

# ICOR<sub>LTD</sub>

VIA EMAIL

**January 12, 2022**

**Vijay R. Kasimsetty**  
**Consys, Inc.**  
**732 Kennedy Street, NW**  
**Washington, DC 20011**

**Subject:** Soil Sampling & Testing Results, OSSE Bus Terminal Property, Former  
Garage Bay Building, 1601 W Street, NE, Washington DC

Pursuant to your request, Icor Ltd. (ICOR) collected soil samples for laboratory analysis from suspect contaminated soil present at the above referenced property in Northeast, Washington, DC. Soil samples were collected from beneath the former garage bay building where out of service subsurface lifts were observed. A composite soil sample (designated as Bay Building) was collected from this area and submitted to HP Environmental Laboratories (HP) for chemical analysis. The samples were analyzed for Diesel and Gasoline Range total petroleum hydrocarbons (TPH-DRO & TPH-GRO, respectively), Pesticides, BTEX, PCBs, TCLP Metals (RCRA 8), TCLP SVOCs and TCLP VOCs using EPA approved methods. A figure depicting the sampling locations is attached.

Diesel range TPH were detected in the sample at a concentrations of 4000 milligrams per kilogram (mg/kg). Gasoline range TPH were detected in the sample at a concentration of 51 mg/kg. TCLP Metals Barium and Lead were detected in the sample at concentrations of 0.13 milligrams per liter (mg/L) and 0.24 mg/L. Benzene, Toluene, Ethylbenzene, m,p-Xylene, and o-Xylene were detected in the sample at concentrations of 1.1 micrograms per kilogram (ug/kg), 12 ug/kg, 18 ug/kg, 64 ug/kg and 60 ug/kg, respectively. No other compounds were detected in the sample. A copy of the laboratory results is attached.

ICOR recommends that excavated soil from this area be properly disposed.

Sincerely,



Ike L. Singh  
Project Manager

**Certificate of Laboratory Analysis**

ICOR  
Ike Singh  
P.O. Box 406  
Middleburg, VA 20118

Report Number: **223004**  
Date Received: 01/07/22  
Date Reported: 01/11/22  
Project Location: Consys - 1601 W St. NE

Client Sample No: **Bay Building**  
Sample Matrix: Soil  
Sample Description:

Lab Sample No.: 223004-01  
Collection Date/Time: 01/05/22 10:30

**Volatile Organic Compounds (BTEX)**

Preparation & Analysis Method: EPA 5030 EPA 8260

Analyte	Result	Units	Limit	Dilution	Qualifier	Cont.	Prep. Date	Analysis Date	Analyst
Benzene	1.1	ug/Kg	5.0	1	J	A	01/11/22	01/11/22	JP
Toluene	12	ug/Kg	5.0	1		A	01/11/22	01/11/22	JP
Ethylbenzene	18	ug/Kg	5.0	1		A	01/11/22	01/11/22	JP
m,p-Xylene	64	ug/Kg	5.0	1		A	01/11/22	01/11/22	JP
o-Xylene	60	ug/Kg	5.0	1		A	01/11/22	01/11/22	JP

**TPH - Gasoline Range Organics**

Preparation & Analysis Method: EPA 5030 EPA 8015

Analyte	Result	Units	Limit	Dilution	Qualifier	Cont.	Prep. Date	Analysis Date	Analyst
TPH - GRO	51	mg/Kg	0.5	5	D	A	01/11/22	01/11/22	JB

**TPH - Diesel Range Organics**

Preparation & Analysis Method: EPA 3550 EPA 8015

Analyte	Result	Units	Limit	Dilution	Qualifier	Cont.	Prep. Date	Analysis Date	Analyst
TPH - DRO	4000	mg/Kg	10	20	D	A	01/11/22	01/11/22	JB

**PCB's**

Preparation & Analysis Method: EPA 3550 EPA 8082

Analyte	Result	Units	Limit	Dilution	Qualifier	Cont.	Prep. Date	Analysis Date	Analyst
Aroclor-1016	< 80	ug/Kg	80	1	U	A	01/11/22	01/11/22	JP
Aroclor-1221	< 80	ug/Kg	80	1	U	A	01/11/22	01/11/22	JP
Aroclor-1232	< 80	ug/Kg	80	1	U	A	01/11/22	01/11/22	JP
Aroclor-1242	< 80	ug/Kg	80	1	U	A	01/11/22	01/11/22	JP
Aroclor-1248	< 80	ug/Kg	80	1	U	A	01/11/22	01/11/22	JP
Aroclor-1254	< 80	ug/Kg	80	1	U	A	01/11/22	01/11/22	JP
Aroclor-1260	< 80	ug/Kg	80	1	U	A	01/11/22	01/11/22	JP

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Sample Results Continued -----

Client Sample No:

**Bay Building****TCLP Volatile Organic Compounds**

Preparation &amp; Analysis Method:

EPA 1311

EPA 8260

Analyte	Result	Units	Limit	Dilution	Qualifier	Cont.	Prep. Date	Analysis Date	Analyst
Vinyl Chloride	< 0.05	mg/L	0.05	1	U	A	01/10/22	01/11/22	JP
1,1-Dichloroethene	< 0.05	mg/L	0.05	1	U	A	01/10/22	01/11/22	JP
Chloroform	< 0.05	mg/L	0.05	1	U	A	01/10/22	01/11/22	JP
1,2-Dichloroethane	< 0.05	mg/L	0.05	1	U	A	01/10/22	01/11/22	JP
2-Butanone	< 0.05	mg/L	0.05	1	U	A	01/10/22	01/11/22	JP
Carbon tetrachloride	< 0.05	mg/L	0.05	1	U	A	01/10/22	01/11/22	JP
Trichloroethene	< 0.05	mg/L	0.05	1	U	A	01/10/22	01/11/22	JP
Benzene	< 0.05	mg/L	0.05	1	U	A	01/10/22	01/11/22	JP
Tetrachloroethene	< 0.05	mg/L	0.05	1	U	A	01/10/22	01/11/22	JP
Chlorobenzene	< 0.05	mg/L	0.05	1	U	A	01/10/22	01/11/22	JP

**TCLP Semivolatile Organic Compounds**

Preparation &amp; Analysis Method:

EPA 1311

EPA 8270

Analyte	Result	Units	Limit	Dilution	Qualifier	Cont.	Prep. Date	Analysis Date	Analyst
Pyridine	< 0.02	mg/L	0.02	1	U	A	01/10/22	01/11/22	JP
1,4-Dichlorobenzene	< 0.02	mg/L	0.02	1	U	A	01/10/22	01/11/22	JP
o-Cresol	< 0.02	mg/L	0.02	1	U	A	01/10/22	01/11/22	JP
m-Cresol	< 0.02	mg/L	0.02	1	U	A	01/10/22	01/11/22	JP
p-Cresol	< 0.02	mg/L	0.02	1	U	A	01/10/22	01/11/22	JP
Hexachloroethane	< 0.02	mg/L	0.02	1	U	A	01/10/22	01/11/22	JP
Nitrobenzene	< 0.02	mg/L	0.02	1	U	A	01/10/22	01/11/22	JP
Hexachlorobutadiene	< 0.02	mg/L	0.02	1	U	A	01/10/22	01/11/22	JP
2,4,6-Trichlorophenol	< 0.02	mg/L	0.02	1	U	A	01/10/22	01/11/22	JP
2,4,5-Trichlorophenol	< 0.02	mg/L	0.02	1	U	A	01/10/22	01/11/22	JP
2,4-Dinitrotoluene	< 0.02	mg/L	0.02	1	U	A	01/10/22	01/11/22	JP
Hexachlorobenzene	< 0.02	mg/L	0.02	1	U	A	01/10/22	01/11/22	JP
Pentachlorophenol	< 0.02	mg/L	0.02	1	U	A	01/10/22	01/11/22	JP

**TCLP Metals**

Preparation &amp; Analysis Method:

EPA 1311

EPA 6010

Analyte	Result	Units	Limit	Dilution	Qualifier	Cont.	Prep. Date	Analysis Date	Analyst
Arsenic (TCLP)	< 0.10	mg/L	0.10	1	U	A	01/10/22	01/11/22	JB
Barium (TCLP)	<b>0.13</b>	mg/L	0.10	1		A	01/10/22	01/11/22	JB
Cadmium (TCLP)	< 0.10	mg/L	0.10	1	U	A	01/10/22	01/11/22	JB
Chromium (TCLP)	< 0.10	mg/L	0.10	1	U	A	01/10/22	01/11/22	JB
Lead (TCLP)	<b>0.24</b>	mg/L	0.10	1		A	01/10/22	01/11/22	JB
Mercury (TCLP)	< 0.01	mg/L	0.01	1	U	A	01/10/22	01/11/22	JB
Selenium (TCLP)	< 0.10	mg/L	0.10	1	U	A	01/10/22	01/11/22	JB
Silver (TCLP)	< 0.10	mg/L	0.10	1	U	A	01/10/22	01/11/22	JB



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Project Location: Consys - 1601 W St. NE

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Qualifier Codes:

- U = Analyte was not detected at or above reporting limit
- J = Analyte detected below reporting limit (estimated value)
- D = Analyte reported from a sample dilution

Sample Container Codes:

4 oz Glass Jar - Teflon Seal    A    Soil

Notes:

Soil Results are reported on a wet weight basis (as received) unless stated as "dry".  
The lab results reflect the measurement of the sample received only and may not be completely representative of the sampled site.  
The Client has the responsibility for assessing risk and appropriate data interpretation of the results contained herein.  
Laboratory reports issued are intended for the exclusive use by the Client and shall not be reproduced except in its entirety.  
The chain-of-custody is a part of the entire analytical report.  
Residual sample(s) will be disposed of in three months unless otherwise notified.

Laboratory Report Approved by:

*J Pfaff*

01/11/22

\_\_\_\_\_  
Laboratory Director, Chemistry

\_\_\_\_\_  
Date



**HP ENVIRONMENTAL, INC.**

104 Elden St, Herndon, VA 20170 Phone (703) 471-4200 Fax (703) 471-0020

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**Environmental Sample Chain-of-Custody Record**

Client: ICOR				TURN-AROUND TIME: Routine <input checked="" type="checkbox"/> Rush (24-48hr) <input type="checkbox"/>				Tests Requested																																																																																																																									
Address: PO Box 406 Middleburg, Va 20118				P.O./Job Number: Bay Bldg.				TPH-DRO EPA 8015 ✓ TPH-GRO EPA 8015 ✓ ✓ BTX ✓ TCLP VOCs ✓ TCLP SVOCs ✓ PCBs ✓ EPA Metals ✓ TCLP																																																																																																																									
Contact: Ike Singh e-mail: icorenvironmental@gmail.com				SITE: Consys - 1601 W St NE																																																																																																																													
Phone: 703 980 8515				Sampled by: Ike Singh				<table border="1" style="width:100%; border-collapse: collapse;"> <thead> <tr> <th>Sample ID</th> <th>Sample Date MM/DD/YY</th> <th>Time HH:MM</th> <th>Comp/Grab</th> <th>Matrix</th> <th>Preserv. pH</th> <th># Bottles</th> <th>Description/Comments</th> </tr> </thead> <tbody> <tr> <td>Bldg B Disposal</td> <td>01/05/22</td> <td>10:30</td> <td>C</td> <td>soil</td> <td></td> <td>1</td> <td></td> </tr> <tr><td> </td><td> </td><td> </td><td> </td><td> </td><td> </td><td> </td><td> </td></tr> <tr><td> </td><td> </td><td> </td><td> </td><td> </td><td> </td><td> </td><td> </td></tr> <tr><td> </td><td> </td><td> </td><td> </td><td> </td><td> </td><td> </td><td> </td></tr> <tr><td> </td><td> </td><td> </td><td> </td><td> </td><td> </td><td> </td><td> </td></tr> <tr><td> </td><td> </td><td> </td><td> </td><td> </td><td> </td><td> </td><td> </td></tr> <tr><td> </td><td> </td><td> </td><td> </td><td> </td><td> </td><td> </td><td> </td></tr> <tr><td> </td><td> </td><td> </td><td> </td><td> </td><td> </td><td> </td><td> </td></tr> <tr><td> </td><td> </td><td> </td><td> </td><td> </td><td> </td><td> </td><td> </td></tr> <tr><td> </td><td> </td><td> </td><td> </td><td> </td><td> </td><td> </td><td> </td></tr> <tr><td> </td><td> </td><td> </td><td> </td><td> </td><td> </td><td> </td><td> </td></tr> <tr><td> </td><td> </td><td> </td><td> </td><td> </td><td> </td><td> </td><td> </td></tr> <tr><td> </td><td> </td><td> </td><td> </td><td> </td><td> </td><td> </td><td> </td></tr> <tr><td> </td><td> </td><td> </td><td> </td><td> </td><td> </td><td> </td><td> </td></tr> </tbody> </table>		Sample ID	Sample Date MM/DD/YY	Time HH:MM	Comp/Grab	Matrix	Preserv. pH	# Bottles	Description/Comments	Bldg B Disposal	01/05/22	10:30	C	soil		1																																																																																																									
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Bldg B Disposal	01/05/22	10:30	C	soil		1																																																																																																																											
COC Reference Number: 0001				Received Condition: on the ice 4°C				Date/Time: 1/7/22 12:25																																																																																																																									
Temperature (°C):				Mode of Shipment: Drop off				Date/Time: 8/10/22 12:30																																																																																																																									
HPE Report Number: 2230024				Received By Laboratory: [Signature]				Date/Time: 12:30																																																																																																																									
Lab Use				Relinquished By: [Signature]				Date/Time: 1/7/22 12:25																																																																																																																									