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**SELF-IMPLEMENTING ON-SITE CLEANUP
AND DISPOSAL PLAN**

**50 KIRBY AVENUE
BLOCK 1, TAX LOT 4.01
BOROUGH OF SOMERVILLE
SOMERSET COUNTY, NEW JERSEY**

PREPARED ON BEHALF OF

**CT-CT07 50 KIRBY LLC
399 MONMOUTH STREET
EAST WINDSOR, NJ 08520**

PREPARED BY

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1.0 INTRODUCTION

On January 10, 2020, notification of a Self-Implementing On-Site Cleanup (SIP) was submitted to the United States Environmental Protection Agency (USEPA) Region II Administrator.

This SIP has been amended to address EPA comments provided on the previous SIP submittal documents.

This revised Self-Implementing On-Site Cleanup and Disposal Plan shall supersede the plan submitted to the USEPA on January 10, 2020 & June 10 2021.

Environmental Management Group, Inc. (EMG) was retained by the property owner, CT-CTO7 50 Kirby LLC and DT-DT07 50 Kirby LLC, as tenants-in-common to conduct a Site Investigation/Remedial Investigation in connection with the apparent release from a pad mounted electrical transformer formerly located near the northeast corner of the vacant commercial building present at the subject property. The Site Investigation/Remedial Investigations revealed the PCB impacted soil above the Default Impact to Groundwater Soil Screening Level (DIGWSSL), Residential Direct Contact Soil Remediation Standard (RDCSRS) of 0.2 ppm and the Nonresidential Direct Contact Soil Remediation Standard (NDCSRS) of 1.0 ppm.

Throughout the Site Investigation, Remedial Investigation and Remedial Actions, field consulting services are provided by RLG Environmental, Inc. as subcontracted by EMG.

To comply with the U.S. Environmental Protection Agency (EPA) requirements for notification, a **Self-Implementing On-Site Cleanup and Disposal Plan (SIP)** per 40 CFR Part 761.61(a)(3) follows. This plan details the proposed excavation and off-site disposal of soils and building materials classified as PCB contaminated waste. A site location map is included as Figure 1 and a site plan including soil sample locations and excavation limits for the completed remedial events is depicted in Figure 2. Figure 3 depicts the site plan with building material sample locations conducted to date. Figure 4A outlines the PCB related areas of concern (AOCs) while Figure 4B details the proposed soil verification/post excavation sampling plan. Figures 5A and 5B provide the proposed sampling plans for the exterior wall delineation and the concrete slab floor sampling, respectively.

1.1 BACKGROUND

The subject property has been vacant since 2002. For the period 1966 through 2002, the subject property operated as a wholesale book distributor by the name of Baker and Taylor. Site operations generally involved receiving, warehouse storage and shipping/ distribution of books from the subject location. Baker and Taylor primarily distributed books to public libraries and schools.

PCB impacted soil in the area of a former pad mounted electrical transformer was first detected during a Limited Phase II Environmental Investigation performed in connection with the subject property by the firm of Environmental Consulting, Inc. (ECI) in November 2014. ECI Soil Sample B-14 registered PCBs at 0.22 parts per million (ppm).

On behalf of the property owner, EMG reported the apparent transformer release to Public Service Electric and Gas (PSE&G), the owner of the transformer. A Service Removal Request Form was submitted to PSE&G.

In response to the reported release, PSE&G removed the transformer in April 2019. PSE&G also excavated an area of apparently impacted soil around the transformer pad and collected a series of post excavation and background soil samples on April 2, 2019. A sample of the remaining dielectric fluid was collected from within the transformer and analyzed.

The results of the transformer fluid analysis were non-detect for PCBs. Based on the analytical results for the dielectric fluid sample, PSE&G concluded that the former pad mounted transformer was non-PCB containing.

The transformer was reportedly installed in 1970. Post excavation soil samples collected by PSE&G did reveal soils in the vicinity of the former pad mounted transformer impacted by both PCBs and Polycyclic Aromatic Hydrocarbons (PAHs). The background soil sample collected by PSE&G outside of the transformer enclosure also revealed PCB at 0.3 ppm and benzo(a)pyrene (BAP) 0.42 ppm.

On the basis of the analytical results from the transformer fluid analysis, PSE&G indicated that they would take no further action in connection with the former pad mounted transformer.

In April 2019, a Confirmed Discharge Notification (CDN) was submitted on behalf of the property owner by Licensed Site Remediation Professional (LSRP) Rakesh Ganta (License #591596). On May 14, 2019, the Bureau of Case Assignment and Initial Notice provided written verification of the receipt of the CDN and the subject property was assigned Case Tracking #175615, Program Interest (PI) #805633, Communication Center #19-04-23-1332-05 and Activity Reference #CDN190001.

Subsequent site/remedial investigations conducted as per the NJDEP sampling by EMG showed that historic fill around the perimeter of the building showed PCB concentrations ranging from non-detect to 8.1 ppm. Generally, most of the soil samples collected showed concentrations of PCBs to be below 1 ppm. The attached Figure 2 and the corresponding Tables 1 through 7 show the concentrations of PCBs in soil throughout the Site property.

1.2 PLAN ORGANIZATION

This Remediation Plan is organized into the following sections:

Section 2: Site Characterization

The site characterization section provides a summary of the soil characterization data collected to date and delineates the nature and extent of PCBs. Also, included is a characterization of the PCB impacted building material (i.e., concrete exterior walls, exterior caulk, concrete slab floors, floor expansion joints). This section also includes a discussion of the attached analytical summary

data tables.

Section 3: Remediation Plan

The remediation plan includes a discussion of the remedial objectives and cleanup levels, the remediation approach for PCB-affected media, and a verification sampling approach. This section includes a map depicting the initial excavation limits and describes the areas proposed for remediation and the locations for post-remediation verification sampling.

Section 4: Schedule

The implementation and reporting schedule is provided in Section 4. Additionally, the written certification signed by the owner of the property and required per 40 CFR 761.61(a) is provided in Appendix C.

2.0 SITE CHARACTERIZATION

This section provides a discussion of the nature and extent of PCB affected soils at the subject property consistent with the requirements of 40 CFR 761.61(a)(3). Accordingly, PCB affected soils are identified, described, and depicted on Figure 2 of this report that identifies sample locations to provide a cross reference to the summary data tables provided.

In addition, to the soil sample collection and analysis conducted by ECI on October 30, 2014 and the April 2, 2019 PSE&G post excavation and background soil sample collection and analysis, EMG collected soil samples from the area of concern on the following dates:

- March 22, 2019 – four (4) delineation soil samples collected from four (4) boring locations;
- May 7, 2019 – ten (10) delineation soil samples collected from five (5) boring locations;
- June 12, 2019 – seven (7) delineation soil samples collected from five (5) boring locations;
- July 2, 2019 – two (2) delineation soil samples collected from two (2) boring locations;
- August 28, 2019 – twenty (20) post remediation soil samples collected from fifteen (15) boring locations, limited remediation was conducted and soils were placed on plastic onsite and subsequently disposed on July 25, 2021;
- October 2, 2019 – five (5) delineation soil samples collected from five (5) boring locations;
- October 30, 2019 – four (4) delineation soil samples collected from three (3) boring locations;

- November 8, 2019 – five (5) delineation soil samples collected from five (5) boring locations; and
- December 5, 2019 – five (5) samples collected from five (5) boring locations

On December 13, 2019, due diligence related soil sampling was conducted throughout portions of the subject property on behalf of a prospective site purchaser by the firm of Consciences, Inc.

EMG continued the soil investigation with sampling events on the following dates:

- May 6, 2020
- June 15, 2020
- January 22, 2021

In addition to the PCB related soil sampling conducted at the subject property, EMG collected samples of the building materials (i.e. concrete and expansion joints/caulk) since initially the plan for the onsite building was reuse for onsite fill material. Building material samples were collected on the following dates:

- December 9, 2020 (3 samples – initial concrete floor slab / expansion joint)
- January 22, 2021 (3 samples – additional concrete floor slab only & 1 exterior wall expansion joint/caulk sample)
- October 15, 2021 (1 sample – concrete sample adjacent to January 22, 2021 exterior wall joint sample location)
- October 20, 2021 (2 samples – delineation of October 15, 2021 concrete sample location)
- October 25, 2021 (9 concrete samples from interior and exterior building walls to further characterize PCB impact to onsite building structure)

The following sections describe the selection of sample locations, sample collection methods, and the results of the characterization data. A map depicting the locations and results of the PCB soil samples collected is presented as Figure 2. Figure 3, presents the building material sample locations and summary results.

2.1 SAMPLE COLLECTION

All soil and concrete/building material sampling were conducted in accordance with generally accepted procedures for collecting surface materials for the purpose of environmental analysis. All soil samples were collected from specified interval by stainless steel hand auger and building material samples were collected by chipping. All samples were placed into laboratory supplied containers. All equipment was decontaminated between each sampling location to limit the

potential for cross-contamination. All samples were entered in the project field book, logged on a standard chain of custody form, and stored on ice for delivery to the laboratory.

Analysis of all samples collected by EMG was performed by Hampton-Clarke Veritech Laboratories, Fairfield, NJ (NJDEP Certified Laboratory #14622. For PCB samples, the laboratory analyses were performed using USEPA Method 8082.

2.2.1 SOIL SAMPLES

The first sampling event conducted by EMG for samples designated B-16 to B-19 were collected at a depth of 0.0 to 0.5 feet. The samples were concentrated in the area of the former pad mounted transformer.

On May 7, 2019, total of ten (10) soil samples were collected from five (5) individual boring locations. Sample depths range from 0.5 feet to 1.5 feet.

An additional seven (7) soil samples were collected on June 12, 2019, and two (2) soil samples were collected on July 2, 2019. All sample depths range from 0.5 to 1.5 feet below grade.

The August 28, 2019 sampling event involved the collection of twenty (20) soil samples ranging in depth from 0.5 to 2 feet. These samples were collected upon a minor remediation event. All soils are stockpiled onsite for disposal at an approved facility. Upon additional delineation and remediation efforts, all stockpiled soils were properly disposed at an EPA approved disposal facility.

On October 2, 2019, a total of five (5) delineation soil samples were collected.

The October 30, November 8 and December 5, 2019 sampling events involved the collection of a combined total of nineteen (19) delineation soil samples.

During the May 6, 2020 sampling event, field personnel used hand augers to collect seven (7) shallow subsurface soil samples.

On June 15, 2020 and January 22, 2021, a total of twenty (26) soil samples were collected. The sampling event included the collection of historic fill / PCB delineation soil samples and the collection of samples from underneath the on-site commercial building.

Soil samples collected on May 6th and June 15, 2020 were laboratory analyzed for PCB, EPH Category 2, TAL Metals and PAH compounds. The January 22, 2021 samples were analyzed for PCB, TAL Metals, and PAH compounds.

2.2.2 BUILDING MATERIAL/CONCRETE SAMPLES

On December 9, 2020, three (3) samples were collected from the concrete floor/joint inside the on-site commercial building. All three (3) samples were analyzed for TCL/TAL+30.

On January 22, 2021, three (3) additional concrete floor samples from areas not in concrete joint areas were collected along with one (1) exterior caulk sample. All samples were analyzed for PCB compounds.

On October 15, 2021, one (1) exterior concrete wall sample was collected from materials adjacent to the previously collected exterior caulk sample.

On October 20, 2021, two (2) exterior concrete wall samples were collected from building material for initial delineation purposes.

On October 26, 2021, nine (9) interior/interior concrete wall samples were collected from various sections of the building.

2.2 DATA USABILITY ASSESSMENT

A data quality assessment was conducted to evaluate the usability of the site characterization data. The results were validated by a review of sample custody, holding times, surrogates, method blanks, matrix spike/matrix spike duplicates, laboratory control samples, and field duplicates. The assessment was performed in general conformance with USEPA Region 2 Guidelines and the Quality Control Guidelines. No duplicate samples were collected.

Representativeness of the data was evaluated qualitatively utilizing site use information and sampling data. Consistent procedures and laboratory analysis of the data were achieved. Sample containers were packed on ice and were accompanied by complete chain of custody forms from the time of sample collection until laboratory delivery. All samples were analyzed within the allowable holding time for their respective analyses. No analytes were detected in the laboratory batch blank analysis, indicating that there were no interferences introduced at the laboratory during sample analysis. All quality control criteria for initial calibration and calibration verification were within acceptable limits.

The data packages were evaluated to ensure that all sample and associated quality assurance results were available. The completeness review indicated that all collected samples were analyzed and all quality control results were available to complete the data validation process.

Based on review of the existing site data, the data adequately represents the materials tested, and the samples collected to date are considered usable for the purposes of characterizing PCB-affected media in accordance with 40 CFR Part 761.

2.3 SITE CHARACTERIZATION RESULTS

As previously noted, the subject property is presently vacant. Commercial operations ceased at the subject property in 2002.

The future intended use of the subject property is multi-family residential.

2.3.1 SOILS

As defined by the EPA, the Site is currently considered a Low Occupancy Area. **Low Occupancy Area** - Any area where PCB remediation waste has been disposed of on-site and where occupancy for any individual not wearing dermal and respiratory protection for a calendar year is: less than 840 hours (an average of 16.8 hours per week) for non-porous surfaces and less than 335 hours (an average of 6.7 hours per week) for bulk PCB remediation waste.

The future, multi-family residential use of the subject property classifies it as a high-occupancy area.

A high-occupancy area is generally defined as any area where PCB remediation waste has been disposed of on-site (including, but not limited to, any building and the floor/wall of the building in an enclosed space within the building) and where annual occupancy for any individual not wearing dermal and respiratory protection is 840 hours or more (an average of 16.8 hours or more per week) for non-porous surfaces and 335 hours or more (an average of 6.7 hours per week) for bulk PCB remediation waste. Examples of high-occupancy areas include a residence, school, daycare center, sleeping quarters, a single or multiple occupancy, forty (40) hour per week work station, school classroom, and cafeteria and in an industrial facility, a control room and a workstation at an assembly line.

TSCA Self-Implementing Criteria in Defined High-Occupancy Areas - The cleanup level for bulk PCB remediation waste in high occupancy areas is ≤ 1 ppm without further conditions.

However, NJDEP SRP policy does not recognize this occupancy and concentration-based scenarios and requires a deed notice above 0.25 ppm and a cap when PCBs exceed 0.25 ppm or 1 ppm residential/non-residential scenarios, respectively. Where post-excavation sampling is being conducted to assure attainment of NJDEP SRS/TSCA soil cleanup criteria, the guidance provided in NJDEP Technical Guidance for Site Investigation of Soil, Remedial Investigation of Soil, and Remedial Action Verification Sampling for Soil will be used.

Therefore, the soil characterization data was compared to the unrestricted use NJDEP SRP clean-up level of 0.25 ppm which meets the allowable concentration levels under 40 CFR 761.61(a) for bulk PCB remediation waste. The data indicate that PCBs are present in the soils in the area of the former pad mounted electrical transformer at the northeast corner of the vacant building and along the northerly side of the vacant building from non-detect to 8.1 ppm. Generally, most of the soil samples collected showed concentrations of PCBs to be below 1 ppm. In addition to the apparent PCB impacted soils associated with the transformer pad, the other source of PCBs in the on-site soils is associated with historic fill placed around the south and east perimeter of the building.

A summary of the analytical results is presented on Tables 1 through 8 and soil sample locations are shown on Figure 2 with building material samples shown on Figure 3.

The soil characterization results are sufficient to draw conclusions regarding the horizontal and vertical extent of PCBs in Site soils. The highest concentrations of PCB contamination were detected in surface soils, 0-6 inches in the area of the former transformer enclosure and near the southeast building corner and along the south side of the building perimeter.

2.3.2 BUILDING MATERIALS (CONCRETE/EXPANSION JOINTS-CAULK)

Samples of the concrete building floor/building materials have been collected and analyzed for PCB.

The concrete floor samples (i.e., 50-C3, 50-C4, 50-C5, 50-C6), not in the area of concrete joints, were reported as non-detectable (ND) or below 0.25 ppm for PCBs. Concrete floor joint area/ exterior caulking material samples detected PCB concentrations above 1 ppm (i.e., 50-C1, 50-C2, 50-CLK). The exterior caulk sample, 50-CLK at 720 ppm was also above 50 ppm. The exterior building material samples adjacent to sample 50-CLK (i.e., 50-EXT WALL, 50-EXT WALL-W, 50-EXT WALL-E) also detected PCB concentrations above 1 ppm. Interior wall samples and other exterior wall samples collected on October 25, 2021 did not detect any PCB concentrations above 1 ppm.

Based on these results, the onsite building components with PCB impacted materials will be disposed intact offsite as bulk product waste at a Solid Waste (SW) landfill per section 761.62b or to an approved facility with a 15-day notice per section 761.62(b)(4). The building materials, from the onsite structure, will not be reused onsite or transported offsite to a location other than an approved disposal facility.

Further details regarding the remediation plan for the contaminated soils / building materials are provided in Section 3.0.

3.0 REMEDIATION PLAN

3.1 GENERAL OVERVIEW OF PROPOSED REMEDIATION

Excavation and Off-Site Disposal

Former Transformer Area

Impacted soil in the vicinity of the transformer release has been excavated and was initially stockpiled on-site on plastic sheeting over asphalt pavement and covered with plastic sheeting.

Waste classification analysis of samples of the stocked piled material has been completed.

The transportation of these material to an approved disposable facility was also completed on July 25, 2021. Based upon the levels of PCBs detected in the soils of the subject property, the excavated contaminated soil was transported to a non-hazardous waste disposal facility. A total of 269.7 tons were properly disposed offsite at Pure Soil Technologies, Jackson, NJ.

Post-excavation soil sample analysis has been completed for this AOC.

PCB Impacted Historic Fill Material Areas

In addition to the previously remediated PCB impacted soils discussed in the section above, PCB impacted soils above 1 ppm were encountered in areas along the remainder of the eastern foundation wall and along the southern foundation wall. This area is approximately 8,500 square feet with 148 feet along the east wall and 756 feet along the south wall. The remediation at the east wall will begin at the former sample location 50-R1 and extend 6 feet in the direction of the property boundary to the east and 6 feet from the southeast building corner to the south. The remediation along the south wall will begin at the south end of the east wall and extend west to approximately 3 feet beyond former sample location 50-B15. This excavation will extend from the building foundation to 6 feet beyond former sample location 50-B12 toward the southern property boundary. Following the remediation, verification sampling will be conducted as described below in section 3.4.

The soils from these excavations will be stockpiled on-site on plastic sheeting over asphalt pavement and covered with plastic sheeting. Waste classification analysis of samples from the stocked piled material will be conducted.

The transportation of these material to an approved disposable facility will be completed on a later date. Based upon the levels of PCBs detected in the soils of the subject property, the excavated contaminated soil is planned to be transported to a non-hazardous waste disposal facility.

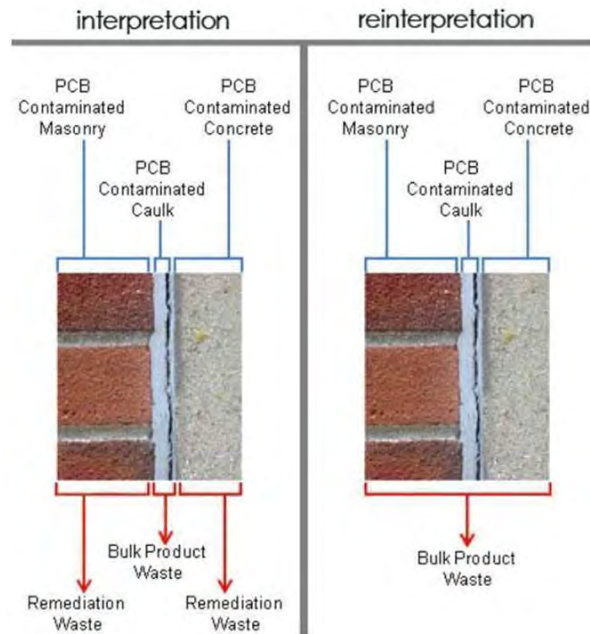
Backfilling of the shallow excavations is not proposed since the property will be regraded and redeveloped.

PCB Impacted Building Material (Concrete/Expansion Joints-Caulk)

The entire onsite building structure will be properly disposed offsite. The caulk and the adjoining concrete wall will remain intact. The caulk impacted concrete substrate material will be delineated to below 1 ppm. The proposed sample locations exterior concrete sample locations are depicted in Figure 5A. Also, any impacted concrete building slab sections and the adjoining expansion joint material will be handled similar. The proposed sample locations are depicted in Figure 5B. The actual locations of the exterior wall and interior slab samples may vary from the depiction in the above referenced figures based on field conditions, however, the intended delineation/characterization will be accomplished.

Upon receipt of all of the building sampling laboratory data, a summary of the results will be forward to the EPA.

The impacted concrete wall with caulk intact and the impacted concrete slab with expansion joints intact will be disposed as single bulk product waste streams as depicted in the reinterpretation diagram below:



This PCB bulk product waste with concentrations above 1 ppm will be disposed in accordance with section 761.62(b). Building material sample concentrations <1 ppm are not subject to TSCA but will be managed in accordance with NJDEP Site Remediation & Waste Management Program (SRWMP) regulations and guidance.

Cleanup & Decontamination

The clean-up activities are proposed to be conducted under a self-implementing cleanup and disposal plan per 40 CFR 761.61(a). Given building conditions and use, the applicable cleanup goal for residual PCBs in adjacent soils is the most stringent NJDEP SRP standard of 0.25 ppm.

Decontamination of work/construction equipment will be conducted on an ongoing basis pursuant to 761.79(c). This equipment will be decontaminated by swabbing the surfaces with a PODFs (approved solvents). The approved PODFs include:

- Kerosene
- Diesel fuel
- Terpene hydrocarbons (most common)
- Mixture containing terpene hydrocarbons and alcohols
- OR your solvent needs to be soluble by 5% or more by weight per 761.79 (d).

3.2 SITE PREPARATION AND CONTROLS

Prior to initiating the additional soil excavation, the following site controls will be implemented:

- A Health & Safety Plan will be developed specific to the work activities. All workers will follow applicable Federal and State regulations regarding the work activities, including but not limited to OSHA regulations, respiratory protection, personal protective equipment, etc.;
- Additional notifications and plans required for the work activities will be prepared and submitted for approval, as needed;
- The boundary of the excavation area was established and after securing a utility mark out, the excavation of the impacted soil in the vicinity of the transformer release was completed.
- Access to the active work areas will be controlled through fencing with controlled access points;
- Water misting will be used as a dust suppressant, as appropriate;
- No air monitoring is proposed, since the dust levels are minimal based on the type of soils encountered. The soils are generally red brown fine sand with silt and clay and thereafter some fractured shale starting at 3 to 4 feet below grade. However, if during the remediation event dust levels are high, then air monitoring within the support zone and perimeter to this zone will be conducted during the active remediation event.

3.3 SOIL REMOVAL

All soils designated for removal were/will be excavated and transported offsite for disposal to a fully approved nonhazardous waste soil disposal facility. All soil removal activities were/will be conducted in compliance with 40 CFR 751.61 and in accordance with all NJDEP guidance governing site remediation.

The blue outlined detail box shown in Figure 2 documents the excavation limits from the transformer pad area along the northeast side of the site property. The excavated soils from this area were staged onsite as noted on Figure 2 and later disposed on July 25, 2021 at Pure Soil Technologies, Jackson, NJ.

As discussed, in section 3.1, additional PCB impacted soils are planned for removal and offsite disposal from the PCB impacted historic fill material along the remainder of the east side of the building and along the entirety of the south side of the building. These soils will be disposed in the same manner as the previous onsite soils.

3.4 VERIFICATION SAMPLING

Following completion of the initial soil excavation, post-excavation samples were collected in accordance with the NJDEP Technical Guidance for Site Investigation of Soil, Remedial

Investigation of Soil, and Remedial Action Verification Sampling for Soil and 40 CFR 761.280 (Subpart O). Based on the conceptual site model for the release and transport pathway, the defined extent of PCB-affected soils and transformer pad excavation areas, and the existing data, a verification sampling showed that the PCB impacted soils in this area are remediated to at or below 0.25 ppm as shown in Figure 2.

Additional verification sampling is proposed following the remediation of the PCB impacted historic fill materials. The soils will be remediated to at or below 0.25 ppm. For the excavations along the east and south sides of the onsite building, one (1) sidewall sample location for every 25 linear feet of sidewall or other appropriate spacing based on the configuration of the excavation to demonstrate horizontal compliance with the remediation standards. No sidewall samples will be collected along the building foundation since, all the soils will be excavated to the foundation wall. These samples will be collected from soils at 0 to 6 inches below grade. Also, one (1) sample from the excavation bottom for every 625 square feet of bottom area. Bias bottom samples within each 625 square feet to the highest concentration based on field screening and previous sample results. The proposed excavation depth for these excavations is 2.5 feet below grade.

Based on the expected excavation dimensions, approximately 40 sidewall samples and 37 bottom samples are planned.

3.5 BUILDING MATERIAL REMOVAL

As discussed, in section 3.1, the onsite building structure is planned for removal and offsite disposal since PCB impacted concrete, expansion joints, and caulk were detected with concentrations above 1 ppm. The concrete material along with their impacted adjoining caulk or expansion joint will be disposed intact to maintain a single bulk product waste stream.

Concrete / building material sampling required for disposal will be conducted in-situ, prior to any dismantling of the building structure. The proposed sampling plan for these materials are included in Figure 5A and Figure 5B. These sampling plans may be modified based on field observations and/or disposal facility requirements.

3.6 STORAGE AND DISPOSAL

The following activities will be completed with regard to the proper storage and disposal of PCB remediation waste:

- The excavated PCB impacted soils from the transformer pad area were staged on site
- The excavated soils were placed on 6 ml plastic on an asphalt paved surface and covered with 6 ml plastic. Additional, excavated soil will be staged on 6 ml plastic covered with 6 ml plastic.

- Subsequently, the stockpiled soils were transported off-site under manifest or bills of lading for disposal at an approved disposal facility. Additional stockpiled soils will be handled similarly.
- Concrete building sections will be staged temporarily staged on 2 ply 6 ml plastic and transported for disposal based on trucking schedule. Concrete sections with concentrations above 1 ppm will be segregated from sections below 1 ppm.

Copies of all manifests, waste shipment records, bills of lading, and certificates of disposal will be collected and provided as part of the final report to EPA.

3.7 SITE RESTORATION

The shallow excavated areas and the building footprint area once the structure is removed will not be backfilled since the planned development activities include earthwork such as filling, grading and excavating. Once all the PCB impacted materials have been transported offsite to the appropriate disposal facility(ies), the site controls will be dismantled.

3.8 RECORDKEEPING AND DOCUMENTATION

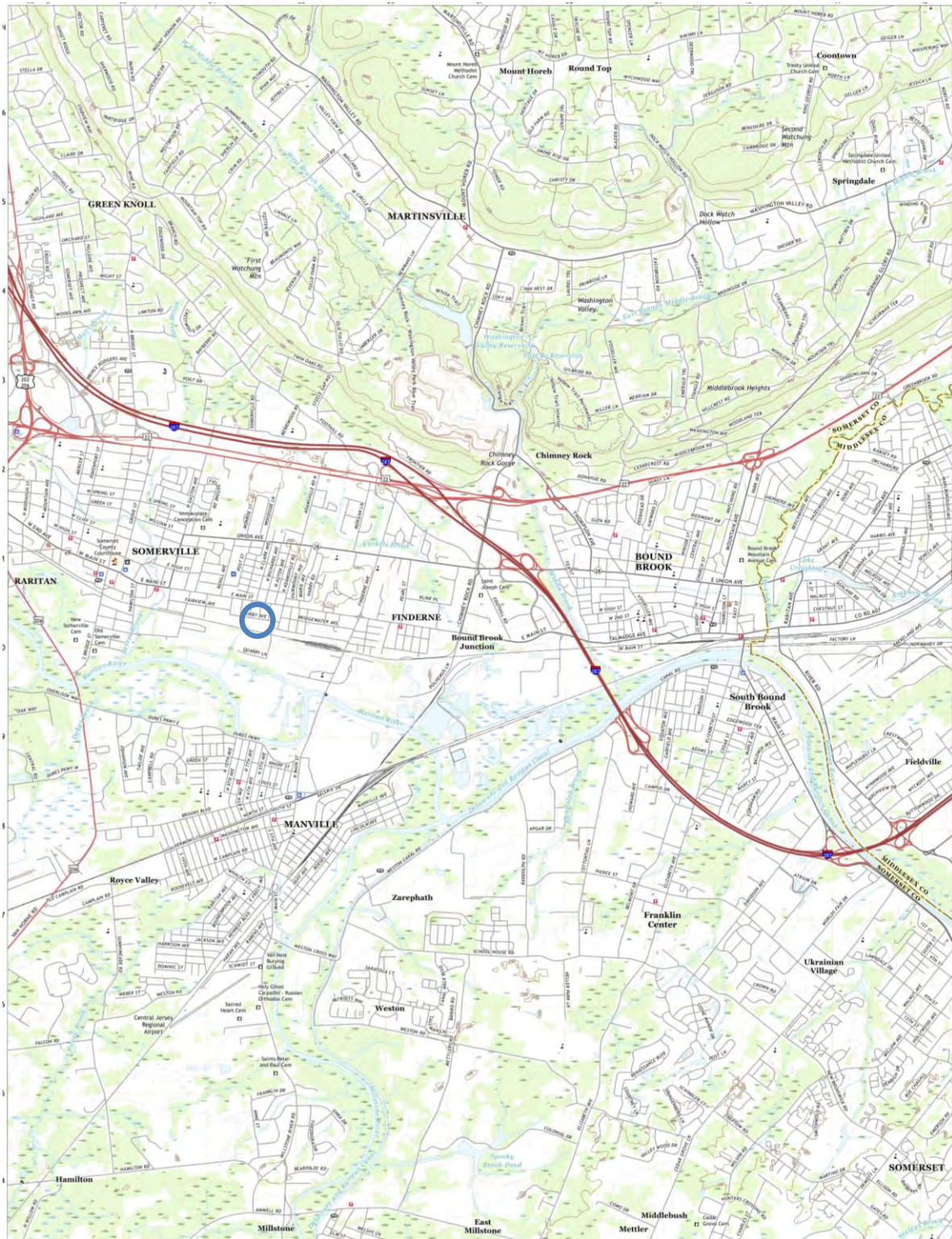
Following completion of the work activities, records and documents per 40 CFR Part 761 will be generated and maintained at one location. These documents will be made available to EPA upon request. A final report documenting the completion of the work activities and including but not limited to a description of the work activities, verification analytical results, volumes of disposed materials, and waste disposal documentation will be prepared and submitted to EPA. Additionally, any NJDEP Site Remediation Program reporting requirements or submittals will also be completed.

4.0 SCHEDULE

The schedule for this project considered to be as soon as possible because of pending real estate transaction. Additionally, the NJDEP Site Remediation Program requirements, to include the remediation of the PCB impacted materials (i.e., PCB impacted historic fill, concrete, expansion joints-caulk) in addition to other areas of concern are being addressed under the supervision of the LSRP of record Mr. Rakesh Ganta. These requirements will follow the NJDEP Remedial Action Regulatory / Mandatory Timeframes.

APPENDIX A

FIGURES

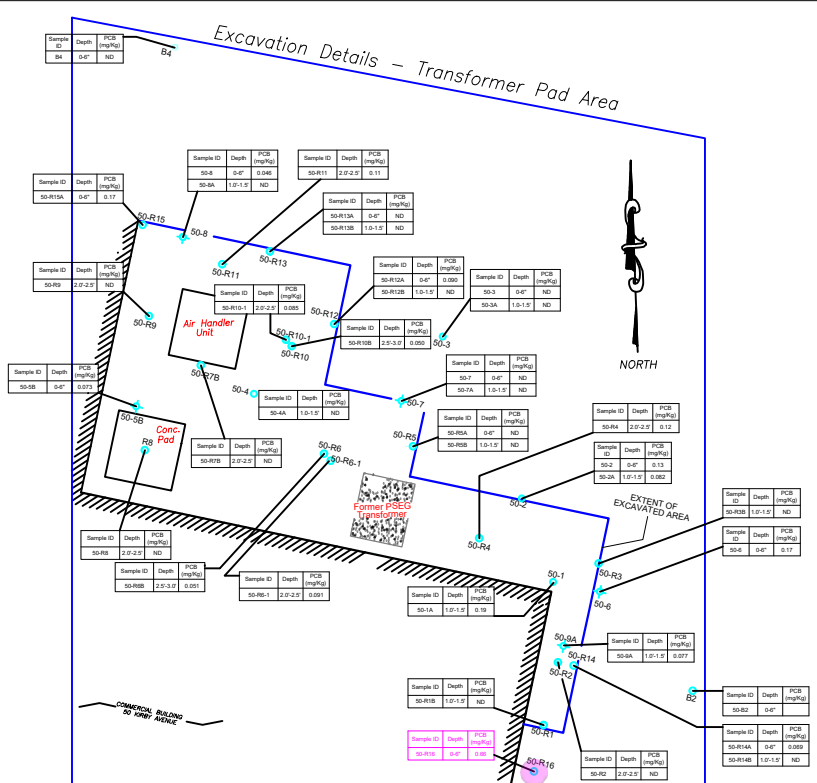
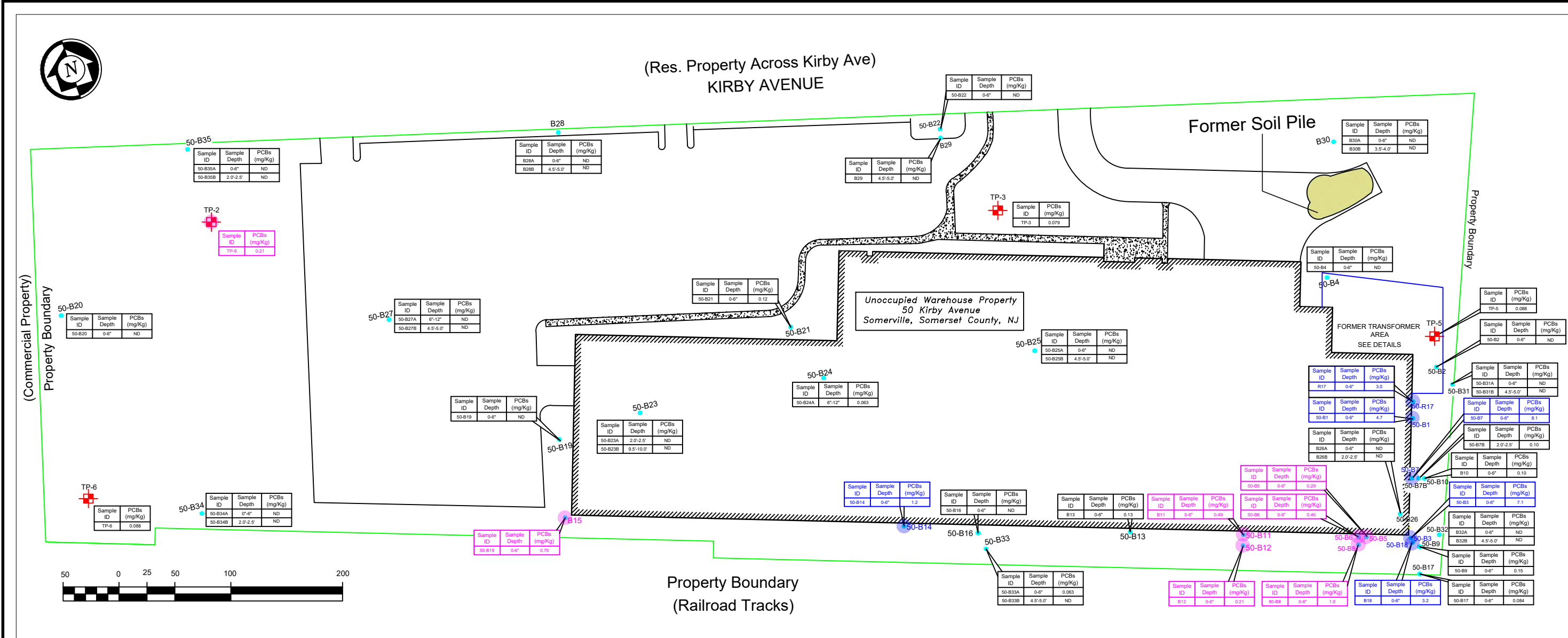


Scale: 0  0.25 Mi

Coordinate System: Universal Transverse Mercator. Datum: WGS-84
Image courtesy of the U.S. Geological Survey

Figure 1
Site Location Map

Unoccupied Warehouse Property
50 Kirby Avenue
Somerville, Somerset County, NJ



Date	Samples Collected	Notes
3/22/2019	B16 through B19	Transformer Pad Area Samples
5/7/2019	50-1/1a through 50-5/5a	"
6/12/2019	50-5b through 50-9	"
7/2/2019	50-9a & 50-10	"
8/28/2019	50-R1a/R1b through 50R15a	Transformer Pad Area Excavation Samples
10/2/2019	50-R6b through 50-R15b-1	Transformer Pad Area Post Ex Delin. Samples
10/29/2019	50-R14A-2 through 50-R17	"
11/8/2019	50-B1 through 50-B5	Historic Fill / PCB Delineation
12/5/2020	50-B6 through 50-B10	"
1/8/2020	50-B11 through 50-B15	"
5/6/2020	50-B16 through 50-B22	"
6/15/2020	50-B23a/23b through 50-B33a/33b	"
1/22/2021	50-B34a/34b, 50-B35a/35b, 50-B15b, 50-B7b	Historic Fill / PCB Delineation

PCB Conc. Above NJDEP NRSRS (1.0 mg/Kg)

50-R17	3.0
50-B1	4.7
50-B3	7.1
50-B7	8.1
50-B14	1.2
50-B18	3.2

PCB Conc. Above NJDEP RRSR/DIGWSSL (0.2 mg/Kg)

50-R1A	0.24
50-R16	0.66
50-B5	0.29
50-B6	0.46
50-B8	1.0
50-B11	0.49
50-B12	0.21
50-B15	0.70

HISTORIC TEST PIT SAMPLE LOCATION
 SOIL SAMPLE LOCATION

[ENVIRONMENTAL MANAGEMENT GROUP (EMG)]

Figure 2

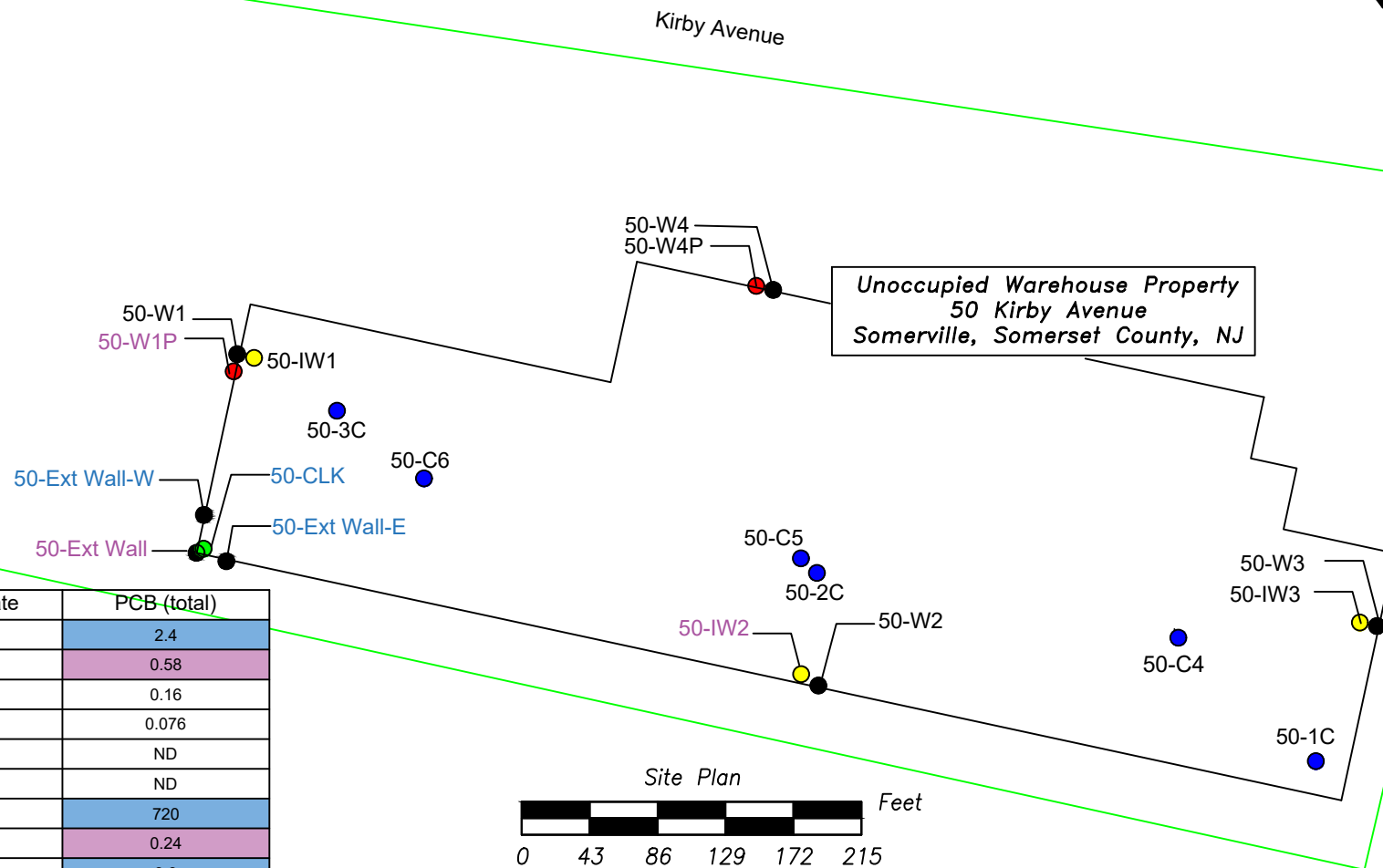
ENVIRONMENTAL MANAGEMENT GROUP
1705 BAY AVENUE, POINT PLEASANT, NJ 08742

Site Plan & PCB Soil Sample Locations

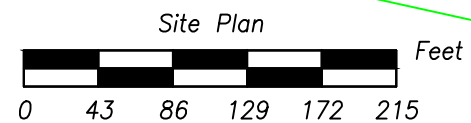
Unoccupied Warehouse Property 50 Kirby Avenue Somerville, Somerset County, NJ	SCALE: AS NOTED DRAWN BY: KNG JOB:	DATE: 11/2/2021 CHKD BY: RLG DWG. NO.
---	--	---



Sample Type	
●	Expansion Joint Caulking Sample
●	Interior Wall Sample
●	Exterior Paint Sample
●	Exterior Wall Sample
●	Interior Floor Sample



Sample ID	Sample Type	Sample Date	PCB (total)
50-1C	Interior floor conc. sample	12/10/2020	2.4
50-2C	Interior floor conc. sample	12/10/2020	0.58
50-3C	Interior floor conc. sample	12/10/2020	0.16
50-C4	Interior floor conc. sample	1/22/2021	0.076
50-C5	Interior floor conc. sample	1/22/2021	ND
50-C6	Interior floor conc. sample	1/22/2021	ND
50-CLK	Exterior Caulk	1/22/2021	720
50-Ext Wall	Exterior Conc. Wall	10/15/2021	0.24
50-Ext Wall-E	Exterior Conc. Wall	10/20/2021	9.9
50-Ext Wall-W	Exterior Conc. Wall	10/20/2020	16
50-W1	Exterior Conc. Wall	10/26/2021	ND
50-W2	Exterior Conc. Wall	10/26/2021	ND
50-W3	Exterior Conc. Wall	10/26/2021	ND
50-W4	Exterior Conc. Block Wall	10/26/2021	ND
50-W1P	Paint from 50-W1 location	10/26/2021	0.41
50-W4P	Paint from 50-W4 location	10/26/2021	0.058
50-IW1	Interior Wall conc. sample	10/26/2021	0.14
50-IW2	Interior Wall conc. sample	10/26/2021	0.47
50-IW3	Interior Wall conc. sample	10/26/2021	0.11

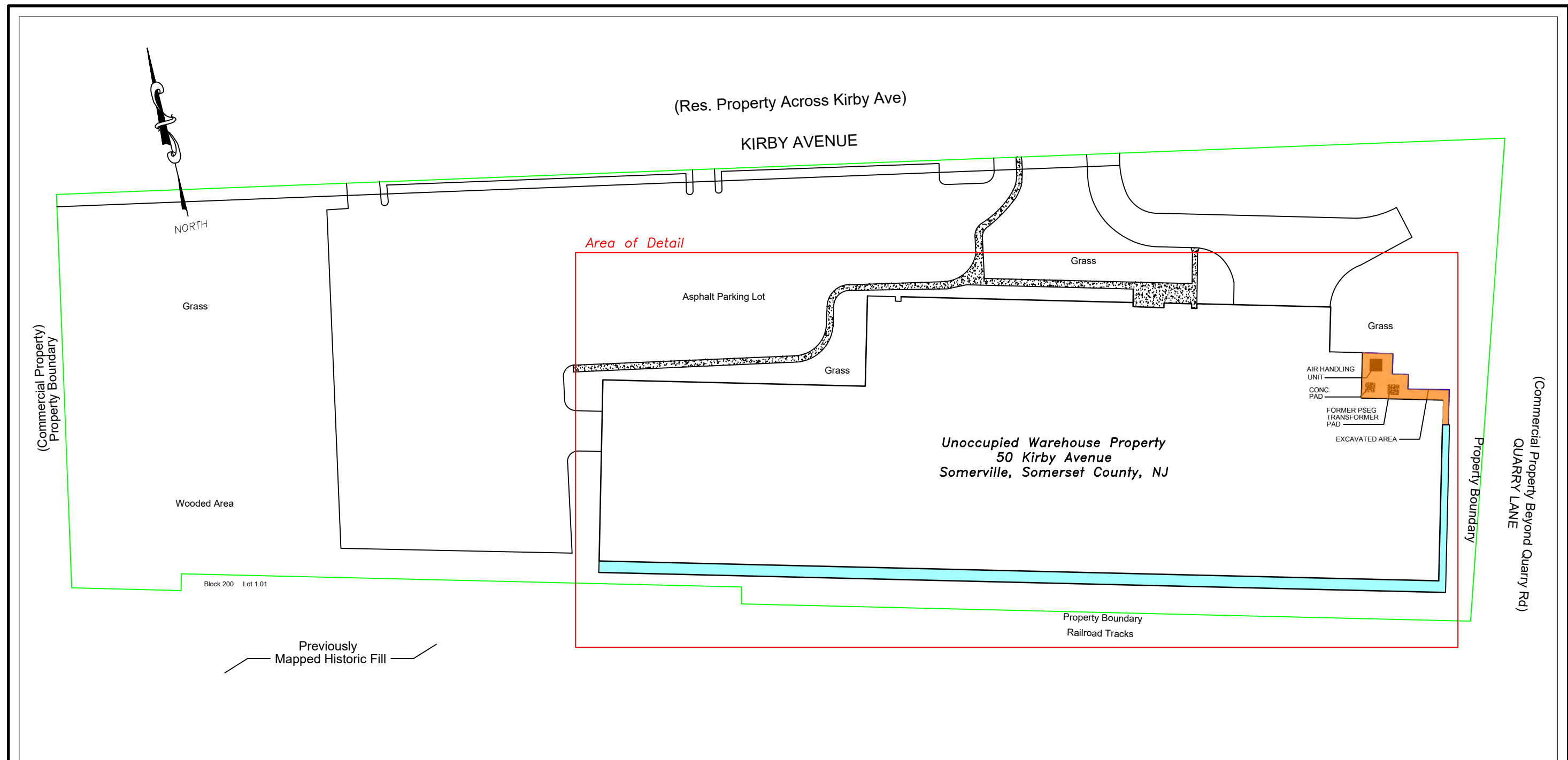


(RSRS)
 PCBs above 0.2 mg/Kg

(NRSRS)
 PCBs above 1.0 mg/Kg

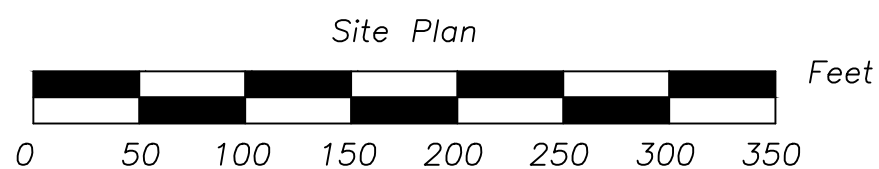
Figure 3

ENVIRONMENTAL MANAGEMENT GROUP		
1705 BAY AVENUE, POINT PLEASANT, NJ 08742		
<i>Site Plan & Building Material/Concrete PCB Sample Locations</i>		
Unoccupied Warehouse Property 50 Kirby Avenue Somerville, Somerset County, NJ	SCALE: AS NOTED	DATE: 11/1/2021
	DRAWN BY: KNG	CHKD BY: RLG
	JOB:	
	DWG. NO.	

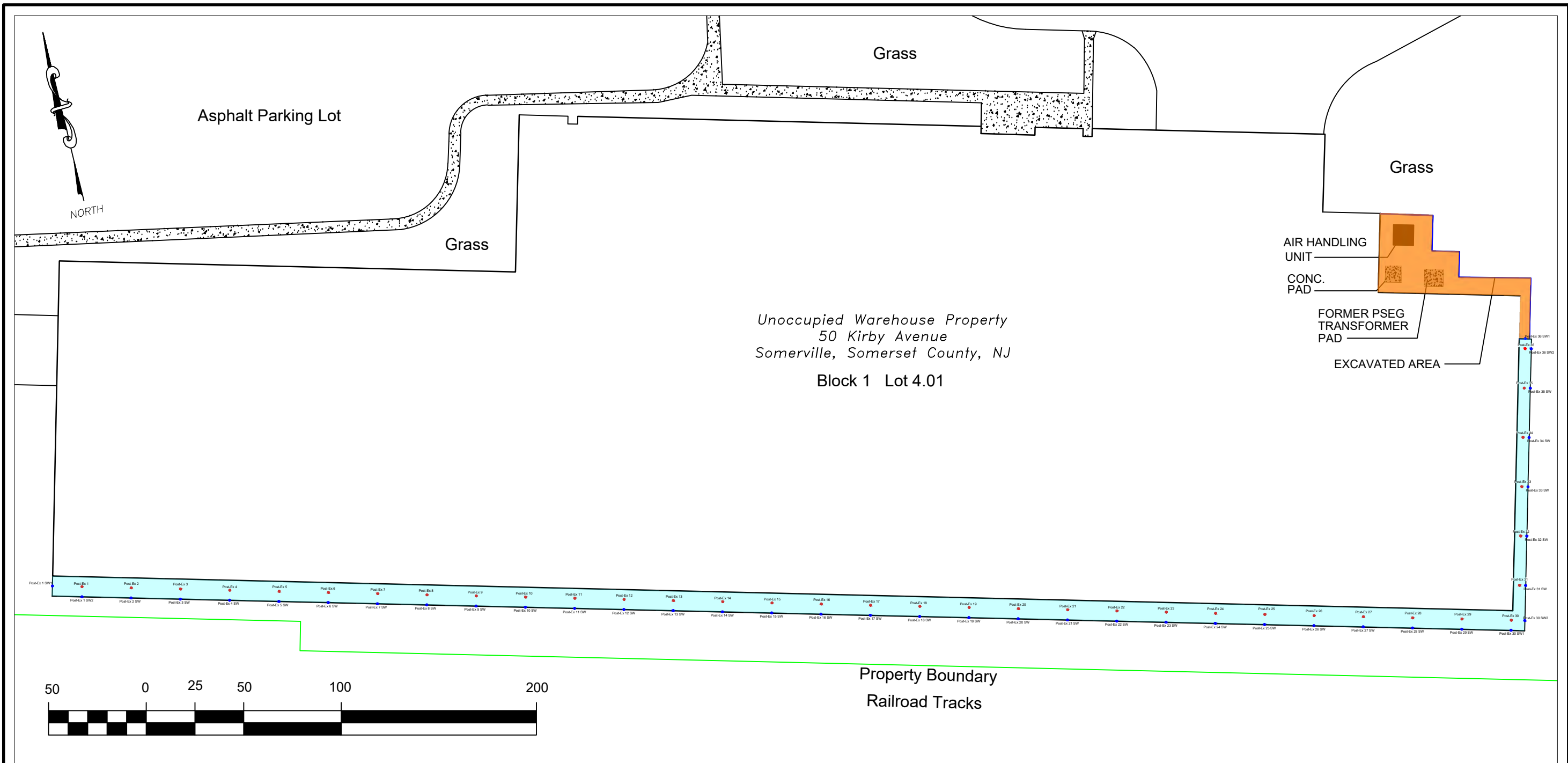


Area of Concern (AOC)	AOC Description	AOC Color
AOC-1	Transformer Pad Area	Orange
AOC-2	PCB Impacted Historic Fill	Cyan

Figure 4A



ENVIRONMENTAL MANAGEMENT GROUP		
1705 BAY AVENUE, POINT PLEASANT, NJ 08742		
Site Plan & Area of Concern (AOC) Location		
Unoccupied Warehouse Property 50 Kirby Avenue Somerville, Somerset County, NJ	SCALE: AS NOTED	DATE: 12/14/2021
	DRAWN BY: KING	CHKD BY: RLG
	JOB:	
	DWG. NO.	



Note: Verification/Post-Excavation Samples (sidewall & bottom) collected every 25'

Area of Concern (AOC)	AOC Description	AOC Color
AOC-1	Transformer Pad Area	
AOC-2	PCB Impacted Historic Fill	

- Excavation Bottom Sample Location
- Excavation Sidewall Sample Location

Figure 4B

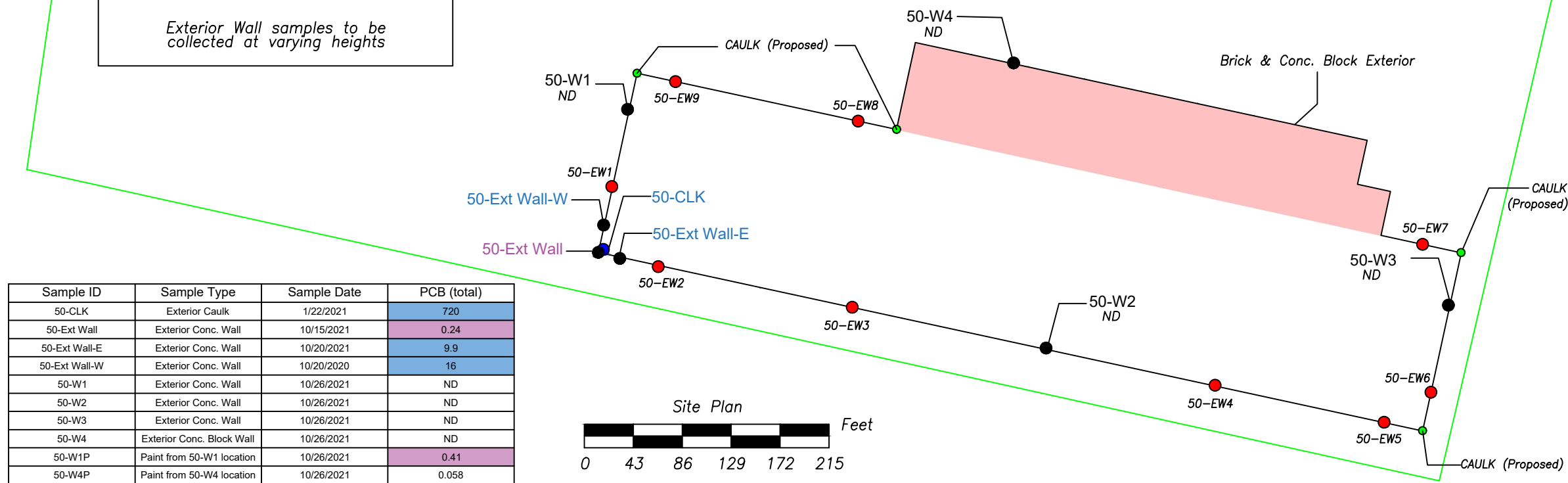
ENVIRONMENTAL MANAGEMENT GROUP 1705 BAY AVENUE, POINT PLEASANT, NJ 08742		
Proposed Verification / Post Excavation Sampling Plan		
Unoccupied Warehouse Property 50 Kirby Avenue Somerville, Somerset County, NJ	SCALE: AS NOTED	DATE: 12/14/2021
	DRAWN BY: KING	CHKD BY: RLG
	JOB:	
	DWG. NO.	



Sample Type

- Previously Collected Ext. Wall Sample
- Previously Collected Caulk Sample
- Proposed Exterior Wall Delin. Sample
- Proposed Caulk Sample

Exterior Wall samples to be collected at varying heights



Sample ID	Sample Type	Sample Date	PCB (total)
50-CLK	Exterior Caulk	1/22/2021	720
50-Ext Wall	Exterior Conc. Wall	10/15/2021	0.24
50-Ext Wall-E	Exterior Conc. Wall	10/20/2021	9.9
50-Ext Wall-W	Exterior Conc. Wall	10/20/2020	16
50-W1	Exterior Conc. Wall	10/26/2021	ND
50-W2	Exterior Conc. Wall	10/26/2021	ND
50-W3	Exterior Conc. Wall	10/26/2021	ND
50-W4	Exterior Conc. Block Wall	10/26/2021	ND
50-W1P	Paint from 50-W1 location	10/26/2021	0.41
50-W4P	Paint from 50-W4 location	10/26/2021	0.058

Figure 5A

ENVIRONMENTAL MANAGEMENT GROUP
1705 BAY AVENUE, POINT PLEASANT, NJ 08742

Proposed Exterior Wall PCB Delineation Sampling Plan

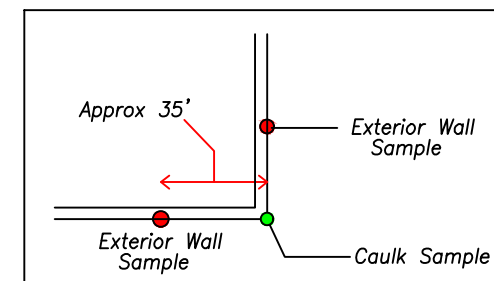
Unoccupied Warehouse Property
50 Kirby Avenue
Somerville, Somerset County, NJ

SCALE: AS NOTED	DATE: 12/23/2021
DRAWN BY: KNG	CHKD BY: RLG
JOB:	
DWG. NO.	

View of Brick & Conc. portion of the structure. Looking West from Eastern Site Boundary



Typical "Corner" Sampling Plan





Sample Type	
●	(Proposed) Floor Slab Sample Location
●	(12/10/2020) Previously Collected Floor Slab
●	(01/22/2021) Sample Locations

Unoccupied Warehouse Property
50 Kirby Avenue
Somerville, Somerset County, NJ

Area Previously NOT SAMPLED

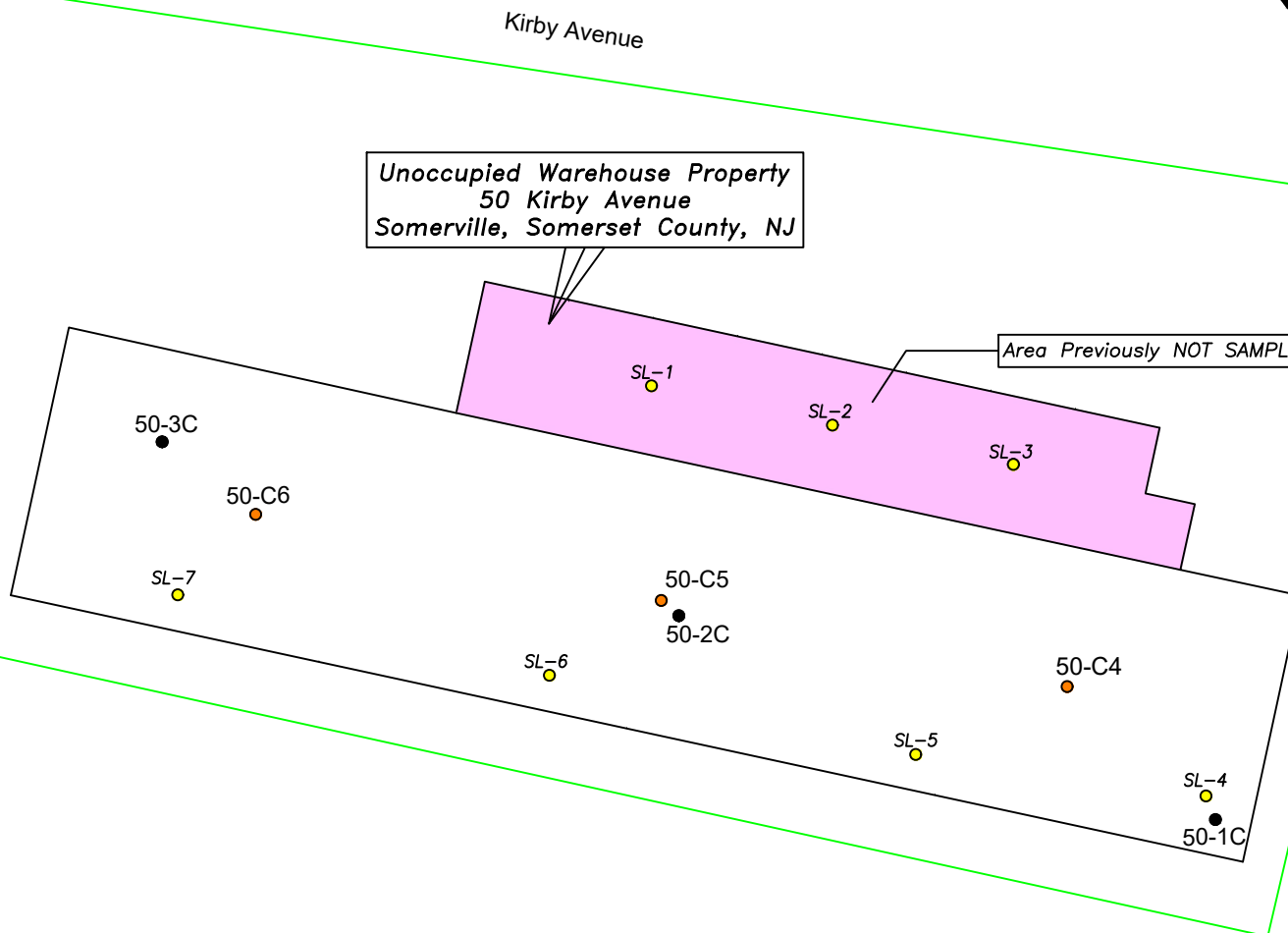
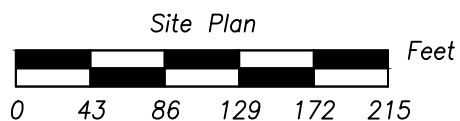


Figure 5B

Sample ID	Sample Type	Sample Date	PCB (total)
50-1C	Interior floor conc. sample	12/10/2020	2.4
50-2C	Interior floor conc. sample	12/10/2020	0.58
50-3C	Interior floor conc. sample	12/10/2020	0.16
50-C4	Interior floor conc. sample	1/22/2021	0.076
50-C5	Interior floor conc. sample	1/22/2021	ND
50-C6	Interior floor conc. sample	1/22/2021	ND

ENVIRONMENTAL MANAGEMENT GROUP		
1705 BAY AVENUE, POINT PLEASANT, NJ 08742		
<i>Proposed Concrete Floor Slab PCB Sampling Plan (Approximate Locations)</i>		
Unoccupied Warehouse Property 50 Kirby Avenue Somerville, Somerset County, NJ	SCALE: AS NOTED	DATE: 12/23/2021
	DRAWN BY: KNG	CHKD BY: RLG
	JOB:	
	DWG. NO.	

APPENDIX B
TABLES

Table 1
SUMMARY OF LABORATORY DATA - SOIL (AOC-1)

Unoccupied Warehouse Property
50 Kirby Avenue
Somerville, Somerset County, NJ

Analyte	NJDEP RSRS (mg/Kg)	NJDEP NRSRS (mg/Kg)	NJDEP DIGWSSL (mg/Kg)	SAMPLE ID:	B16		B17		B18		B19	
				LAB ID:	AD09696-001	AD09696-002	AD09696-003	AD09696-004				
				SAMPLE DATE:	03/22/2019	03/22/2019	03/22/2019	03/22/2019				
				SAMPLE TIME:	11:25	11:30	11:35	11:40				
				SAMPLE DEPTH:	0 - 6"	0 - 6"	0 - 6"	0 - 6"				
				Result	RL	Result	RL	Result	RL	Result	RL	
PCBs												
Aroclor (Total)	0.2	1	0.2		0.25	0.031	0.15	0.032	0.19	0.032	0.33	0.032
Aroclor-1016	0.2	1	0.2		ND	0.031	ND	0.032	ND	0.032	ND	0.032
Aroclor-1221	0.2	1	0.2		ND	0.031	ND	0.032	ND	0.032	ND	0.032
Aroclor-1232	0.2	1	0.2		ND	0.031	ND	0.032	ND	0.032	ND	0.032
Aroclor-1242	0.2	1	0.2		ND	0.031	ND	0.032	ND	0.032	ND	0.032
Aroclor-1248	0.2	1	0.2		ND	0.031	ND	0.032	ND	0.032	ND	0.032
Aroclor-1254	0.2	1	0.2		0.25	0.031	0.15	0.032	0.19	0.032	0.33	0.032
Aroclor-1260	0.2	1	0.2		ND	0.031	ND	0.032	ND	0.032	ND	0.032
Aroclor-1262	NA	NA	NA		ND	0.031	ND	0.032	ND	0.032	ND	0.032
Aroclor-1268	NA	NA	NA		ND	0.031	ND	0.032	ND	0.032	ND	0.032
TPH												
C9-C40	2300	2300	NA		280	75	620	230	350	150	530	230

NJDEP RSRS - NJDEP Residential Soil Remediation Standards
 NJDEP NRSRS - NJDEP Non-Residential Soil Remediation Standards
 NJDEP DIGWSSL - NJDEP Default Impact to Groundwater Soil Screening Level
 IGWSRS - Site Specific Impact to Groundwater Soil Remediation Standards

Table 1
SUMMARY OF LABORATORY DATA - SOIL (AOC-1)

Unoccupied Warehouse Property
50 Kirby Avenue
Somerville, Somerset County, NJ

Analyte	NJDEP RSRS (mg/Kg)	NJDEP NRSRS (mg/Kg)	NJDEP DIGWSSL (mg/Kg)	IGWSRS	SAMPLE ID:	50-9A		50-10	
					LAB ID:	AD11610-001	AD11610-002		
					SAMPLE DATE:	07/02/2019		07/02/2019	
					SAMPLE TIME:	7:30		7:40	
					SAMPLE DEPTH:	1.0'-1.5'		0 - 6"	
						Result	RL	Result	RL
PCBs									
Aroclor (Total)	0.2	1	0.2			0.077	0.030	0.34	0.032
Aroclor-1016	0.2	1	0.2			ND	0.030	ND	0.032
Aroclor-1221	0.2	1	0.2			ND	0.030	ND	0.032
Aroclor-1232	0.2	1	0.2			ND	0.030	ND	0.032
Aroclor-1242	0.2	1	0.2			ND	0.030	ND	0.032
Aroclor-1248	0.2	1	0.2			ND	0.030	ND	0.032
Aroclor-1254	0.2	1	0.2			0.077	0.030	0.34	0.032
Aroclor-1260	0.2	1	0.2			ND	0.030	ND	0.032
Aroclor-1262	NA	NA	NA			ND	0.030	ND	0.032
Aroclor-1268	NA	NA	NA			ND	0.030	ND	0.032
SemiVolatiles									
2-Methylnaphthalene	230	2,400	8					ND	0.13
Acenaphthene	3,400	37,000	110					ND	0.13
Acenaphthylene	NA	300,000	NA					ND	0.13
Anthracene	17,000	30,000	2,400					ND	0.13
Benzo[a]anthracene	5	17	0.8	10				1.2	0.13
Benzo[a]pyrene	0.5	2	0.2	8				1.3	0.13
Benzo[b]fluoranthene	5	17	2	10				1.8	0.13
Benzo[g,h,i]perylene	380,000	30,000	NA					0.73	0.13
Benzo[k]fluoranthene	45	170	25					0.51	0.13
Chrysene	450	1,700	80					1.4	0.13
Dibenzo[a,h]anthracene	0.5	2	0.8	1.3				0.17	0.13
Fluoranthene	2,300	24,000	1,300					2.5	0.13
Fluorene	2,300	24,000	170					ND	0.13
Indeno[1,2,3-cd]pyrene	5	17	7					0.65	0.13
Naphthalene	6	17	25					ND	0.032
Phenanthrene	NA	300,000	NA					0.92	0.13
Pyrene	1,700	18,000	840					2.4	0.13
TPH									
C9-C40	2300	2300	NA			340	71	550	150

NJDEP RSRS - NJDEP Residential Soil Remediation Standards
 NJDEP NRSRS - NJDEP Non-Residential Soil Remediation Standards
 NJDEP DIGWSSL - NJDEP Default Impact to Groundwater Soil Screening Level
 IGWSRS - Site Specific Impact to Groundwater Soil Remediation Standard

Table 2
SUMMARY OF LABORATORY DATA - SOIL (AOC-1, AOC-4)

Unoccupied Warehouse Property
50 Kirby Avenue
Somerville, Somerset County, NJ

Analyte	NJDEP RSRS (mg/Kg)	NJDEP NRSRS (mg/Kg)	NJDEP DIGWSSL (mg/Kg)	IGWSRS (mg/Kg)	50-1		50-1A		50-2		50-2A		50-3		50-3A		50-4		50-4A		50-5		50-5A			
					SAMPLE ID:		50-1		50-1A		50-2		50-2A		50-3		50-3A		50-4		50-4A		50-5		50-5A	
					LAB ID:	AD10580-001	AD10580-002	AD10580-003	AD10580-004	AD10580-005	AD10580-006	AD10580-007	AD10580-008	AD10580-009	AD10580-010											
					SAMPLE DATE:	05/07/2019	05/07/2019	05/07/2019	05/07/2019	05/07/2019	05/07/2019	05/07/2019	05/07/2019	05/07/2019	05/07/2019											
SAMPLE TIME:	12:05	12:10	12:15	12:20	12:25	12:30	12:35	12:40	12:45	13:05																
SAMPLE DEPTH:	0 - 6"	1.0'-1.5"	0 - 6"	1.0'-1.5"	0 - 6"	1.0'-1.5"	0 - 6"	1.0'-1.5"	0 - 6"	1.0'-1.5"																
Result	RL	Result	RL	Result	RL	Result	RL	Result	RL	Result	RL	Result	RL	Result	RL	Result	RL	Result	RL	Result	RL	Result	RL			
PCBs																										
Aroclor (Total)	0.2	1	0.2		4.5	0.17	0.19	0.028	0.13	0.039	0.082	0.033	ND	0.036	ND	0.032	0.49	0.028	ND	0.027	1.5	0.029	0.25	0.030		
Aroclor-1016	0.2	1	0.2		ND	0.17	ND	0.028	ND	0.039	ND	0.033	ND	0.036	ND	0.032	ND	0.028	ND	0.027	ND	0.029	ND	0.030		
Aroclor-1221	0.2	1	0.2		ND	0.17	ND	0.028	ND	0.039	ND	0.033	ND	0.036	ND	0.032	ND	0.028	ND	0.027	ND	0.029	ND	0.030		
Aroclor-1232	0.2	1	0.2		ND	0.17	ND	0.028	ND	0.039	ND	0.033	ND	0.036	ND	0.032	ND	0.028	ND	0.027	ND	0.029	ND	0.030		
Aroclor-1242	0.2	1	0.2		ND	0.17	ND	0.028	ND	0.039	ND	0.033	ND	0.036	ND	0.032	ND	0.028	ND	0.027	ND	0.029	ND	0.030		
Aroclor-1248	0.2	1	0.2		ND	0.17	ND	0.028	ND	0.039	ND	0.033	ND	0.036	ND	0.032	ND	0.028	ND	0.027	ND	0.029	ND	0.030		
Aroclor-1254	0.2	1	0.2		4.5	0.17	0.19	0.028	0.13	0.039	0.082	0.033	ND	0.036	ND	0.032	0.49	0.028	ND	0.027	1.5	0.029	0.25	0.030		
Aroclor-1260	0.2	1	0.2		ND	0.17	ND	0.028	ND	0.039	ND	0.033	ND	0.036	ND	0.032	ND	0.028	ND	0.027	ND	0.029	ND	0.030		
Aroclor-1262	NA	NA	NA		ND	0.17	ND	0.028	ND	0.039	ND	0.033	ND	0.036	ND	0.032	ND	0.028	ND	0.027	ND	0.029	ND	0.030		
Aroclor-1268	NA	NA	NA		ND	0.17	ND	0.028	ND	0.039	ND	0.033	ND	0.036	ND	0.032	ND	0.028	ND	0.027	ND	0.029	ND	0.030		
SemiVolatiles																										
2-Methylnaphthalene	230	2,400	8		ND	0.044								ND	0.043	ND	0.56				ND	1.5				
Acenaphthene	3,400	37,000	110		ND	0.044								0.13	0.043	ND	0.56				ND	1.5				
Acenaphthylene	NA	300,000	NA		0.076	0.044								0.15	0.043	ND	0.56				ND	1.5				
Anthracene	17,000	30,000	2,400		0.13	0.044								0.39	0.043	ND	0.56				ND	1.5				
Benzofluoranthene	5	17	0.8	10	0.63	0.044								1.4	0.043	0.88	0.56				ND	1.5				
Benzofluoranthene	0.5	2	0.2	8	0.63	0.044								1.3	0.043	0.74	0.56				ND	1.5				
Benzofluoranthene	5	17	2	10	0.84	0.044								1.7	0.043	1.1	0.56				ND	1.5				
Benzofluoranthene	380,000	30,000	NA		0.45	0.044								0.68	0.043	ND	0.56				ND	1.5				
Benzofluoranthene	45	170	25		0.24	0.044								0.40	0.043	ND	0.56				ND	1.5				
Chrysene	450	1,700	80		0.76	0.044								1.7	0.043	1.0	0.56				ND	1.5				
Dibenzofluoranthene	0.5	2	0.8	1.3	0.12	0.044								0.20	0.043	ND	0.56				ND	1.5				
Fluoranthene	2,300	24,000	1,300		1.2	0.044								2.9	0.043	2.5	0.56				ND	1.5				
Fluorene	2,300	24,000	170		0.066	0.044								0.15	0.043	ND	0.56				ND	1.5				
Indeno[1,2,3-cd]pyrene	5	17	7		0.39	0.044								0.62	0.043	ND	0.56				ND	1.5				
Naphthalene	6	17	25		0.025	0.011								0.033	0.011	0.39	0.14				ND	0.38				
Phenanthrene	NA	300,000	NA		0.86	0.044								2.4	0.043	3.7	0.56				ND	1.5				
Pyrene	1,700	18,000	840		1.5	0.044								3.6	0.043	2.6	0.56				ND	1.5				
TPH																										
<C12-C16 Aliphatics	NA	NA	NA														ND	34			ND	34				
>C16-C21 Aliphatics	NA	NA	NA														ND	34			ND	34				
>C21-C40 Aliphatics	NA	NA	NA														669,28316	34			159,06667	34				
C9-C12 Aliphatics	NA	NA	NA														ND	34			ND	34				
<C10-C12 Aromatics	NA	NA	NA														ND	34			ND	34				
>C12-C16 Aromatics	NA	NA	NA														ND	34			ND	34				
>C16-C21 Aromatics	NA	NA	NA														ND	34			ND	34				
>C21-C36 Aromatics	NA	NA	NA														622,04946	34			188,44628	34				
C9-C40	2300	2300	NA		98	80	ND	67	ND	94	ND	80	ND	86	130	77	5700**	670	ND	66	4100**	1000	91	73		

NJDEP RSRS - NJDEP Residential Soil Remediation Standards
 NJDEP NRSRS - NJDEP Non-Residential Soil Remediation Standards
 NJDEP DIGWSSL - NJDEP Default Impact to Groundwater Soil Screening Level
 IGWSRS - Site Specific Impact to Groundwater Soil Remediation Standards
 ** - See Table 9 EPH Calculator Results

Table 2
SUMMARY OF LABORATORY DATA - SOIL (AOC-1, AOC-4)

Unoccupied Warehouse Property
50 Kirby Avenue
Somerville, Somerset County, NJ

Analyte	NJDEP RSRS (mg/Kg)	NJDEP NRSRS (mg/Kg)	NJDEP DIGWSSL (mg/Kg)	IGWSRS	SAMPLE ID:	50-5B		50-6		50-7		50-7A		50-8		50-8A		50-9	
					LAB ID:	AD11249-001		AD11249-002		AD11249-003		AD11249-004		AD11249-005		AD11249-006		AD11249-007	
					SAMPLE DATE:	06/12/2019		06/12/2019		06/12/2019		06/12/2019		06/12/2019		06/12/2019		06/12/2019	
					SAMPLE TIME:	10:15		11:30		11:00		11:15		10:35		10:45		11:40	
					SAMPLE DEPTH:	0-6"		0-6"		0-6"		1.0'-1.5'		0-6"		1.0'-1.5'		0-6"	
		Result	RL	Result	RL	Result	RL	Result	RL	Result	RL	Result	RL	Result	RL	Result	RL		
PCBs																			
Aroclor (Total)	0.2	1	0.2			0.073	0.029	0.17	0.034	ND	0.031	ND	0.029	0.046	0.031	ND	0.030	0.45	0.035
Aroclor-1016	0.2	1	0.2			ND	0.029	ND	0.034	ND	0.031	ND	0.029	ND	0.031	ND	0.030	ND	0.035
Aroclor-1221	0.2	1	0.2			ND	0.029	ND	0.034	ND	0.031	ND	0.029	ND	0.031	ND	0.030	ND	0.035
Aroclor-1232	0.2	1	0.2			ND	0.029	ND	0.034	ND	0.031	ND	0.029	ND	0.031	ND	0.030	ND	0.035
Aroclor-1242	0.2	1	0.2			ND	0.029	ND	0.034	ND	0.031	ND	0.029	ND	0.031	ND	0.030	ND	0.035
Aroclor-1248	0.2	1	0.2			ND	0.029	ND	0.034	ND	0.031	ND	0.029	ND	0.031	ND	0.030	ND	0.035
Aroclor-1254	0.2	1	0.2			0.073	0.029	0.17	0.034	ND	0.031	ND	0.029	0.046	0.031	ND	0.030	0.45	0.035
Aroclor-1260	0.2	1	0.2			ND	0.029	ND	0.034	ND	0.031	ND	0.029	ND	0.031	ND	0.030	ND	0.035
Aroclor-1262	NA	NA	NA			ND	0.029	ND	0.034	ND	0.031	ND	0.029	ND	0.031	ND	0.030	ND	0.035
Aroclor-1268	NA	NA	NA			ND	0.029	ND	0.034	ND	0.031	ND	0.029	ND	0.031	ND	0.030	ND	0.035
SemiVolatiles																			
2-Methylnaphthalene	230	2,400	8										ND	0.21				ND	0.047
Acenaphthene	3,400	37,000	110										ND	0.21				ND	0.047
Acenaphthylene	NA	300,000	NA										ND	0.21				ND	0.047
Anthracene	17,000	30,000	2,400										ND	0.21				0.055	0.047
Benzo[a]anthracene	5	17	0.8	10									0.68	0.21				0.32	0.047
Benzo[a]pyrene	0.5	2	0.2	8									0.65	0.21				0.29	0.047
Benzo[b]fluoranthene	5	17	2	10									1.0	0.21				0.49	0.047
Benzo[g,h,i]perylene	380,000	30,000	NA										0.46	0.21				0.19	0.047
Benzo[k]fluoranthene	45	170	25										0.30	0.21				0.13	0.047
Chrysene	450	1,700	80										0.82	0.21				0.41	0.047
Dibenzo[a,h]anthracene	0.5	2	0.8	1.3									ND	0.21				0.062	0.047
Fluoranthene	2,300	24,000	1,300										1.6	0.21				0.75	0.047
Fluorene	2,300	24,000	170										ND	0.21				ND	0.047
Indeno[1,2,3-cd]pyrene	5	17	7										ND	0.21				ND	0.047
Naphthalene	6	17	25										ND	0.052				0.014	0.012
Phenanthrene	NA	300,000	NA										1.2	0.21				0.46	0.047
Pyrene	1,700	18,000	840										1.7	0.21				0.78	0.047
TPH																			
C9-C40	2300	2300	NA			170	71	130	82	130	74	71	71	330	75	240	71	250	85

NJDEP RSRS - NJDEP Residential Soil Remediation Standards
 NJDEP NRSRS - NJDEP Non-Residential Soil Remediation Standards
 NJDEP DIGWSSL - NJDEP Default Impact to Groundwater Soil Screening Level
 IGWSRS - Site Specific Impact to Groundwater Soil Remediation Standard

Table 3
SUMMARY OF LABORATORY DATA - SOIL (AOC-1, AOC-2, AOC-4)

Unoccupied Warehouse Property
50 Kirby Avenue
Somerville, Somerset County, NJ

Analyte	NJDEP RSRs (mg/Kg)	NJDEP NRSRS (mg/Kg)	NJDEP DIGWSSL (mg/Kg)	IGWSRS	SAMPLE ID:	50-R6B	50-R6-1	50-R10B	50-R10-1	50-R16	50-R14A-1	50-R14B-1	50-R15A-1	50-R15B-1						
					LAB ID:	AD13316-001	AD13316-002	AD13316-003	AD13316-004	AD13316-005	AD13316-006	AD13316-007	AD13316-008	AD13316-009						
					SAMPLE DATE:	10/02/2019	10/02/2019	10/02/2019	10/02/2019	10/02/2019	10/02/2019	10/02/2019	10/02/2019	10/02/2019						
					SAMPLE TIME:	10:05	10:20	10:38	10:55	11:27	11:46	11:55	12:05	12:15						
SAMPLE DEPTH:	2.5'-3.0'	2.0'-2.5'	2.5'-3.0'	2.0'-2.5'	0 - 6"	0 - 6"	1.0'-1.5'	0 - 6"	1.0'-1.5'											
Result		RL	Result	RL	Result	RL	Result	RL	Result	RL	Result	RL	Result	RL						
PCBs																				
Aroclor (Total)	0.2	1	0.2			0.051	0.026	0.091	0.026	0.050	0.027	0.085	0.027	0.66	0.027					
Aroclor-1016	0.2	1	0.2			ND	0.026	ND	0.026	ND	0.027	ND	0.027	ND	0.027					
Aroclor-1221	0.2	1	0.2			ND	0.026	ND	0.026	ND	0.027	ND	0.027	ND	0.027					
Aroclor-1232	0.2	1	0.2			ND	0.026	ND	0.026	ND	0.027	ND	0.027	ND	0.027					
Aroclor-1242	0.2	1	0.2			ND	0.026	ND	0.026	ND	0.027	ND	0.027	ND	0.027					
Aroclor-1248	0.2	1	0.2			ND	0.026	ND	0.026	ND	0.027	ND	0.027	ND	0.027					
Aroclor-1254	0.2	1	0.2			0.051	0.026	0.091	0.026	0.050	0.027	0.085	0.027	0.66	0.027					
Aroclor-1260	0.2	1	0.2			ND	0.026	ND	0.026	ND	0.027	ND	0.027	ND	0.027					
Aroclor-1262	NA	NA	NA			ND	0.026	ND	0.026	ND	0.027	ND	0.027	ND	0.027					
Aroclor-1268	NA	NA	NA			ND	0.026	ND	0.026	ND	0.027	ND	0.027	ND	0.027					
SemiVolatiles																				
2-Methylnaphthalene	230	2,400	8										ND	0.18	ND	0.034	ND	0.18	ND	0.034
Acenaphthene	3,400	37,000	110										ND	0.18	ND	0.034	ND	0.18	0.16	0.034
Acenaphthylene	NA	300,000	NA										ND	0.18	ND	0.034	ND	0.18	ND	0.034
Anthracene	17,000	30,000	2,400										0.19	0.18	ND	0.034	ND	0.18	0.27	0.034
Benzofluoranthene	5	17	0.8	10									0.75	0.18	ND	0.034	0.40	0.18	0.81	0.034
Benzofluoranthene	0.5	2	0.2	8									0.71	0.18	ND	0.034	0.37	0.18	0.73	0.034
Benzofluoranthene	5	17	2	10									1.0	0.18	ND	0.034	0.51	0.18	1.0	0.034
Benzofluoranthene	380,000	30,000	NA										0.49	0.18	ND	0.034	0.28	0.18	0.43	0.034
Benzofluoranthene	45	170	25										0.24	0.18	ND	0.034	0.18	0.18	0.26	0.034
Chrysene	450	1,700	80										0.94	0.18	ND	0.034	0.50	0.18	0.77	0.034
Dibenzofluoranthene	0.5	2	0.8	1.3									ND	0.18	ND	0.034	ND	0.18	0.12	0.034
Fluoranthene	2,300	24,000	1,300										1.8	0.18	ND	0.034	0.96	0.18	2.0	0.034
Fluorene	2,300	24,000	170										ND	0.18	ND	0.034	ND	0.18	0.086	0.034
Indeno[1,2,3-cd]pyrene	5	17	7										0.39	0.18	ND	0.034	0.22	0.18	0.39	0.034
Naphthalene	6	17	25										ND	0.046	ND	0.0085	ND	0.045	ND	0.0086
Phenanthrene	NA	300,000	NA										1.3	0.18	ND	0.034	0.66	0.18	1.3	0.034
Pyrene	1,700	18,000	840										2.0	0.18	ND	0.034	1.0	0.18	1.8	0.034

NJDEP RSRs - NJDEP Residential Soil Remediation Standards
 NJDEP NRSRS - NJDEP Non-Residential Soil Remediation Standards
 NJDEP DIGWSSL - NJDEP Default Impact to Groundwater Soil Screening Level
 IGWSRS - Site Specific Impact to Groundwater Soil Remediation Standard

Table 3
SUMMARY OF LABORATORY DATA - SOIL (AOC-1, AOC-2, AOC-4)

Unoccupied Warehouse Property
50 Kirby Avenue
Somerville, Somerset County, NJ

Analyte	NJDEP RSRS (mg/Kg)	NJDEP NRSRS (mg/Kg)	NJDEP DIGWSSL (mg/Kg)	IGWSRS (mg/Kg)	SAMPLE ID:		50-R14A-2		50-R15A-2		50-R15B-2		50-R17	
					Lab ID:	AD13868-001		AD13868-002		AD13868-003		AD13868-004		
					SAMPLE DATE:	10/29/2019		10/29/2019		10/29/2019		10/29/2019		
					SAMPLE TIME:	13:35		14:15		14:30		14:55		
					SAMPLE DEPTH:	0 - 6"		0 - 6"		1.0'-1.5'		0 - 6"		
					Result	RL	Result	RL	Result	RL	Result	RL		
PCBs														
Aroclor (Total)	0.2	1	0.2									3.0	0.16	
Aroclor-1016	0.2	1	0.2									ND	0.16	
Aroclor-1221	0.2	1	0.2									ND	0.16	
Aroclor-1232	0.2	1	0.2									ND	0.16	
Aroclor-1242	0.2	1	0.2									ND	0.16	
Aroclor-1248	0.2	1	0.2									ND	0.16	
Aroclor-1254	0.2	1	0.2									3.0	0.16	
Aroclor-1260	0.2	1	0.2									ND	0.16	
Aroclor-1262	NA	NA	NA									ND	0.16	
Aroclor-1268	NA	NA	NA									ND	0.16	
SemiVolatiles														
Benzo(a)anthracene	5	17	0.8	10		0.99	0.14	0.69	0.045	0.75	0.042			
Benzo(a)pyrene	0.5	2	0.2	8		1.0	0.14	0.72	0.045	0.78	0.042			

NJDEP RSRS - NJDEP Residential Soil Remediation Standards
 NJDEP NRSRS - NJDEP Non-Residential Soil Remediation Standards
 NJDEP DIGWSSL - NJDEP Default Impact to Groundwater Soil Screening Level
 IGWSRS - Site Specific Impact to Groundwater Soil Remediation Standard

Table 4
SUMMARY OF LABORATORY DATA - SOIL (AOC-2)

Unoccupied Warehouse Property
50 Kirby Avenue
Somerville, Somerset County, NJ

Analyte	NJDEP RSRS (mg/Kg)	NJDEP NRSRS (mg/Kg)	NJDEP DIGWSSL (mg/Kg)	IGWSRS (mg/Kg)	SAMPLE ID:		50-B1		50-B2		50-B3		50-B4		50-B5	
					Lab ID:	AD14074-001		AD14074-002		AD14074-003		AD14074-004		AD14074-005		
					SAMPLE DATE:	11/08/2019		11/08/2019		11/08/2019		11/08/2019		11/08/2019		
					SAMPLE TIME:	9:50		10:10		10:20		10:30		10:45		
					SAMPLE DEPTH:	0 - 6"		0 - 6"		0 - 6"		0 - 6"		0 - 6"		
					Result	RL	Result	RL	Result	RL	Result	RL	Result	RL		
PCBs																
Aroclor (Total)	0.2	1	0.2			4.7	0.17	ND	0.029	7.1	0.29	ND	0.033	0.29	0.027	
Aroclor-1016	0.2	1	0.2			ND	0.17	ND	0.029	ND	0.29	ND	0.033	ND	0.027	
Aroclor-1221	0.2	1	0.2			ND	0.17	ND	0.029	ND	0.29	ND	0.033	ND	0.027	
Aroclor-1232	0.2	1	0.2			ND	0.17	ND	0.029	ND	0.29	ND	0.033	ND	0.027	
Aroclor-1242	0.2	1	0.2			ND	0.17	ND	0.029	ND	0.29	ND	0.033	ND	0.027	
Aroclor-1248	0.2	1	0.2			ND	0.17	ND	0.029	ND	0.29	ND	0.033	ND	0.027	
Aroclor-1254	0.2	1	0.2			4.7	0.17	ND	0.029	7.1	0.29	ND	0.033	0.29	0.027	
Aroclor-1260	0.2	1	0.2			ND	0.17	ND	0.029	ND	0.29	ND	0.033	ND	0.027	
Aroclor-1262	NA	NA	NA			ND	0.17	ND	0.029	ND	0.29	ND	0.033	ND	0.027	
Aroclor-1268	NA	NA	NA			ND	0.17	ND	0.029	ND	0.29	ND	0.033	ND	0.027	
SemiVolatiles																
2-Methylnaphthalene	230	2,400	8			ND	0.23			ND	0.39			ND	0.18	
Acenaphthene	3,400	37,000	110			ND	0.23			ND	0.39			ND	0.18	
Acenaphthylene	NA	300,000	NA			ND	0.23			ND	0.39			ND	0.18	
Anthracene	17,000	30,000	2,400			ND	0.23			ND	0.39			ND	0.18	
Benzo[a]anthracene	5	17	0.8	10		0.88	0.23			ND	0.39			ND	0.18	
Benzo[a]pyrene	0.5	2	0.2	8		0.87	0.23			ND	0.39			ND	0.18	
Benzo[b]fluoranthene	5	17	2	10		1.1	0.23			ND	0.39			ND	0.18	
Benzo[g,h,i]perylene	380,000	30,000	NA			0.51	0.23			ND	0.39			ND	0.18	
Benzo[k]fluoranthene	45	170	25			0.33	0.23			ND	0.39			ND	0.18	
Chrysene	450	1,700	80			1.2	0.23			ND	0.39			ND	0.18	
Dibenzo[a,h]anthracene	0.5	2	0.8	1.3		ND	0.23			ND	0.39			ND	0.18	
Fluoranthene	2,300	24,000	1,300			1.7	0.23			ND	0.39			ND	0.18	
Fluorene	2,300	24,000	170			ND	0.23			ND	0.39			ND	0.18	
Indeno[1,2,3-cd]pyrene	5	17	7			0.44	0.23			ND	0.39			ND	0.18	
Naphthalene	6	17	25			ND	0.057			ND	0.097			ND	0.044	
Phenanthrene	NA	300,000	NA			1.4	0.23			ND	0.39			ND	0.18	
Pyrene	1,700	18,000	840			2.6	0.23			0.52	0.39			ND	0.18	
TPH																
>C12-C16 Aliphatics	NA	NA	NA			ND	41			ND	35					
>C16-C21 Aliphatics	NA	NA	NA			ND	41			ND	35					
>C21-C40 Aliphatics	NA	NA	NA			298.29863	41			148.03255	35					
C9-C12 Aliphatics	NA	NA	NA			ND	41			ND	35					
>C10-C12 Aromatics	NA	NA	NA			ND	41			ND	35					
>C12-C16 Aromatics	NA	NA	NA			ND	41			ND	35					
>C16-C21 Aromatics	NA	NA	NA			ND	41			ND	35					
>C21-C36 Aromatics	NA	NA	NA			131.38904	41			120.62092	35					
C9-C40	2300	2300	NA			2100	820	210	70	2400**	1400	160	79	1100	640	

NJDEP RSRS - NJDEP Residential Soil Remediation Standards
 NJDEP NRSRS - NJDEP Non-Residential Soil Remediation Standards
 NJDEP DIGWSSL - NJDEP Default Impact to Groundwater Soil Screening Level
 IGWSRS - Site Specific Impact to Groundwater Soil Remediation Standard

** - See Table 9 EPH Calculator Results

Table 4
SUMMARY OF LABORATORY DATA - SOIL
(AOC-2)

Unoccupied Warehouse Property
50 Kirby Avenue
Somerville, Somerset County, NJ

Analyte	NJDEP RSRS (mg/Kg)	NJDEP NRSRS (mg/Kg)	NJDEP DIGWSSL (mg/Kg)	IGWSRS (mg/Kg)	SAMPLE ID:		50-B6		50-B7		50-B8		50-B9		50-B10	
					Lab ID:	AD14514-001		AD14514-002		AD14514-003		AD14514-004		AD14514-005		
					SAMPLE DATE:	12/05/2019		12/05/2019		12/05/2019		12/05/2019		12/05/2019		
					SAMPLE TIME:	14:45		15:00		15:20		16:05		16:20		
					SAMPLE DEPTH:	0 - 6"		0 - 6"		0 - 6"		0 - 6"		0 - 6"		
					Result	RL	Result	RL	Result	RL	Result	RL	Result	RL		
PCBs																
Aroclor (Total)	0.2	1	0.2			0.46	0.027	8.1	0.28	1.0	0.037	0.15	0.034	0.10	0.034	
Aroclor-1016	0.2	1	0.2			ND	0.027	ND	0.28	ND	0.037	ND	0.034	ND	0.034	
Aroclor-1221	0.2	1	0.2			ND	0.027	ND	0.28	ND	0.037	ND	0.034	ND	0.034	
Aroclor-1232	0.2	1	0.2			ND	0.027	ND	0.28	ND	0.037	ND	0.034	ND	0.034	
Aroclor-1242	0.2	1	0.2			ND	0.027	ND	0.28	ND	0.037	ND	0.034	ND	0.034	
Aroclor-1248	0.2	1	0.2			ND	0.027	ND	0.28	ND	0.037	ND	0.034	ND	0.034	
Aroclor-1254	0.2	1	0.2			0.46	0.027	8.1	0.28	1.0	0.037	0.15	0.034	0.10	0.034	
Aroclor-1260	0.2	1	0.2			ND	0.027	ND	0.28	ND	0.037	ND	0.034	ND	0.034	
Aroclor-1262	NA	NA	NA			ND	0.027	ND	0.28	ND	0.037	ND	0.034	ND	0.034	
Aroclor-1268	NA	NA	NA			ND	0.027	ND	0.28	ND	0.037	ND	0.034	ND	0.034	
SemiVolatiles																
2-Methylnaphthalene	230	2,400	8							ND	0.049			ND	0.046	
Acenaphthene	3,400	37,000	110							ND	0.049			0.081	0.046	
Acenaphthylene	NA	300,000	NA							ND	0.049			0.069	0.046	
Anthracene	17,000	30,000	2,400							0.095	0.049			0.18	0.046	
Benzo[a]anthracene	5	17	0.8	10						0.38	0.049			0.72	0.046	
Benzo[a]pyrene	0.5	2	0.2	8						0.30	0.049			0.67	0.046	
Benzo[b]fluoranthene	5	17	2	10						0.51	0.049			0.98	0.046	
Benzo[g,h,i]perylene	380,000	30,000	NA							0.14	0.049			0.30	0.046	
Benzo[k]fluoranthene	45	170	25							0.19	0.049			0.26	0.046	
Chrysene	450	1,700	80							0.42	0.049			0.86	0.046	
Dibenzo[a,h]anthracene	0.5	2	0.8	1.3						ND	0.049			0.085	0.046	
Fluoranthene	2,300	24,000	1,300							0.79	0.049			1.7	0.046	
Fluorene	2,300	24,000	170							ND	0.049			0.098	0.046	
Indeno[1,2,3-cd]pyrene	5	17	7							0.13	0.049			0.26	0.046	
Naphthalene	6	17	25							ND	0.012			0.027	0.011	
Phenanthrene	NA	300,000	NA							0.51	0.049			1.3	0.046	
Pyrene	1,700	18,000	840							0.74	0.049			2.4	0.046	
TPH																
C9-C40	2300	2300	NA			530	130	680	140	620	180	210	82	210	82	

NJDEP RSRS - NJDEP Residential Soil Remediation Standards
 NJDEP NRSRS - NJDEP Non-Residential Soil Remediation Standards
 NJDEP DIGWSSL - NJDEP Default Impact to Groundwater Soil Screening Level
 IGWSRS - Site Specific Impact to Groundwater Soil Remediation Standard

Table 4
SUMMARY OF LABORATORY DATA - SOIL (AOC-2)

Commercial Property
50 Kirby Avenue
Somerville, Somerset County, NJ

Analyte	NJDEP RSRS (mg/Kg)	NJDEP NRSRS (mg/Kg)	NJDEP DIGWSSL (mg/Kg)	SAMPLE ID:		50-B11		50-B12		50-B13		50-B14		50-B15	
				LAB ID:		AD15030-001		AD15030-002		AD15030-003		AD15030-004		AD15030-005	
				SAMPLE DATE:		1/8/2020		1/8/2020		1/8/2020		1/8/2020		1/8/2020	
				SAMPLE TIME:		13:30		13:50		14:05		14:15		14:25	
				SAMPLE DEPTH:		0 - 6"		0 - 6"		0 - 6"		0 - 6"		0 - 6"	
				Result	RL	Result	RL	Result	RL	Result	RL	Result	RL		
PCBs															
Aroclor (Total)	0.2	1	0.2		0.49	0.026	0.21	0.037	0.17	0.029	1.2	0.026	0.70	0.027	
Aroclor-1016	0.2	1	0.2		ND	0.026	ND	0.037	ND	0.029	ND	0.026	ND	0.027	
Aroclor-1221	0.2	1	0.2		ND	0.026	ND	0.037	ND	0.029	ND	0.026	ND	0.027	
Aroclor-1232	0.2	1	0.2		ND	0.026	ND	0.037	ND	0.029	ND	0.026	ND	0.027	
Aroclor-1242	0.2	1	0.2		ND	0.026	ND	0.037	ND	0.029	ND	0.026	ND	0.027	
Aroclor-1248	0.2	1	0.2		ND	0.026	ND	0.037	ND	0.029	ND	0.026	ND	0.027	
Aroclor-1254	0.2	1	0.2		0.49	0.026	0.21	0.037	0.17	0.029	1.2	0.026	0.70	0.027	
Aroclor-1260	0.2	1	0.2		ND	0.026	ND	0.037	ND	0.029	ND	0.026	ND	0.027	
Aroclor-1262	NA	NA	NA		ND	0.026	ND	0.037	ND	0.029	ND	0.026	ND	0.027	
Aroclor-1268	NA	NA	NA		ND	0.026	ND	0.037	ND	0.029	ND	0.026	ND	0.027	
TPH															
C9-C40	2300	2300	NA		190	63	530	180	78	71	650	190	300	130	

NJDEP RSRS - NJDEP Residential Soil Remediation Standards
 NJDEP NRSRS - NJDEP Non-Residential Soil Remediation Standards
 NJDEP DIGWSSL - NJDEP Default Impact to Groundwater Soil Screening Level
 IGWSRS - Site Specific Impact to Groundwater Soil Remediation Standards

Table 5
SUMMARY OF LABORATORY DATA - SOIL (AOC-2, AOC-3, AOC-4)

Unoccupied Warehouse Property
50 Kirby Avenue
Somerville, Somerset County, NJ

Analyte	NJDEP RSRs (mg/Kg)	NJDEP NRSRS (mg/Kg)	NJDEP DIGWSSL (mg/Kg)	Site Specific IGWRS (mg/Kg)	SAMPLE ID:		50-B16		50-B17		50-B18		50-B19		50-B20		50-B21		50-B22		
					LAB ID:	AD16958-001	AD16958-002	AD16958-003	AD16958-004	AD16958-005	AD16958-006	AD16958-007									
					SAMPLE DATE:	5/6/2020	5/6/2020	5/6/2020	5/6/2020	5/6/2020	5/6/2020	5/6/2020									
					SAMPLE TIME:	11:35	11:50	12:00	12:26	12:50	13:00	13:10									
SAMPLE DEPTH:	0-6"	0-6"	0-6"	0-6"	0-6"	0-6"	0-6"														
					Result	RL	Result	RL	Result	RL	Result	RL	Result	RL	Result	RL	Result	RL	Result	RL	
Metals																					
Mercury	23	65	0.1	0.11	ND	0.10	0.17	0.11	0.44	0.11	0.79	0.11	0.17	0.11	1.2	0.095	ND	0.12			
Aluminum	78,000	NA	6,000		10,000	240	13,000	260	5,800	270	8,600	270	4,000	250	4,500	230	12,000	290			
Barium	16,000	59,000	2,100		150	12	100	13	95	14	97	14	50	13	57	11	120	14			
Calcium	NA	NA	NA		5,500	1,200	4,000	1,300	380,000	14,000	2,400	1,400	1,600	1,300	21,000	1,100	6,000	1,400			
Chromium	24	6.1	31		24	6.1	31	6.6	16	6.8	17	6.8	11	6.3	15	5.7	46	7.2			
Cobalt	1,600	590	90		12	3.0	13	3.3	6.9	3.4	8.2	3.4	4.3	3.2	5.0	2.8	11	3.6			
Copper	3,100	45,000	11,000		29	6.1	55	6.6	17	6.8	12	6.8	15	6.3	11	5.7	24	7.2			
Iron	NA	NA	NA		25,000	240	28,000	260	14,000	270	17,000	270	11,000	250	11,000	230	28,000	290			
Lead	400	800	90	140	36	6.1	82	6.6	60	6.8	43	6.8	52	6.3	41	5.7	98	7.2			
Magnesium	NA	NA	NA		6,100	610	6,100	660	15,000	680	3,000	680	1,300	630	4,600	570	5,000	720			
Manganese	11,000	5,900	65		1,100	12	790	13	880	14	810	14	430	13	510	11	1,400	14			
Nickel	1,600	23,000	48		25	6.1	30	6.6	17	6.8	14	6.8	8.1	6.3	9.7	5.7	21	7.2			
Potassium	NA	NA	NA		1,800	610	1,100	660	840	680	920	680	ND	630	ND	570	1,100	720			
Sodium	NA	NA	NA		ND	300	ND	330	ND	340	ND	340	ND	320	ND	280	ND	360			
Zinc	23,000	110,000	930		98	12	160	13	140	14	87	14	64	13	91	11	110	14			
Antimony	31	450	6		ND	0.98	ND	1.1	ND	1.1	ND	1.1	ND	1.0	ND	0.91	ND	1.2			
Arsenic	19	19	19		1.9	0.24	2.9	0.26	3.1	0.27	3.0	0.27	3.4	0.25	2.5	0.23	5.3	0.29			
Beryllium	16	140	0.7	0.91	0.67	0.48	0.49	0.26	0.70	0.27	0.67	0.27	0.60	0.25	0.36	0.23	0.90	0.29			
Cadmium	78	78	2		ND	0.49	ND	0.53	ND	0.55	ND	0.55	ND	0.51	ND	0.45	ND	0.58			
Selenium	390	5,700	11		ND	2.4	ND	2.6	ND	2.7	ND	2.7	ND	2.5	ND	2.3	2.9				
Silver	390	5,700	1		ND	0.24	0.33	0.26	ND	0.27	ND	0.27	ND	0.25	ND	0.23	ND	0.29			
Thallium	NA	NA	3		ND	0.49	ND	0.53	ND	0.55	ND	0.55	ND	0.51	ND	0.45	ND	0.58			
Vanadium	78	1,100	NA		16	0.24	22	0.26	23	0.27	18	0.27	20	0.25	13	0.23	72	0.29			
PCBs																					
Aroclor (Total)	0.2	1	0.2		ND	0.030	0.084	0.033	3.2	0.17	ND	0.034	ND	0.032	0.12	0.028	ND	0.036			
Aroclor-1016	0.2	1	0.2		ND	0.030	ND	0.033	ND	0.17	ND	0.034	ND	0.032	ND	0.028	ND	0.036			
Aroclor-1221	0.2	1	0.2		ND	0.030	ND	0.033	ND	0.17	ND	0.034	ND	0.032	ND	0.028	ND	0.036			
Aroclor-1232	0.2	1	0.2		ND	0.030	ND	0.033	ND	0.17	ND	0.034	ND	0.032	ND	0.028	ND	0.036			
Aroclor-1242	0.2	1	0.2		ND	0.030	ND	0.033	ND	0.17	ND	0.034	ND	0.032	ND	0.028	ND	0.036			
Aroclor-1248	0.2	1	0.2		ND	0.030	ND	0.033	ND	0.17	ND	0.034	ND	0.032	ND	0.028	ND	0.036			
Aroclor-1254	0.2	1	0.2		ND	0.030	0.084	0.033	3.2	0.17	ND	0.034	ND	0.032	0.077	0.028	ND	0.036			
Aroclor-1260	0.2	1	0.2		ND	0.030	ND	0.033	ND	0.17	ND	0.034	ND	0.032	ND	0.028	ND	0.036			
Aroclor-1262	NA	NA	NA		ND	0.030	ND	0.033	ND	0.17	ND	0.034	ND	0.032	0.042	0.028	ND	0.036			
Aroclor-1268	NA	NA	NA		ND	0.030	ND	0.033	ND	0.17	ND	0.034	ND	0.032	ND	0.028	ND	0.036			
SemiVolatiles																					
2-Methylnaphthalene	230	2,400	8		ND	0.041	ND	0.26	ND	0.46	ND	0.046	ND	0.042	ND	0.038	ND	0.14			
Acenaphthene	3,400	37,000	110		ND	0.041	ND	0.26	ND	0.46	ND	0.046	ND	0.042	0.054	0.038	0.20	0.14			
Acenaphthylene	NA	300,000	NA		ND	0.041	ND	0.26	ND	0.46	ND	0.046	0.069	0.042	0.085	0.038	0.22	0.14			
Anthracene	17,000	30,000	2,400		ND	0.041	ND	0.26	ND	0.46	ND	0.046	0.088	0.042	0.14	0.038	0.56	0.14			
Benzo[a]anthracene	5	17	0.8	10	0.14	0.041	0.28	0.26	ND	0.46	0.17	0.046	0.66	0.042	0.57	0.038	3.3	0.14			
Benzo[a]pyrene	0.5	2	0.2	8	0.15	0.041	0.31	0.26	ND	0.46	0.19	0.046	0.73	0.042	0.58	0.038	3.1	0.14			
Benzo[b]fluoranthene	5	17	2	10	0.21	0.041	0.53	0.26	0.47	0.46	0.27	0.046	1.0	0.042	0.75	0.038	4.2	0.14			
Benzo[g,h,i]perylene	380,000	30,000	NA		0.10	0.041	0.30	0.26	ND	0.46	0.15	0.046	0.54	0.042	0.35	0.038	1.9	0.14			
Benzo[k]fluoranthene	45	170	25		0.060	0.041	ND	0.26	ND	0.46	0.072	0.046	0.32	0.042	0.21	0.038	1.2	0.14			
Chrysene	450	1,700	80		0.17	0.041	0.41	0.26	ND	0.46	0.23	0.046	0.76	0.042	0.70	0.038	3.6	0.14			
Dibenzo[a,h]anthracene	0.5	2	0.8	1.3	ND	0.041	ND	0.26	ND	0.46	ND	0.046	1.4	0.042	0.092	0.038	0.53	0.14			
Fluoranthene	2,300	24,000	1,300		0.30	0.041	0.59	0.26	0.67	0.46	0.36	0.046	1.3	0.042	1.3	0.038	6.9	0.14			
Fluorene	2,300	24,000	170		ND	0.041	ND	0.26	ND	0.46	ND	0.046	ND	0.042	0.11	0.038	0.27	0.14			
Indeno[1,2,3-cd]pyrene	5	17	7		0.088	0.041	ND	0.26	ND	0.46	0.12	0.046	0.48	0.042	0.30	0.038	1.7	0.14			
Naphthalene	6	17	25		ND	0.010	ND	0.066	ND	0.11	ND	0.011	0.015	0.011	0.022	0.0095	0.062	0.036			
Phenanthrene	NA	300,000	NA		0.20	0.041	0.33	0.26	ND	0.46	0.19	0.046	0.46	0.042	1.1	0.038	4.2	0.14			
Pyrene	1,700	18,000	840		0.32	0.041	0.62	0.26	0.67	0.46	0.37	0.046	1.2	0.042	1.4	0.038	6.9	0.14			

NJDEP RSRs - NJDEP Residential Soil Remediation Standards
 NJDEP NRSRS - NJDEP Non-Residential Soil Remediation Standards
 NJDEP DIGWSSL - NJDEP Default Impact to Groundwater Soil Screening Level
 IGWRS - Site Specific Impact to Groundwater Soil Remediation Standards

Table 6
SUMMARY OF LABORATORY DATA - SOIL (AOC-3)

Unoccupied Warehouse Property
50 Kirby Avenue
Somerville, Somerset County, NJ

Analyte	NUEP RSRS (mg/Kg)	NUEP NRSRS (mg/Kg)	NUEP DIWSSL (mg/Kg)	Site Specific IGWRSRS (mg/Kg)	SAMPLE ID:	50-B28B		50-B29		50-B30A		50-B30B		50-B31A		50-B31B		50-B32A		50-B32B		50-B33A		50-B33B		50-B34A		50-B35A		50-B36B		50-B37A		50-B37B		50-B38A						
						LAB ID:	AD17620-001	AD17620-002	AD17620-003	AD17620-004	AD17620-005	AD17620-006	AD17620-007	AD17620-008	AD17620-009	AD17620-010	AD17620-011	AD17620-012	AD17620-013	AD17620-014	AD17620-015	AD17620-016	AD17620-017	AD17620-018	AD17620-019	AD17620-020																
						SAMPLE DATE:	06/15/2020	06/15/2020	06/15/2020	06/15/2020	06/15/2020	06/15/2020	06/15/2020	06/15/2020	06/15/2020	06/15/2020	06/15/2020	06/15/2020	06/15/2020	06/15/2020	06/15/2020	06/15/2020	06/15/2020	06/15/2020	06/15/2020	06/15/2020																
						SAMPLE TIME:	12:25	12:35	12:45	12:55	13:05	13:15	13:25	13:35	13:45	13:55	14:05	14:15	14:25	14:35	14:45	14:55	15:05	15:15	15:25	15:35																
SAMPLE DEPTH:	4.5'-5.0'	4.5'-5.0'	0'-6"	3.5'-4.0'	0'-6"	4.5'-5.0'	0'-6"	4.5'-5.0'	0'-6"	4.5'-5.0'	0'-6"	4.5'-5.0'	0'-6"	4.5'-5.0'	0'-6"	4.5'-5.0'	0'-6"	4.5'-5.0'	0'-6"	4.5'-5.0'	0'-6"	4.5'-5.0'	0'-6"	4.5'-5.0'	0'-6"	4.5'-5.0'	0'-6"	4.5'-5.0'	0'-6"	4.5'-5.0'	0'-6"	4.5'-5.0'	0'-6"	4.5'-5.0'	0'-6"							
Result	RL	Result	RL	Result	RL	Result	RL	Result	RL	Result	RL	Result	RL	Result	RL	Result	RL	Result	RL	Result	RL	Result	RL	Result	RL	Result	RL	Result	RL	Result	RL	Result	RL	Result	RL	Result	RL					
Metals																																										
Mercury	23	65	0.1	0.11	ND	0.091	ND	0.092	ND	0.096	ND	0.091	ND	0.093	ND	0.092	ND	0.099	ND	0.091	ND	0.094	ND	0.092	ND	0.094	ND	0.094	ND	0.091	ND	0.097	ND	0.093	ND	0.098	ND	0.093				
Aluminum	78,000	NA	6,000		17000	220	18000	220	15000	230	14000	220	15000	220	17000	220	13000	240	11000	220	14000	220	12000	220	11000	220	18000	220	15000	220	12000	210	12000	220	17000	210	13000	220	17000	240	17000	
Barium	16,000	59,000	2,100		140	11	170	11	180	11	180	11	83	11	150	11	110	12	250	11	110	11	160	11	190	11	160	11	200	11	62	11	83	10	120	11	120	12	78	11		
Calcium	NA	NA	NA		2800	1100	2700	1100	1400	1100	4100	1100	ND	1100	ND	1100	2600	1200	2000	1100	9000	1100	2200	1100	30000	1100	17000	1100	17000	1100	4300	1000	4500	1100	15000	1100	3300	1100	1600	1200	1400	1100
Chromium	NA	NA	NA		42	5.4	41	5.5	26	5.7	33	5.4	31	5.6	38	5.5	22	6.0	32	5.4	30	5.6	29	5.5	34	5.4	39	5.6	39	5.6	33	5.4	30	5.2	30	5.6	43	5.3	32	5.6		
Cobalt	1,600	590	90		19	2.7	21	2.7	13	2.9	17	2.7	16	2.8	23	2.7	11	3.0	13	2.7	14	2.8	16	2.7	4.5	2.7	20	2.8	15	2.8	15	2.6	15	2.8	20	2.6	15	2.8	20	2.6	15	
Copper	3,100	45,000	11,000		12	5.4	ND	5.5	26	5.7	8.0	5.4	ND	5.6	ND	5.5	19	6.0	7.4	5.4	8.9	5.6	8.1	5.5	40	5.4	7.7	5.6	14	5.6	6.3	5.4	9.3	5.2	8.8	5.6	11	5.3	9.6	5.6		
Iron	NA	NA	NA		45000	430	46000	440	31000	230	39000	220	38000	220	43000	220	26000	240	33000	220	32000	220	36000	220	19000	220	36000	220	36000	220	29000	210	32000	220	46000	220	46000	220	37000	240	36000	
Lead	400	800	30	140	23	5.4	22	5.5	44	5.7	19	5.4	19	5.6	20	5.5	45	6.0	16	5.4	18	5.6	17	5.5	76	5.4	20	5.6	27	5.6	16	5.4	12	5.2	15	5.6	21	5.3	21	5.6		
Magnesium	NA	NA	NA		12000	540	12000	550	6300	570	9600	540	8300	560	11000	550	4500	600	6400	540	8000	560	7400	550	2500	540	11000	560	8700	560	8500	540	9200	520	8000	560	13000	530	8300			
Manganese	11,000	5,900	65		700	11	820	11	1100	11	1000	11	560	11	700	11	810	12	1600	43	700	11	2500	44	1700	43	900	11	1500	45	460	11	520	10	590	11	710	11	900	11		
Nickel	1,600	23,000	48		47	5.4	46	5.5	28	5.7	39	5.4	33	5.6	41	5.5	22	6.0	47	5.4	29	5.6	35	5.5	13	5.4	43	5.6	32	5.6	32	5.4	31	5.2	34	5.6	44	5.3	35	5.6		
Potassium	NA	NA	NA		4900	540	3900	550	1700	570	2800	540	2700	560	3600	550	980	600	2000	540	2400	560	2200	550	1100	540	3900	560	2800	560	2800	540	3300	520	2800	560	4600	530	2700			
Sodium	NA	NA	NA		290	270	ND	270	ND	290	ND	270	ND	280	ND	270	ND	280	ND	270	ND	280	ND	270	ND	280	ND	270	ND	280	ND	270	ND	280	ND	270	ND	280	ND			
Zinc	23,000	110,000	830		100	11	100	11	82	11	88	11	82	11	100	11	82	11	100	11	74	11	74	11	90	11	100	11	76	11	76	10	81	11	81	10	81	11				
Antimony	31	450	6		ND	0.87	ND	0.88	ND	0.92	ND	0.87	ND	0.89	ND	0.88	ND	0.95	ND	0.87	ND	0.90	ND	0.88	ND	0.87	ND	0.90	ND	0.89	ND	0.87	ND	0.83	ND	0.89	ND	0.84	ND			
Arsenic	19	19	19		1.4	0.22	0.73	0.22	0.6	0.23	0.70	0.22	0.46	0.22	0.35	0.22	4.1	0.24	0.86	0.22	1.6	0.22	0.86	0.22	2.0	0.22	1.1	0.22	0.52	0.22	0.62	0.21	0.99	0.22	0.79	0.21	0.99	0.22				
Beryllium	78	140	0.7	0.91	1.4	0.22	0.78	0.22	0.75	0.23	0.74	0.22	0.64	0.22	0.77	0.22	0.70	0.24	0.96	0.22	0.89	0.22	0.83	0.22	0.51	0.22	0.78	0.22	0.77	0.22	0.46	0.22	0.56	0.21	0.70	0.22						
Lead	78	140	0.7	0.91	ND	0.43	ND	0.44	ND	0.46	ND	0.43	ND	0.44	ND	0.44	ND	0.48	ND	0.43	ND	0.45	ND	0.43	ND	0.45	ND	0.46	ND	0.45	ND	0.44	ND	0.44	ND	0.44	ND					
Selenium	390	5,700	11		4.4	2.2	ND	2.2	ND	2.3	ND	2.2	ND	2.2	ND	2.2	ND	2.4	3.2	2.2	ND	2.2	ND	2.2	ND	2.2	ND	2.2	ND	2.2	ND	2.2	ND	2.2	ND	2.2	ND					
Silver	390	5,700	1		ND	0.22	ND	0.22	ND	0.23	ND	0.22	ND	0.22	ND	0.22	ND	0.24	ND	0.22	ND	0.22	ND	0.22	ND	0.22	ND	0.22	ND	0.22	ND	0.22	ND	0.22	ND	0.22	ND					
Thallium	NA	NA	3		ND	0.43	ND	0.44	ND	0.46	ND	0.43	ND	0.44	ND	0.44	ND	0.48	ND	0.43	ND	0.45	ND	0.43	ND	0.45	ND	0.44	ND	0.45	ND	0.42	ND	0.44	ND	0.42	ND					
Vanadium	78	1,100	NA		26	0.22	18	0.22	21	0.23	18	0.22	20	0.22	20	0.22	21	0.24	16	0.23	24	0.22	17	0.22	16	0.22	21	0.22	16	0.22	16	0.21	21	0.22	21	0.21						
PCBs																																										
Aroclor (Total)	0.2	1	0.2		ND	0.027	ND	0.027	ND	0.029	ND	0.027	ND	0.028	ND	0.027	ND	0.030	ND	0.027	0.063	0.028	ND	0.027	ND	0.028	0.063	0.028	ND	0.027	ND	0.026	ND	0.028	ND	0.026	ND					
Aroclor-1016	0.2	1	0.2		ND	0.027	ND	0.027	ND	0.029	ND	0.027	ND	0.028	ND	0.027	ND	0.030	ND	0.027	ND	0.028	ND	0.027	ND	0.028	ND	0.028	ND	0.027	ND	0.026	ND	0.028	ND	0.026	ND					
Aroclor-1221	0.2	1	0.2		ND	0.027	ND	0.027	ND	0.029	ND	0.027	ND	0.028	ND	0.027	ND	0.030	ND	0.027	ND	0.028	ND	0.027	ND	0.028	ND	0.028	ND	0.027	ND	0.026	ND	0.028	ND	0.026	ND					
Aroclor-1232	0.2	1	0.2		ND	0.027	ND	0.027	ND	0.029	ND	0.027	ND	0.028	ND	0.027	ND	0.030	ND	0.027	ND	0.028	ND	0.027	ND	0.028	ND	0.028	ND	0.027	ND	0.026	ND	0.028	ND	0.026	ND					
Aroclor-1242	0.2	1	0.2		ND	0.027	ND	0.027	ND	0.029	ND	0.027	ND	0.028	ND	0.027	ND	0.030	ND	0.027	ND	0.028	ND	0.027	ND	0.028	ND	0.028	ND	0.027	ND	0.026	ND	0.028	ND	0.026	ND					
Aroclor-1248	0.2	1	0.2		ND	0.027	ND	0.027	ND	0.029	ND	0.027	ND	0.028	ND	0.027	ND	0.030	ND	0.027	ND	0.028	ND	0.027	ND	0.028	ND	0.028	ND	0.027												

Table 7
SUMMARY OF LABORATORY DATA - SOIL (AOC-2, AOC-3)

Unoccupied Warehouse Property
50 Kirby Avenue
Somerville, Somerset, NJ

Analyte	NJDEP RSRS (mg/Kg)	NJDEP NRSRS (mg/Kg)	NJDEP DIGWSSL (mg/Kg)	Site IGWSRS (mg/Kg)	SAMPLE ID:		50-34 A		50-34 B		50-35 A		50-35 B		50-15 B		50-7 B	
					LAB ID:	AD21467-001		AD21467-002		AD21467-003		AD21467-004		AD21467-005		AD21467-006		
					SAMPLE DATE:	1/22/2021		1/22/2021		1/22/2021		1/22/2021		1/22/2021		1/22/2021		
					SAMPLE TIME:	12:25		12:45		12:50		13:15		13:40		13:55		
SAMPLE DEPTH:	0-6"		2.0'-2.5'		0-6"		2.0'-2.5'		2.0'-2.5'		2.0'-2.5'							
					Result	RL	Result	RL	Result	RL	Result	RL	Result	RL	Result	RL		
SemiVolatiles (PAH)																		
2-Methylnaphthalene	230	2,400	8		ND	0.046	0.040	0.039	ND	0.043	0.67	0.39	ND	0.037	ND	0.037	ND	0.037
Acenaphthene	3,400	37,000	110		ND	0.046	0.12	0.039	0.070	0.043	0.75	0.39	ND	0.037	ND	0.037	ND	0.037
Acenaphthylene	NA	300,000	NA		ND	0.046	0.23	0.039	0.15	0.043	1.8	0.39	ND	0.037	ND	0.037	ND	0.037
Anthracene	17,000	30,000	2,400		ND	0.046	0.42	0.039	0.24	0.043	5.9	0.39	ND	0.037	ND	0.037	ND	0.037
Benzo[a]anthracene	5	17	0.8	10	0.13	0.046	2.7	0.039	1.2	0.043	10	0.39	0.050	0.037	ND	0.037	ND	0.037
Benzo[a]pyrene	0.5	2	0.2	8	0.15	0.046	2.9	0.039	1.2	0.043	8.0	0.39	0.060	0.037	ND	0.037	ND	0.037
Benzo[b]fluoranthene	5	17	2	10	0.21	0.046	3.5	0.039	1.6	0.043	9.9	0.39	0.076	0.037	ND	0.037	ND	0.037
Benzo[g,h,i]perylene	380,000	30,000	NA		0.084	0.046	1.3	0.039	0.74	0.043	4.1	0.39	0.047	0.037	ND	0.037	ND	0.037
Benzo[k]fluoranthene	45	170	25		0.072	0.046	1.3	0.039	0.47	0.043	4.2	0.39	ND	0.037	ND	0.037	ND	0.037
Chrysene	450	1,700	80		0.13	0.046	2.1	0.039	1.3	0.043	9.5	0.39	0.060	0.037	ND	0.037	ND	0.037
Dibenzo[a,h]anthracene	0.5	2	0.8	1.3	ND	0.046	0.51	0.039	0.20	0.043	1.3	0.39	ND	0.037	ND	0.037	ND	0.037
Fluoranthene	2,300	24,000	1,300		0.22	0.046	3.6	0.039	2.6	0.043	25	0.39	0.11	0.037	ND	0.037	ND	0.037
Fluorene	2,300	24,000	170		ND	0.046	0.13	0.039	0.10	0.043	3.7	0.39	ND	0.037	ND	0.037	ND	0.037
Indeno[1,2,3-cd]pyrene	5	17	7		0.076	0.046	1.3	0.039	0.66	0.043	4.0	0.39	0.043	0.037	ND	0.037	ND	0.037
Naphthalene	6	17	25		ND	0.013	0.12	0.011	0.014	0.012	1.8	0.11	ND	0.011	ND	0.011	ND	0.011
Phenanthrene	NA	300,000	NA		0.076	0.046	1.3	0.039	1.5	0.043	25	0.39	0.057	0.037	ND	0.037	ND	0.037
Pyrene	1,700	18,000	840		0.23	0.046	3.5	0.039	2.6	0.043	20	0.39	0.10	0.037	ND	0.037	ND	0.037

NJDEP RSRS - NJDEP Residential Soil Remediation Standards
 NJDEP NRSRS - NJDEP Non-Residential Soil Remediation Standards
 NJDEP DIGWSSL - NJDEP Default Impact to Groundwater Soil Screening Level
 IGWSRS - Site Specific Impact to Groundwater Soil Remediation Standard

Table 7
SUMMARY OF LABORATORY DATA - SOIL (AOC-2, AOC-3)

Unoccupied Warehouse Property
50 Kirby Avenue
Somerville, Somerset County, NJ

Analyte	NJDEP RSRS (mg/Kg)	NJDEP NRSRS (mg/Kg)	NJDEP DIGWSSL (mg/Kg)	Site IGWSRS (mg/Kg)	SAMPLE ID:		50-34 A		50-34 B		50-35 A		50-35 B		50-15 B		50-7 B		
					LAB ID:	AD21467-001		AD21467-002		AD21467-003		AD21467-004		AD21467-005		AD21467-006			
					SAMPLE DATE:	1/22/2021		1/22/2021		1/22/2021		1/22/2021		1/22/2021		1/22/2021			
					SAMPLE TIME:	12:25		12:45		12:50		13:15		13:40		13:55			
SAMPLE DEPTH:					0-6"		2.0'-2.5'		0-6"		2.0'-2.5'		2.0'-2.5'		2.0'-2.5'				
					Result	RL	Result	RL	Result	RL	Result	RL	Result	RL	Result	RL			
Metals																			
Mercury	23	65	0.1	0.11	ND	0.11	ND	0.098	ND	0.11	ND	0.097	ND	0.094	ND	0.093			
Aluminum	78,000	NA	6,000		11,000	270	12,000	240	12,000	260	15,000	230	13,000	220	9,800	220			
Barium	16,000	59,000	2,100		97	14	240	12	100	13	280	12	140	11	180	11			
Calcium	NA	NA	NA		3,600	1,400	31,000	1,200	1,900	1,300	39,000	1,200	3,200	1,100	2,400	1,100			
Chromium	NA	NA	NA		150	6.8	42	5.9	30	6.4	50	5.8	32	5.6	28	5.6			
Cobalt	1,600	590	90		14	3.4	7.4	2.9	12	3.2	ND	12	17	2.8	14	2.8			
Copper	3,100	45,000	11,000		26	6.8	75	5.9	25	6.4	21	5.8	14	5.6	17	5.6			
Iron	NA	NA	NA		26,000	270	31,000	240	29,000	260	38,000	230	33,000	220	27,000	220			
Lead	400	800	90	140	32	6.8	140	5.9	89	6.4	32	5.8	28	5.6	21	5.6			
Magnesium	NA	NA	NA		5,900	680	3,700	590	5,300	640	4,200	580	8,200	560	6,600	560			
Manganese	11,000	5,900	65		680	14	1,900	24	690	13	3,500	47	920	11	990	11			
Nickel	1,600	23,000	48		84	6.8	25	5.9	25	6.4	18	5.8	36	5.6	34	5.6			
Potassium	NA	NA	NA		2,200	680	1,100	590	1,100	640	1,500	580	2,000	560	1,900	560			
Sodium	NA	NA	NA		ND	340	410	290	ND	320	360	290	ND	280	ND	280			
Zinc	23,000	110,000	930		90	14	190	12	120	13	54	12	86	11	100	11			
Antimony	31	450	6		ND	1.1	ND	0.94	ND	1.0	1.4	0.93	ND	0.90	ND	0.89			
Arsenic	19	19	19		1.9	0.27	3.9	0.24	4.0	0.26	3.7	0.23	1.8	0.22	0.79	0.22			
Beryllium	16	140	0.7	0.91	0.66	0.27	0.68	0.24	0.83	0.26	0.51	0.23	0.91	0.22	0.56	0.22			
Cadmium	78	78	2		ND	0.55	0.53	0.47	ND	0.51	ND	0.47	ND	0.45	ND	0.44			
Selenium	390	5,700	11		ND	2.7	ND	2.4	ND	2.6	ND	2.3	ND	2.2	ND	2.2			
Silver	390	5,700	1		ND	0.27	0.33	0.24	ND	0.26	ND	0.23	ND	0.22	ND	0.22			
Thallium	NA	NA	3		ND	0.55	ND	0.47	ND	0.51	ND	0.47	ND	0.45	ND	0.44			
Vanadium	78	1,100	NA		25	0.27	26	0.24	33	0.26	35	0.23	35	0.22	16	0.22			
PCBs																			
Aroclor (Total)	0.2	1	0.2		ND	0.034	ND	0.029	ND	0.032	ND	0.029	ND	0.028	ND	0.028			
Aroclor-1016	0.2	1	0.2		ND	0.034	ND	0.029	ND	0.032	ND	0.029	ND	0.028	ND	0.028			
Aroclor-1221	0.2	1	0.2		ND	0.034	ND	0.029	ND	0.032	ND	0.029	ND	0.028	ND	0.028			
Aroclor-1232	0.2	1	0.2		ND	0.034	ND	0.029	ND	0.032	ND	0.029	ND	0.028	ND	0.028			
Aroclor-1242	0.2	1	0.2		ND	0.034	ND	0.029	ND	0.032	ND	0.029	ND	0.028	ND	0.028			
Aroclor-1248	0.2	1	0.2		ND	0.034	ND	0.029	ND	0.032	ND	0.029	ND	0.028	ND	0.028			
Aroclor-1254	0.2	1	0.2		ND	0.034	ND	0.029	ND	0.032	ND	0.029	ND	0.028	ND	0.028			
Aroclor-1260	0.2	1	0.2		ND	0.034	ND	0.029	ND	0.032	ND	0.029	ND	0.028	ND	0.028			
Aroclor-1262	NA	NA	NA		ND	0.034	ND	0.029	ND	0.032	ND	0.029	ND	0.028	ND	0.028			
Aroclor-1268	NA	NA	NA		ND	0.034	ND	0.029	ND	0.032	ND	0.029	ND	0.028	ND	0.028			

NJDEP RSRS - NJDEP Residential Soil Remediation Standards
 NJDEP NRSRS - NJDEP Non-Residential Soil Remediation Standards
 NJDEP DIGWSSL - NJDEP Default Impact to Groundwater Soil Screening Level
 IGWSRS - Site Specific Impact to Groundwater Soil Remediation Standard

Table 8
 SUMMARY OF LABORATORY DATA - CONCRETE/CAULK (AOC-5)

Unoccupied Warehouse Property
 50 Kirby Avenue
 Somerville, Somerset, NJ

Analyte	NJDEP RSRS (mg/Kg)	NJDEP NRSRS (mg/Kg)	NJDEP DIWGSSL (mg/Kg)	SAMPLE ID:		50-C4		50-C5		50-C6	
				LAB ID:	AD21466-001		AD21466-002		AD21466-003		
				SAMPLE DATE:	1/22/2021		1/22/2021		1/22/2021		
				SAMPLE TIME:	11:05		11:35		12:10		
				SAMPLE DEPTH:	0 - 1"		0 - 1"		0 - 1"		
					Result	RL	Result	RL	Result	RL	
PCBs											
Aroclor (Total)	0.2	1	0.2		0.076	0.026	ND	0.026	ND	0.026	
Aroclor-1016	0.2	1	0.2		ND	0.026	ND	0.026	ND	0.026	
Aroclor-1221	0.2	1	0.2		ND	0.026	ND	0.026	ND	0.026	
Aroclor-1232	0.2	1	0.2		ND	0.026	ND	0.026	ND	0.026	
Aroclor-1242	0.2	1	0.2		ND	0.026	ND	0.026	ND	0.026	
Aroclor-1248	0.2	1	0.2		ND	0.026	ND	0.026	ND	0.026	
Aroclor-1254	0.2	1	0.2		0.076	0.026	ND	0.026	ND	0.026	
Aroclor-1260	0.2	1	0.2		ND	0.026	ND	0.026	ND	0.026	
Aroclor-1262	NA	NA	NA		ND	0.026	ND	0.026	ND	0.026	
Aroclor-1268	NA	NA	NA		ND	0.026	ND	0.026	ND	0.026	

NJDEP RSRS - NJDEP Residential Soil Remediation Standards
 NJDEP NRSRS - NJDEP Non-Residential Soil Remediation Standards
 NJDEP DIGWSSL - NJDEP Default Impact to Groundwater Soil Screening Level

Table 8
 SUMMARY OF LABORATORY DATA - CONCRETE/CAULK (AOC-5)

Unoccupied Warehouse Property
 50 Kirby Avenue
 Somerville, Somerset, NJ

Analyte	NJDEP RSRS (mg/Kg)	NJDEP NRSRS (mg/Kg)	NJDEP DIGWSSL (mg/Kg)	SAMPLE ID:	
				50-CLK	
				LAB ID:	
				AD21469-001	
				SAMPLE DATE:	
1/22/2021					
SAMPLE TIME:		14:00			
SAMPLE DEPTH:		0-1"			
				Result	RL
PCBs					
Aroclor (Total)	0.2	1	0.2	720	25
Aroclor-1016	0.2	1	0.2	ND	25
Aroclor-1221	0.2	1	0.2	ND	25
Aroclor-1232	0.2	1	0.2	ND	25
Aroclor-1242	0.2	1	0.2	ND	25
Aroclor-1248	0.2	1	0.2	ND	25
Aroclor-1254	0.2	1	0.2	720	25
Aroclor-1260	0.2	1	0.2	ND	25
Aroclor-1262	NA	NA	NA	ND	25
Aroclor-1268	NA	NA	NA	ND	25

NJDEP RSRS - NJDEP Residential Soil Remediation Standards

NJDEP NRSRS - NJDEP Non-Residential Soil Remediation Standards

NJDEP DIGWSSL - NJDEP Default Impact to Groundwater Soil Screening Level

Table 8
SUMMARY OF LABORATORY DATA - BUILDING MATERIAL (AOC-5)

Unoccupied Warehouse Building
50 Kirby Avenue
Somerville, Somerset, NJ

CAS #	ANALYTE	NJDEP RSRS (mg/Kg)	NJDEP NRSRS (mg/Kg)	NJDEP DIGWSSL (mg/Kg)	SAMPLE ID: 50-EXT WALL	
					Lab ID: AD26707-001	SAMPLE DATE: 10/15/2021
					SAMPLE MATERIAL: Concrete	
					Result	RL
PCBs						
1336-36-3	Aroclor (Total)	0.2	1	0.2	38	1.3
12674-11-2	Aroclor-1016	0.2	1	0.2	ND	1.3
11104-28-2	Aroclor-1221	0.2	1	0.2	ND	1.3
11141-16-5	Aroclor-1232	0.2	1	0.2	ND	1.3
53469-21-9	Aroclor-1242	0.2	1	0.2	8.9	1.3
12672-29-6	Aroclor-1248	0.2	1	0.2	ND	1.3
11097-69-1	Aroclor-1254	0.2	1	0.2	29	1.3
11096-82-5	Aroclor-1260	0.2	1	0.2	ND	1.3
37324-23-5	Aroclor-1262	NA	NA	NA	ND	1.3
11100-14-4	Aroclor-1268	NA	NA	NA	ND	1.3

NJ Soil Remediation Standards - September 18, 2017
 NJDEP RSRS - Residential Soil Remediation Standards
 NJDEP NRSRS - Non-Residential Soil Remediation Standards
 NJDEP DIGWSSL - Default Impact to Groundwater Soil Screening Level

N/A No criterion derived for this contaminant.

Table 8
SUMMARY OF LABORATORY DATA - BUILDING MATERIAL (AOC-5)

Unoccupied Warehouse Building
50 Kirby Avenue
Somerville, Somerset County, NJ

CAS #	ANALYTE	NJDEP RSRS (mg/Kg)	NJDEP NRSRS (mg/Kg)	NJDEP DIGWSSL (mg/Kg)	50-EXT WALL-W		50-EXT WALL-E	
					Result	RL	Result	RL
PCBs								
1336-36-3	Aroclor (Total)	0.2	1	0.2	9.9	0.26	16	0.26
12674-11-2	Aroclor-1016	0.2	1	0.2	ND	0.26	ND	0.26
11104-28-2	Aroclor-1221	0.2	1	0.2	ND	0.26	ND	0.26
11141-16-5	Aroclor-1232	0.2	1	0.2	ND	0.26	ND	0.26
53469-21-9	Aroclor-1242	0.2	1	0.2	3.0	0.26	6.1	0.26
12672-29-6	Aroclor-1248	0.2	1	0.2	ND	0.26	ND	0.26
11097-69-1	Aroclor-1254	0.2	1	0.2	6.9	0.26	9.8	0.26
11096-82-5	Aroclor-1260	0.2	1	0.2	ND	0.26	ND	0.26
37324-23-5	Aroclor-1262	NA	NA	NA	ND	0.26	ND	0.26
11100-14-4	Aroclor-1268	NA	NA	NA	ND	0.26	ND	0.26

NJ Soil Remediation Standards - September 18, 2017
 NJDEP RSRS - Residential Soil Remediation Standards
 NJDEP NRSRS - Non-Residential Soil Remediation Standards
 NJDEP DIGWSSL - Default Impact to Groundwater Soil Screening Level

N/A No criterion derived for this contaminant.

Table 8
SUMMARY OF LABORATORY DATA - BUILDING MATERIAL (AOC-5)

Unoccupied Warehouse Building
50 Kirby Avenue
Somerville, Somerset County, NJ

CAS #	ANALYTE	NJDEP RSRS (mg/Kg)	NJDEP NRSRS (mg/Kg)	NJDEP DIGWSSL (mg/Kg)	50-W1		50-W2		50-W3		50-W4		50-IW1		50-IW2		50-IW3		50-W1P		50-W4P					
					Lab ID:		AD26921-001		AD26921-002		AD26921-003		AD26921-004		AD26921-005		AD26921-006		AD26921-007		AD26921-008		AD26921-009			
					SAMPLE DATE:		10/25/2021		10/25/2021		10/25/2021		10/25/2021		10/25/2021		10/25/2021		10/25/2021		10/25/2021		Paint Chips		Coincrete	
					SAMPLE MATERIAL:		Concrete		Concrete		Concrete		Concrete		Concrete		Concrete		Concrete		Concrete		Paint Chips		Coincrete	
		Result	RL	Result	RL	Result	RL	Result	RL	Result	RL	Result	RL	Result	RL	Result	RL	Result	RL	Result	RL	Result	RL			
PCBs																										
1336-36-3	Aroclor (Total)	0.2	1	0.2	ND	0.025	ND	0.026	ND	0.027	ND	0.026	0.14	0.026	0.47	0.026	0.11	0.025	0.41	0.25	0.058	0.026				
12674-11-2	Aroclor-1016	0.2	1	0.2	ND	0.025	ND	0.026	ND	0.027	ND	0.026	ND	0.026	ND	0.026	ND	0.025	ND	0.25	ND	0.026				
11104-28-2	Aroclor-1221	0.2	1	0.2	ND	0.025	ND	0.026	ND	0.027	ND	0.026	ND	0.026	ND	0.026	ND	0.025	ND	0.25	ND	0.026				
11141-16-5	Aroclor-1232	0.2	1	0.2	ND	0.025	ND	0.026	ND	0.027	ND	0.026	ND	0.026	ND	0.026	ND	0.025	ND	0.25	ND	0.026				
53469-21-9	Aroclor-1242	0.2	1	0.2	ND	0.025	ND	0.026	ND	0.027	ND	0.026	ND	0.026	ND	0.026	ND	0.025	ND	0.25	ND	0.026				
12672-29-6	Aroclor-1248	0.2	1	0.2	ND	0.025	ND	0.026	ND	0.027	ND	0.026	ND	0.026	ND	0.026	ND	0.025	ND	0.25	ND	0.026				
11097-69-1	Aroclor-1254	0.2	1	0.2	ND	0.025	ND	0.026	ND	0.027	ND	0.026	0.14	0.026	0.47	0.026	0.11	0.025	0.41	0.25	0.058	0.026				
11096-82-5	Aroclor-1260	0.2	1	0.2	ND	0.025	ND	0.026	ND	0.027	ND	0.026	ND	0.026	ND	0.026	ND	0.025	ND	0.25	ND	0.026				
37324-23-5	Aroclor-1262	NA	NA	NA	ND	0.025	ND	0.026	ND	0.027	ND	0.026	ND	0.026	ND	0.026	ND	0.025	ND	0.25	ND	0.026				
11100-14-4	Aroclor-1268	NA	NA	NA	ND	0.025	ND	0.026	ND	0.027	ND	0.026	ND	0.026	ND	0.026	ND	0.025	ND	0.25	ND	0.026				

NJ Soil Remediation Standards - September 18, 2017
 NJDEP RSRs - Residential Soil Remediation Standards
 NJDEP NRSRS - Non-Residential Soil Remediation Standards
 NJDEP DIGWSSL - Default Impact to Groundwater Soil Screening Level

NA No criterion derived for this contaminant.

APPENDIX C
CERTIFICATION

Certification

The undersigned owner of the property where the cleanup site is located and the party conducting the cleanup certify that all sampling plans, sampling collection procedures, sample preparation procedures, extraction procedures and instrumental/chemical analysis procedures used to assess or characterize the PCB contamination at the cleanup site are on file at the location indicated below and are available for EPA inspection, as set forth below.

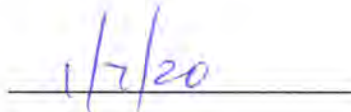
Document Location

50 Kirby Avenue
Somerville, NJ 08876

Property Owner and Party Conducting the Cleanup



Authorized Signature



Date

Francine E. Tajfel, Esq.

CT-CT07 50 Kirby LLC
399 Monmouth Street
East Windsor, NJ 08520

Name of Authorized Representative (Print)

General Counsel

Title