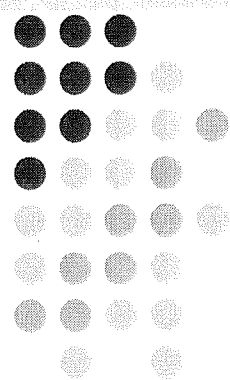


December 6, 2007



**PHASE II
SUBSURFACE INVESTIGATION**

APNs 3064-007-007, -008, -013, -014, and -017 through -021; 3064-017-001,
-002, -004 through -007, and -021; 3061-016-001; & 3064-028-001
Llano, California 93544

Partner Project Number 079105

Prepared For

MR. JEFF STEVENS
UDC – RESIDENTIAL
660 West Southlake Boulevard, Suite 200
Southlake, Texas 76092

Prepared By

PARTNER
Engineering and Science

2101 Rosecrans Avenue, Suite 4270
El Segundo, California 90245
Telephone: (310) 615-4500
Fax: (310) 615-4544

Thursday, December 6, 2007

Mr. Jeff Stevens
UDC – Residential
660 West Southlake Boulevard, Suite 200
Southlake, Texas 76092

Subject: Phase II Subsurface Investigation
APNs 3064-007-007, -008, -013, -014, and -017 through -021; 3064-017-001,
-002, -004 through -007, and -021; 3061-016-001; & 3064-028-001
Llano, California 93544
Partner Project Number 079105

Dear Mr. Stevens:

The following letter report details the field activities, methods, and findings of the Phase II Subsurface Investigation conducted by Partner Engineering and Science (Partner) at the above referenced property. The purpose of the investigation was to determine if a release occurred from a former on-site underground storage tank (UST). UDC – Residential provided project authorization through a sign copy of Partner Proposal Number 2109.

Site Description

The subject property totals approximately 1,234 acres and is located to the north of the San Gabriel Mountains, west of Mescal Canyon Motorway, east of Largo Vista Road, and south of East Avenue Y-8 in a mixed undeveloped and residential area of the City of Llano, California. Panorama Road/Motorway runs east-to-west along the southern portion of the site and 213th Street East and Graham Canyon Road run north-to-south through the property. The surrounding properties consist primarily of vacant land, with sparse residential properties also located adjacent to the east, to the west, and beyond vacant land to the north. Please see Figure 1 for a site vicinity map.

Ten structures developed in approximately 1910 and each totaling less than 1,000 square feet are currently located on-site. Only one building is currently in use and is occupied by the property caretaker as a residence. The structures were associated with Hagenbaugh Ranch, a hog ranch that occupied the subject property from the 1920s to the 1950s. The remainder of the site consists of vacant, undeveloped land. Please see Figure 2 for a site plan.

Site History

According to a November 2007 Partner Phase I Environmental Site Assessment (Phase I) Report, a UST was previously located on-site. No records were on file with regulatory agencies regarding the installation, construction, capacity, or contents of the former UST. Based on the nature of the historic on-site tenants, the UST likely contained petroleum hydrocarbons (gasoline or diesel) for private fueling of equipment.

According to Mr. Bill Davis, co-owner of the subject property, the UST was discovered approximately 2 years ago upon inspection of a pipe extending from the subsurface that was encountered on-site. Mr. Davis oversaw the UST removal, which was conducted approximately 2 years ago. Reportedly, the UST was small (approximately 500 gallons) and excavated soil did not exhibit discoloration or the presence of

odors. However, based on the lack of sampling documentation during the UST removal, the Phase I concluded that the former UST represents a recognized environmental condition (REC).

Field Activities

The investigation scope included two soil borings (PES-B1 and PES-B2). Partner conducted all field activities on November 29, 2007.

Utility Clearance

Partner notified Underground Services Alert (USA) to clear public utility lines as required by law at least 48 hours prior to drilling activities. USA issued ticket number A73251435 for the project.

Drilling Equipment

Partner subcontracted with Kehoe Testing & Engineering, Inc. (KTE) (State of California C57 Water Well Drilling Contractor License Number 786163) to provide and operate drilling equipment. KTE advanced all borings under the direction of Partner using a direct-push, truck-mounted PowerProbe Model 9600EC drill rig. All drilling rods and/or sampling equipment were decontaminated between samples and/or boreholes to prevent cross-contamination.

Boring Locations

Based on the lack of documentation regarding the former UST, Partner relied on information provided by Mr. Davis, who oversaw the UST removal.

Partner advanced two borings in the area of the former UST as indicated by Mr. Davis, who was present during drilling activities. The UST was reportedly located to the east of abandoned livestock holding pens and to the south-southeast of a former loading dock/barbeque pit, which are all located to the east-northeast of the 213th Street East/Panorama Road/Panorama Motorway intersection. Borings PES-B1 and PES-B2 were generally advanced in the northern and southern ends of the former tankhold, respectively. The borings were separated by approximately 9 feet. Please see Figure 3 for a map indicating boring locations.

Sampling Depths

Boring PES-B1 was attempted three times. A sample was collected during the first attempt at 5 feet below ground surface (bgs) and refusal was encountered at approximately 6 feet bgs. The boring was stepped out laterally a few feet and refusal was encountered at a similar depth. The boring was again stepped out laterally a few feet. During the third attempt, refusal was encountered at 9 feet bgs, though a soil sample was recovered at the terminal depth. Boring PES-B2 was advanced to refusal at 10 feet bgs with soil samples collected at 5 and 10 feet bgs.

Based on the presumed size of the former UST (approximately 500 gallons), the bottom of the UST was likely located no deeper than 7 or 8 feet bgs, though potentially shallower. Therefore, Partner likely succeeded in collected soil samples from below the UST invert and Partner does not consider the encountered boring refusal to have significantly affected the scope of the investigation.

Soil Sampling Methodology

All boring locations were unpaved. Each soil sample was collected using a 2-foot long by 1¼-inch diameter sampler with four 6-inch long brass liners and sampling point. The sampler was advanced by the direct-push drill rig using 4-foot long by 1¼-inch diameter hollow rods with the inner rods in place. At approximately 1 foot above the desired sampling depth, an inner rod was removed and the sampler was advanced to the desired sampling depth to allow undisturbed soil to enter the sampling liner. The sampler was retrieved from the subsurface and the soil-filled liners were removed.

The upper two brass liners were discarded, which typically did not contain soil. Samples were collected from the fourth (bottom) liner using a disposable plastic syringe and retained in two sodium bisulfate-preserved volatile organics analysis (VOA) vials in accordance with Environmental Protection Agency (EPA) Method 5035 sampling protocol. The remainder of the fourth liner was capped on either end with Teflon tape and plastic caps. The capped liner and VOAs were labeled for identification and stored in an iced cooler. The soil in the third liner was visually inspected for discoloration, monitored for odors, classified in accordance with the Unified Soil Classification System (USCS), placed in a sealable plastic bag, and field-screened with a photoionization detector (PID) calibrated to isobutylene. None of the collected soil samples appeared to exhibit discoloration or an odor. None of the PID readings suggested the presence of elevated volatile organics concentrations.

Laboratory Analyses

Partner collected four soil samples on November 29, 2007, which were transported in an iced cooler under proper chain-of-custody protocol to Alpha Scientific Corporation (ASC), a state-certified laboratory [California Department of Health Services (DHS) Environmental Laboratory Accreditation Program (ELAP) certificate number 2633] in the City of Cerritos, California, for analysis on November 29, 2007. Based on field-screening results, one soil sample per boring (two samples total) was analyzed for carbon chain total petroleum hydrocarbons (TPH-cc) via EPA Method 8015M and for volatile organic compounds (VOCs) via EPA Method 8260B.

Investigation Scope Summary

Please see Table 1 for a summary of the borings, sampling schedule, and laboratory analyses for this investigation.

Table 1: Summary of Investigation Scope

Boring Identification	Location	Terminal Depth* (feet bgs)	Sampling Depths** (feet bgs)	Target Contaminants
PES-B1	Northern End of Former Tankhold	9	5, 9	TPH-cc, VOCs
PES-B2	Southern End of Former Tankhold	10	5, 10	TPH-cc, VOCs

Notes:

*Refusal encountered at all terminal depths

Depths in **bold laboratory analyzed for carbon chain total petroleum hydrocarbons (TPH-cc) via Environmental Protection Agency (EPA) Method 8015M and for volatile organic compounds (VOCs) via EPA Method 8260B

bgs = below ground surface

Local Geology and Hydrogeology

Based on a review of the United States Geological Survey (USGS) Mescal Creek Quadrangle 7.5-minute series topographic map, the subject property is situated between 4,000 and 5,000 feet above mean sea level (amsl), and the local topography is sloping both moderately and steeply to the north.

Encountered soil consisted primarily of dense, slightly moist, light brown, poorly sorted sand (SP) with trace silt. Please see Appendix A for borings logs from this investigation.

Based on local topography, groundwater is inferred to flow to the north. According to a January 2007 Richard C. Slade & Associates LLC (RCS) Hydrogeologic Assessment and Water Well Siting Study, three groundwater wells are located on-site. The RCS report provided the results of a 6-hour short-term pumping test conducted by Rottman Drilling Company (Rottman) on one of the on-site wells in July 2006. The static water level in the well prior to the pumping test was reportedly 90 feet bgs. Groundwater was not encountered in any borings advanced during this investigation.

Laboratory Analysis Results

ASC reported the laboratory analysis results on December 3, 2007. Please see Table 2 for a summary of the soil sample laboratory analysis results.

Table 2: Soil Sample Laboratory Analysis Results

Sample Identification	TPH-g (mg/kg)	TPH-d (mg/kg)	TPH-o (mg/kg)	Benzene (µg/kg)	Toluene (µg/kg)	Ethyl-benzene (µg/kg)	Xylenes (µg/kg)	All Other VOCs (µg/kg)
PES-B1-9'	< 0.2	< 5	< 25	< 1	< 1	< 1	< 2	ND
PES-B2-10'	< 0.2	< 5	< 25	< 1	< 1	< 1	< 2	ND

Notes:

TPH-g = total petroleum hydrocarbons as gasoline

TPH-d = total petroleum hydrocarbons as diesel

TPH-o = total petroleum hydrocarbons as oil

mg/kg = milligrams per kilogram

µg/kg = micrograms per kilogram

VOCs = volatile organic compounds

< = not detected above indicated laboratory Method Detection Limit (MDL)

ND = not detected above laboratory MDL

Please see Appendix B for the full laboratory analysis report, which includes chain-of-custody and laboratory quality assurance/quality control (QA/QC) documentation. All laboratory QA/QC data were within acceptable limits.

Discussion

None of the analyzed soil samples had concentrations of any target contaminants exceeding the laboratory Method Detection Limit (MDL).

Summary and Conclusions

Partner completed a Phase II Subsurface Investigation at the subject property to determine if a release occurred from a former on-site UST. The scope of the investigation included two soil borings and the analysis of two soil samples for TPH-cc and VOCs.

All soil samples had non-detectable concentrations of all target contaminants.

No evidence of a significant release from the former UST was detected during this investigation. Partner recommends no further investigation at this time.

Limitations

This Report presents a summary of work completed by Partner. The completed work includes observations of site conditions encountered and the analytical results provided by an independent third party laboratory of samples collected during the course of the project. The number and location of samples were selected to provide the required information. However, it cannot be assumed that the limited available data are representative of subsurface conditions in areas not sampled.

All conclusions and/or recommendations are based on the observations, laboratory analyses, and the governing regulations. Conclusions and/or recommendations beyond those stated and reported herein should not be inferred from this document.

Partner warrants that the environmental consulting services contained herein were accomplished in accordance with generally accepted practices in the environmental engineering, geology, and hydrogeology fields that existed at the time and location of work. No other warranties are implied or expressed. All reports, both verbal and written, as they pertain to the property consisting of Assessor Parcel Numbers (APNs) 3064-007-007, -008, -013, -014, and -017 through -021; 3064-017-001, -002, -004 through -007, and -021; 3061-016-001; & 3064-028-001 in the City of Llano, California, are for the sole use and benefit of UDC – Residential. This report has no other purpose and may not be relied upon by any other person or entity without the written consent of Partner.

Phase II Subsurface Investigation
APNs 3064-007-007, -008, -013, -014, and -017 through -021; 3064-017-001, -002, -004 through -007, and -021; 3061-016-001;
& 3064-028-001
Llano, California 93544
Partner Project Number 079105
December 6, 2007
Page | 6

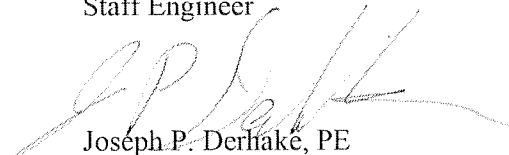
Signatures of Participating Professionals

Thank you for the opportunity to be of service. If you have any questions regarding this investigation, please contact the undersigned at (310) 615-4544.

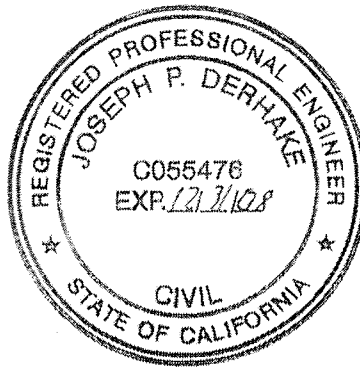
Sincerely,



Rodolfo Nadres, EIT
Staff Engineer



Joseph P. Derhake, PE
President

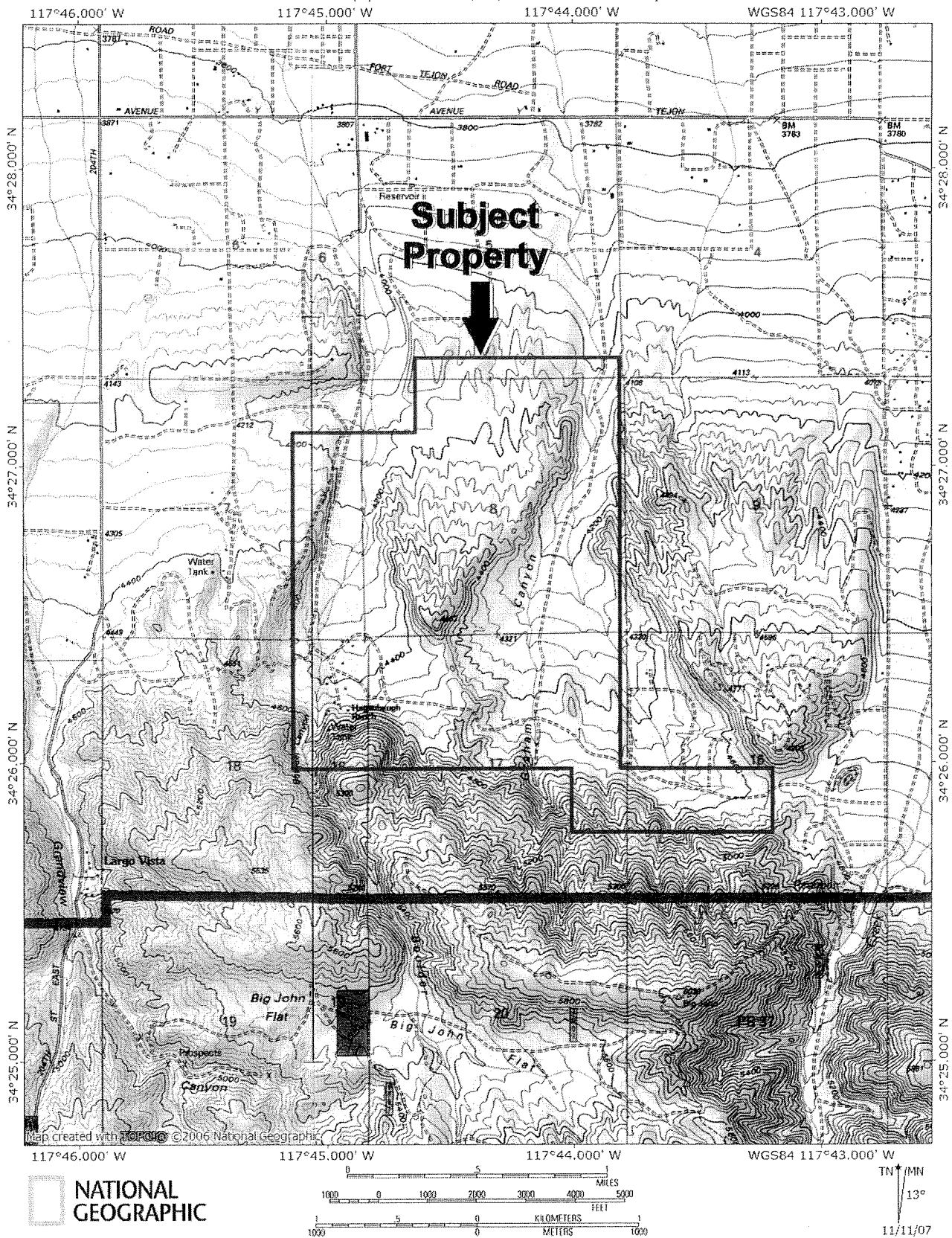


Attachments:

- | | |
|------------|-----------------------|
| Figures | 1. Site Vicinity Map |
| | 2. Site Plan |
| | 3. Boring Locations |
| Appendices | A. Boring Logs |
| | B. Laboratory Reports |

Figures

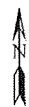
TOPO! map printed on 11/11/07 from "Untitled.tpo"



Site Vicinity Map

Figure	Date
1	December 2007

Various APNs
Llano, California 93544



USGS Mescal Creek Quadrangle
Version: 1995 Current as of: 1995

PARTNER

Engineering and Science, Inc.
2101 Rosecrans Avenue, Suite 4270
El Segundo, California 90245

Project Number: 079105



Site Plan

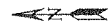
Figure	Date
2	December 2007

Various APNs
Llano, California 93544

Legend



Subject Site



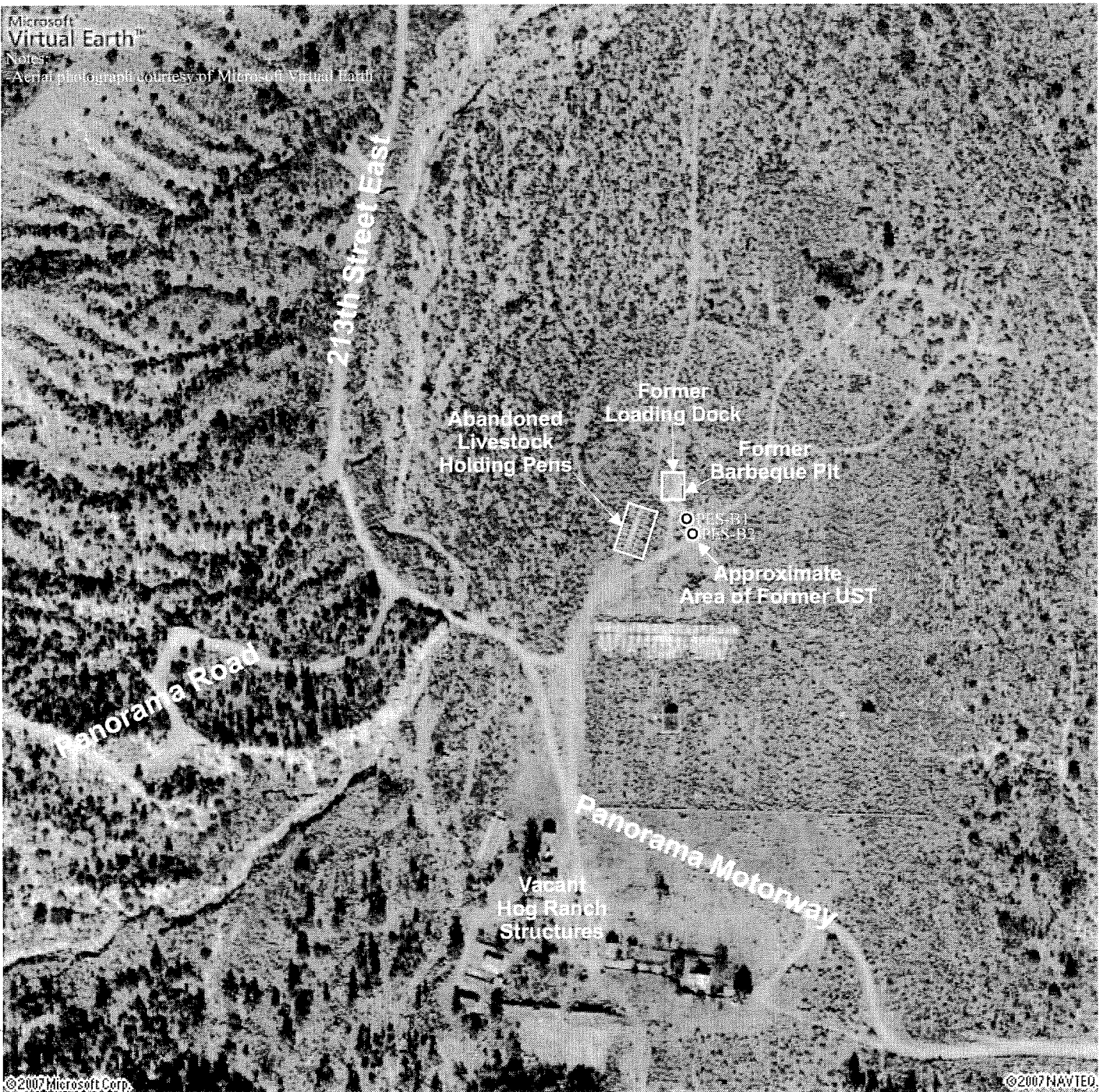
PARTNER

Engineering and Science, Inc.
2101 Rosecrans Avenue, Suite 4270
El Segundo, California 90245

Project Number: 079105

Microsoft
Virtual Earth™

Notes:
Aerial photograph courtesy of Microsoft Virtual Earth



© 2007 Microsoft Corp.

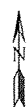
© 2007 NAVTEQ

Boring Locations

Figure	Date
3	December 2007

Various APNs
Llano, California 93544

Legend



Partner Boring
Location



PARTNER

Engineering and Science, Inc.

2101 Rosecrans Avenue, Suite 4270
El Segundo, California 90245

Project Number: 079105

Appendix A:

Boring Logs

Boring Number:		PES-B1			Page 1 of 1	
Location:		Northern End of Former Tankhold			Date Started:	11/29/2007
Site Address:		Various APNs			Date Completed:	11/29/2007
		Llano, California 93544			Depth to Groundwater:	N/A
Project Number:		079105			Field Technician:	RN
Drill Rig Type:		Direct-Push, Truck-Mounted Rig			Partner Engineering and Science	
Sampling Equipment:		Brass Liner, EasyDraw Syringes			2101 Rosecrans Avenue, Suite 4270	
Borehole Diameter:		1.75 Inches			El Segundo, California 90245	
Depth	Sample	PID	USCS	Description	Notes	
1	PES-B1-5'	0.0	SW	Tan fine to coarse SAND, trace Silt, dense, slightly moist	Soil at surface (no ground cover)	
2						
3						
4						
5						
6						
7	PES-B1-9'	0.0	SP	Light brown fine SAND, trace medium to coarse Sand and Silt, dense, slightly moist	No odor or discoloration	
8						
9						
10					Refusal at 9 feet bgs	
11						
12						
13						
14						
15						
16						
17						
18						
19						
20						
21						
22						
23						
24						
25						

Boring Number:		PES-B2		Page 1 of 1	
Location:		Southern End of Former Tankhold		Date Started:	11/29/2007
Site Address:	Various APNs		Date Completed:		11/29/2007
	Llano, California 93544		Depth to Groundwater:		N/A
Project Number:		079105		Field Technician:	RN
Drill Rig Type:		Direct-Push, Truck-Mounted Rig		Partner Engineering and Science	
Sampling Equipment:		Brass Liner, EasyDraw Syringes		2101 Rosecrans Avenue, Suite 4270	
Borehole Diameter:		1.75 Inches		El Segundo, California 90245	
Depth	Sample	PID	USCS	Description	Notes
1					Soil at surface (no ground cover)
2					
3					
4					
5	PES-B2-5'	0.0	SP	Light brown fine SAND, trace medium to coarse Sand and Silt, dense, slightly moist	No odor or discoloration
6					
7					
8					
9					
10	PES-B2-10'	0.0	SP	Light brown fine to medium SAND with coarse Sand, trace Silt, dense, slightly moist	No odor or discoloration
11					Refusal at 10 feet bgs
12					
13					
14					
15					
16					
17					
18					
19					
20					
21					
22					
23					
24					
25					

Appendix B:

Laboratory Reports



Alpha Scientific Corporation

Environmental Laboratories

12-03-2007

Mr. Rodolfo Nadres
Partner Engineering & Science
2101 Rosecrans Avenue, Suite 4270
El Segundo, CA

Project: UDC/079105
Project Site: 213th Street & East Panorama Road, Llano
Sample Date: 11-29-2007
Lab Job No.: PA711145

Dear Mr. Nadres:

Enclosed please find the analytical report for the sample(s) received by Alpha Scientific Corporation on 11-29-2007 and analyzed by the following EPA methods:

EPA 8015M (Gasoline)
EPA 8015M (Diesel & Oil)
EPA 8260B (VOCs & Oxygenates by GC/MS)

All analyses have met the QA/QC criteria of this laboratory.

The sample(s) arrived in good conditions (i.e., chilled, intact) and with a chain of custody record attached.

Alpha Scientific Corporation is a CA DHS certified laboratory (Certificate Number 2633). Thank you for giving us the opportunity to serve you. Please feel free to call me at (562) 809-8880 if our laboratory can be of further service to you.

Sincerely,

Roger Wang, Ph. D.
Laboratory Director

Enclosures

This cover letter is an integral part of this analytical report.



Alpha Scientific Corporation

Environmental Laboratories

Client: Partner Engineering & Science
Project: UDC/079105
Project Site: 213th Street & East Panorama Road, Llano
Matrix: Soil
Prepared Method for TPH-g: EPA 5035
Batch No. for TPH-g: CMK29-GS1
Batch No for TPH-d: EK30-DS1

Lab Job No.: PA711145
Date Sampled: 11-29-2007
Date Received: 11-29-2007
Date Prepared: 11-29-2007
Date Analyzed: 11-29-2007
Date Analyzed: 11-30-2007
Date Reported: 12-03-2007

EPA 8015M (Total Petroleum Hydrocarbons)
Reporting Units: mg/kg (ppm)

Sample ID	Lab ID	Gasoline Range (C4-C12)*	Diesel Range (C13-C23)	Oil Range (C24-C40)
MDL		0.2	5	25
PQL		0.5	10	50
Method Blank		ND	ND	ND
PES-B1-9'	PA711145-2	ND	ND	ND
PES-B2-10'	PA711145-4	ND	ND	ND

* Gasoline Range TPH result is obtained from purge and trap analysis.

MDL: Method Detection Limit.

PQL: Practical Quantitation Limit.

ND: Not Detected (at the specified limit).



Alpha Scientific Corporation

Environmental Laboratories

Client: Partner Engineering & Science
Project: UDC/079105

Lab Job No.: PA711145
Matrix: Soil

Date Reported: 12-03-2007
Date Sampled: 11-29-2007

EPA 8260B (VOCs by GC/MS, Page 1 of 2)

Reporting Unit: µg/kg(ppb)

DATE ANALYZED			11-29	11-29-07	11-29-07			
PREP METHOD			5035	5035	5035			
DILUTION FACTOR (DF)			1	1	1			
LAB SAMPLE I.D.				PA711145-2	PA711145-4			
CLIENT SAMPLE I.D.				PES-B1-9'	PES-B2-10'			
COMPOUND	MDL	PQL	MB					
Dichlorodifluoromethane	2	5	ND	ND	ND			
Chloromethane	2	5	ND	ND	ND			
Vinyl Chloride	1	2	ND	ND	ND			
Bromomethane	2	5	ND	ND	ND			
Chloroethane	2	5	ND	ND	ND			
Trichlorofluoromethane	2	5	ND	ND	ND			
1,1-Dichloroethene	2	5	ND	ND	ND			
Iodomethane	2	5	ND	ND	ND			
Methylene Chloride	5	10	ND	ND	ND			
trans-1,2-Dichloroethene	2	5	ND	ND	ND			
1,1-Dichloroethane	2	5	ND	ND	ND			
2,2-Dichloropropane	2	5	ND	ND	ND			
cis-1,2-Dichloroethene	2	5	ND	ND	ND			
Bromochloromethane	2	5	ND	ND	ND			
Chloroform	2	5	ND	ND	ND			
1,2-Dichloroethane	1	5	ND	ND	ND			
1,1,1-Trichloroethane	2	5	ND	ND	ND			
Carbon tetrachloride	1	5	ND	ND	ND			
1,1-Dichloropropene	2	5	ND	ND	ND			
Benzene	1	2	ND	ND	ND			
Trichloroethene	2	4	ND	ND	ND			
1,2-Dichloropropane	2	5	ND	ND	ND			
Bromodichloromethane	2	5	ND	ND	ND			
Dibromomethane	2	5	ND	ND	ND			
Trans-1,3-Dichloropropene	2	5	ND	ND	ND			
cis-1,3-Dichloropropene	2	5	ND	ND	ND			
1,1,2-Trichloroethane	2	5	ND	ND	ND			
1,3-Dichloropropane	1	5	ND	ND	ND			
Dibromochloromethane	2	5	ND	ND	ND			
2-Chloroethylvinyl ether	2	10	ND	ND	ND			
Bromoform	2	5	ND	ND	ND			
Isopropylbenzene	2	5	ND	ND	ND			
Bromobenzene	2	5	ND	ND	ND			



Alpha Scientific Corporation
Environmental Laboratories

Client: Partner Engineering & Science
Project: UDC/079105

Lab Job No.: PA711145
Matrix: Soil

Date Reported: 12-03-2007
Date Sampled: 11-29-2007

EPA 8260B (VOCs & Oxygenates by GC/MS, Page 2 of 2)

Reporting Unit: µg/kg(ppb)

COMPOUND	MDL	PQL	MB	PES-B1-9'	PES-B2-10'			
Toluene	1	2	ND	ND	ND			
Tetrachloroethene	2	4	ND	ND	ND			
1,2-Dibromoethane(EDB)	2	5	ND	ND	ND			
Chlorobenzene	2	5	ND	ND	ND			
1,1,1,2-Tetrachloroethane	2	5	ND	ND	ND			
Ethylbenzene	1	2	ND	ND	ND			
Total Xylenes	2	4	ND	ND	ND			
Styrene	2	5	ND	ND	ND			
1,1,2,2-Tetrachloroethane	2	5	ND	ND	ND			
1,2,3-Trichloropropane	2	5	ND	ND	ND			
n-Propylbenzene	2	5	ND	ND	ND			
2-Chlorotoluene	2	5	ND	ND	ND			
4-Chlorotoluene	2	5	ND	ND	ND			
1,3,5-Trimethylbenzene	2	5	ND	ND	ND			
tert-Butylbenzene	2	5	ND	ND	ND			
1,2,4-Trimethylbenzene	2	5	ND	ND	ND			
Sec-Butylbenzene	2	5	ND	ND	ND			
1,3-Dichlorobenzene	2	5	ND	ND	ND			
p-Isopropyltoluene	2	5	ND	ND	ND			
1,4-Dichlorobenzene	2	5	ND	ND	ND			
1,2-Dichlorobenzene	2	5	ND	ND	ND			
n-Butylbenzene	2	5	ND	ND	ND			
1,2,4-Trichlorobenzene	2	5	ND	ND	ND			
1,2-Dibromo-3-Chloropropane	2	5	ND	ND	ND			
Hexachlorobutadiene	2	5	ND	ND	ND			
Naphthalene	2	5	ND	ND	ND			
1,2,3-Trichlorobenzene	2	5	ND	ND	ND			
Acetone	50	100	ND	ND	ND			
2-Butanone (MEK)	35	50	ND	ND	ND			
4-Methyl-2-pentanone (MIBK)	35	50	ND	ND	ND			
MTBE	2	5	ND	ND	ND			
ETBE	2	5	ND	ND	ND			
DIPE	2	5	ND	ND	ND			
TAME	2	5	ND	ND	ND			
T-Butyl Alcohol	20	50	ND	ND	ND			

MDL=Method Detection Limit; PQL=Practical Quantification Limit; MB=Method Blank;
ND=Not Detected (below DF × MDL), * Obtained from a higher dilution analysis.
J:Trace value (between DF × MDL & DF × PQL).



Alpha Scientific Corporation

Environmental Laboratories

12-03-2007

EPA 8015M (TPH) Batch QA/QC Report

Client: Partner Engineering & Science
Project: UDC/079105
Matrix: Soil
Batch No: CMK29-GS1

Lab Job No.: PA711145
Lab Sample ID: WP711146-18
Date Analyzed: 11-29-2007

I. MS/MSD Report Unit: ppb

Analyte	Sample Conc.	Spike Conc.	MS	MSD	MS %Rec.	MSD %Rec.	% RPD	%RPD Accept. Limit	%Rec Accept. Limit
TPH-g	ND	1,000	971	922	97.1	92.2	5.2	30	70-130

II. LCS Result Unit: ppb

Analyte	LCS Value	True Value	Rec.%	Accept. Limit
TPH-g	1,010	1,000	101.0	80-120

ND: Not Detected.



Alpha Scientific Corporation
Environmental Laboratories

12-03-2007

**EPA 8015M (TPH)
Batch QA/QC RePort**

Client: Partner Engineering & Science
Project: UDC/079105
Matrix: Soil
Batch No. for TPH-d: EK30-DS1

Lab Job No.: PA711145
Lab Sample ID: D711152-1
Date Analyzed: 11-30-2007

**I. MS/MSD Report
Unit: ppm**

Analyte	Sample Conc.	Spike Conc.	MS	MSD	MS %Rec.	MSD %Rec.	% RPD	%RPD Accept. Limit	%Rec Accept. Limit
TPH-d	ND	200	204	205	102.0	102.5	0.5	30	70-130

**II. LCS Result
Unit: ppm**

Analyte	LCS Value	True Value	Rec.%	Accept. Limit
TPH-d	207	200	103.5	80-120

ND: Not Detected (at the specified limit).



Alpha Scientific Corporation

Environmental Laboratories

12-03-2007

EPA 8260B Batch QA/QC Report

Client: Partner Engineering & Science
Project: UDC/079105
Matrix: Soil
Batch No: 1129-VOCS1

Lab Job No.: PA711145
Lab Sample ID: WP711146-18
Date Analyzed: 11-29-2007

I. MS/MSD Report Unit: ppb

Analyte	Sample Conc.	Spike Conc.	MS	MSD	MS %Rec.	MSD %Rec.	% RPD	%RPD Accept. Limit	%Rec Accept. Limit
1,1-Dichloroethene	ND	20	20.3	20.2	101.5	101.0	0.5	30	70-130
Benzene	ND	20	22.6	22.4	113.0	112.0	0.9	30	70-130
Trichloro-ethene	ND	20	19.9	19.5	99.5	97.5	2.0	30	70-130
Toluene	ND	20	20.8	20.3	104.0	101.5	2.4	30	70-130
Chlorobenzene	ND	20	21.3	20.7	106.5	103.5	2.9	30	70-130

II. LCS Result Unit: ppb

Analyte	LCS Value	True Value	Rec.%	Accept. Limit
1,1-Dichloroethene	50.9	50.0	101.8	80-120
Benzene	57.0	50.0	114.0	80-120
Trichloro-ethene	51.8	50.0	103.6	80-120
Toluene	52.7	50.0	105.4	80-120
Chlorobenzene	52.6	50.0	105.2	80-120

ND: Not Detected.

CHAIN OF CUSTODY RECORD

Lab Job Number 2A.711145

[illegible]

Alpha Scientific Corporation
16760 Gridley Road
Cerritos, CA 90703

Email: ascorp@verizon.net
Tel: (562) 809-8880
Fax: (562) 809-8801

Note: Samples are discarded 30 days after results are reported unless other arrangements are made. Hazardous samples will be returned to client or disposed of at client's expense.
Distribution: WHITE with report PINK to courier.