron rod found bears S07°31'E-0.52' from the southwesterly corner of the herein described tract;

Thence - North 17°45'26" East, along the easterly line of said Goforth Street for a distance of 290.57 feet (called 292.21 feet) to a 5/8-inch iron rod with cap set, marking the Northwesterly corner of Lot 14 and the herein described tract;

Thence - South 72°45'26" East, at a distance of 2.25' passing a 5/8-inch iron rod with cap set marking the southwesterly corner of Unrestricted Reserve "A" of PSI, Inc. Subdivision, recorded under Film Code Number 457078, H.C.M.R., continuing for a total distance of 200.00 feet to the Point of Beginning of the herein described tract consisting of 43,124 sq. ft. 10.9899 ac.

Reservations from Conveyance: None

Exceptions to Conveyance and Warranty:

All valid easements, restrictions, covenants, mineral reservations and maintenance fund liens, if any, applicable to the above described property as shown by the records of the county clerk of the county in which said real property is located; taxes for the current year, the payment of which Grantee assumes; and all zoning laws, regulations and ordinances of municipal and other governmental authority, if any, affecting the property.

Grantor, for the Consideration and subject to the Reservations from Conveyance and the Exceptions to Conveyance and Warranty, grants, sells, and conveys to Grantee the Property, together with all and singular the rights and appurtenances thereto in any way belonging, to have and to hold it to Grantee and Grantee's heirs, successors, and assigns forever. Grantor binds Grantor and Grantor's heirs and successors to warrant and forever defend all and singular the Property to Grantee and Grantee's heirs, successors, and assigns against every person whomsoever lawfully claiming or to claim the same or any part thereof, except as to the Reservations from Conveyance and the Exceptions to Conveyance and Warranty.

The vendor's lien against and superior title to the Property are retained until each note described is fully paid according to its terms, at which time this deed will become absolute.

Jeannette Holliday, Trustee, or her successors in trust, of The Jeannette Holliday Family Trust, at Grantee's request, has paid in cash to Grantor that portion of the purchase price of the Property that is evidenced by the note. The first and superior vendor's lien against and superior title to the Property are retained for the benefit of Jeannette Holliday, Trustee, or her successors in trust, of The Jeannette Holliday Family Trust and are transferred to Jeannette Holliday, Trustee, or her successors in trust, of The Jeannette Holliday Family Trust without recourse against Grantor.

When the context requires, singular nouns and pronouns include the plural.

RP-2022-76768

Warranty Deed with Vendor's Lien

DPDD, LLC, a Texas limited liability company

Dennis K. Hope
Signature
Name: DENNIS K. HOPE
Title: PARTNER

STATE OF TEXAS *Shelby*
COUNTY OF *Shelby*

This instrument was acknowledged before me on *February 1, 2022*, 2022, by *Dennis K. Hope*, as the _____ of DPDD, LLC, a Texas limited liability company, on its behalf and for the purposes stated herein.

Karen A. Johnson
Notary Public, State of Texas → *Karen A. Johnson*

AFTER RECORDING RETURN TO:
Hindsight Investments, LLC
1022 Shorewood Drive
Seabrook, Texas 77586



RP-2022-76768

RP-2022-76768
Pages 5
02/11/2022 10:30 AM
e-Filed & e-Recorded in the
Official Public Records of
HARRIS COUNTY
TENESHIA HUDSPETH
COUNTY CLERK
Fees \$30.00

RECORDERS MEMORANDUM

This instrument was received and recorded electronically and any blackouts, additions or changes were present at the time the instrument was filed and recorded.

Any provision herein which restricts the sale, rental, or use of the described real property because of color or race is invalid and unenforceable under federal law.

THE STATE OF TEXAS
COUNTY OF HARRIS

I hereby certify that this instrument was FILED in File Number Sequence on the date and at the time stamped hereon by me; and was duly RECORDED in the Official Public Records of Real Property of Harris County, Texas.



Teneshia Hudspeth
COUNTY CLERK
HARRIS COUNTY, TEXAS

RP-2022-76768



2417 NORTH FREEWAY
HOUSTON, TX 77009
713-864-2400
www.primetexasurveys.com
Firm No. 101330003

JOB NO: 210943
DATE: AUGUST 12, 2021

LEGEND
(CM) - CONTROLLING MONUMENT
(BC) - BLOCK CORNER
P.O.C. - POINT OF COMMENCEMENT
P.O.B. - POINT OF BEGINNING
R.O.W. - RIGHT OF WAY
C.C.F. - COUNTY CLERK FILE
U.E. - UTILITY EASEMENT
A.E. - AERIAL EASEMENT
S.S.E. - SANITARY SEWER EASEMENT
W.L.E. - WATER LINE EASEMENT
G.A.E. - GUY ANCHOR EASEMENT
B.L. - BUILDING LINE
C.O.V.D. - COVERED
G.M. - GAS METER
M. - MANHOLE
S.M. - SAMPLE WELL
P.P. - POWER POLE
F.H. - FIRE HYDRANT
W.W. - WATER VALVE
W.M. - WATER METER

ADDRESS : 6525 GOFORTH ST.
#6505 FOSTER ST.
HOUSTON, TEXAS 77021

CLIENT : DPDD, LLC

TITLE CO : FIDELITY TITLE CO.

GF NO : 671 3001521

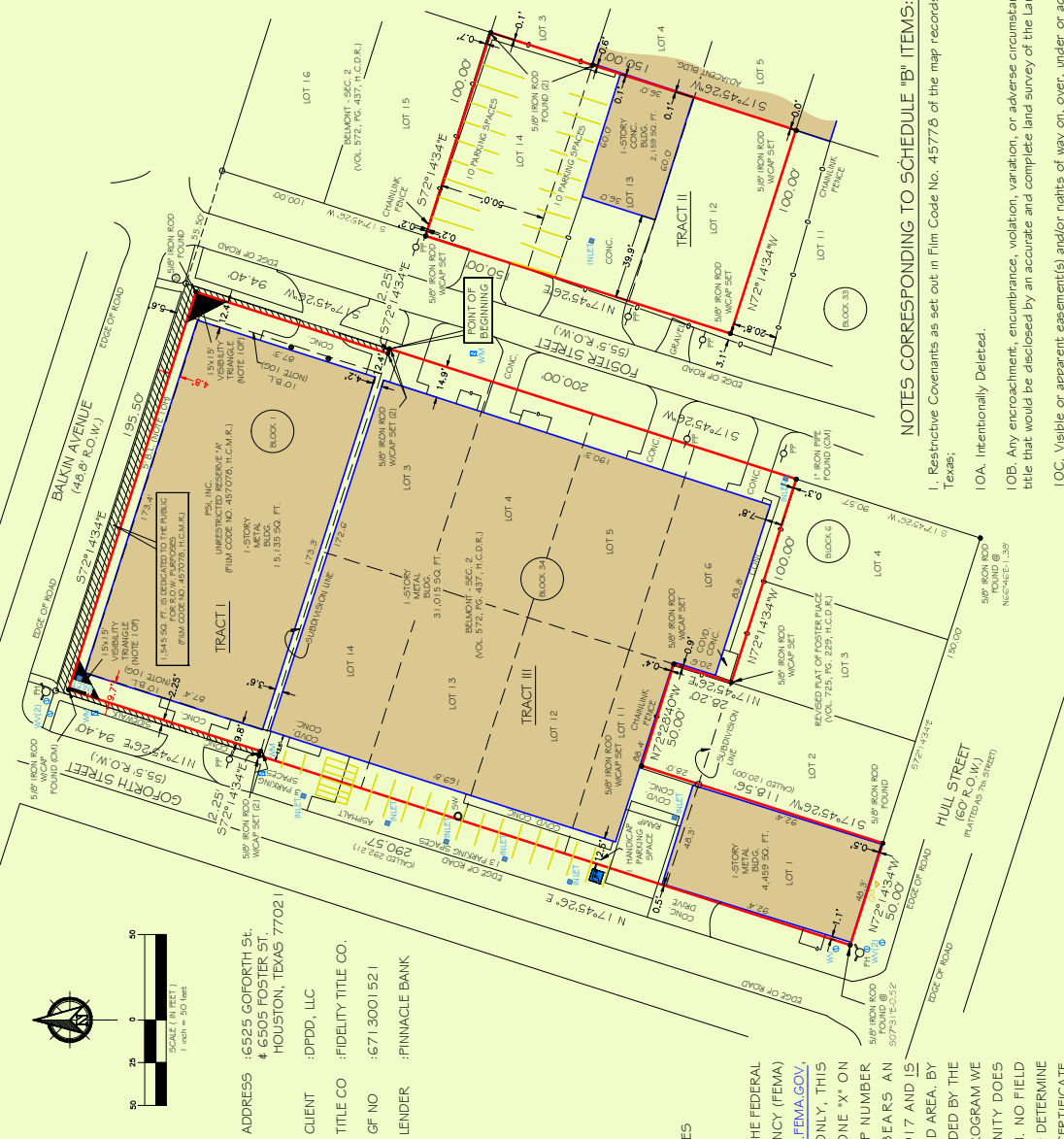
LENDER : PINNACLE BANK

PARKING TABLE:
36 REGULAR PARKING SPACES
1 HANDICAPPED PARKING SPACES
= 37 TOTAL PARKING SPACES

FLOOD NOTE:
BASED ON MAPS PROVIDED BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY (FEMA) AVAILABLE ONLINE AT [WWW.MSC.FEMA.GOV](http://www.msc.fema.gov), AND BY GRAPHIC PLOTTING ONLY, THIS PROPERTY IS LOCATED IN ZONE "X" ON FLOOD INSURANCE RATE MAP NUMBER 48201C0860M, WHICH BEARS AN EFFECTIVE DATE OF 01-06-2017 AND IS NOT IN A SPECIAL FLOOD HAZARD AREA. BY REVIEWING FLOOD MAPS PROVIDED BY THE NATIONAL FLOOD INSURANCE PROGRAM WE HAVE LEARNED THIS COMMUNITY DOES PARTICIPATE IN THE PROGRAM. NO FIELD SURVEYING WAS PERFORMED TO DETERMINE THIS ZONE AND AN ELEVATION CERTIFICATE MAY BE NEEDED TO VERIFY THE ACCURACY OF THE MAP'S AND/OR TO APPLY FOR A VARIANCE FROM THE FEDERAL EMERGENCY MANAGEMENT AGENCY.

GENERAL NOTES:
1) Bearings shown are based on the found monuments shown and are based on nade83 horizontal datum projection zone Texas south central 4204.
2) No zoning ordinance for all properties inside the City of Houston.
3) Property has direct access to Hull St., Foster St. and Goforth Street, all are dedicated public right-of-ways.
4) The legal description does form a mathematically closed figure with no gaps, goes or overlaps.
5) There was no evidence of earth moving work, building construction or building additions.
6) There are no proposed changes in street right-of-way lines. There was no observed evidence of recent street or sidewalk construction or repairs.

TRACT I AREA = 18,455 SQ. FT./0.4237 AC.
TRACT II AREA = 15,000 SQ. FT./0.3443 AC.
TRACT III AREA = 43,124 SQ. FT./0.9899 AC.
TOTAL LAND AREA = 76,579 SQ. FT./1.7500 AC.



LEGAL DESCRIPTION:
A TOTAL AREA OF 76,579 SQ. FT. - 1.7500 ACRE TRACT OF LAND BEING ALL OF THE 3 TRACTS LISTED BELOW...

TRACT I

Being all of unrestricted reserve "A" - Block 1 of P51, Inc. an Subdivision in Harris County, Texas, Recorded under Film Code No. 457078, Harris County Map Records.

TRACT II

Being Lots 12, 13 & 14, Block 33, Belmont Addition Number Two, an Subdivision in Harris County, Texas, Recorded under Volume 572, Page 437, Harris County Deed Records of Harris County, Texas.

TRACT III

Being a 0.9899 acre tract of land consisting of all of Lots 3, 4, 5, 6, 12, 13 & 14, and being a portion of Lots 11, Block 34 of Belmont Addition Number Two, an Subdivision in Harris County, Texas, Recorded under Volume 572, Page 437, Harris County Deed Records of Harris County, Texas, and Lot 1, Block 6, of the Replat of Foster-Place Addition, Blocks 1-8, recorded under Volume 725, Page 229, of the Harris County Deed records.

Beginning at a 5/8-inch iron rod with cap set, in the westerly right-of-way line of Foster Street (85.50' wide) marking the northeasterly corner of the herein described tract of land;

Thence - South 17°45'26" West, along the westerly right-of-way line of said Foster St. for a distance of 200.00 feet to a 1" iron pipe found, marking the southeasterly corner of said Lot 6, Block 34, and the northeasterly corner of Lot 4, Block 6 of said Foster-Place, said pipe also marking the southeasterly corner of the herein described tract of land;

Thence - North 72°14'34" West, along the north line of said Foster-Place, Block 6, for a distance of 100.00 feet to a 3/8-inch iron rod with cap set, marking an angle point in the herein described tract;

Thence - North 17°45'26" East, along the corner lot lines of Lots 11 and 6, Block 34 of said Belmont Addition 2, for a distance of 28.20 feet to a 5/8-inch iron rod with cap set, marking an interior corner of the herein described tract;

Thence - North 72°20'40" West, over and across said Lot 11, for a distance of 50.00 feet to a 5/8-inch iron rod with cap set, marking an interior corner of the herein described tract;

Thence - South 17°45'26" West, for a distance of 118.56 feet (called 120.00 feet) to a 5/8-inch iron rod found in the Northeasterly corner of Lot 2, Block 6 of said Foster Place, said rod also marking the Southeasterly corner of said Lot 6 and the herein described tract;

Thence - North 72°14'34" West, along the Northeasterly right-of-way line of said Hull Street, for a distance of 50.00 feet to a point, at the intersection of said Hull Street and the Easterly line of Goforth Street (85.5' wide), at said point a 5/8-inch iron rod found bears 507°31'E-0.52' from the southeasterly corner of the herein described tract;

Thence - North 17°45'26" East, along the easterly line of said Goforth Street for a distance of 290.57 feet (called 292.21 feet) to a 5/8-inch iron rod with cap set, marking the Northeasterly corner of Lot 14 and the herein described tract;

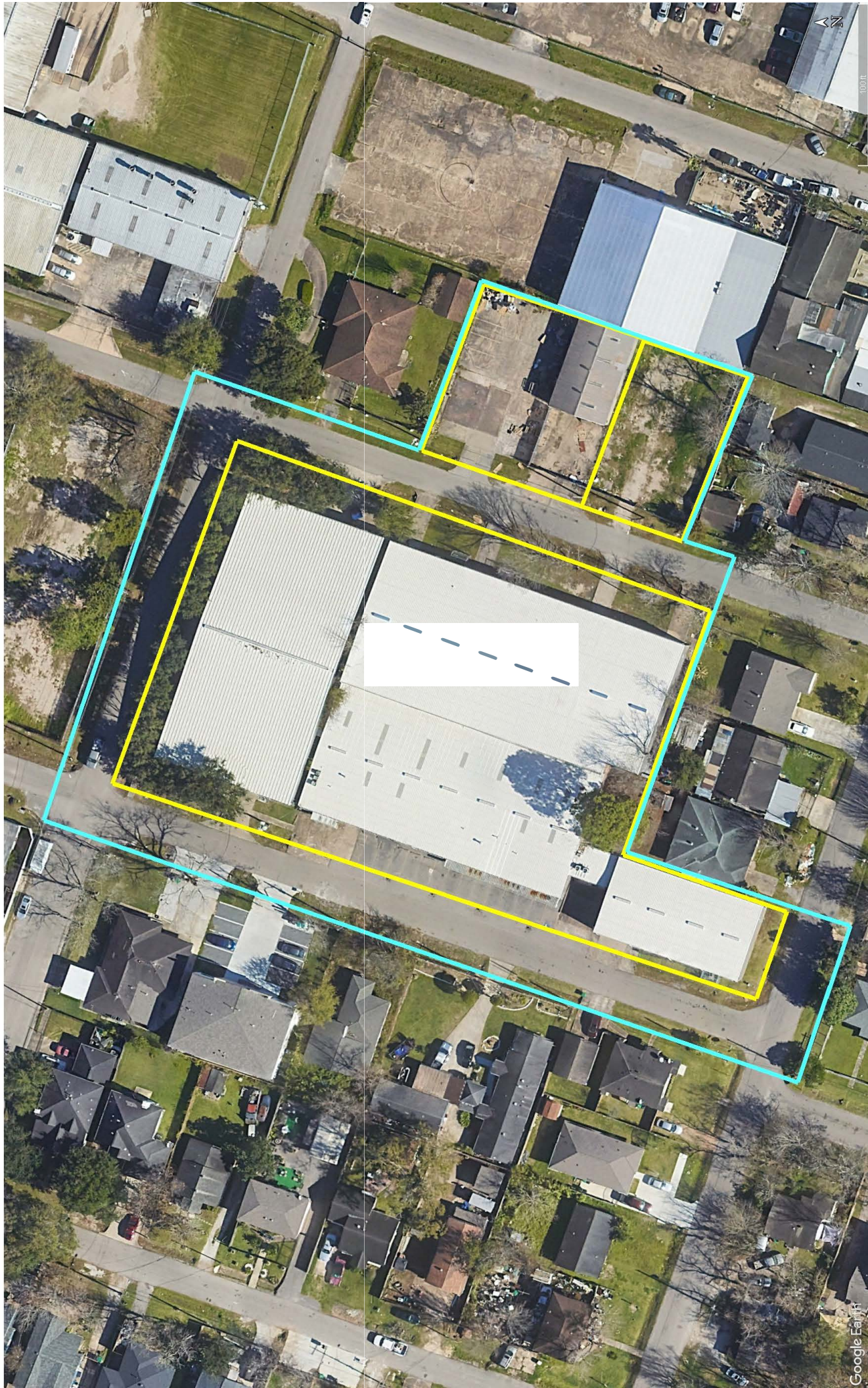
Thence - South 72°45'26" East, at a distance of 2.25' passing a 5/8-inch iron rod with cap set marking the southeasterly corner of Unrestricted Reserve "A" of P51, Inc. Subdivision, recorded under Film Code Number 457078, H.C.M.R., continuing for a total distance of 200.00 feet to the point of beginning of the herein described tract consisting of 43,124 sq. ft./0.9899 ac.

The above described tract is the same as described in the title commitment issued by Fidelity National Title Company, GF Number 671 3001521, effective August 03, 2017.



NOTES CORRESPONDING TO SCHEDULE "B" ITEMS:

1. Restrictive Covenants as set out in Film Code No. 45778 of the map records of Harris County, Texas;
- 10A. Intentionally Deleted.
- 10B. Any encroachment, encumbrance, violation, variation, or adverse circumstance affecting the title that would be disclosed by an accurate and complete land survey of the Land.
- 10C. Visible or apparent easement(s) and/or rights of way on, over, under or across the Land.
- 10D. Any portion of the Land located within the boundaries of any roadway or highway.
- 10E. Rights of tenants in possession, as tenants only, under unrecorded lease agreements.
- 10F. Easement(s) for the purpose(s) shown and rights incidental thereto as delineated or as offered for dedication, on the map of said tract plat recorded at Film Code No. 457078 of the Map Records of Harris County, Texas. (Tract I) Purpose: 15X15' visibility triangle along the most northerly and easterly corners.
- 10G. A building set-back line, as disclosed by said map/plat recorded at Film Code No. 457078 of the Map Records of Harris County, Texas. (Tract I) Affects: 10' wide along the southeasterly and northwesterly property lines.
- 10H. A building set-back line, as disclosed by said map/plat recorded at Film Code No. 457078 of the Map Records of Harris County, Texas. (Tract I) Affects: 5' wide along the northeasterly property line.
- 10I. Not of surveying nature.
- 10J. Intentionally Deleted.



Designated Property Boundary (approximate)

VCP 3207 Property Boundary (approximate)

MSD METES AND BOUNDS 3.1271 ACRES

Being an area containing 3.1271 acres (136,215 square feet) of land, more or less, and being comprised of:

- all of Unrestricted Reserve "A", Block 1, of PSI Inc. as recorded under Film Code 457078, Harris County Map Records,
- Lots 12, 13, and 14, Block 33, Belmont Addition Number Two, as recorded under Volume 572, Page 437, Harris County Deed Records,
- a called 0.9899 acre tract of land consisting of all of Lots 3, 4, 5, 6, 12, 13 & 14, and a portion of Lot 11, Block 34 of Belmont Addition Number Two, as recorded under Volume 572, Page 437, Harris County Deed Records,
- Lot 1, Block 6 of the replat of Foster Place Addition, Blocks 1-8 as recorded in Volume 725, Page 229, Harris County Deed Records,
- a portion of Balkin Avenue (called 48.8 feet wide) between Goforth Street and Foster Street (called 55.5 feet wide),
- a portion of Foster Street from Balkin Avenue to a point northerly of Hull Street,
- A portion of Hull Street (60 feet wide) from Goforth Street to a point easterly of Goforth Street,
- and a portion of Goforth Street (called 55.5 feet wide) from Hull Street to Balkin Avenue, said 3.1271 acre area being described more particularly by metes and bounds as follows:

BEGINNING at a point marking the intersection of the north right-of-way of Balkin Avenue (called 48.8 feet wide) and the west right-of-way of Goforth Street;

THENCE S 72 degrees 14 minutes 34 seconds E, a distance of 311.00 feet along the northerly right-of-way of Balkin Avenue to a point marking the intersection of the north right-of-way of Balkin Avenue and the east right-of-way of Foster Street;

THENCE S 17 degrees 45 minutes 26 seconds W a distance of 148.80 feet along the east right-of-way of Foster Street to a point marking the intersection of the east right-of-way of Foster Street and the north line of Lot 14, Block 33 of Belmont Number Two;

THENCE S 72 degrees 14 minutes 34 seconds E a distance of 100.00 feet along the north line of Lot 14, Block 33, Belmont Number Two to a point marking the northeast corner of said Lot 14;

THENCE S 17 degrees 45 minutes 26 seconds W a distance of 150.00 feet along the east line of Lots 12, 13, and 14, Block 33, Belmont Number Two to a point marking the southeast corner of said Lot 12;

THENCE N 72 degrees 14 minutes 34 seconds W a distance of 100.00 feet along the south line of Lot 12, Block 33, Belmont Number Two, to a point marking the intersection of the south line of said Lot 12 and the east right-of-way line of Foster Street;

THENCE S 17 degrees 45 minutes 26 seconds W a distance of 44.40 feet along the east right-of-way of Foster Street to a point:

THENCE N 72 degrees 14 minutes 34 seconds W a distance of 155.60 feet to a point marking the southwest corner of Lot 6, Block 34, Belmont Number Two;

THENCE N 17 degrees 45 minutes 26 seconds E a distance of 28.20 feet along the common line of Lots 6 and 11, Block 34, Belmont Number Two to a point on said common line;

THENCE N 72 degrees 28 minutes 40 seconds W a distance of 50.00 feet to a point for corner;

THENCE S 17 degrees 45 minutes 26 seconds W a distance of 178.56 feet to a point on the north right-of-way of Hull Street;

THENCE N 72 degrees 14 minutes 34 seconds W a distance of 105.50 feet along the north right-of-way of Hull Street to a point marking the intersection of the north right-of-way of Hull Street and the west right-of-way of Goforth Street to a point;

THENCE N 17 degrees 45 minutes 26 seconds E a distance of 493.76 feet along the west right-of-way of Goforth Street to the POINT OF BEGINNING of the herein described area containing 3.1271 acres (136,215 square feet) of land, more or less.

NOTES:

1. Bearings shown on this metes and bounds description are referenced to a boundary survey prepared by Prime Texas Surveys dated August 15, 2021.



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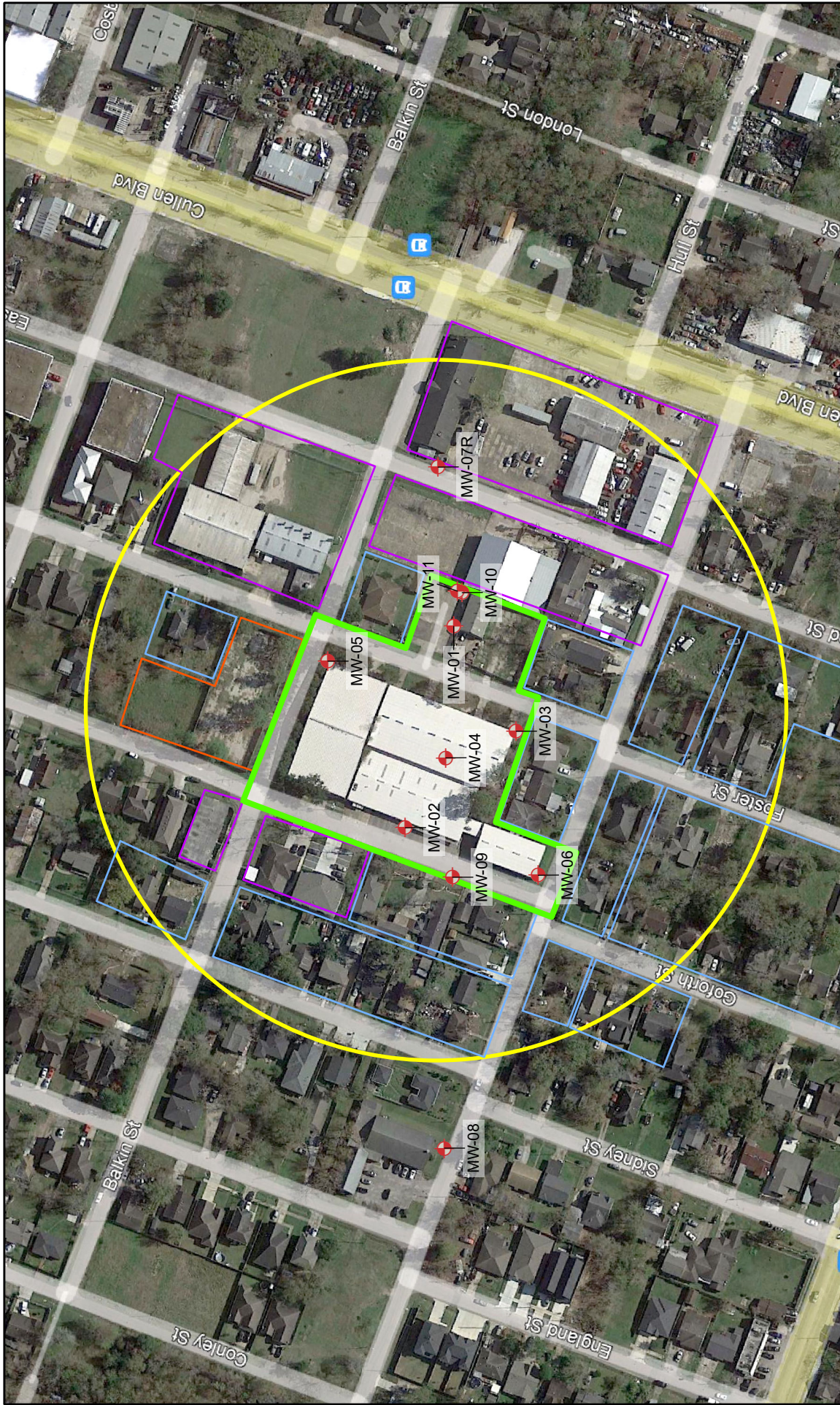
APPENDIX B

A description of the current use and, to the extent known, the anticipated use(s) of the designated property and properties within 500 feet of the boundary of the designated property.

The subject property is located approximately 4.5 miles south of downtown Houston, Harris County, Texas, and is within the City of Houston limits. The property at 6525 Goforth Street consists of four warehouse buildings that are leased. Current operations include a dance company, mattress refurbish company and bulk storage of palletized goods. The property at 6505 and 0 Foster Street consists of one warehouse building that is leased. Current operations include car restoration activities. No bulk chemicals of concern are currently used or stored on site. Overall the current use of the subject property is commercial/industrial. The anticipated future use of the subject property is likely commercial however, potential residential use is being considered.

Surrounding properties to the north, south, and west, within 500-feet of the subject property, are primarily residential. Commercial operations are present adjacent east and to the northeast and northwest. The land use of the parcels within a 500-foot radius of the designated property are depicted on Figure B.1 of this appendix.

The subject property was entered into the Texas Commission on Environmental Quality (TCEQ) Voluntary Cleanup Program (VCP) in February 2022 and assigned VCP No. 3207.



LEGEND DESIGNATED PROPERTY BOUNDARY, APPROXIMATE IDENTIFIED RECEPTORS PERMANENT GROUNDWATER MONITORING WELLS 500-FOOT RADIUS RESIDENTIAL PARCELS COMMERCIAL PARCELS VACANT PARCELS	 Feet	 SQ Environmental, LLC	FIGURE B.1 POTENTIAL RECEPTORS MAP GOFORTH STREET PROPERTY VCP NO. 3207 HOUSTON, TEXAS 77021
			SCALE: 1" = 200 FEET DATE: MARCH 2024 P/N: 1018.029.003

SOURCE: IMAGE GEOREFERENCED FROM GOOGLE EARTH AND DATED DECEMBER 2021.
 NOTE: NO IDENTIFIED RECEPTORS WITHIN 500 FEET OF THE DESIGNATED PROPERTY.

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APPENDIX C

A site map showing.

- a. The location of the designated property.*
- b. The topography of the designated property as indicated on publicly available sources, which must note the watershed including the nearest surface water body and whether the designated property is located in a floodplain or floodway, as those terms are defined in Chapter 19 of the Code of Ordinances.*
- c. The detected area of groundwater contamination.*
- d. The location of all soil sampling locations and all groundwater monitoring wells.*
- e. Groundwater gradients, to the extent known, and direction of groundwater flow.*
- f. The ingestion protective concentration level exceedance zone for each contaminant of concern, to the extent known.*
- g. Depth to groundwater for each affected zone*

As shown on Figure C.1, the topography of the subject property is generally flat and situated at an elevation of approximately 40 feet above mean sea level (ft amsl). As shown on Figure C.2, the subject property is located within the Brays Bayou watershed. As indicated on Figure C.3, the subject property is located approximately 1.2-miles south of Brays Bayou and is outside the Brays Bayou 100 and 500-year floodplains.

The locations sampled by SQE including soil borings and permanent groundwater monitoring wells are depicted on Figure C.4. Since the submission of the original MSD Application, one additional permanent monitoring well, MW-11, was installed.

As depicted on Figure C.5, two groundwater bearing units (GWBU) have been identified beneath and near the subject property. The upper GWBU and associated monitoring wells are shown as blue well symbols on this figure, and the lower GWBU and associated monitoring wells are shown as red well symbols. As shown on Figure C.5, the upper and lower potentiometric surfaces are generally towards the southwest to west, respectively. The potentiometric surfaces shown on Figure C.5 is based on groundwater elevation measurements collected on 7 March 2024. However, it should be noted that groundwater elevation measurements collected from 2021 through present reflect similar groundwater flow directions.

The “protective concentrations level exceedance zone” (PCLE zone) is based on the most recent groundwater data which is summarized in Table C.1 and shown on Figures C.4 and C.6. Table C.1 presents a summary of the groundwater analytical data for the wells installed as part of the TCEQ VCP project and were used to develop the PCLE zone shown on Figure C.4. The TCE in groundwater, labeled as “Groundwater PCLE with MSD” on Figures C.4 and C.6, appears to originate from an offsite source east of the designated property and extends offsite towards the residential parcel located west of monitoring well MW-09. Although it appears that there may have been a contribution of TCE from a vapor degreaser that was previously present on the designated property, based on the sampling that has been performed, it appears that the majority of the TCE found beneath the subject property originated from historical industrial activities on the property just to the east (upgradient). The property to the east of the subject property is identified in historical records as a machine shop and a manufacturer of industrial and commercial machinery and equipment. Activities on this adjacent property with potential to have released chlorinated solvents began around 1980 and appear to have ended as late as 2017. Based on the current information the groundwater PCLE zone is portrayed as one continuous plume on Figures C.4 and C.6. The concentration of TCE reported from the monitoring wells within the TCE

plume, exceed the PCL with an MSD in place of 3.1 milligrams per liter (mg/L) assuming a 30-acre source area and the $\text{AirGW}_{\text{Inh-V}}$ exposure pathway.

The depth to groundwater of the upper GWBU at the subject property is between approximately 15 and 25 feet below the top of casing (ft btoc). The depth to groundwater of the lower GWBU at the subject property is between approximately 25 and 28 ft btoc. Shallow soils beneath the designated property are generally clay, which in some areas (including beneath the former vapor degreaser) extend to depths of over 40 ft. The uppermost saturated zone beneath this clay consists of fine-grained sand ranging from approximately 0.5 to 8 feet thick. The upper GWBU is underlain by a layer of clay which separates the upper GWBU from the lower GWBU. Underneath this clay is a lower GWBU which consists of fine-grained sand ranging from approximately 8 to 25 feet thick. Underneath the lower GWBU is a clay confining layer.

The components of Appendix C are detailed below.

Appendix C Attachments

- Table C.1 Summary of Groundwater Analytical Results
- Figure C.1 Property Location Map
- Figure C.2 Watershed Map
- Figure C.3 Floodplain Map
- Figure C.4 Sample Location and Affected Groundwater Area Map
- Figure C.5 Groundwater Gradient Map March 2024
- Figure C.6 Groundwater TCE Concentration PCLE Map

**TABLE C-1
SUMMARY OF GROUNDWATER SAMPLE ANALYTICAL RESULTS
GOFORTH STREET PROPERTY
HOUSTON, TEXAS 77021**

Analyte	TRRP Tier 1		Well ID Sample ID	MW01 MW01 Class 3 09/04/2021 mg/L	MW-01 MW-01 Class 3 04/21/2023 mg/L	MW-01 MW-01 Class 3 12/15/2023 mg/L	MW02 MW02 Class 2 09/04/2021 mg/L	MW-02 MW-02 Class 2 07/14/2022 mg/L	MW-02 DUP-01 Class 2 07/14/2022 mg/L	MW-02 MW-02 Class 2 04/24/2023 mg/L	MW-02 MW-02 Class 2 12/15/2023 mg/L	MW-02 MW-02 Class 2 02/21/2024 mg/L
	Residential PCLs ¹	30-acre										
	mg/L	mg/L										
TPH (TX1005)												
C6-C12	0.98	230										
C12-C28	0.98	970		8.5								
C28-C35	0.98	970		<0.20								
total C6-C35	--	--		<0.20								
VOCs (SW8260B) ²												
Acetone	22	1,000,000										
Benzene	0.0050	23		<0.070								
Methyl ethyl ketone (Butanone, 2-)	15	620,000		<0.010								
Chloromethane	0.070	4.7		<0.025								
Dichloroethane, 1,1-	4.9	5,600		<0.010								
Dichloroethane, 1,2-	0.0050	33		0.18								
Dichloroethane, 1,1-	0.0070	220		<0.010								
Dichloroethane, cis-1,2-	0.070	160		0.20								
Dichloroethane, trans-1,2-	0.10	99		0.27								
Ethylbenzene	0.70	3,800		0.17								
Tetrachloroethene (PCE)	0.0050	64		<0.030								
Toluene	1.0	8,200		0.12								
Trichloroethane, 1,1,2-	0.0050	10		<0.030								
Trichloroethene (TCE)	0.0050	3.1		0.41								
Vinyl chloride	0.0020	0.49		0.024								
Xylene, o-	10	98,000		<0.030								
Xylene, m,p-	10	1,400		<0.0050								
Xylenes, Total	10	1,300		<0.0030								

NOTES:

¹ Based on TRRP Tables dated 10 May 2023.

² Only detected analytes summarized. For the full list, see the laboratory reports.

VOCs - Volatile Organic Compounds

PCL - Protective Concentration Limit; mg/L - milligrams per liter

- No value; == Constituent was not analyzed; DUP - DUPLICATE

< & U - Analyte not detected above Sample Detection Limit (SDL)

n - Not offered for accreditation.

J - Analyte was identified above the SDL and below the Method Quantitation Limit

(MQL)

Bold values indicate concentration reported above the MQL.

Light blue shaded value indicates the groundwater sample result exceeds the Tier 1

PCL for ^{GW}GW_{Reg}

Yellow shaded value indicates the groundwater sample result exceeds the MSD

PCL ^{Air}GW_{Ind-v}

**TABLE C-1
SUMMARY OF GROUNDWATER SAMPLE ANALYTICAL RESULTS
GOFORTH STREET PROPERTY
HOUSTON, TEXAS 77021**

Analyte	TRRP Tier 1		Well ID Sample ID	MW03 MW03 Class 2 09/04/2021	MW-03 MW-03 Class 2 07/14/2022	MW-04 MW-04 Class 3 07/14/2022	MW-04 MW-04 Class 3 04/24/2023	MW-04 MW-04 Class 3 12/15/2023	MW-04 MW-04 Class 3 03/07/2024	MW-05 MW-05 Class 2 04/06/2022	MW-05 MW-05 Class 2 07/14/2022	MW-05 MW-05 Class 2 04/21/2023
	Residential PCLs ¹	30-acre										
	mg/L	mg/L										
TPH (TX1005)												
C6-C12	0.98	230		<0.20	U		50					<0.20
C12-C28	0.98	970		<0.20	U		<0.19					<0.20
C28-C35	0.98	970		<0.20	U		<0.19					<0.20
total C6-C35	--	--		<0.20	U		50.0					<0.20
VOCs (SW8260B) ²												
Acetone	22	1,000,000		<0.0020	U	<0.0020	<1.4	<2.0	<1.4	<0.0020	<0.0020	<0.0014
Benzene	0.0050	23		<0.0020	U	<0.0020	<0.20	<0.60	<0.20	<0.0020	<0.0020	<0.0020
Methyl ethyl ketone (Butanone, 2-)	15	620,000		<0.0050	U	<0.050	<0.50	<1.0	<0.50	<0.0050	<0.0050	<0.0050
Chloromethane	0.070	4.7		<0.0020	U	<0.020	<0.20	<0.50	<0.20	<0.0020	0.0015	<0.0020
Dichloroethane, 1,1-	4.9	5,600		<0.0020	U	<0.020	<0.20	<0.40	<0.20	<0.0020	<0.0020	<0.0020
Dichloroethane, 1,2-	0.0050	33		<0.0020	U	<0.020	<0.20	<0.50	<0.20	<0.0020	<0.0020	<0.0020
Dichloroethane, 1,1-	0.0070	220		<0.0020	U	11	6.0	6.1	7.1	<0.0020	<0.0020	<0.0020
Dichloroethane, cis-1,2-	0.070	160		<0.0020	U	0.15	<0.20	1.0	0.46	<0.0020	<0.0020	<0.0020
Dichloroethane, trans-1,2-	0.10	99		<0.0020	U	<0.020	<0.20	<0.40	<0.20	<0.0020	<0.0020	<0.0020
Ethylbenzene	0.70	3,800		<0.0030	U	0.27	<0.30	<0.50	<0.30	<0.0030	<0.0030	<0.0030
Tetrachloroethene (PCE)	0.0050	64		0.0096	J	<0.030	<0.30	<0.60	<0.30	<0.0030	<0.0030	<0.0030
Toluene	1.0	8,200		<0.0020	U	1.8	1.3	1.1	1.4	<0.0020	<0.0020	<0.0020
Trichloroethane, 1,1,2-	0.0050	10		<0.0020	U	<0.030	<0.30	<0.50	<0.30	<0.0030	<0.0030	<0.0030
Trichloroethene (TCE)	0.0050	3.1		<0.0020	U	290	240	200	220	0.0088	0.0010	0.0052
Vinyl chloride	0.0020	0.49		<0.0020	U	<0.020	<0.20	<0.40	<0.20	<0.0020	<0.0020	<0.0020
Xylene, o-	10	98,000		<0.0030	U	0.47	0.39	<0.50	0.85	<0.0030	<0.0030	<0.0030
Xylene, m,p-	10	1,400		<0.0050	U	0.74	<0.50	<0.60	<0.50	<0.0050	<0.0050	<0.0050
Xylenes, Total	10	1,300		<0.0030	U	1.2	0.39	<0.50	0.85	<0.0030	<0.0030	<0.0030

NOTES:

¹ Based on TRRP Tables dated 10 May 2023.

² Only detected analytes summarized. For the full list, see the laboratory reports.

VOCs - Volatile Organic Compounds

PCL - Protective Concentration Limit; mg/L - milligrams per liter

- No value; == Constituent was not analyzed; DUP - DUPLICATE

< & U - Analyte not detected above Sample Detection Limit (SDL)

n - Not offered for accreditation.

J - Analyte was identified above the SDL and below the Method Quantitation Limit

(MQL)

Bold values indicate concentration reported above the MQL.

Light blue shaded value indicates the groundwater sample result exceeds the Tier 1

PCL for ^{GW}GW_{Reg}

Yellow shaded value indicates the groundwater sample result exceeds the MSD

PCL ^{Air}GW_{MSD-Air}

**TABLE C-1
SUMMARY OF GROUNDWATER SAMPLE ANALYTICAL RESULTS
GOFORTH STREET PROPERTY
HOUSTON, TEXAS 77021**

Analyte	TRRP Tier 1		Well ID Sample ID	MW-06 MW-06 Class 2 Sample Date	MW-06 MW-06 Class 2 Sample Date	MW-07R MW-07R Class 2 Sample Date	MW-07R MW-07R Class 2 Sample Date	MW-08 MW-08 Class 2 Sample Date	MW-09 MW-09 Class 2 Sample Date	MW-09 MW-09 Class 2 Sample Date	MW-09 MW-09 Class 2 Sample Date
	Residential PCLs ¹	30-acre GW _{reg} ^{Air}									
	mg/L	mg/L	Units	mg/L	mg/L	mg/L	mg/L	mg/L	mg/L	mg/L	mg/L
TPH (TX1005)											
C6-C12	0.98	230		<0.20	U	<0.19	U	<0.20	U	<0.16	U
C12-C28	0.98	970		<0.20	U	<0.19	U	<0.20	U	<0.16	U
C28-C35	0.98	970		<0.20	U	<0.19	U	<0.20	U	<0.16	U
total C6-C35	--	--		<0.20	U	<0.19	U	<0.20	U	<0.16	U
VOCs (SW8260B)²											
Acetone	22	1,000,000		<0.0020	U	<0.0020	U	<0.0020	U	<0.0020	U
Benzene	0.0050	23		<0.0020	U	<0.0020	U	<0.0020	U	<0.0020	U
Methyl ethyl ketone (Butanone, 2-)	15	620,000		<0.0050	U	<0.0050	U	<0.0050	U	<0.0050	U
Chloromethane	0.070	4.7		<0.0020	U	<0.0020	U	<0.0020	U	<0.0020	U
Dichloroethane, 1,1-	4.9	5,600		<0.0020	U	<0.0020	U	<0.0020	U	<0.0020	U
Dichloroethane, 1,2-	0.0050	33		<0.0020	U	<0.0020	U	<0.0020	U	<0.0020	U
Dichloroethane, 1,1-	0.0070	220		<0.0020	U	<0.0020	U	<0.0020	U	<0.0020	U
Dichloroethane, cis-1,2-	0.070	160		<0.0020	U	<0.0020	U	<0.0020	U	<0.0020	U
Dichloroethane, trans-1,2-	0.10	99		<0.0020	U	<0.0020	U	<0.0020	U	<0.0020	U
Ethylbenzene	0.70	3,800		<0.0030	U	<0.0030	U	<0.0030	U	<0.0030	U
Tetrachloroethene (PCE)	0.0050	64		<0.0030	U	<0.0030	U	<0.0030	U	<0.0030	U
Toluene	1.0	8,200		<0.0020	U	<0.0020	U	<0.0020	U	<0.0020	U
Trichloroethane, 1,1,2-	0.0050	10		<0.0030	U	<0.0030	U	<0.0030	U	<0.0030	U
Trichloroethene (TCE)	0.0050	3.1		<0.0020	U	<0.0020	U	<0.0020	U	<0.0020	U
Vinyl chloride	0.0020	0.49		<0.0020	U	<0.0020	U	<0.0020	U	<0.0020	U
Xylene, o-	10	98,000		<0.0030	U	<0.0030	U	<0.0030	U	<0.0030	U
Xylene, m,p-	10	1,400		<0.0050	U	<0.0050	U	<0.0050	U	<0.0050	U
Xylenes, Total	10	1,300		<0.0030	U	<0.0030	U	<0.0030	U	<0.0030	U

NOTES:

- ¹ Based on TRRP Tables dated 10 May 2023.
- ² Only detected analytes summarized. For the full list, see the laboratory reports.
- VOCs - Volatile Organic Compounds
- PCL - Protective Concentration Limit; mg/L - milligrams per liter
- No value; == Constituent was not analyzed; DUP - DUPLICATE
- < & U - Analyte not detected above Sample Detection Limit (SDL).
- n - Not offered for accreditation.
- J - Analyte was identified above the SDL and below the Method Quantitation Limit (MQL).
- Bold values indicate concentration reported above the MQL.
- Light blue shaded value indicates the groundwater sample result exceeds the Tier 1 PCL for GW_{reg}
- Yellow shaded value indicates the groundwater sample result exceeds the MSD PCL for Air/GW_{msv}

**TABLE C-1
SUMMARY OF GROUNDWATER SAMPLE ANALYTICAL RESULTS
GOFORTH STREET PROPERTY
HOUSTON, TEXAS 77021**

Analyte	TRRP Tier 1		Well ID Sample ID	MW-09 MW-09 HS24021353-02 Class 2 02/21/2024	MW-10 MW-10 HS22090622-03 Class 3 09/13/2022	MW-10 MW-10 HS23041501-02 Class 3 04/24/2023	MW-10 MW-10 HS3121068-04 Class 3 12/15/2023	MW-10 MW-10 HS24030418-02 Class 3 03/07/2024	MW-11 MW-11 HS24021353-03 Class 3 02/21/2024
	Residential PCLs ¹	30-acre							
	mg/L	mg/L							
TPH (TX1005)									
C6-C12	0.98	230			55				
C12-C28	0.98	970			<0.19				
C28-C35	0.98	970			<0.19				
total C6-C35	--	--			55.0				
VOCs (SW8260B)²									
Acetone	22	1,000,000			<1.4				
Benzene	0.0050	23			<0.20				
Methyl ethyl ketone (Butanone, 2-)	15	620,000			<0.50				
Chloromethane	0.070	4.7			<0.20				
Dichloroethane, 1,1-	4.9	5,600			<0.20				
Dichloroethane, 1,2-	0.0050	33			<0.20				
Dichloroethane, 1,1-	0.0070	220			<0.20				
Dichloroethane, cis-1,2-	0.070	160			0.60				
Dichloroethane, trans-1,2-	0.10	99			<0.20				
Ethylbenzene	0.70	3,800			<0.30				
Tetrachloroethene (PCE)	0.0050	64			0.42				
Toluene	1.0	8,200			0.059				
Trichloroethane, 1,1,2-	0.0050	10			<0.030				
Trichloroethene (TCE)	0.0050	3.1			120				
Vinyl chloride	0.0020	0.49			<0.20				
Xylene, o-	10	98,000			<0.30				
Xylene, m,p-	10	1,400			<0.10				
Xylenes, Total	10	1,300			<0.030				

NOTES:

- ¹ Based on TRRP Tables dated 10 May 2023.
- ² Only detected analytes summarized. For the full list, see the laboratory reports.
- VOCs - Volatile Organic Compounds
- PCL - Protective Concentration Limit; mg/L - milligrams per liter
- No value; == Constituent was not analyzed; DUP - DUPLICATE
- < & U - Analyte not detected above Sample Detection Limit (SDL).
- n - Not offered for accreditation.
- J - Analyte was identified above the SDL and below the Method Quantitation Limit (MQL).
- Bold values indicate concentration reported above the MQL.
- Light blue shaded value indicates the groundwater sample result exceeds the Tier 1 PCL for GW_{Reg}
- Yellow shaded value indicates the groundwater sample result exceeds the MSD PCL GW_{MSD}



LEGEND

DESIGNATED PROPERTY BOUNDARY, APPROXIMATE

FIGURE C-1

PROPERTY LOCATION MAP
 GOFORTH STREET PROPERTY
 VCP NO. 3207
 HOUSTON, TEXAS 77021

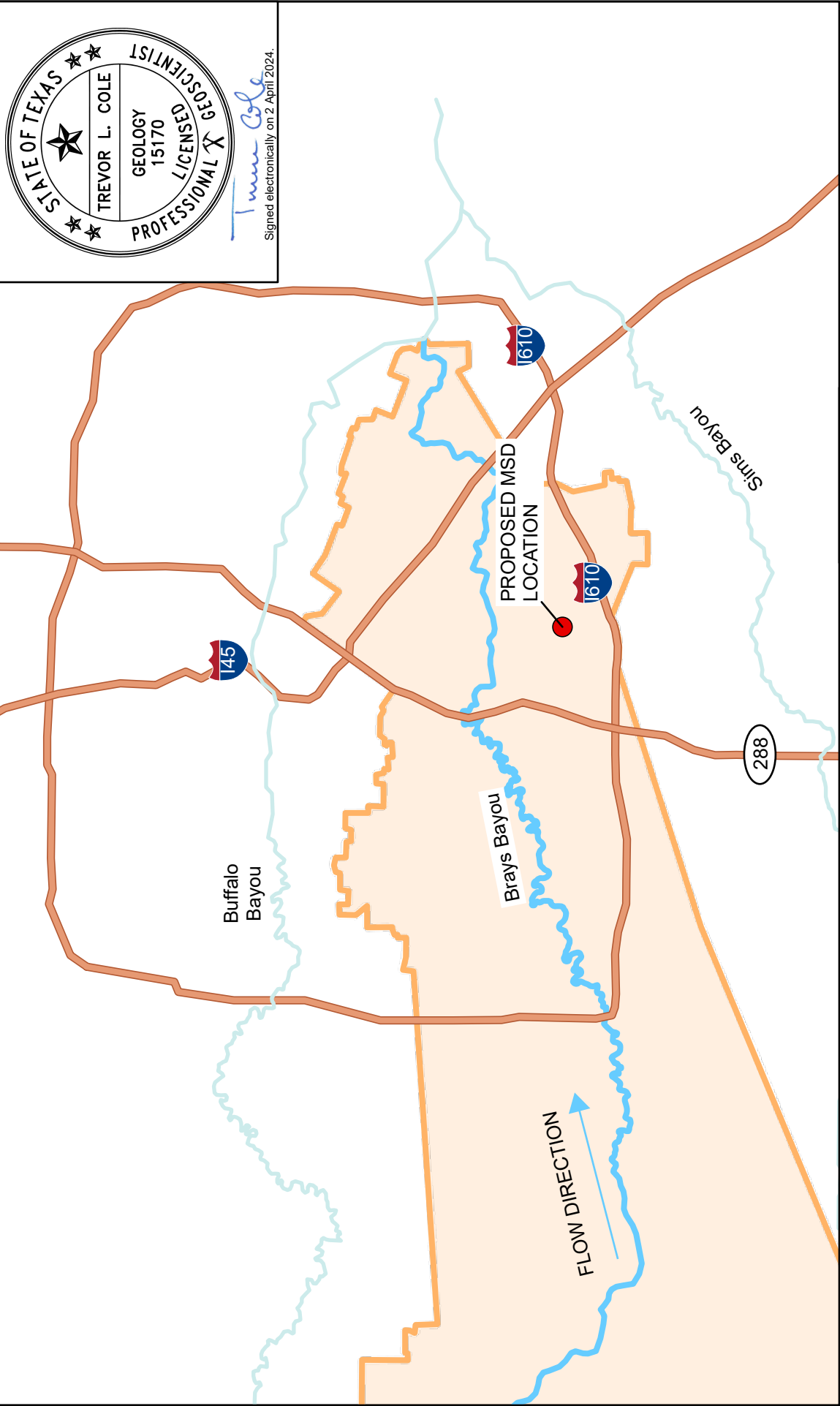
SQ Environmental, LLC

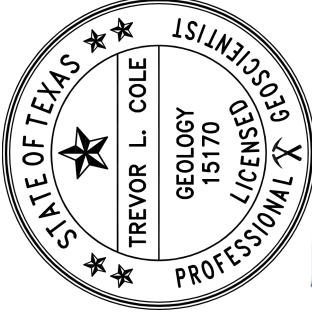
SCALE: 1" = 2,000 FEET

DATE: JANUARY 2023

PN: 1018.029.003

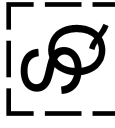
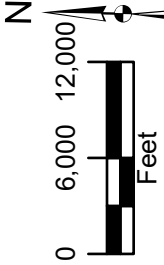
SOURCE: 7.5 MINUTE TOPOGRAPHIC MAP PROVIDED BY ESRI AND SOURCED FROM THE UNITED STATES GEOLOGICAL SURVEY.

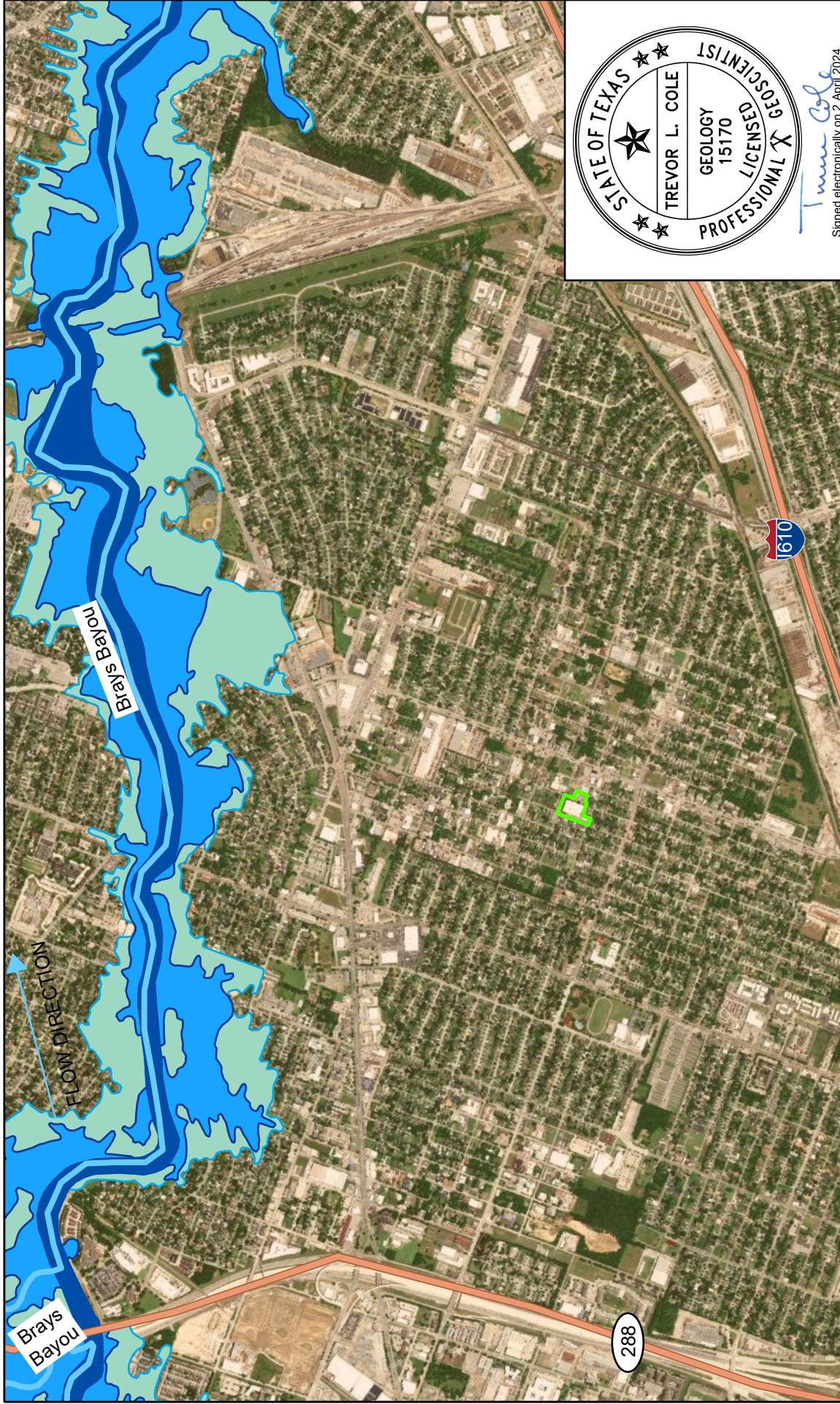




 Signed electronically on 2 April 2024.

Trevor Cole

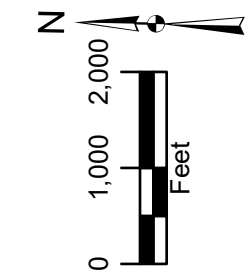
FIGURE C.2	 SQ Environmental, LLC	LEGEND <ul style="list-style-type: none"> ● PROPOSED MSD LOCATION — HIGHWAY BRAYS BAYOU WATERSHED — BRAYS BAYOU (FLOW DIRECTION FROM WEST TO EAST) — HOUSTON BAYOU
WATERSHED MAP GOFORTH STREET PROPERTY VCP NO. 3207 HOUSTON, TEXAS 77021	SCALE: 1" = 12,000 FT	SOURCE: HARRIS COUNTY FLOOD CONTROL DISTRICT GEOGRAPHIC INFORMATION SYSTEM ADMINISTRATION, ACCESSED DECEMBER 2022.
DATE: JANUARY 2023	FN: 1018.029.003	0 6,000 12,000 Feet 



LEGEND

- DESIGNATED PROPERTY BOUNDARY, APPROXIMATE
- BRAYS BAYOU WATERSHED
- HIGHWAY
- HOUSTON BAYOUS
- FLOODWAY
- 1% FLOODPLAINS (100-year)
- 0.2% FLOODPLAINS (500-year)

SOURCE: HARRIS COUNTY FLOOD CONTROL DISTRICT MAP UPDATED ON 3 JANUARY 2017 AND ACCESSED DECEMBER 2022.



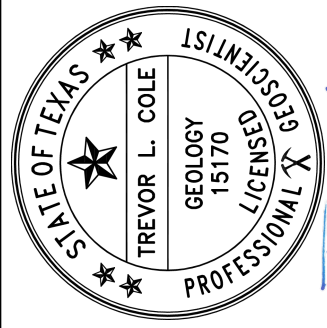
SQ Environmental, LLC

SCALE: 1" = 2,000 FEET

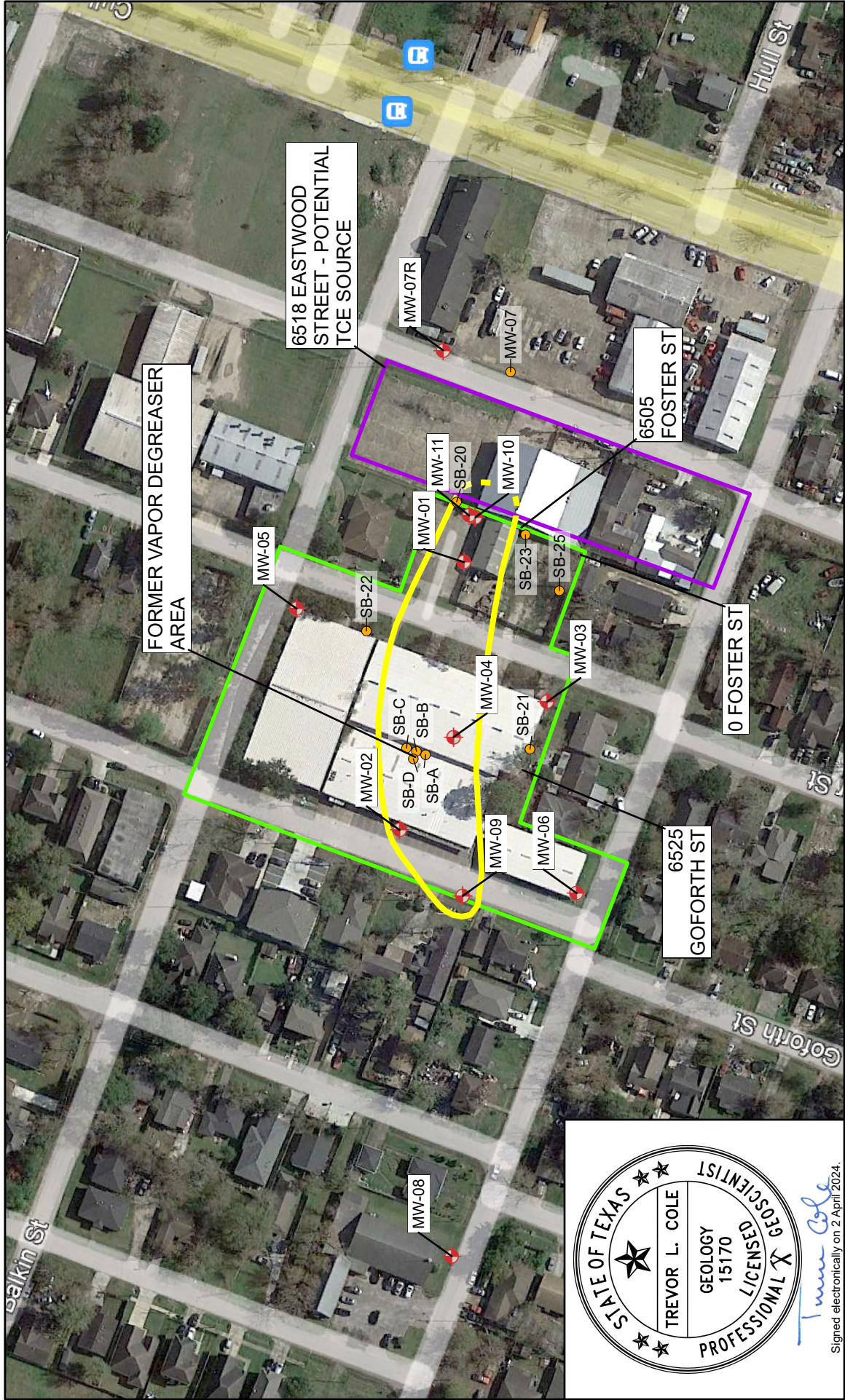
FIGURE C.3

FLOODPLAIN MAP
 GOFORTH STREET PROPERTY
 VCP NO. 3207
 HOUSTON, TEXAS 77021

DATE: JANUARY 2023 PN: 1018.029.003



Signed electronically on 2 April 2024.



6518 EASTWOOD STREET - POTENTIAL TCE SOURCE

FORMER VAPOR DEGREASER AREA

6505 FOSTER ST

6525 GOFORTH ST



Signed electronically on 2 April 2024.

LEGEND

- █ DESIGNATED PROPERTY BOUNDARY, APPROXIMATE
- █ POTENTIAL OFFSITE TCE SOURCE
- █ GROUNDWATER PCLE WITH MSD, DASHED WHERE INFERRED
- PERMANENT GROUNDWATER MONITORING WELLS
- SOIL BORING

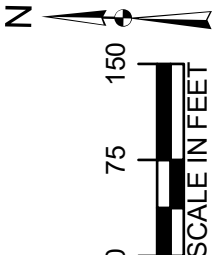


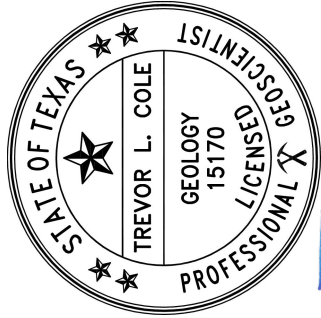
FIGURE C.4

SAMPLE LOCATION AND AFFECTED GROUNDWATER AREA MAP
 GOFORTH STREET PROPERTY
 VCP NO. 3207
 HOUSTON, TEXAS 77021



SQ Environmental, LLC
 SCALE: 1" = 150 FEET
 DATE: MARCH 2024
 PN: 1018.029.003

NOTE: IMAGE GEOREFERENCED FROM GOOGLE EARTH AND DATED DECEMBER 2021.
 PCLE = PROTECTIVE CONCENTRATION LEVEL EXCEEDANCE.



Trevor L. Cole
Signed electronically on 2 April 2024.

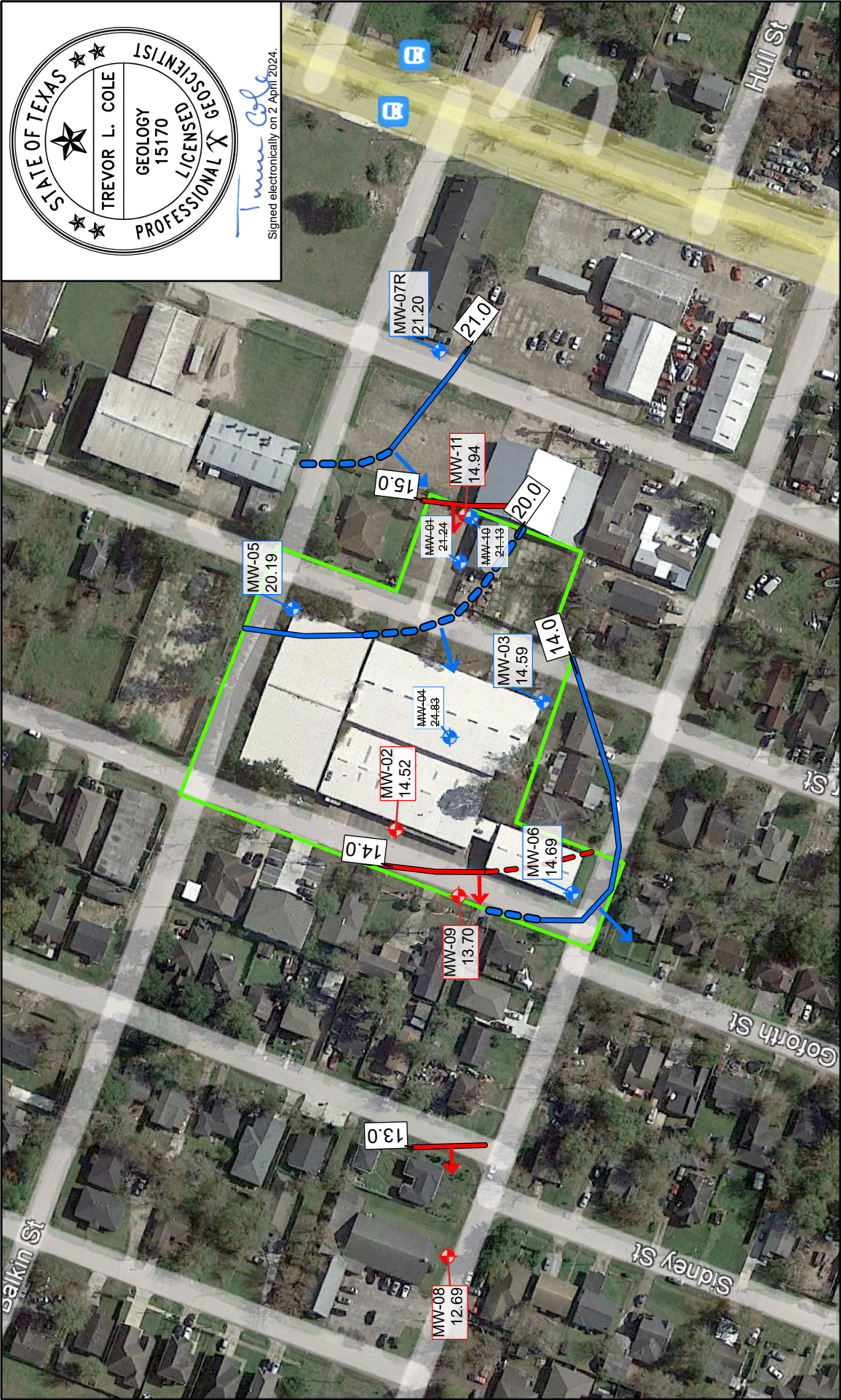


	FIGURE C.5 GROUNDWATER GRADIENT MAP MARCH 2024 GOFORTH STREET PROPERTY VCP NO. 3207 HOUSTON, TEXAS 77021	
	SQ Environmental, LLC SCALE: 1" = 150 FEET	DATE: MARCH 2024 P/N: 1018.029.003

LEGEND

- ▭ DESIGNATED PROPERTY BOUNDARY, APPROXIMATE
- ⬇ UPPER GWBU - PERMANENT MONITORING WELL
- ⬇ LOWER GWBU - PERMANENT MONITORING WELL
- UPPER GWBU CONTOUR MARCH 2024, DASHED WHERE INFERRED
- LOWER GWBU CONTOUR MARCH 2024, DASHED WHERE INFERRED
- ➔ GROUNDWATER FLOW DIRECTION

SCALE IN FEET

NOTE: GROUNDWATER BEARING UNIT = GWBU. ELEVATION MEASUREMENTS REPORTED IN FEET ABOVE MEAN SEA LEVEL (FT AMSL). ELEVATION CONTOURS CREATED USING LINEAR INTERPOLATION. MW-01, 04 AND 10 WERE EXCLUDED FROM THE INTERPOLATION MODEL. SOURCE: IMAGE GEOREFERENCED FROM GOOGLE EARTH AND DATED DECEMBER 2021.

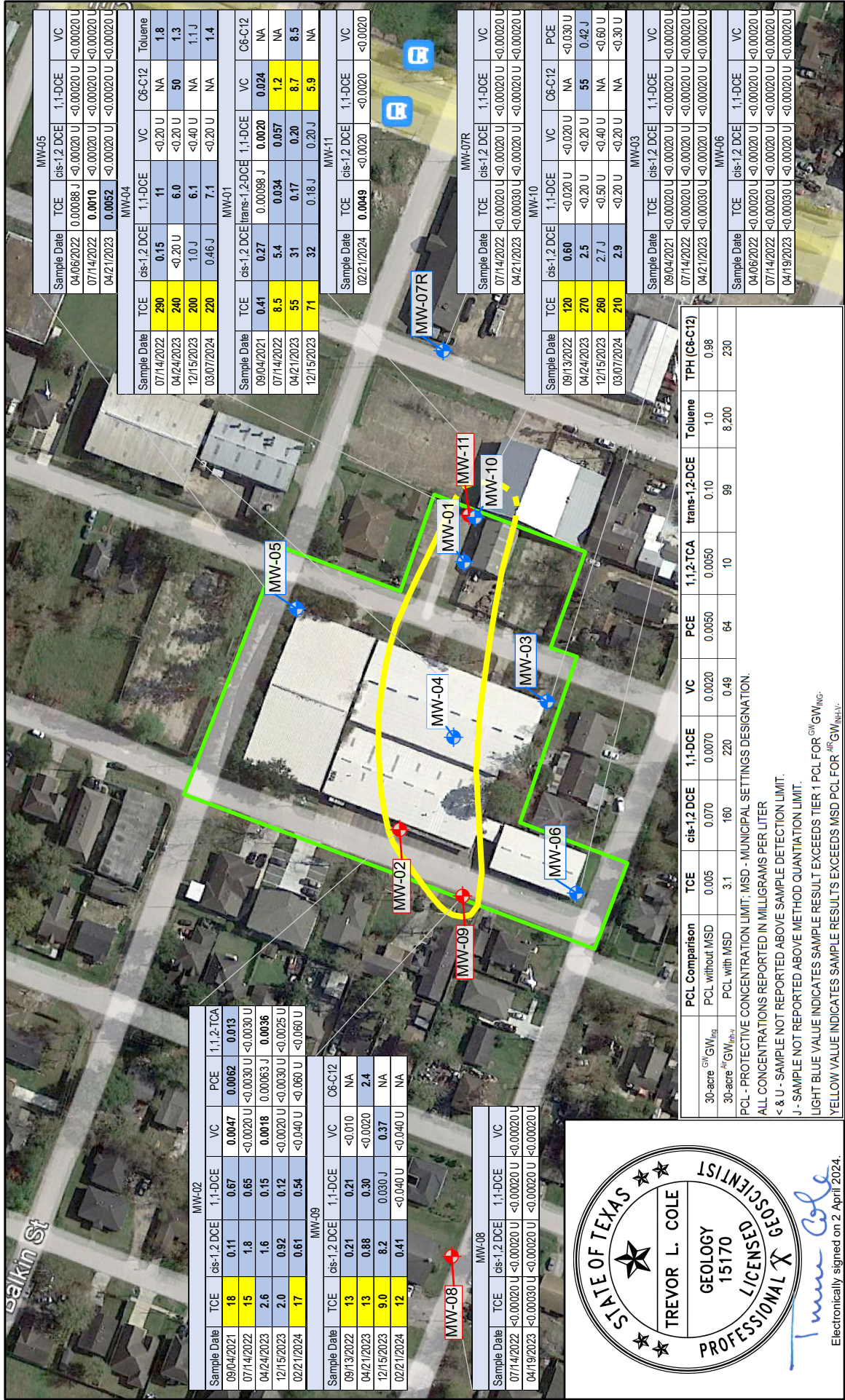
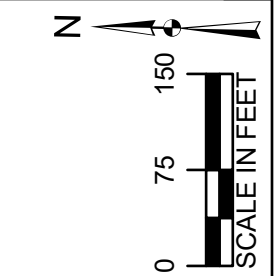
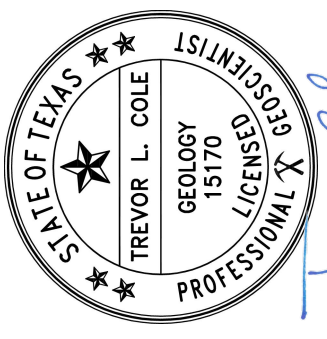


FIGURE C.6
GROUNDWATER PCLE MAP
 GOFORTH STREET PROPERTY
 VCP NO. 3207
 HOUSTON, TEXAS 77021

SQ Environmental, LLC
 SCALE: 1" = 150 FEET
 DATE: MARCH 2024
 PN: 1018.029.003



- LEGEND**
- █ DESIGNATED PROPERTY BOUNDARY, APPROXIMATE
 - █ UPPER GWBU - PERMANENT MONITORING WELL
 - █ LOWER GWBU - PERMANENT MONITORING WELL
 - GROUNDWATER PCLE WITH MSD, DASHED WHERE INFERRED



Electronically signed on 2 April 2024.

MW-02					
Sample Date	TCE	cis-1,2-DCE	1,1-DCE	VC	C6-C12
09/04/2021	18	0.11	0.67	0.0047	0.013
07/14/2022	15	1.8	0.65	<0.0020 U	<0.0030 U
04/24/2023	2.6	1.6	0.15	0.0018	0.0036
12/15/2023	2.0	0.92	0.12	<0.0020 U	<0.0025 U
02/21/2024	17	0.61	0.54	<0.040 U	<0.060 U

MW-09					
Sample Date	TCE	cis-1,2-DCE	1,1-DCE	VC	C6-C12
09/13/2022	13	0.21	0.21	<0.010	NA
04/21/2023	13	0.88	0.30	<0.0020	2.4
12/15/2023	9.0	8.2	0.30	0.37	NA
02/21/2024	12	0.41	0.41	<0.040 U	<0.040 U

MW-08					
Sample Date	TCE	cis-1,2-DCE	1,1-DCE	VC	C6-C12
07/14/2022	<0.0020 U	<0.0020 U	<0.0020 U	<0.0020 U	<0.0020 U
04/19/2023	<0.0030 U	<0.0020 U	<0.0020 U	<0.0020 U	<0.0020 U

MW-08

MW-05

MW-01

MW-02

MW-09

MW-06

MW-03

MW-04

MW-10

MW-11

MW-07R

MW-07R					
Sample Date	TCE	cis-1,2-DCE	1,1-DCE	VC	C6-C12
07/14/2022	<0.0020 U	<0.0020 U	<0.0020 U	<0.0020 U	<0.0020 U
04/21/2023	<0.0030 U	<0.0030 U	<0.0020 U	<0.0020 U	<0.0020 U

MW-10

MW-10					
Sample Date	TCE	cis-1,2-DCE	1,1-DCE	VC	C6-C12
09/13/2022	120	0.60	<0.020 U	<0.020 U	<0.030 U
04/24/2023	270	2.5	<0.20 U	<0.20 U	55
12/15/2023	260	2.7	<0.50 U	<0.40 U	NA
03/07/2024	210	2.9	<0.20 U	<0.20 U	NA

MW-03

MW-03					
Sample Date	TCE	cis-1,2-DCE	1,1-DCE	VC	C6-C12
09/04/2021	<0.0020 U	<0.0020 U	<0.0020 U	<0.0020 U	<0.0020 U
07/14/2022	<0.0020 U	<0.0020 U	<0.0020 U	<0.0020 U	<0.0020 U
04/21/2023	<0.0030 U	<0.0020 U	<0.0020 U	<0.0020 U	<0.0020 U

MW-06

MW-06					
Sample Date	TCE	cis-1,2-DCE	1,1-DCE	VC	C6-C12
04/06/2022	<0.0020 U	<0.0020 U	<0.0020 U	<0.0020 U	<0.0020 U
07/14/2022	<0.0020 U	<0.0020 U	<0.0020 U	<0.0020 U	<0.0020 U
04/19/2023	<0.0030 U	<0.0020 U	<0.0020 U	<0.0020 U	<0.0020 U

TPH (C6-C12)					
Sample Date	TCE	cis-1,2-DCE	1,1-DCE	VC	C6-C12
09/13/2022	120	0.60	<0.020 U	<0.020 U	<0.030 U
04/24/2023	270	2.5	<0.20 U	<0.20 U	55
12/15/2023	260	2.7	<0.50 U	<0.40 U	NA
03/07/2024	210	2.9	<0.20 U	<0.20 U	NA

PCL Comparison									
30-acre ^{CH} GW _{MSD}	TCE	cis-1,2-DCE	1,1-DCE	VC	PCE	1,1,2-TCA	trans-1,2-DCE	Toluene	TPH (C6-C12)
PCL without MSD	0.005	0.070	0.0070	0.0020	0.0050	0.0050	0.10	1.0	0.98
PCL with MSD	3.1	160	220	0.49	64	10	99	8,200	230

PCL - PROTECTIVE CONCENTRATION LIMIT; MSD - MUNICIPAL SETTINGS DESIGNATION.
 ALL CONCENTRATIONS REPORTED IN MILLIGRAMS PER LITER
 < & U - SAMPLE NOT REPORTED ABOVE SAMPLE DETECTION LIMIT.
 J - SAMPLE NOT REPORTED ABOVE METHOD QUANTIFICATION LIMIT.
 LIGHT BLUE VALUE INDICATES SAMPLE RESULT EXCEEDS TIER 1 PCL FOR ^{CH}GW_{MSD}.
 YELLOW VALUE INDICATES SAMPLE RESULTS EXCEEDS MSD PCL FOR ^{CH}GW_{MSD}.

NOTE: IMAGE GEOREFERENCED FROM GOOGLE EARTH AND DATED DECEMBER 2021.
 TCE = TRICHLOROETHENE; cis-1,2-DCE = cis-1,2-DICHLOROETHENE; 1,1-DCE = 1,1-DICHLOROETHENE;
 VC = VINYL CHLORIDE; PCE = TETRACHLOROETHENE; TCA = TRICHLOROETHANE.
 PCLE = PROTECTIVE CONCENTRATION LEVEL EXCEEDANCE.

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APPENDIX D

Provide for each contaminant of concern within the designated groundwater:

- a. A description of the ingestion protective concentration level exceedance zone and the non-ingestion protective concentration level exceedance zone, including a specification of the horizontal area and the minimum and maximum depth below ground surface.
- b. The level of contamination, the ingestion protective concentration level, and the non-ingestion protective concentration level, all expressed as mg/L units.
- c. Its basic geochemical properties (e.g., whether the contaminant of concern migrates with groundwater, floats or is soluble in water).

Based on a cumulative evaluation of the groundwater analytical data, COCs that have exceeded the TCEQ ingestion Tier 1 Residential PCLs (^{GW}GW_{Ing}) are TCE and its degradation products (cis-1,2-DCE and VC) as well as 1,1-DCE, PCE, 1,1,2-TCA, toluene, and TPH (carbon chains C6 through C12). However, as stated, the only COC that exceeds the Residential PCLs (non-ingestion ^{Air}GW_{Inh-v}) once an MSD is in place are TCE (onsite and offsite) and VC (onsite). The chemical concentrations of TCE in soil and groundwater are generally decreasing from east to west.

Based on cumulative groundwater sample results, the following COCs were present in the groundwater samples from one or more monitoring wells located on the designated property. As stated, concentrations of TCE and VC have been reported above groundwater ingestion and non-ingestion and concentrations of cis-1,2-DCE, 1,1-DCE, PCE, 1,1,2-TCA, toluene, and TPH have been reported above groundwater ingestion and below non-ingestion pathways.

Trichloroethene (TCE)	
Concentration Range	<0.00020 to 290 mg/L
Ingestion-Based PCL (Residential ^{GW} GW _{Ing})	0.005 mg/L
Ingestion-Based PCLE Zone Area (Approximate)	See Figure C.6
Non-Ingestion-Based PCL (30-acre ^{Air} GW _{Inh-v})	3.1 mg/L
Non-Ingestion-Based PCLE Zone	See Figure C.6
Molecular Weight	131.4
Specific Gravity	1.46
Solubility in Water	1,100 mg/L
Movement in Groundwater	Relatively low solubility in water. As a free phase is heavier than water and will sink. Dissolved chemical will move with the groundwater. (Note that TCE has not been found as a free-phase at the designated property.)
Vinyl Chloride (VC)	
Concentration Range	<0.00020 to 8.7 mg/L
Ingestion-Based PCL (Residential ^{GW} GW _{Ing})	0.002 mg/L
Ingestion-Based PCLE Zone Area (Approximate)	See Figure C.6
Non-Ingestion-Based PCL (30-acre ^{Air} GW _{Inh-v})	0.49 mg/L
Non-Ingestion-Based PCLE Zone	See Figure C.6
Molecular Weight	62.5
Specific Gravity	0.91
Solubility in Water	2,760 mg/L

MSD APPLICATION – DESIGNATED PROPERTY:

Movement in Groundwater	Gas at ambient temperatures and pressures. Generated from the degradation of some chlorinated organics (like PCE and TCE). Off gasses from groundwater.
1,1-Dichloroethene (1,1-DCE)	
Concentration Range	<0.00020 to 11 mg/L
Ingestion-Based PCL (Residential ^{GW} GW _{Ing})	0.007 mg/L
Ingestion-Based PCLE Zone Area (Approximate)	See Figure C.6
Non-Ingestion-Based PCL (0.5-acre ^{Air} GW _{Inh-v})	220 mg/L
Non-Ingestion-Based PCLE Zone	None
Molecular Weight	96.9 g/mol
Specific Gravity	1.17
Solubility in Water	2,400 mg/L
Movement in Groundwater	Generally present in the dissolved phase and moves with the groundwater.
cis-1,2-Dichloroethene (cis-1,2-DCE)	
Concentration Range	<0.00020 to 32 mg/L
Ingestion-Based PCL (Residential ^{GW} GW _{Ing})	0.07 mg/L
Ingestion-Based PCLE Zone Area (Approximate)	See Figure C.6
Non-Ingestion-Based PCL (30-acre ^{Air} GW _{Inh-v})	160 mg/L
Non-Ingestion-Based PCLE Zone	None
Molecular Weight	96.9 g/mol
Specific Gravity	1.27
Solubility in Water	4,930 mg/L
Movement in Groundwater	Generally present in the dissolved phase and moves with the groundwater.
1,1,2-trichloroethane (1,1,2-TCA)	
Concentration Range	<0.0030 to 0.013 mg/L
Ingestion-Based PCL (Residential ^{GW} GW _{Ing})	0.005 mg/L
Ingestion-Based PCLE Zone Area (Approximate)	See Figure C.6
Non-Ingestion-Based PCL (0.5-acre ^{Air} GW _{Inh-v})	10 mg/L
Non-Ingestion-Based PCLE Zone	None
Molecular Weight	133.4 g/mol
Specific Gravity	1.44
Solubility in Water	2,930 mg/L
Movement in Groundwater	Generally present in the dissolved phase and moves with the groundwater.
Tetrachloroethene (PCE)	
Concentration Range	<0.0030 to 0.0062 mg/L
Ingestion-Based PCL (Residential ^{GW} GW _{Ing})	0.005 mg/L
Ingestion-Based PCLE Zone Area (Approximate)	See Figure C.6
Non-Ingestion-Based PCL (0.5-acre ^{Air} GW _{Inh-v})	64 mg/L
Non-Ingestion-Based PCLE Zone	None
Molecular Weight	165.8 g/mol
Specific Gravity	1.62
Solubility in Water	150 mg/L

Movement in Groundwater	Low solubility in groundwater. Dissolved chemical will move with the groundwater.
Toluene	
Concentration Range	<0.0020 to 1.8 mg/L
Ingestion-Based PCL (Residential ^{GW} GW _{Ing})	1.0 mg/L
Ingestion-Based PCLE Zone Area (Approximate)	See Figure C.6
Non-Ingestion-Based PCL (0.5-acre ^{Air} GW _{Inh-v})	8,200 mg/L
Non-Ingestion-Based PCLE Zone	None
Molecular Weight	92.14 g/mol
Specific Gravity	0.87
Solubility in Water	526 mg/L
Movement in Groundwater	Relatively low solubility in water. Floats as a free-phase. Moves with groundwater as a dissolved phase.
TPH (C6-C12)	
Concentration Range	<0.16 to 55 mg/L
Ingestion-Based PCL (Residential ^{GW} GW _{Ing})	0.98 mg/L
Ingestion-Based PCLE Zone Area (Approximate)	See Figure C.6
Non-Ingestion-Based PCL (0.5-acre ^{Air} GW _{Inh-v})	230 mg/L
Non-Ingestion-Based PCLE Zone	None
Molecular Weight	Varies
Specific Gravity	Varies
Solubility in Water	
Movement in Groundwater	Relatively low solubility in water. Floats as a free-phase. Moves with groundwater as a dissolved phase.

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APPENDIX E

A table displaying the following information for each contaminant of concern, to the extent known:

- a. The maximum concentration level for soil and groundwater, the ingestion protective concentration level, and the non-ingestion protective concentration level, all expressed as mg/kg for soils and mg/L for groundwater.
- b. The critical protective concentration level without the municipal setting designation, highlighting any exceedances.

Soil

The maximum concentrations of COC in surface soil (<15 ft bgs) were compared to the PCLs for protection of groundwater ($^{GW}Soil_{ing}$) and the PCLs based on “direct” contact with the soil ($^{Tot}Soil_{Comb}$). The maximum concentrations of COCs in subsurface soil (>15 ft bgs) were compared to the groundwater protection PCLs ($^{GW}Soil_{ing}$) and the inhalation of vapors PCLs ($^{Air}Soil_{Inh-v}$). Without an MSD in place, the critical PCLs for surface and subsurface soil are the $^{GW}Soil_{ing}$ PCLs. Once an MSD is in place, the ingestion of groundwater will be eliminated and the resultant critical PCLs for surface and subsurface soil will be the PCLs for direct contact ($^{Tot}Soil_{Comb}$) and inhalation of vapors originating from the soil ($^{Air}Soil_{Inh-v}$), respectively.

The maximum concentrations for all COCs, including TCE, cis-1,2-DCE, VC, and 1,1-DCE, reported in surface soil are provided on Table E.1. Cumulative concentrations of all COCs in surface soil are provided on Table E.4 and exceedances are detailed on Figure E.1. The areal extent of surface soil that exceeds the $^{GW}Soil_{ing}$ PCL for TCE, without a MSD in place, is represented as the area within the light blue zone on Figure E.1 and highlighted light blue on all provided tables. As shown, surface soil collected from onsite soil borings MW-01, MW-10, SB-20, SB-22, SB-23, and SB-A and offsite soil boring MW-09 represent the extent of the surface soil that exceeds the $^{GW}Soil_{ing}$ PCLs for TCE and associated degradation products without a MSD. More specifically, three volatile organic compound (VOC) constituents (TCE, cis-1,2-DCE, and VC) were reported to be present above the $^{GW}Soil_{ing}$ PCLs in soil samples at four locations (MW-01, MW-09, SB-A, and SB-23) on the designated property. Two VOC constituents (TCE and cis-1,2-DCE) were reported to be present above the $^{GW}Soil_{ing}$ PCLs in one soil sample (SB-20) and TCE was estimated to exceed the $^{GW}Soil_{ing}$ PCL at two locations (SB-22 and MW-10). To assist in the delineation, photoionization detector (PID) readings from the sampling activities were correlated with laboratory reported soil concentrations. No TPH, metals, or other VOC constituents were reported above the $^{Tot}Soil_{Comb}$ PCLs in surface soil samples.

The maximum concentrations of COC for subsurface soil are provided on Table E.2, and cumulative concentrations are reported on Table E.5 and detailed on Figure E.2. The areal extent of subsurface soil that exceeds the $^{GW}Soil_{ing}$ PCL for TCE, without a MSD in place, is represented as the area within the light blue zone on Figure E.2 and highlighted light blue on all provided tables. As shown, subsurface soil collected from onsite soil borings MW-01, MW-02, MW-04, MW-10, SB-B, SB-C, SB-20, and SB-22 and offsite soil boring MW-09 represent the extent of the subsurface soil that exceeds the $^{GW}Soil_{ing}$ PCLs for TCE and other chlorinated solvent constituents. More specifically, four VOC constituents (TCE, cis-1,2-DCE, VC, and 1,1-DCE) were reported to be present above the $^{GW}Soil_{ing}$ PCLs in soil samples at two locations (SB-B and SB-C) on the western portion of the designated property. Three VOC constituents (TCE, cis-1,2-DCE, and VC) were reported to be present above the $^{GW}Soil_{ing}$ PCLs in soil samples at one location (SB-22) on the eastern portion of the designated property. Two VOC constituents (TCE and cis-1,2-DCE) were detected or estimated above the $^{GW}Soil_{ing}$ PCLs in soil samples at six locations (MW-01, MW-02, MW-04, MW-10, SB-20 and SB-23).

Groundwater

The maximum concentrations for groundwater are provided on Table E.3 of Appendix E and detailed on Figure C.6 of Appendix C, and cumulative concentrations are reported on Table C.1 of Appendix C. The areal extent of groundwater that exceeds the $^{Air}GW_{Inh-v}$ PCL for TCE, with a MSD in place, is represented as the area within the yellow outline on Figures C.4 and C.6 and highlighted yellow on all provided tables. Currently, no groundwater samples have been reported below the $^{Air}GW_{Inh-v}$ (PCL with MSD in place) and above the $^{GW}GW_{Ing}$ PCL for TCE (PCL without a MSD in place) with the exception of one sample collected from monitoring well MW-01 in September 2021 and two samples collected from MW-02 in 2023. One groundwater sample collected from MW-05 in 2023 was reported at the PCL. As shown, groundwater collected from onsite monitoring wells MW-01, MW-02, MW-04 and MW-10 and offsite monitoring well MW-09 represent the extent of the groundwater that exceeds the $^{Air}GW_{Inh-v}$ PCLs for TCE. Other chlorinated solvent constituents including PCE, cis-1,2-DCE, VC, 1,1-DCE, trans-1,2-DCE and 1,1,2-TCA were reported above the $^{GW}GW_{Ing}$ PCLs in at least one groundwater sample collected from monitoring wells MW-01, MW-02, MW-04, MW-09 and MW-10. The petroleum compound toluene and TPH was also reported in excess of the ingestion PCL from at least one groundwater sample collected from monitoring wells MW-01, MW-4, MW-09 and MW-10.

The components of Appendix E are detailed below.

Appendix E Attachments

- Table E.1 Surface Soil Residential Assessment Levels
- Table E.2 Subsurface Soil Residential Assessment Levels
- Table E.3 Groundwater Residential Assessment Levels
- Table E.4 Summary of Surface Soil Analytical Results
- Table E.5 Summary of Subsurface Soil Analytical Results
- Figure E.1 Surface Soil COC PCLE Map
- Figure E.2 Subsurface Soil COC PCLE Map

TABLE E.1
SURFACE SOIL RESIDENTIAL ASSESSMENT LEVELS
 GOFORTH STREET PROPERTY
 HOUSTON, TEXAS 77021

Analyte	Source area size (acres)	G ^W Soil _{ing}		TotSoil _{Comb} (mg/kg)	Texas-Specific Background (mg/kg)	MQL (mg/kg)	SDL (mg/kg)	Maximum Concentration				
		(mg/kg)	Tier					Sample ID	Sample Depth (ft)	Sample Date	Conc (mg/kg)	
TPH (TX1005)												
C6-C12	0.5	65	1	1,600	--	110	16	SS-F	0 - 6 inches	09/02/2021	<16	U
C12-C28	0.5	200	1	2,300	--	110	21	SS-F	0 - 6 inches	09/02/2021	<21	U
C28-C35	0.5	200	1	2,300	--	110	21	SS-F	0 - 6 inches	09/02/2021	<21	U
total C6-C35	0.5	--	--	--	--	110	16	SS-F	0 - 6 inches	09/02/2021	<16	U
Metals (SW6020/SW7471A)												
Antimony	0.5	5.4	1	15	1.0	0.885	0.115	SS-F	0 - 6 inches	09/02/2021	0.566	J
Arsenic	0.5	5.0	1	24	5.9	0.885	0.124	SS-F	0 - 6 inches	09/02/2021	2.92	
Barium	0.5	440	1	8,100	300	0.885	0.0531	SS-F	0 - 6 inches	09/02/2021	131	
Beryllium	0.5	1.8	1	38	1.5	0.885	0.0372	SS-F	0 - 6 inches	09/02/2021	0.551	J
Cadmium	0.5	1.5	1	52	--	0.885	0.0478	SS-F	0 - 6 inches	09/02/2021	0.472	J
Chromium	0.5	2,400	1	33,000	30	0.885	0.0407	SS-F	0 - 6 inches	09/02/2021	17.6	
Lead	0.5	3.0	1	500	15	0.885	0.0230	SS-F	0 - 6 inches	09/02/2021	49	
Nickel	0.5	160	1	840	10	0.885	0.0849	SS-F	0 - 6 inches	09/02/2021	11.4	
Selenium	0.5	2.3	1	310	0.3	0.885	0.161	SS-F	0 - 6 inches	09/02/2021	0.534	J
Silver	0.5	0.48	1	97	--	0.885	0.0265	SS-F	0 - 6 inches	09/02/2021	0.18	J
Mercury	0.5	2.1	1	8.3	0.04	0.00606	0.000857	SS-F	0 - 6 inches	09/02/2021	0.0545	
VOCs (SW8260B)												
Acetone	30	21	1	59,000	--	130	13	SB-20-11	11	04/06/2022	<13	U
Benzene	30	0.013	1	69	--	32	3.2	SB-20-11	11	04/06/2022	0.0075	
Bromodichloromethane	30	0.18	1	98	--	32	3.2	SB-20-11	11	04/06/2022	<3.2	U
Bromoform	30	0.22	1	280	--	32	3.8	SB-20-11	11	04/06/2022	<3.8	U
Bromomethane	30	0.07	1	24	--	64	6.4	SB-20-11	11	04/06/2022	<6.4	U
Carbon disulfide	30	6.8	1	3,300	--	64	3.8	SB-20-11	11	04/06/2022	<3.8	U
Carbon tetrachloride	30	0.031	1	23	--	32	3.8	SB-20-11	11	04/06/2022	<3.8	U
Chlorobenzene	30	0.6	1	320	--	32	3.8	SB-20-11	11	04/06/2022	<3.8	U
Chlorobromomethane	30	1.5	--	3,300	--	==						
Chloroethane	30	15	1	23,000	--	64	5.1	SB-20-11	11	04/06/2022	<5.1	U
Chloroform	30	0.17	1	8.0	--	32	3.2	SB-20-11	11	04/06/2022	<3.2	U
Chloromethane	30	0.20	1	84	--	64	3.2	SB-20-11	11	04/06/2022	<3.2	U
Cumene (Isopropylbenzene)	30	170	1	3,000	--	32	5.8	SB-20-11	11	04/06/2022	<5.8	U
Cyclohexane	30	2,900	1	42,000	--	32	6.4	SB-20-11	11	04/06/2022	<6.4	Un
Dibromo-3-chloropropane, 1,2-	30	0.0009	1	0.08	--	32	6.4	SB-20-11	11	04/06/2022	<6.4	U
Dibromochloromethane	30	0.18	1	72	--	32	3.2	SB-20-11	11	04/06/2022	<3.2	U
Dichlorobenzene, 1,2-	30	8.90		390	--	==						
Dichlorobenzene, 1,3-	30	3.4	1	62	--	32	6.4	SB-20-11	11	04/06/2022	<6.4	U
Dichlorobenzene, 1,4-	30	1.1	1	250	--	32	6.4	SB-20-11	11	04/06/2022	<6.4	U
Dichlorodifluoromethane	30	120	1	750	--	32	6.4	SB-20-11	11	04/06/2022	<6.4	U
Dichloroethane, 1,1-	30	9.2	1	8,800	--	0.0051	0.00051	MW01 (11)	11	09/01/2021	0.031	
Dichloroethane, 1,2-	30	0.0069	1	30	--	32	3.8	SB-20-11	11	04/06/2022	<3.8	U
Dichloroethane, 1,1-	30	0.025	1	1,600	--	0.0051	0.00051	MW01 (11)	11	09/01/2021	0.023	
Dichloroethene, cis-1,2-	30	0.12	1	120	--	32	5.1	SB-20-11	11	04/06/2022	130	
Dichloroethene, trans-1,2-	30	0.25	1	370	--	0.0048	0.00048	SB-23-11	11	06/13/2022	0.026	
Dichloropropane, 1,2-	30	0.01	1	31	--	32	5.1	SB-20-11	11	04/06/2022	<5.1	U
Dichloropropene, cis-1,3-	30	0.003	1	7.8	--	32	3.2	SB-20-11	11	04/06/2022	<3.2	U
Dichloropropene, trans-1,3-	30	0.0180	1	26	--	32	3.8	SB-20-11	11	04/06/2022	<3.8	U
Ethylbenzene	30	3.8	1	5,300	--	32	4.5	SB-20-11	11	04/06/2022	<4.5	U
Ethylene dibromide (Dibromoethane, 1,2-)	30	0.0001	1	2.1	--	32	3.2	SB-20-11	11	04/06/2022	<3.2	U
Hexanone, 2-	30	1.6	1	380	--	64	9	SB-20-11	11	04/06/2022	<9	U
Methyl acetate	30	24	1	82,000	--	32	4.5	SB-20-11	11	04/06/2022	<4.5	U
Methyl ethyl ketone (Butanone, 2-)	30	15	1	33,000	--	64	13	SB-20-11	11	04/06/2022	<13	U
Methyl isobutyl ketone (Methyl-2-pentanone, 4-)	30	2.5	1	5,400	--	64	6.4	SB-20-11	11	04/06/2022	<6.4	U
Methylcyclohexane	30	7,800	1	22,000	--	32	8.3	SB-20-11	11	04/06/2022	<8.3	U
Methylene chloride	30	0.0065	1	1,500	--	64	6.400	SB-20-11	11	04/06/2022	<6.4	U
MTBE (Methyl tert-butyl ether)	30	0.310	1	590	--	32	3.200	SB-20-11	11	04/06/2022	<3.2	U
Styrene	30	1.6	1	4,300	--	32	4.5	SB-20-11	11	04/06/2022	<4.5	U
Tetrachloroethane, 1,1,2,2-	30	0.012	1	30	--	32	5.1	SB-20-11	11	04/06/2022	<5.1	U
Tetrachloroethene (PCE)	30	0.025	1	420	--	32	4.5	SB-20-11	11	04/06/2022	<4.5	U
Toluene	30	4.1	1	5,400	--	0.0051	0.00061	MW01 (11)	11	09/01/2021	0.017	
Trichlor-1,2,2-trifluoroethane, 1,1,2-	30	40,000	1	39,000	--	32	4.5	SB-20-11	11	04/06/2022	<4.5	U
Trichlorobenzene, 1,2,4-	30	2.4	1	70	--	32	6.4	SB-20-11	11	04/06/2022	<6.4	U
Trichloroethane, 1,1,1-	30	0.81	1	32,000	--	32	3.2	SB-20-11	11	04/06/2022	<3.2	U
Trichloroethane, 1,1,2-	30	0.01	1	10	--	32	3.2	SB-20-11	11	04/06/2022	<3.2	U
Trichloroethene (TCE)	30	0.017	1	11	--	32	3.8	SB-20-11	11	04/06/2022	1300	
Trichlorofluoromethane	30	64	1	25,000	--	32	3.2	SB-20-11	11	04/06/2022	<3.2	U
Vinyl chloride	30	0.011	1	3.4	--	0.12	0.046	MW01 (11)	11	09/01/2021	0.70	
Xylene, m,p-	30	53	1	4,700	--	0.0016	0.010	MW01 (11)	11	09/01/2021	0.0083	J
Xylene, o-	30	35	1	29,000	--	0.0027	0.0010	MW01 (11)	11	09/01/2021	0.0027	J
Xylenes, Total	30	61	1	3,700	--	0.011	0.0010	MW01 (11)	11	09/01/2021	0.011	
Vinyl acetate	30	27	1	1,500	--	==						

NOTES:

¹ Based on TRRP Tables dated 10 May 2023.
 VOCs - Volatile Organic Compounds; TPH - Total Petroleum Hydrocarbons
 mg/kg-dry - milligram per kilogram on dry-weight; -- No value; == Constituent was not analyzed
 < & U - Analyte not detected above Sample Detection Limit (SDL). n - Not offered for accreditation.
 J - Analyte was identified above the SDL and below the Method Quantitation Limit (MQL).
 Bold values indicate concentration reported above the Method Quantitation Limit (MQL).
 Light blue shaded value indicates the surface soil sample result exceeds Tier 1 PCL for G^WSoil_{ing}
 Yellow shaded value indicates the surface soil sample result exceeds the MSD PCL (TotSoil_{Comb})

TABLE E.2
SUBSURFACE SOIL RESIDENTIAL ASSESSMENT LEVELS
 GOFORTH STREET PROPERTY
 HOUSTON, TEXAS 77021

Analyte	Source area size (acres)	^{GW} Soil _{Ing}		^{Air} Soil _{Inh-v} (mg/kg)	MQL (mg/kg)	SDL (mg/kg)	Maximum Concentration				
		(mg/kg)	Tier				Sample ID	Sample Depth (ft)	Sample Date	Conc	
										(mg/kg)	(mg/kg)
VOCs (SW8260B-ALS List)											
Acetone	30	21	1	310,000	6.6	0.66	SB-20-30	30	04/06/2022	<0.66	U
Benzene	30	0.013	1	84	0.00053	0.0053	SB-C (17)	17	09/03/2021	0.0075	
Bromodichloromethane	30	0.18	1	--	1.6	0.16	SB-20-30	30	04/06/2022	<0.16	U
Bromoform	30	0.22	1	430	1.6	0.20	SB-20-30	30	04/06/2022	<0.20	U
Bromomethane	30	0.07	1	31	3.3	0.33	SB-20-30	30	04/06/2022	<0.33	U
Carbon disulfide	30	6.8	1	5,500	3.3	0.20	SB-20-30	30	04/06/2022	<0.20	U
Carbon tetrachloride	30	0.031	1	31	1.6	0.20	SB-20-30	30	04/06/2022	<0.20	U
Chlorobenzene	30	0.6	1	390	1.6	0.20	SB-20-30	30	04/06/2022	<0.20	U
Chlorobromomethane	30	1.5	1	--	0.005	0.0018	B-3 (15-20)	15 - 20	10/02/2010	<0.0018	U
Chloroethane	30	15	1	79,000	3.3	0.26	SB-20-30	30	04/06/2022	<0.26	U
Chloroform	30	0.17	1	8.0	1.6	0.16	SB-20-30	30	04/06/2022	<0.16	U
Chloromethane	30	0.20	1	100	3.3	0.16	SB-20-30	30	04/06/2022	<0.16	U
Cumene (Isopropylbenzene)	30	170	1	4,800	0.0053	0.00095	SB-C (17)	17	09/03/2021	0.0019	J
Cyclohexane	30	2,900	1	47,000	1.6	0.33	SB-20-30	30	04/06/2022	<0.33	Un
Dibromo-3-chloropropane, 1,2-	30	0.00087	1	0.081	1.6	0.33	SB-20-30	30	04/06/2022	<0.33	U
Dibromochloromethane	30	0.18	1	--	1.6	0.16	SB-20-30	30	04/06/2022	<0.16	U
Dichlorobenzene, 1,2-	30	8.9	1	410	1.6	0.33	SB-20-30	30	04/06/2022	<0.33	U
Dichlorobenzene, 1,3-	30	3.4	1	63	1.6	0.33	SB-20-30	30	04/06/2022	<0.33	U
Dichlorobenzene, 1,4-	30	1.1	1	6,100	1.6	0.33	SB-20-30	30	04/06/2022	<0.33	U
Dichlorodifluoromethane	30	120	1	790	1.6	0.23	SB-20-30	30	04/06/2022	<0.23	U
Dichloroethane, 1,1-	30	9.2	1	19,000	0.00053	0.0053	SB-C (17)	17	09/03/2021	0.019	
Dichloroethane, 1,2-	30	0.0069	1	54	1.6	0.20	SB-20-30	30	04/06/2022	<0.20	U
Dichloroethene, 1,1-	30	0.025	1	2,700	0.24	0.024	SB-C (17)	17	09/03/2021	2.3	
Dichloroethene, cis-1,2-	30	0.12	1	470	2.4	0.39	SB-C (17)	17	09/03/2021	13	
Dichloroethene, trans-1,2-	30	0.25	1	470	0.0053	0.00053	SB-C (17)	17	09/03/2021	0.018	
Dichloropropane, 1,2-	30	0.011	1	32	1.6	0.26	SB-20-30	30	04/06/2022	<0.26	U
Dichloropropene, cis-1,3-	30	0.0033	1	160	1.6	0.16	SB-20-30	30	04/06/2022	<0.16	U
Dichloropropene, trans-1,3-	30	0.018	1	46	1.6	0.20	SB-20-30	30	04/06/2022	<0.20	U
Ethylbenzene	30	3.8	1	15,000	0.0053	0.00074	SB-C (17)	17	09/03/2021	0.17	
Ethylene dibromide (Dibromoethane, 1,2-)	30	0.00010	1	6.8	1.6	0.16	SB-20-30	30	04/06/2022	<0.16	U
Hexanone, 2-	30	1.6	1	420	3.3	0.46	SB-20-30	30	04/06/2022	<0.46	U
Methyl acetate	30	24	1	--	1.6	0.23	SB-20-30	30	04/06/2022	<0.23	U
Methyl ethyl ketone (Butanone, 2-)	30	15	1	100,000	3.3	0.43	SB-20-30	30	04/06/2022	<0.43	U
Methyl isobutyl ketone (Methyl-2-pentanone, 4-)	30	2.5	1	30,000	3.3	0.6600	SB-20-30	30	04/06/2022	<0.66	U
Methylcyclohexane	30	7,800	1	24,000	1.6	0.33	SB-20-30	30	04/06/2022	<0.33	U
Methylene chloride	30	0.0065	1	6,600	3.3	0.33	SB-20-30	30	04/06/2022	<0.33	U
MTBE (Methyl tert-butyl ether)	30	0.31	1	710	1.6	0.16	SB-20-30	30	04/06/2022	<0.16	U
Styrene	30	1.6	1	5,800	1.6	0.23	SB-20-30	30	04/06/2022	<0.23	U
Tetrachloroethane, 1,1,2,2-	30	0.012	1	--	1.6	0.26	SB-20-30	30	04/06/2022	<0.26	U
Tetrachloroethene (PCE)	30	0.025	1	480	0.0053	0.00074	SB-C (17)	17	09/03/2021	0.019	
Toluene	30	4.1	1	32,000	0.24	0.049	SB-C (17)	17	09/03/2021	1.4	
Trichlor-1,2,2-trifluoroethane, 1,1,2-	30	40,000	1	39,000	1.6	0.23	SB-20-30	30	04/06/2022	<0.23	U
Trichlorobenzene, 1,2,4-	30	2.4	1	78	1.6	0.33	SB-20-30	30	04/06/2022	<0.33	U
Trichloroethane, 1,1,1-	30	0.81	1	40,000	1.6	0.16	SB-20-30	30	04/06/2022	<0.16	U
Trichloroethane, 1,1,2-	30	0.01	1	12	1.6	0.16	SB-20-30	30	04/06/2022	<0.16	U
Trichloroethene (TCE)	30	0.017	1	16	27	3.3	MW-10-23	23	09/01/2022	640	
Trichlorofluoromethane	30	64	1	--	1.6	0.16	SB-20-30	30	04/06/2022	<0.16	U
Vinyl chloride	30	0.011	1	22	0.098	0.039	SB-C (17)	17	09/03/2021	0.37	
Xylene, m,p-	30	53	1	4,800	0.49	0.078	SB-C (17)	17	09/03/2021	1.1	
Xylene, o-	30	35	1	35,000	0.24	0.049	SB-C (17)	17	09/03/2021	0.35	
Xylenes, Total	30	61	1	4,800	0.24	0.049	SB-C (17)	17	09/03/2021	1.4	
Vinyl acetate	30	27	1	1,600	0.01	0.00093	B-3 (15-20)	15 - 20	10/04/2010	<0.00093	U
SVOCs (SW8270C) ²											
Bis(2-ethylhexyl)phthalate	30	82	1	--	0.750	0.160	B-3 (15-20)	15 - 20	10/04/2010	0.850	

NOTES:

¹ Based on TRRP Tables dated 10 May 2023.

VOCs - Volatile Organic Compounds; SVOCs - Semi-Volatile Organic Compounds

mg/kg-dry - milligram per kilogram on dry-weight

-- No value; == Constituent was not analyzed.

< & U - Analyte not detected above Sample Detection Limit (SDL). n - Not offered for accreditation.

J - Analyte was identified above the SDL and below the Method Quantitation Limit (MQL).

Bold values indicate concentration reported above the Method Quantitation Limit (MQL).

Light blue shaded value indicates the surface soil sample result exceeds Tier 1 PCL for ^{GW}Soil_{Ing}

Yellow shaded value indicates the surface soil sample result exceeds the MSD PCL for (^{Air}Soil_{Inh-v}).

TABLE E.3
GROUNDWATER RESIDENTIAL ASSESSMENT LEVELS
GOFORTH STREET PROPERTY
HOUSTON, TEXAS 77021

Analyte	GW _{ing} (mg/L)	Air GW _{Int-v}		MQL (mg/L)	SDL (mg/L)	Maximum Concentration				
		(mg/L)	Source Area (acres)			Sample ID	Sample Date	Conc		
								(mg/L)		
VOCs (SW8260B-ALS List)										
Acetone	22	1,000,000	30	0.0020	0.0020	MW-08	07/13/2022	0.16		
Benzene	0.0050	23	30	0.0010	0.0020	MW02	09/04/2021	0.00031	J	
Bromoform	0.080	672	30	0.10	0.040	MW-10	09/13/2022	<0.040	U	
Bromomethane	0.034	4.6	30	0.10	0.040	MW-10	09/13/2022	<0.040	U	
Butanone, 2-	15	620,000	30	0.0020	0.00050	MW-08	07/13/2022	0.022		
Carbon disulfide	2.4	630	30	0.20	0.060	MW-10	09/13/2022	<0.060	U	
Carbon tetrachloride	0.0050	2.5	30	0.10	0.050	MW-10	09/13/2022	<0.050	U	
Chlorobenzene	0.10	150	30	0.100	0.03	MW-10	09/13/2022	<0.030	U	
Chlorobromomethane	0.98	--	30	--	--	--	--	--	--	
Chloroethane	9.8	15,000	30	0.10	0.030	MW-10	09/13/2022	<0.030	U	
Chloroform	0.080	2.6	30	0.10	0.020	MW-10	09/13/2022	<0.020	U	
Chloromethane	0.070	4.7	30	0.050	0.010	MW-05	07/14/2022	0.0015		
Cyclohexane	120	770	30	5.0	0.60	MW-04	12/15/2023	<0.60	Un	
Dibromo-3-chloropropane, 1,2-	0.00020	0.08	30	0.10	0.10	MW-10	09/13/2022	<0.10	U	
Dibromochloromethane	0.080	--	30	0.10	0.030	MW-10	09/13/2022	<0.030	U	
Dichlorobenzene, 1,2-	0.60	150	30	0.10	0.050	MW-10	09/13/2022	<0.050	U	
Dichlorobenzene, 1,3-	0.73	25	30	0.10	0.040	MW-10	09/13/2022	<0.040	U	
Dichlorobenzene, 1,4-	0.075	2,200	30	0.10	0.040	MW-10	09/13/2022	<0.040	U	
Dichlorodifluoromethane	4.9	7.8	30	0.10	0.030	MW-10	09/13/2022	<0.030	U	
Dichloroethane, 1,1-	4.9	5,600	30	0.050	0.010	MW-01	04/21/2023	0.18		
Dichloroethane, 1,2-	0.0050	33	30	0.0010	0.00020	MW-02	09/04/2021	0.00033	J	
Dichloroethene, 1,1-	0.0070	220	30	0.10	0.020	MW-04	07/14/2022	11		
Dichloroethene, cis-1,2-	0.070	160	30	5.0	0.60	MW-01	12/15/2023	32		
Dichloroethene, trans-1,2-	0.10	99	30	0.050	0.010	MW-01	04/21/2023	0.17		
Dichloropropane, 1,2-	0.0050	15	30	0.10	0.050	MW-10	09/13/2022	<0.050	U	
Dichloropropene, cis-1,3-	0.0017	89	30	0.10	0.010	MW-10	09/13/2022	<0.010	U	
Dichloropropene, trans-1,3-	0.0091	25	30	0.10	0.020	MW-10	09/13/2022	<0.020	U	
Dibromoethane, 1,2-	0.00005	76	30	0.10	0.020	MW-10	09/13/2022	<0.020	U	
Ethylbenzene	0.70	3,800	30	0.10	0.030	MW-04	07/14/2022	0.27		
Hexanone, 2-	1.20	1,500	30	0.050	0.010	MW-09	09/13/2022	<0.050	U	
Isopropylbenzene	2.40	--	30	0.10	0.030	MW-10	09/13/2022	<0.030	U	
Methyl acetate	24	--	30	0.10	0.10	MW-10	09/13/2022	<0.10	U	
Methylcyclohexane	120	180	30	0.10	0.030	MW-10	09/13/2022	<0.030	U	
Methyl-2-pentanone, 4-	2.0	87,000	30	0.20	0.070	MW-10	09/13/2022	<0.070	U	
Methylene chloride	0.005	2,800	30	0.20	0.10	MW-10	09/13/2022	<0.10	U	
Methyl tert-butyl ether	0.24	520	30	0.10	0.020	MW-10	09/13/2022	<0.020	U	
Styrene	0.10	2,000	30	0.10	0.030	MW-10	09/13/2022	<0.030	U	
Tetrachloroethane, 1,1,2,2-	0.0046	--	30	0.10	0.050	MW-10	09/13/2022	<0.050	U	
Tetrachloroethene (PCE)	0.0050	64	30	0.0010	0.00020	MW02	09/04/2021	0.0062		
Toluene	1.0	8,200	30	0.10	0.020	MW-04	07/14/2022	1.8		
Trichlor-1,2,2-trifluoroethane, 1,1	730	200	30	0.10	0.050	MW-10	09/13/2022	<0.050	U	
Trichlorobenzene, 1,2,4-	0.070	20	30	0.10	0.050	MW-10	09/13/2022	<0.050	U	
Trichloroethane, 1,1,1-	0.20	5,200	30	0.10	0.020	MW-10	09/13/2022	<0.020	U	
Trichloroethane, 1,1,2-	0.005	10	30	0.0010	0.00030	MW02	09/04/2021	0.013		
Trichloroethene	0.005	3.1	30	5.0	1.0	MW-04	07/14/2022	290		
Trichlorofluoromethane	7.3	--	30	0.10	0.030	MW-10	09/13/2022	<0.030	U	
Vinyl chloride	0.0020	0.49	30	0.050	0.010	MW-01	04/21/2023	8.7		
Xylene, m,p-	10	1,400	30	0.20	0.050	MW-04	07/14/2022	0.74		
Xylene, o-	10	98,000	30	0.10	0.03	MW-04	07/14/2022	0.47		
Xylenes, Total	10	1,300	30	0.10	0.03	MW-04	07/14/2022	1.2		
TPH (TX1005)										
C6-C12	0.98	320	30	0.46	0.19	MW-10	04/04/2023	55		
C12-C28	0.98	970	30	0.46	0.19	MW-10	04/04/2023	<0.19	U	
C28-C35	0.98	970	30	0.46	0.19	MW-10	04/04/2023	<0.19	U	
total C6-C35	--	--	30	0.46	0.19	MW-10	04/04/2023	55.0		

NOTES:

¹ Based on TRRP Tables dated 10 May 2023.

VOCs - Volatile Organic Compounds

PCL - Protective Concentration Limit

mg/l - milligrams per liter

-- No value.

== Constituent was not analyzed.

< & U - Analyte not detected above Sample Detection Limit (SDL).

J - Analyte was identified above the SDL and below the Method Quantitation Limit (MQL).

n - Not offered for accreditation.

Bold values indicate concentration reported above the Method Quantitation Limit (MQL).

Light blue shaded value indicates the groundwater sample result exceeds the Tier 1 PCL for GW_{ing}.

Yellow shaded value indicates the groundwater sample result exceeds the MSD PCL (Air GW_{Int-v}).

TABLE E.4
SUMMARY OF SURFACE SOIL ANALYTICAL RESULTS
GOFORTH STREET PROPERTY
HOUSTON, TEXAS 77021

Analyte	TRRP Tier 1 Residential PCLs ¹ 30-acre			SS-F HS21090152-02 9/2/2021 0 - 6 inches Class 2 mg/kg-dry	SB-A (15) HS21090243-02 9/3/2021 15 ft bgs Class 3 mg/kg-dry	SB-D (14) HS21090243-05 9/3/2021 14 ft bgs Class 3 mg/kg-dry	SB-20-11 HS22040281-02 4/6/2022 11 ft bgs Class 3 mg/kg-dry	SB-23-11 HS22060711-03 6/13/2022 11 ft bgs Class 2 mg/kg-dry	SB-24-11 HS22090159-06 9/1/2022 11 ft bgs Class 2 mg/kg-dry	SB-25-11 HS22090159-04 9/1/2022 11 ft bgs Class 2 mg/kg-dry	MW01 (11) HS21090129 01 9/1/2021 11 ft bgs Class 3 mg/kg-dry	MW02 (11) HS21090152-01 9/2/2021 11 ft bgs Class 3 mg/kg-dry	MW-07R-11 HS22070237-01 7/5/2022 11 ft bgs Class 2 mg/kg-dry	
	Total Soil _{comb}	dw ² Soil _{ing}	A ³ Soil _{ing}											
	mg/kg	mg/kg	mg/kg											
TPH (TX1005)														
C6-C12	1,100	33	1,600	<16	U	U	U	U	U	U	U	U	U	U
C12-C28	2,000	99	7,800	<21	U	U	U	U	U	U	U	U	U	U
C28-C35	2,000	99	7,800	<21	U	U	U	U	U	U	U	U	U	U
total C6-C35	--	--	--	<16	U	U	U	U	U	U	U	U	U	U
Metals (Texas 11)³														
Antimony	15	5.4	--	0.566	J	U	U	U	U	U	U	U	U	U
Arsenic	24	5.0	--	2.92	U	U	U	U	U	U	U	U	U	U
Barium	8,100	440	--	131	U	U	U	U	U	U	U	U	U	U
Beryllium	38	1.8	--	0.551	J	U	U	U	U	U	U	U	U	U
Cadmium	52	1.5	--	0.472	J	U	U	U	U	U	U	U	U	U
Chromium	33,000	2,400	--	17.6	U	U	U	U	U	U	U	U	U	U
Lead	500	3.0	--	49.0	U	U	U	U	U	U	U	U	U	U
Nickel	840	160	--	11.4	U	U	U	U	U	U	U	U	U	U
Selenium	310	2.3	--	0.534	J	U	U	U	U	U	U	U	U	U
Silver	97	0.48	--	0.180	J	U	U	U	U	U	U	U	U	U
Mercury	8.3	2.1	8.0	0.0545	U	U	U	U	U	U	U	U	U	U
VOCs (SW8260C)²														
Benzene	69	0.013	84	<0.00047	U	<3.2	U	<0.00048	U	<0.00045	U	<0.00047	U	<0.00045
Dichloroethane, 1,1-	8,800	9.2	19,000	<0.00047	U	<3.2	U	<0.00048	U	<0.00045	U	<0.00047	U	<0.00045
Dichloroethane, 1,1-	1,600	0.025	2,700	<0.00047	U	<0.00048	U	0.0075	U	<0.00045	U	<0.00047	U	<0.00045
Dichloroethane, cis-1,2-	120	0.12	470	<0.00075	U	130	U	9.9	U	<0.00071	U	<0.00075	U	<0.00073
Dichloroethane, trans-1,2-	370	0.25	470	<0.00047	U	<3.2	U	0.026	U	<0.00045	U	<0.00047	U	<0.00045
Ethylbenzene	5,300	3.8	15,000	<0.00066	U	<4.5	U	<0.00067	U	<0.00062	U	<0.00066	U	<0.00064
Methylene chloride	1,500	0.065	6,600	<0.00094	U	<6.4	U	<0.00095	U	<0.00089	U	<0.00094	U	<0.00091
MTBE (Methyl tert-butyl ether)	590	0.31	710	<0.00047	U	<3.2	U	<0.00048	U	<0.00045	U	<0.00047	U	<0.00045
Tetrachloroethene (PCE)	420	0.025	480	<0.00066	U	<4.5	U	<0.00067	U	<0.00062	U	<0.00066	U	<0.00064
Toluene	5,400	4.1	32,000	<0.00057	U	<3.8	U	0.012	U	<0.00054	U	<0.00057	U	<0.00054
Trichloroethene (TCE)	11	0.017	16	<0.00057	U	1300	U	8.5	U	<0.00061	U	<0.00057	U	<0.00054
Vinyl chloride	3.4	0.011	22	<0.00075	U	<5.1	U	0.4	U	<0.00071	U	<0.00075	U	<0.00073
Xylene, m,p-	4,700	53	4,800	<0.0015	U	<10	U	<0.0015	U	<0.0014	U	<0.0015	U	<0.0015
Xylene, o-	29,000	35	35,000	<0.00094	U	<6.4	U	<0.00095	U	<0.00089	U	<0.00094	U	<0.00091
Xylenes, Total	3,700	61	4,800	<0.00094	U	<6.4	U	<0.00095	U	<0.00089	U	<0.00094	U	<0.00091

NOTES:

¹ Based on TRRP Tables dated 10 May 2023.

² Only detected analytes summarized. For the full list, see the laboratory reports.

³ A 0.5-acre source area was assumed for metals since these are not considered site specific constituents of concern.

VOCs - Volatile Organic Compounds; PCL - Protective Concentration Limit

mg/kg-dry - milligram per kilogram on dry-weight; -- No value; == Constituent was not analyzed.

< & U - Analyte not detected above Sample Detection Limit (SDL).

J - Analyte was identified above the SDL and below the Method Quantitation Limit (MQL).

n - Not offered for accreditation.

MSD - Municipal Settings Designation

Bold values indicate concentration reported above the MQL.

Light blue shaded value indicates the surface soil sample result exceeds Tier 1 PCL for dw²Soil_{ing}

Yellow shaded value indicates the surface soil sample result exceeds the MSD PCL (dw²Soil_{comb})

**TABLE E.4
SUMMARY OF SURFACE SOIL ANALYTICAL RESULTS
GOFORTH STREET PROPERTY
HOUSTON, TEXAS 77021**

Analyte	TRRP Tier 1 Residential PCLs ¹ 30-acre			MW-08-11 HS22070237-02 7/5/2022 11 ft bgs Class 2 mg/kg-dry	MW-09-13 HS22090623-03 9/12/2022 13 ft bgs Class 2 mg/kg-dry
	Total Soil _{comb} mg/kg	GW ² Soil _{ing} mg/kg	At Soil _{ing} ³ mg/kg		
TPH (TX1005)					
C6-C12	1,100	33	1,600	==	==
C12-C28	2,000	99	7,800	==	==
C28-C35	2,000	99	7,800	==	==
total C6-C35	--	--	--	==	==
Metals (Texas 11)³					
Antimony	15	5.4	--	==	==
Arsenic	24	5.0	--	==	==
Barium	8,100	440	--	==	==
Beryllium	38	1.8	--	==	==
Cadmium	52	1.5	--	==	==
Chromium	33,000	2,400	--	==	==
Lead	500	3.0	--	==	==
Nickel	840	160	--	==	==
Selenium	310	2.3	--	==	==
Silver	97	0.48	--	==	==
Mercury	8.3	2.1	8.0	==	==
VOCs (SW8260C)²					
Benzene	69	0.013	84	<0.00045 U	<0.00044 U
Dichloroethane, 1,1-	8,800	9.2	19,000	<0.00045 U	<0.00044 U
Dichloroethane, 1,1-	1,600	0.025	2,700	<0.00045 U	0.0060
Dichloroethane, cis-1,2-	120	0.12	470	<0.00071 U	2.9
Dichloroethane, trans-1,2-	370	0.25	470	<0.00045 U	0.021
Ethylbenzene	5,300	3.8	15,000	<0.00062 U	<0.00062 U
Methylene chloride	1,500	0.065	6,600	<0.00089 U	<0.00089 U
MTBE (Methyl tert-butyl ether)	590	0.31	710	<0.00045 U	<0.00044 U
Tetrachloroethene (PCE)	420	0.025	480	<0.00062 U	<0.00062 U
Toluene	5,400	4.1	32,000	<0.00053 U	<0.00053 U
Trichloroethene (TCE)	11	0.017	16	<0.00053 U	3.5
Vinyl chloride	3.4	0.011	22	<0.00071 U	0.071
Xylene, m,p-	4,700	53	4,800	<0.0014 U	==
Xylene, o-	29,000	35	35,000	<0.00089 U	<0.00089 U
Xylenes, Total	3,700	61	4,800	<0.00089 U	<0.00089 U

NOTES:

- ¹ Based on TRRP Tables dated 10 May 2023.
 - ² Only detected analytes summarized. For the full list, see the laboratory reports.
 - ³ A 0.5-acre source area was assumed for metals since these are not considered site specific constituents.
- VOCs - Volatile Organic Compounds; PCL - Protective Concentration Limit
mg/kg-dry - milligram per kilogram on dry-weight; -- No value; == Constituent was not analyzed.
< & U - Analyte not detected above Sample Detection Limit (SDL).
J - Analyte was identified above the SDL and below the Method Quantitation Limit (MQL).
n - Not offered for accreditation.
MSD - Municipal Settings Designation
Bold values indicate concentration reported above the MQL.
Light blue shaded value indicates the surface soil sample result exceeds Tier 1 PCL for GW² Soil_{ing}
Yellow shaded value indicates the surface soil sample result exceeds the MSD PCL (Total Soil_{comb})

**TABLE E.5
SUMMARY OF SUBSURFACE SOIL ANALYTICAL RESULTS
GOFORTH STREET PROPERTY
HOUSTON, TEXAS 77021**

Analyte	TRRP Tier 1 Residential PCLs ¹ 30-acre			Sample ID Lab ID Date Depth Units	SB-B (17) HS21090243-03 9/3/2021 17 ft bgs mg/kg-dry	SB-C (17) HS21090243-04 4/6/2022 30 ft bgs mg/kg-dry	SB-20-30 HS22040281-03 4/6/2022 30 ft bgs mg/kg-dry	SB-21-30 HS22040281-04 4/6/2022 30 ft bgs mg/kg-dry	SB-22-26 HS22040358-02 4/6/2022 26 ft bgs mg/kg-dry	SB-22-30 HS22040358-03 4/6/2022 30 ft bgs mg/kg-dry	SB-23-30 HS22060711-04 6/13/2022 30 ft bgs mg/kg-dry	SB-24-30 HS22090159-07 9/1/2022 30 ft bgs mg/kg-dry	SB-25-30 HS22090159-05 9/1/2022 30 ft bgs mg/kg-dry	MW04 (30) HS21090243-01 9/3/2021 30 ft bgs mg/kg-dry	
	TotalSoil _{comb} mg/kg	ewSoil _{ing} mg/kg	AirSoil _{inh-v} mg/kg												
TPH (TX1005)															
C6-C12	1,100	33	1,600		==	==	==	==	==	==	==	==	==	==	==
C12-C28	2,000	99	7,800		==	==	==	==	==	==	==	==	==	==	==
C28-C35	2,000	99	7,800		==	==	==	==	==	==	==	==	==	==	==
total C6-C35	--	--	--		==	==	==	==	==	==	==	==	==	==	==
Metals (Texas 1)³															
Antimony	15	5.4	--		==	==	==	==	==	==	==	==	==	==	==
Arsenic	24	5.0	--		==	==	==	==	==	==	==	==	==	==	==
Barium	8,100	440	--		==	==	==	==	==	==	==	==	==	==	==
Beryllium	38	1.8	--		==	==	==	==	==	==	==	==	==	==	==
Cadmium	52	1.5	--		==	==	==	==	==	==	==	==	==	==	==
Chromium	33,000	2,400	--		==	==	==	==	==	==	==	==	==	==	==
Lead	500	3.0	--		==	==	==	==	==	==	==	==	==	==	==
Nickel	840	160	--		==	==	==	==	==	==	==	==	==	==	==
Selenium	310	2.3	--		==	==	==	==	==	==	==	==	==	==	==
Silver	97	0.48	--		==	==	==	==	==	==	==	==	==	==	==
Mercury	8.3	2.1	8.0		==	==	==	==	==	==	==	==	==	==	==
VOCs (SW8260C)²															
Benzene	69	0.013	84		<0.00051	U	0.0075	U	<0.00054	U	<0.00052	U	<0.00046	U	<0.00057
Dichloroethane, 1,1-	8,800	9.2	19,000		0.0046	J	0.019	U	<0.00054	U	<0.00052	U	<0.00046	U	<0.00057
Dichloroethane, 1,1-	1,600	0.025	2,700		0.79	J	2.3	J	<0.00054	U	<0.00052	U	<0.00046	U	<0.00057
Dichloroethane, cis-1,2-	120	0.12	470		1.8	J	13	J	<0.00086	U	0.21	J	<0.00074	U	1.5
Dichloroethane, trans-1,2-	370	0.25	470		0.014	U	0.018	U	<0.00054	U	<0.00052	U	<0.00046	U	0.30
Ethylbenzene	5,000	3.8	15,000		0.049	U	0.17	U	<0.00075	U	<0.00073	U	<0.00065	U	0.085
Methylene chloride	1,500	0.0065	6,600		<0.001	U	<0.0011	U	<0.0011	U	<0.0010	U	<0.00093	U	<0.0011
MTBE (Methyl tert-butyl ether)	590	0.31	710		<0.00051	U	<0.00053	U	<0.00054	U	<0.00052	U	<0.00046	U	<0.00057
Tetrachloroethene (PCE)	420	0.025	480		0.011	U	0.019	U	<0.00075	U	<0.00073	U	<0.00065	U	0.047
Toluene	5,400	4.1	32,000		0.20	U	1.4	U	<0.00064	U	<0.00063	U	<0.00056	U	0.44
Trichloroethene (TCE)	11	0.017	16		51	J	150	J	0.017	U	3.3	J	0.014	U	63
Vinyl chloride	3.4	0.011	22		0.049	J	0.37	J	<0.00086	U	<0.00084	U	<0.00074	U	<0.00091
Xylene, m,p-	4,700	53	4,800		0.16	U	1.1	U	<0.0017	U	<0.0017	U	<0.0015	U	0.27
Xylene, o-	29,000	35	35,000		0.056	U	0.35	U	<0.0011	U	<0.0010	U	<0.00093	U	0.091
Xylenes, Total	3,700	61	4,800		0.22	U	1.4	U	<0.0011	U	<0.0010	U	<0.00093	U	0.36

NOTES:

¹ Based on TRRP Tables dated 10 May 2023.

² Only detected analytes summarized. For the full list, see the laboratory reports.

³ A 0.5-acre source area was assumed for metals since these are not considered site specific constituents of concern.

VOCs - Volatile Organic Compounds; PCL - Protective Concentration Limit

mg/kg-dry - milligram per kilogram on dry-weight; -- No value; == Constituent was not analyzed.

< & U - Analyte not detected above Sample Detection Limit (SDL).

J - Analyte was identified above the SDL and below the Method Quantitation Limit (MQL).

n - Not offered for accreditation.

MSD - Municipal Settings Designation

Bold values indicate concentration reported above the MQL.

Light blue shaded value indicates the subsurface soil sample result exceeds Tier 1 PCL for ^{SW}Soil_{ing}.

Yellow shaded value indicates the subsurface soil sample result exceeds the MSD PCL (^{Air}Soil_{inh-v}).

**TABLE E.5
SUMMARY OF SUBSURFACE SOIL ANALYTICAL RESULTS
GOFORTH STREET PROPERTY
HOUSTON, TEXAS 77021**

Analyte	TRRP Tier 1 Residential PCLs ¹ 30-acre		Sample ID Lab ID	Date	Depth	Units	MW-05-29 HS22040281-01 4/5/2022 29 ft bgs mg/kg-dry	MW-06-30 HS22040358-01 4/6/2022 30 ft bgs mg/kg-dry	MW-07-39 HS22060711-01 6/13/2022 39 ft bgs mg/kg-dry	MW-07-53 HS22060711-02 6/13/2022 53 ft bgs mg/kg-dry	MW-08-24 HS22070237-03 7/5/2022 24 ft bgs mg/kg-dry	MW-09-46 HS22090623-06 9/12/2022 46 ft bgs mg/kg-dry	MW-09-55 HS22090623-05 9/12/2022 55 ft bgs mg/kg-dry	MW-10-23 HS22090159-01 9/1/2022 23 ft bgs mg/kg-dry	MW-10-31 HS22090159-02 9/1/2022 31 ft bgs mg/kg-dry	MW-10-39 HS22090159-03 9/1/2022 39 ft bgs mg/kg-dry	
	TotalSoil _{comb} mg/kg	ewSoil _{ing} mg/kg															AirSoil _{inh-v} mg/kg
TPH (TX1005)																	
C6-C12	1,100	33	1,600														
C12-C28	2,000	99	7,800														
C28-C35	2,000	99	7,800														
total C6-C35	--	--	--														
Metals (Texas 1)³																	
Antimony	15	5.4	--														
Arsenic	24	5.0	--														
Barium	8,100	440	--														
Beryllium	38	1.8	--														
Cadmium	52	1.5	--														
Chromium	33,000	2,400	--														
Lead	500	3.0	--														
Nickel	840	160	--														
Selenium	310	2.3	--														
Silver	97	0.48	--														
Mercury	8.3	2.1	8.0														
VOCs (SW8260C)²																	
Benzene	69	0.013	84														
Dichloroethane, 1,1-	8,800	9.2	19,000														
Dichloroethane, 1,1-	1,600	0.025	2,700														
Dichloroethane, cis-1,2-	120	0.12	470														
Dichloroethane, trans-1,2-	370	0.25	470														
Ethylbenzene	5,300	3.8	15,000														
Methylene chloride	1,500	0.0065	6,600														
MTBE (Methyl tert-butyl ether)	590	0.31	710														
Tetrachloroethene (PCE)	420	0.025	480														
Toluene	5,400	4.1	32,000														
Trichloroethene (TCE)	11	0.017	16														
Vinyl chloride	3.4	0.011	22														
Xylene, m,p-	4,700	53	4,800														
Xylene, o-	29,000	35	35,000														
Xylenes, Total	3,700	61	4,800														

NOTES:

¹ Based on TRRP Tables dated 10 May 2023.

² Only detected analytes summarized. For the full list, see the laboratory reports.

³ A 0.5-acre source area was assumed for metals since these are not considered site specific constituents.

VOCs - Volatile Organic Compounds; PCL - Protective Concentration Limit

mg/kg-dry - milligram per kilogram on dry-weight; -- No value; == Constituent was not analyzed.

< & U - Analyte not detected above Sample Detection Limit (SDL).

J - Analyte was identified above the SDL and below the Method Quantitation Limit (MQL).

n - Not offered for accreditation.

MSD - Municipal Settings Designation

Bold values indicate concentration reported above the MQL.

Light blue shaded value indicates the subsurface soil sample result exceeds Tier 1 PCL for ^{SW}Soil_{ing}.

Yellow shaded value indicates the subsurface soil sample result exceeds the MSD PCL (^{MSD}Soil_{ing}).

**TABLE E.5
SUMMARY OF SUBSURFACE SOIL ANALYTICAL RESULTS
GOFORTH STREET PROPERTY
HOUSTON, TEXAS 77021**

Analyte	TRRP Tier 1 Residential PCLs ¹ 30-acre			Sample ID	
	Total Soil _{Comb} mg/kg	ewSoil _{ing} mg/kg	AirSoil _{inh-v} mg/kg	Lab ID	Date
				Depth	Units
TPH (TX1005)				MW-11-63	
C6-C12	1,100	33	1,600	HS24021012-01	2/15/2024
C12-C28	2,000	99	7,800		63 ft bgs
C28-C35	2,000	99	7,800		mg/kg-dry
total C6-C35	--	--	--		
Metals (Texas 11)³					
Antimony	15	5.4	--		
Arsenic	24	5.0	--		
Barium	8,100	440	--		
Beryllium	38	1.8	--		
Cadmium	52	1.5	--		
Chromium	33,000	2,400	--		
Lead	500	3.0	--		
Nickel	840	160	--		
Selenium	310	2.3	--		
Silver	97	0.48	--		
Mercury	8.3	2.1	8.0		
VOCs (SW8260C)²					
Benzene	69	0.013	84		<0.00057 U
Dichloroethane, 1,1-	8,800	9.2	19,000		<0.00057 U
Dichloroethene, 1,1-	1,600	0.025	2,700		<0.00057 U
Dichloroethene, cis-1,2-	120	0.12	470		<0.00091 U
Dichloroethene, trans-1,2-	370	0.25	470		<0.00057 U
Ethylbenzene	5,300	3.8	15,000		<0.00080 U
Methylene chloride	1,500	0.0065	6,600		<0.0011 U
MTBE (Methyl tert-butyl ether)	590	0.31	710		<0.00057 U
Tetrachloroethene (PCE)	420	0.025	480		<0.00080 U
Toluene	5,400	4.1	32,000		<0.00068 U
Trichloroethene (TCE)	11	0.017	16		<0.00068 U
Vinyl chloride	3.4	0.011	22		<0.00091 U
Xylene, m,p-	4,700	53	4,800		--
Xylene, o-	29,000	35	35,000		<0.0011 U
Xylenes, Total	3,700	61	4,800		<0.0011 U

NOTES:

- ¹ Based on TRRP Tables dated 10 May 2023.
- ² Only detected analytes summarized. For the full list, see the laboratory reports.
- ³ A 0.5-acre source area was assumed for metals since these are not considered site specific constituents.
- VOCs - Volatile Organic Compounds; PCL - Protective Concentration Limit
- mg/kg-dry - milligram per kilogram on dry-weight; -- No value; == Constituent was not analyzed.
- < & U - Analyte not detected above Sample Detection Limit (SDL).
- J - Analyte was identified above the SDL and below the Method Quantitation Limit (MQL).
- n - Not offered for accreditation.
- MSD - Municipal Settings Designation
- Bold values indicate concentration reported above the MQL.
- Light blue shaded value indicates the subsurface soil sample result exceeds Tier 1 PCL for ^{6w}Soil_{ing}.
- Yellow shaded value indicates the subsurface soil sample result exceeds the MSD PCL (^{6w}Soil_{inh-v}).

PCL Comparison		TCE	cis-1,2 DCE	1,1-DCE	VC
30-acre ^{GW} Soil _{log}	PCL without MSD	0.017	0.12	0.025	0.011
30-acre ^{TOT} Soil _{comb}	PCL with MSD	11	120	1,600	3.5

PCL - PROTECTIVE CONCENTRATION LIMIT; MSD - MUNICIPAL SETTINGS DESIGNATION
 ALL CONCENTRATIONS REPORTED IN MILLIGRAMS PER KILOGRAM
 < & U - SAMPLE NOT REPORTED ABOVE SAMPLE DETECTION LIMIT
 J - SAMPLE NOT REPORTED ABOVE METHOD QUANTITATION LIMIT
 LIGHT BLUE VALUE INDICATES SAMPLE RESULT EXCEEDS TIER PCL FOR ^{GW}Soil_{log}
 YELLOW VALUE INDICATES SAMPLE RESULT EXCEEDS MSD PCL FOR ^{TOT}Soil_{comb}.

SB-D	TCE	cis-1,2 DCE	1,1-DCE	VC
14 ft	<0.002	<0.00077	<0.00048	<0.00077

MW-02	TCE	cis-1,2 DCE	1,1-DCE	VC
11 ft	<0.00066	<0.00075	<0.00047	<0.00075

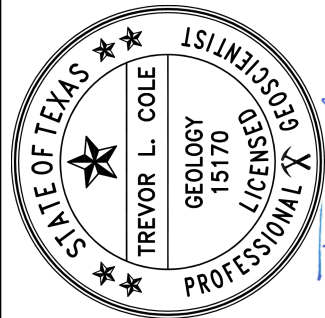
MW-09	TCE	cis-1,2 DCE	1,1-DCE	VC
13 ft	3.5	2.9	0.0060	0.071

MW-08	TCE	cis-1,2 DCE	1,1-DCE	VC
24 ft	<0.00052	<0.00069	<0.00043	<0.00069

SB-24	TCE	cis-1,2 DCE	1,1-DCE	VC
11 ft	<0.00061	<0.00071	<0.00045	<0.00071
MW-01	TCE	cis-1,2 DCE	1,1-DCE	VC
11 ft	27	15	0.023	0.70

MW-07R	TCE	cis-1,2 DCE	1,1-DCE	VC
11 ft	<0.00054	<0.00073	<0.00045	<0.00073
SB-20	TCE	cis-1,2 DCE	1,1-DCE	VC
11 ft	1,300	130	<3.2	<5.1

SB-23	TCE	cis-1,2 DCE	1,1-DCE	VC
11 ft	8.5	9.9	0.0075	0.4
SB-25	TCE	cis-1,2 DCE	1,1-DCE	VC
11 ft	<0.00061	<0.00081	<0.00050	<0.00081



Signed electronically on 2 April 2024.

LEGEND

- █ DESIGNATED PROPERTY BOUNDARY, APPROXIMATE
- SURFACE SOIL WITHOUT MSD (DASHED WHERE INFERRED)
- ⊕ MONITORING WELLS, APPROXIMATE
- SOIL BORING, APPROXIMATE
- █ SURFACE SOIL PCLE WITH MSD, DASHED WHERE INFERRED

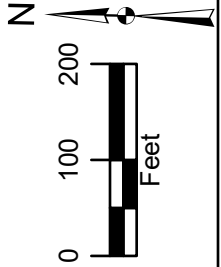


FIGURE E.1

SURFACE SOIL COC PCLE MAP

6525 GOFORTH STREET, VCP NO. 3207
 HOUSTON, TEXAS 77021

SQ Environmental, LLC

SCALE: 1" = 200 FEET

DATE: MARCH 2024

PN: 1018.029.003

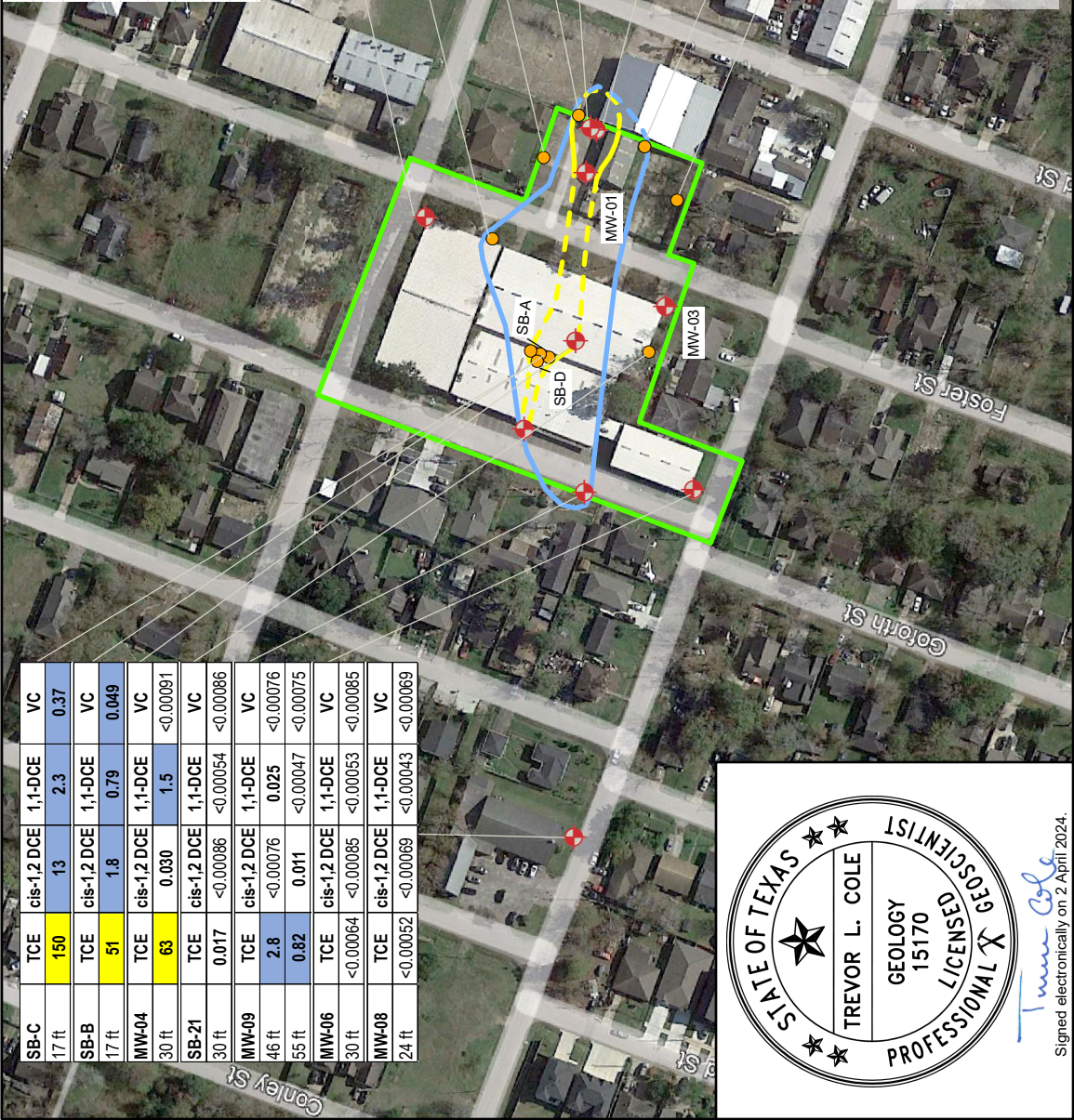
NOTE: SURFACE SOIL (0-15 FEET BELOW GROUND SURFACE) IMAGE GEOREFERENCED FROM GOOGLE EARTH AND DATED DECEMBER 2021.
 1,1-DCE - 1,1-DICHLOROETHENE; cis-1,2 DCE - cis-1,2 DICHLOROETHENE;
 PCE - TETRACHLOROETHENE; TCA - TRICHLOROETHANE;
 TCE - TRICHLOROETHENE; VC - VINYL CHLORIDE; PCLE - PROTECTIVE CONCENTRATION LEVEL EXCEEDANCE.
 ESTIMATED EXCEEDANCE BASED ON RELATIONSHIP BETWEEN PID MEASUREMENTS AND REPORTED TCE CONCENTRATIONS. SEE FIGURE 11C FOR ADDITIONAL DETAILS.

PCL Comparison		TCE	cis-1,2 DCE	1,1-DCE	VC
30-acre ^{GW} Soil _{log}	PCL without MSD	0.017	0.12	0.025	0.011
30-acre ^{HW} Soil _{log-v}	PCL with MSD	16	470	2,700	22

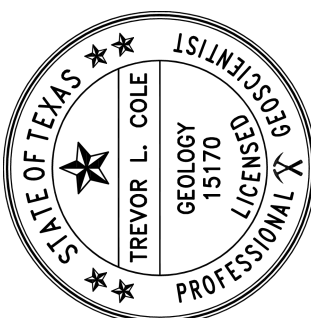
PCL - PROTECTIVE CONCENTRATION LIMIT; MSD - MUNICIPAL SETTINGS DESIGNATION
 ALL CONCENTRATIONS REPORTED IN MILLIGRAMS PER KILOGRAM
 < & U - SAMPLE NOT REPORTED ABOVE SAMPLE DETECTION LIMIT
 J - SAMPLE NOT REPORTED ABOVE METHOD QUANTITATION LIMIT
 LIGHT BLUE VALUE INDICATES SAMPLE RESULT EXCEEDS TIER PCL FOR ^{GW}Soil_{log}
 YELLOW VALUE INDICATES SAMPLE RESULT EXCEEDS MSD PCL FOR ^{HW}Soil_{log-v}

MW-05	TCE	cis-1,2 DCE	1,1-DCE	VC
29 ft	0.0017J	<0.00087	<0.00055	<0.00087
SB-22	TCE	cis-1,2 DCE	1,1-DCE	VC
26 ft	8.2	1.4	<0.0028	0.036
30 ft	3.3	0.21	<0.00052	<0.00084
SB-24	TCE	cis-1,2 DCE	1,1-DCE	VC
30 ft	0.014	<0.00074	<0.00046	<0.00074
SB-20	TCE	cis-1,2 DCE	1,1-DCE	VC
30 ft	110	1.4J	<0.16	<0.26
MW-11	TCE	cis-1,2 DCE	1,1-DCE	VC
63 ft	<0.00068	<0.00091	<0.00057	<0.00091
MW-07	TCE	cis-1,2 DCE	1,1-DCE	VC
39 ft	<0.00060	<0.00080	<0.00050	<0.00080
53 ft	<0.00061	<0.00082	<0.00051	<0.00082
MW-10	TCE	cis-1,2 DCE	1,1-DCE	VC
23 ft	640	1.3	<0.00055	<0.00087
31 ft	17	<0.00081	<0.00051	<0.00081
39 ft	0.20	<0.00099	<0.00062	<0.00099
SB-23	TCE	cis-1,2 DCE	1,1-DCE	VC
30 ft	0.013	<0.00089	<0.00055	<0.00089
SB-25	TCE	cis-1,2 DCE	1,1-DCE	VC
30 ft	<0.00064	<0.00079	<0.00049	<0.00079

NOTE: SUBSURFACE SOIL (>15 FEET BELOW GROUND SURFACE) IMAGE GEOREFERENCED FROM GOOGLE EARTH AND DATED DECEMBER 2021.
 1,1-DCE - 1,1-DICHLOROETHENE; cis-1,2 DCE - cis-1,2-DICHLOROETHENE;
 PCE - TETRACHLOROETHENE; TCA - TRICHLOROETHANE;
 TCE - TRICHLOROETHENE; VC - VINYL CHLORIDE; PCLE - PROTECTIVE CONCENTRATION LEVEL EXCEEDANCE.
 ESTIMATED EXCEEDANCE BASED ON RELATIONSHIP BETWEEN PID MEASUREMENTS AND REPORTED TCE CONCENTRATIONS. SEE FIGURE 11C FOR ADDITIONAL DETAILS.



SB-C	TCE	cis-1,2 DCE	1,1-DCE	VC
17 ft	150	13	2.3	0.37
SB-B	TCE	cis-1,2 DCE	1,1-DCE	VC
17 ft	51	1.8	0.79	0.049
MW-04	TCE	cis-1,2 DCE	1,1-DCE	VC
30 ft	63	0.030	1.5	<0.00091
SB-21	TCE	cis-1,2 DCE	1,1-DCE	VC
30 ft	0.017	<0.00086	<0.00054	<0.00086
MW-09	TCE	cis-1,2 DCE	1,1-DCE	VC
46 ft	2.8	<0.00076	0.025	<0.00076
55 ft	0.82	0.011	<0.00047	<0.00075
MW-06	TCE	cis-1,2 DCE	1,1-DCE	VC
30 ft	<0.00064	<0.00085	<0.00053	<0.00085
MW-08	TCE	cis-1,2 DCE	1,1-DCE	VC
24 ft	<0.00052	<0.00069	<0.00043	<0.00069



Trevor Cole
 Signed electronically on 2 April 2024.

LEGEND

- DESIGNATED PROPERTY BOUNDARY, APPROXIMATE
- MONITORING WELLS, APPROXIMATE
- SOIL BORING, APPROXIMATE
- SUBSURFACE SOIL PCLE WITHOUT MSD, DASHED WHERE INFERRED
- - - SUBSURFACE SOIL PCLE WITH MSD, DASHED WHERE INFERRED

FIGURE E.2

SUBSURFACE SOIL COC PCLE MAP

6525 GOFORTH STREET, VCP NO. 3207
 HOUSTON, TEXAS 77021

SQ Environmental, LLC

SCALE: 1" = 200 FEET

DATE: MARCH 2024

PN: 1018.029.003

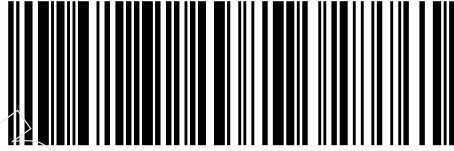
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APPENDIX F

If the plume extends beyond the limits of property owners listed in this application, list the owners of the additional property beneath which the plume(s) extend(s), and a summary of interactions with those property owners about the plume(s) and this MSD application. Please Note: You are not required under this item to notify affected property owners, only to provide a summary of who affected property owners are, and if there have been any communications. "No contact" can be an acceptable answer

Based on the ^{Air}GW_{Inh-v} PCLs (critical groundwater PCL with a MSD in place), the TCE plume appears to extend offsite to the residential parcel located west of monitoring well MW-09 at the address of 6522 Goforth St, Houston, Texas 77021. Based on Harris County Appraisal District (HCAD) property records, the current owner is listed as Vela Mae Beason. A notification was sent by certified mail to Vela Mae Beason on 26 January 2023 (included in this Appendix) to indicate the availability of the sampling results. In addition, as has been discussed, there appears to be a significant source of TCE on the property to the east, and groundwater beneath portions of that property is assumed to exceed the ^{GW}GW_{Ing} PCLs. However, notification has not been made to that property owner, since it appears that the contamination on that property did not originate from the designated property. With a MSD in place, TCE is the only COC in groundwater that extends offsite to the aforementioned property.

USPS CERTIFIED MAIL



9214 8901 4298 0477 7821 34

CERTIFIED MAIL



SQ Environmental, LLC
P.O. Box 1991
Austin, TX 78767
www.SQEnv.com
(512) 900-7731

1000000000000001



Vela Mae Beason
6522 Goforth St
Houston TX 77021
USA


SQ Environmental, LLC

P.O. Box 1991
 Austin, TX 78767-1991
 (512) 900-7731
 www.SQEnv.com

26 January 2023

Vela Mae Beason
 6522 Goforth Street
 Houston, TX 77021

Via: USPS Certified Mail

RE: Notification of Available Information
SQE PN: 1018.029.003

SQ Environmental, LLC (SQE) prepared this letter on behalf of the current owners of the property at 6525 Goforth Street, Hindsight Investments LLC, 4-6-6-4 Challenger LLC and 542 Allston Rental LP. These owners have recently purchased properties at 6525 Goforth Street (St), 6505 Foster St and 0 Foster St. The approximate boundaries of these properties are outlined in yellow on the aerial photograph below. These three properties are considered the “subject property” for the purpose of this letter.



The purpose of this letter is to provide notice in accordance with 30 Texas Administrative Code (TAC) §350.55(b).

Historical use of a trichloroethene (TCE) vapor degreaser by a previous property owner of 6525 Goforth St appears to have resulted in releases of the chemical TCE to the underlying soil and groundwater. TCE is a common solvent that was frequently used to remove oils from metal parts prior to repair and/or painting. It also appears likely that there has been a separate release of TCE from a property on the west side of Eastwood St, on the east side of the Foster St properties.

**Notification of Available Information**

26 January 2023

Page 2

The subject property has been placed in the Texas Commission on Environmental Quality (TCEQ) Voluntary Cleanup Program (VCP) to address the historical release. Sampling activities are on-going under the VCP. As part of this sampling, a well (MW-9) was installed in the City of Houston right-of-way, on the west side of Goforth St.. The approximate location of this well is shown on the figure above and is labeled MW-9. This well was installed to a depth of 55 ft below the ground surface, and the groundwater was measured to be present at a depth of 26 ft below the ground surface. A sample of the groundwater was found to contain approximately 13 mg/kg of TCE. The critical Protective Concentration Level (PCL) for TCE in groundwater is 0.005 mg/L. This PCL is based on an assumption that the water is being used as the sole source of potable water for a residence. This groundwater is not being used in the area for drinking water (or any other purpose). Drinking water is provided by the City of Houston water department. The groundwater impacted from the historical use of TCE in the area is not being used for any purpose.

Please let us know if you would like to have a complete copy of the laboratory report and/or have any questions regarding this information. I may be reached by phone at 512-656-9445 or email at S.Litherland@SQEnv.com.

Sincerely,
SQ Environmental, LLC

A handwritten signature in blue ink that reads "Susan T. Litherland".

Susan T. Litherland, P.E.
Principal

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APPENDIX G

A statement as to whether the source of the plume has been removed, the plume of contamination is stable (i.e. no change) or contracting, and the plume is delineated, with the basis for that statement. Please include historical sampling data.

Removal of Source:

As stated previously, two sources of TCE appear to have resulted in a release(s) to the subsurface on the eastern and western portions of the property. The source of TCE, identified in soil and groundwater on the eastern portion of the designated property, appears to have originated offsite from the adjacent eastern property located at 6518 Eastwood Street. The property to the east of the subject property is identified in historical records as a machine shop and a manufacturer of industrial and commercial machinery and equipment. Based on records obtained from historical City Directories, activities on this adjacent property with potential to have released chlorinated solvents began around 1980 and appear to have ended as late as 2017. Based on available records, the property currently operates as a boxing facility and the source of the plume is assumed to be removed.

The western source of TCE was previously identified as associated with the former tenant PSI, Inc. located at the 6525 Goforth St property. PSI was identified as having operated a TCE vapor degreaser from the 1960s through 2017. Based on available records, operation of the vapor degreaser on the subject property appears to have ended when the former tenant vacated the 6525 Goforth St tenant space in 2017. The subject property currently operates as a multi-tenant commercial space and the former vapor degreaser is no longer present and the source of the plume is removed.

Plume Evaluation:

A comprehensive site-wide groundwater investigation has been performed from 2021 to present. This has included installation of 11 groundwater monitoring wells and collection of 36 groundwater samples for laboratory analysis of volatile organic compounds (VOCs). As mentioned, two GWBUs have been identified beneath the subject property. Monitoring wells MW-01, MW-03, MW-05, MW-06, MW-07R, and MW-10 are located within the shallow saturated zone (i.e., upper GWBU). Monitoring wells MW-02, MW-08, MW-09 and MW-11 are located within the deeper saturated zone (i.e., lower GWBU). Generally, the groundwater flow direction of both the upper and lower GWBU's is towards the west to southwest. As discussed in greater detail below based on the results of sampling performed, except for the portion of the plume that appears to be originating from an off-site source, the concentrations of TCE in the groundwater appear to be stable or declining.

Plume Delineation (Vertically and Horizontally):

Plume delineation has been achieved vertically through evaluation of VOCs within the upper and lower GWBU's. Plume delineation has been achieved horizontally through installation of groundwater monitoring wells in the upgradient, down-gradient and cross-gradient directions within each respective GWBU. Monitoring wells MW-05 and MW-07R are located upgradient in the upper GWBU and have been reported with concentrations of TCE below the PCLs. Monitoring well MW-06 is located downgradient in the upper GWBU and has been reported with concentrations of TCE below the PCL. Monitoring wells MW-01, MW-04, and MW-10 are located within the upper GWBU and have been reported with concentrations of TCE above the PCL. It should be noted that wells MW-01, MW-04, and MW-10, are located in areas of very low permeability and the shallow GWBU in the vicinity of these wells would be considered "Class 3" due to the low yield (wells bail dry when sampling). Based on the sampling that has been performed, TCE in the upper GWBU plume has been

delineated horizontally, and is confined to monitoring wells MW-01, MW-04 and MW-10. The TCE plume was evaluated vertically through investigations of the deeper GWBU. Monitoring well MW-11 is located near the upgradient boundary of the subject property in the lower GWBU and has been reported with concentrations of TCE below the PCL. Downgradient monitoring well MW-08 is located in the lower GWBU and has been reported with concentrations of TCE below the PCL. Monitoring wells MW-02 and MW-09 are located within the lower GWBU and have been reported with concentrations of TCE above the PCL. Since upgradient and downgradient monitoring wells within the lower GWBU are reported with TCE concentrations below the PCL, the TCE plume emanating from the upper GWBU has been delineated vertically. The TCE plume in the lower GWBU has been delineated horizontally with the existing wells. Overall, the lower GWBU TCE plume is confined to monitoring wells MW-02 and MW-09.

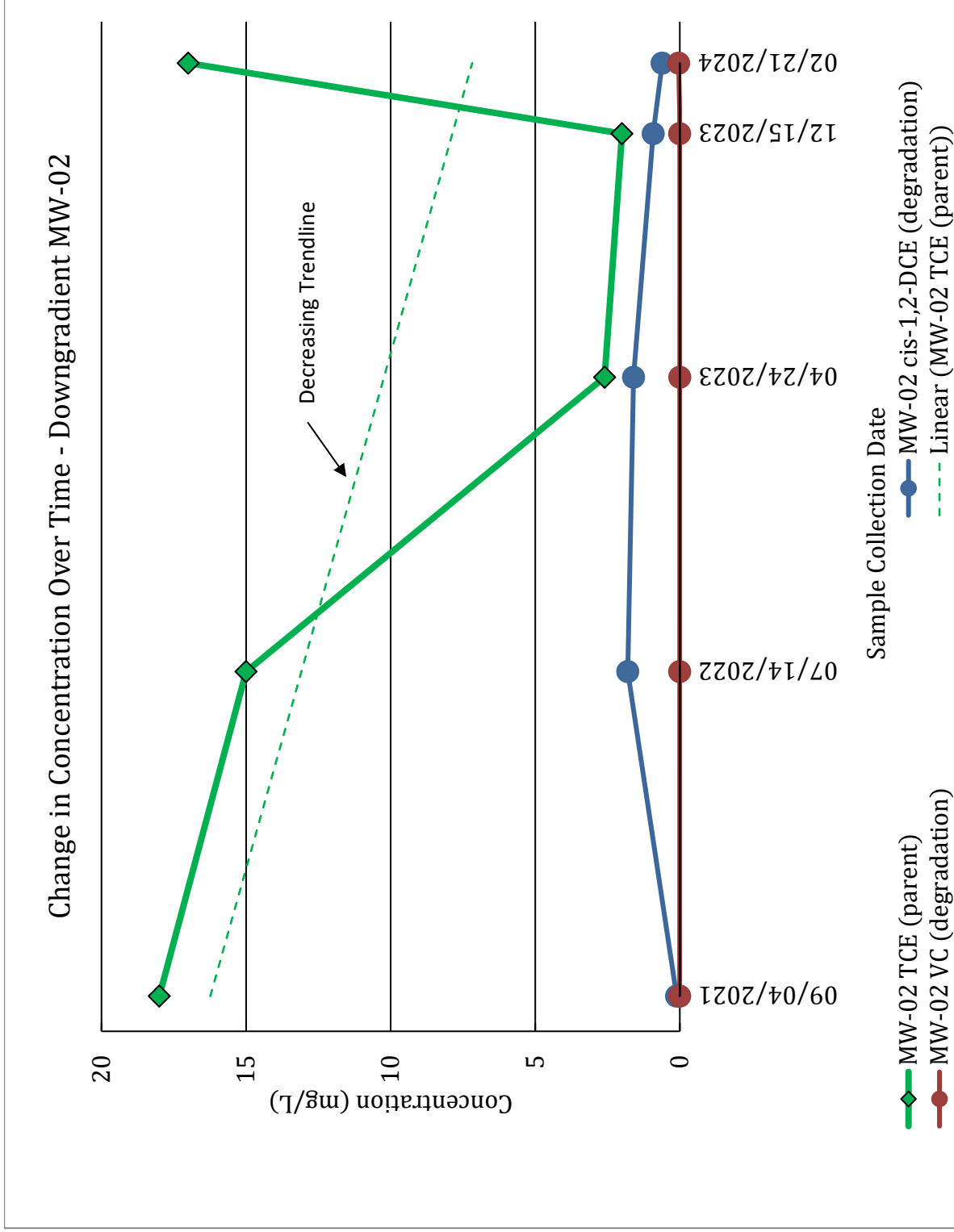
Downgradient Plume Stability:

As documented herein, TCE affected shallow groundwater appears to be migrating onto the property from the east, and migrating off of the property in a deeper groundwater zone to the west. The eastern TCE release appears to originate from the eastern adjacent property located at 6518 Eastwood Street. Based on the cumulative analytical results, the downgradient TCE plume located on the western portion of the property appears to be declining (MW-02 and MW-04). Additionally, the downgradient TCE plume located offsite (MW-09) appears to be stable. The only increase in concentrations is that of degradation products, cis-1,2-DCE and VC, in offsite monitoring well MW-09. The attached charts below, show a time-series trend of groundwater concentrations of TCE and the associated degradation products at the downgradient affected monitoring wells (MW-02, MW-04 and MW-09). Overall, these charts illustrate the decline in TCE (parent) over time, and a subtle increase in the degradation products which indicates that the plume is stable (MW-09), declining (MW-02 and MW-04), and naturally attenuating.

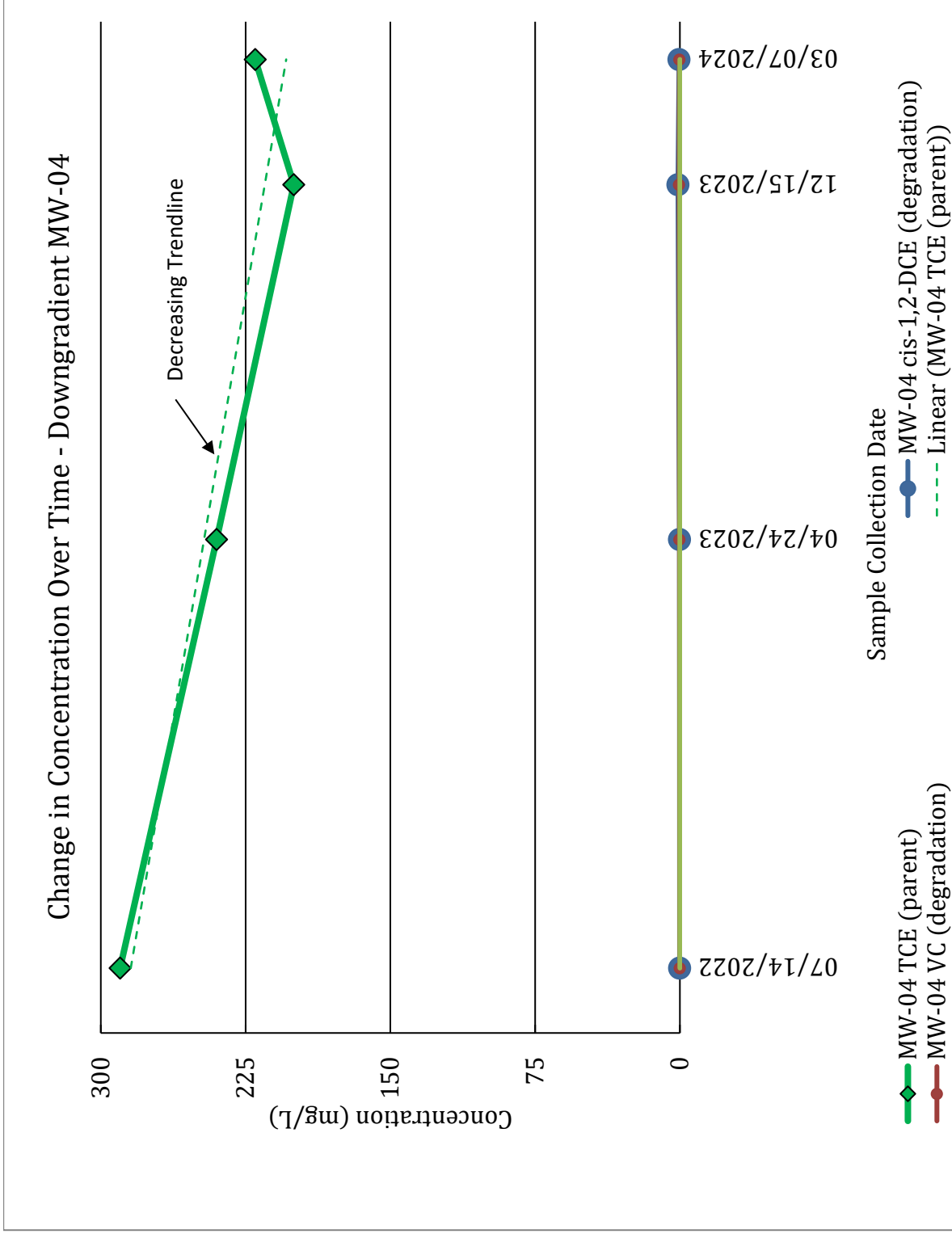
Upgradient Plume Delineation and Stability:

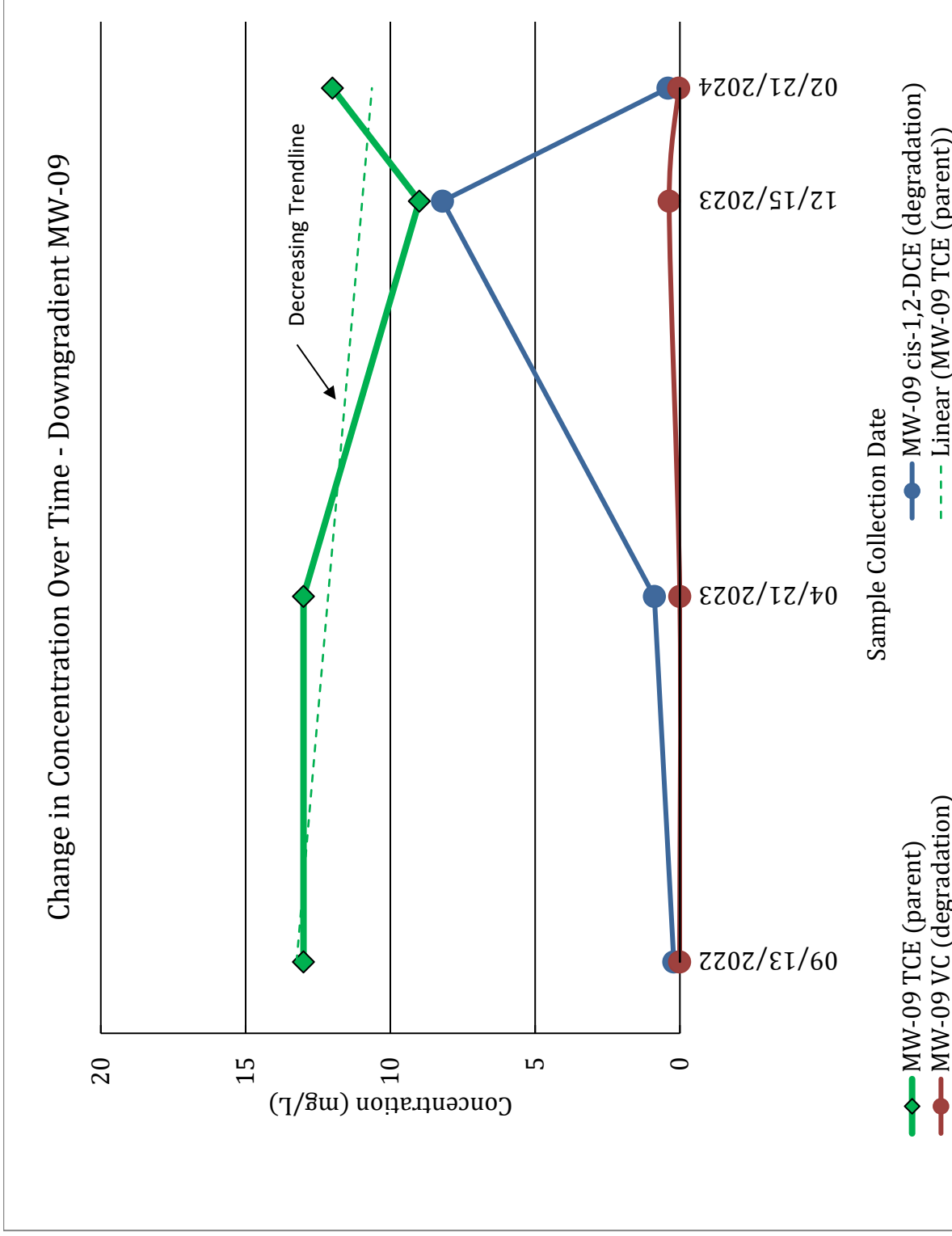
A similar analysis as described above was performed for the upgradient monitoring wells with concentrations of TCE above the PCL (MW-01 and MW-10). Based on the cumulative analytical results, the upgradient TCE plume located on the eastern portion of the property appears to be increasing (MW-01 and MW-10). Concentrations of TCE from these monitoring wells have increased since sampling began which indicates that the TCE plume is not stable on the eastern property boundary. These results coupled with a groundwater flow direction towards the southwest indicate an apparent offsite source of TCE is impacting the subject property. Even with this apparent increase in concentrations apparently originated from off-site, the plume beneath the area of the former TCE degreaser on the subject property and downgradient of this area is stable or declining. These results indicated that the rate of natural degradation is sufficient beneath the subject property to control further migration of the TCE plume.

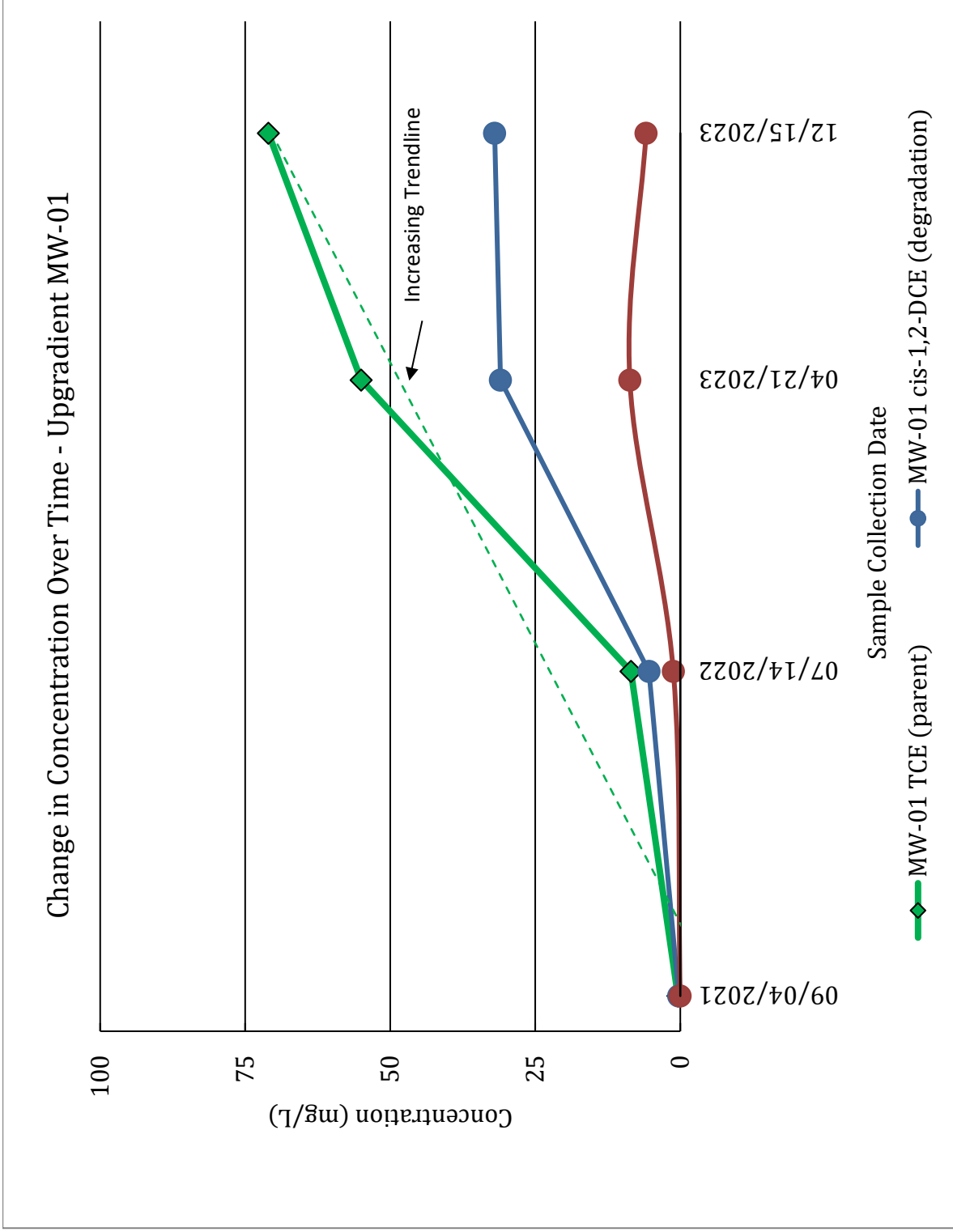
MSD APPLICATION – DESIGNATED PROPERTY:



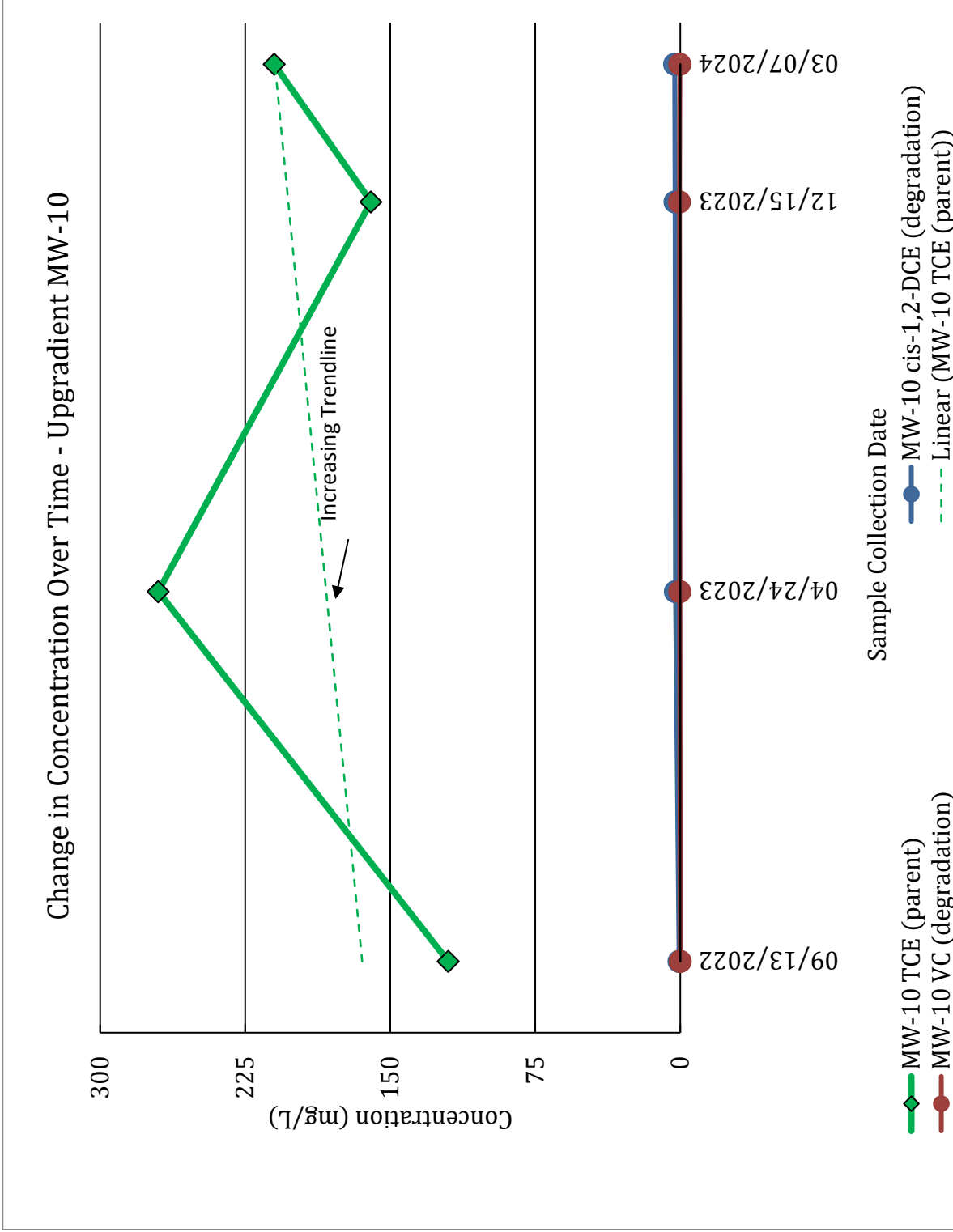
MSD APPLICATION – DESIGNATED PROPERTY:







MSD APPLICATION – DESIGNATED PROPERTY:



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APPENDIX H

A statement as to whether contamination on and off the designated property without a Municipal Setting Designation will exceed a residential assessment level as defined in the Texas Risk Reduction Program or analogous residential level set by EPA, if known, and the basis for that statement.

Soil

As detailed in Appendix E, without a MSD ^{GW}Soil_{ing} PCLs would be used as the residential assessment levels (RALs) for surface and subsurface soils. As detailed on Tables E.4 and E.5 and portrayed on Figures E.1 and E.2 of Appendix E, the soil TCE PCLE zone, which is the area of soil with chemical concentrations in excess of the RALs, encompasses onsite soil borings MW-01, MW-04, MW-10, SB-20, SB-22, and SB-23 and offsite soil boring MW-09 for surface soil (<15 feet from the surface). For subsurface soil (>15 ft from the surface) the TCE PCLE zone encompasses onsite soil borings MW-01, MW-02, MW-04, MW-10, MW-11, SB-20, SB-22, SB-23 and offsite soil boring MW-09.

Groundwater

As detailed in Appendices D and E, without a MSD the ^{GW}GW_{ing} PCLs would be used as the RALs. As documented on Table C.1 of Appendix C, concentrations of TCE in groundwater, both onsite (MW-01, MW-02, MW-04, MW-10) and offsite (MW-09), are in excess of the RALs without an MSD.