



January 20, 2022

Craig Jones
C/O Jennifer Willet
MPI Property Management, LLC 6700 W. Fairview Ave
Milwaukee, WI 53213

Subject: Environmental Investigation Sampling Results
BRRTS#: 02-41-515150

Dear Mr. Jones and Ms. Willet:

In accordance with the executed Agreement to Provide Access for Sampling Activities, and in accordance with Wisconsin Department of Natural Resources (WDNR) regulation NR 716.14, EnviroForensics, LLC. (EnviroForensics) is providing the results of environmental samples collected from your property located at 3663 East Squire Avenue in Cudahy, Wisconsin. Indoor air and sub-slab vapor samples were collected on January 5-6, 2021. The sampling activities are part of an environmental investigation being performed for the former Packard Way Cleaners facility located at 3650-3652 East Barnard Avenue in Cudahy at the direction of the WDNR pursuant to the authority granted to it under State and Federal law. The chemicals of concern for the investigation are the dry cleaning solvent tetrachloroethene (PCE) and its associated breakdown products.

The Responsible Party is:

Packard Way Cleaners (former)
3650-3652 E. Barnard Ave.
Cudahy, WI

Sampling Results

Three indoor air samples were collected from within your home; one (1) in the basement (6306-3677 Squire IA-B), one (1) on the first floor (6306-3677 Squire IA-1), and one (1) on the second floor (6306-3677 Squire IA-2). Additionally, one (1) sub-slab vapor sample (6306-3677 Squire-SSV-1) was collected from beneath the basement floor of your home. The sampling locations are depicted on the attached **Figure 1**. The results of the indoor air and vapor samples are summarized and compared to WDNR standards on the attached **Table 1**. A copy of the laboratory report that relates to the indoor air and vapor samples is also attached.

PCE was detected in the sub-slab vapor sample; however the concentrations was below the respective Vapor Risk Screening Levels established for residential buildings. No other chemicals of concern were detected in the indoor air or sub-slab vapor samples.

At this time there is not a vapor risk to your building. We will contact you to to schedule the next sampling event, if needed. If you have any questions or concerns, please contact us at 262-510-0612 or by email at rhoverman@enviroforensics.com. The WDNR project manager, Connor Mulcahy, can be reached at 414-704-4348. We greatly appreciate your help and patience with this matter.

Sincerely,
EnviroForensics, LLC

Rob Hoverman, PG
Senior Project Manager

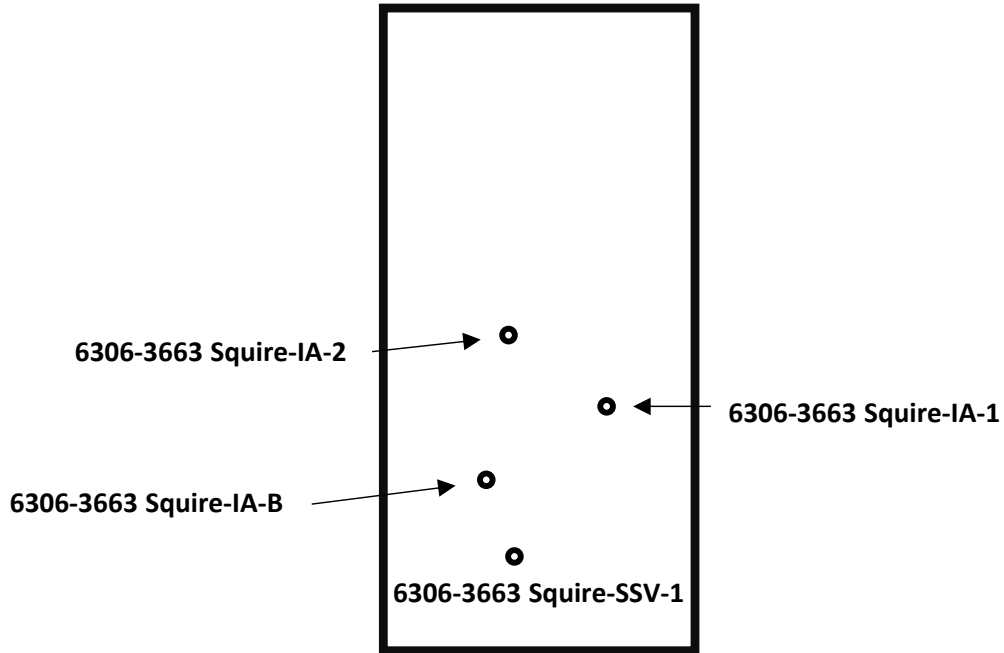
Copy: Connor Mulcahy, Wisconsin Department of Natural Resources
Tennants of 3663 Squire Ave

Attachments:

Figure 1 – Vapor Intrusion Sample Locations
Table 1 – Vapor Intrusion Analytical Results
Laboratory Analytical Report Excerpt

FIGURE 1
VAPOR INTRUSION SAMPLE LOCATIONS
3663 E Squire Avenue, Cudahy, Wisconsin

East Squire Avenue



Legend

- = Indoor/Sub-slab Air Sample
- IA-B = Basement
- IA-1 = 1st Floor
- IA-2 = 2nd Floor
- SSV-1 = Sub-Slab



TABLE 4
VAPOR INTRUSION ANALYTICAL RESULTS
 Packard Way, Ltd.
 3650-3652 East Barnard Avenue
 Cudahy, WI

| Sample Address | Consultant | Sample Identification | Sample Location | Applicable Criteria | Sample Duration | Date Sampled | Tetrachloroethene | Trichloroethene | cis-1,2-Dichloroethene | trans-1,2-Dichloroethene | Vinyl Chloride |
|---|-----------------|------------------------|-----------------|---------------------|-----------------|--------------|-------------------|-----------------|------------------------|--------------------------|----------------|
| INDOOR/OUTDOOR AIR SAMPLES | | | | | | | | | | | |
| Residential Vapor Action Level | | | | | | | 42 | 2.1 | NE | 42 | 1.7 |
| 3663 East Squire Avenue | EnviroForensics | 6306-3663 Squire-IA-B | Basement | Residential | 24-Hour | 7/21/2021 | <3.19 | <1.07 | <19.8 | <39.6 | <1.28 |
| | | 6306-3663 Squire-IA-1 | 1st Floor | | | 1/6/2022 | <3.19 | <1.07 | <19.8 | <39.6 | <1.28 |
| | | 6306-3663 Squire-IA-2 | 2nd Floor | | | 7/21/2021 | <3.19 | <1.07 | <19.8 | <39.6 | <1.28 |
| | | | | | | 1/6/2022 | <3.19 | <1.07 | <19.8 | <39.6 | <1.28 |
| | | | | | | 7/21/2021 | <3.19 | <1.07 | <19.8 | <39.6 | <1.28 |
| SUB-SLAB VAPOR SAMPLES | | | | | | | | | | | |
| Residential Vapor Risk Screening Level | | | | | | | 1,400 | 70 | NE | 1400 | 57 |
| 3663 Squire Avenue | EnviroForensics | 6306-3663 Squire-SSV-1 | Basement | Residential | Grab | 7/22/2021 | 275 | <10.7 | <198 | <396 | <12.8 |
| | | | | | | 1/6/2022 | <31.9 | <10.7 | <198 | <396 | <12.8 |

Notes:

Results reported in micrograms per cubic meter ($\mu\text{g}/\text{m}^3$)

Samples analyzed according to EPA Method TO-15

Vapor Risk Screening/Action Levels are calculated in accordance with WDNR Publication RR-800 and associated guidance documents

IA = Indoor Air

OA = Outdoor Air

SSV = Sub-slab vapor

Bolded values are above detection limits

Bolded and Blue shaded concentrations exceed the applicable residential screening level

NE = Screening/action level not established



EnvisionAir
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Mr. Rob Hoverman
Enviroforensics
N16 W. 23390 Stone Ridge Dr
Suite G
Waukesha, WI 53188

January 17, 2022

EnvisionAir Project Number: 2022-14
Client Project Name: 6306 – Packard Way

Dear Mr. Hoverman,

Please find the attached analytical report for the samples received January 11, 2022. All test methods performed were fully compliant with local, state, and federal EPA methods unless otherwise noted. The project was analyzed as requested on the enclosed chain of custody record. Please review the comments section for additional information about your results or Quality Control data.

Feel free to contact me if you have any questions or comments regarding your analytical report or service.

Thank you for your business. EnvisionAir looks forward to working with you on your next project.

Yours Sincerely,

A handwritten signature in black ink that reads "David Norris". The signature is written in a cursive, flowing style.

David Norris
Project Manager
EnvisionAir, LLC



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Client Name: ENVIROFORENSICS
Project ID: 6306 - PACKARD WAY
Client Project Manager: ROB HOVERMAN
EnvisionAir Project Number: 2022-14

Sample Summary

Canister Pressure / Vacuum

| <u>Laboratory Sample Number:</u> | <u>Sample Description:</u> | <u>Matrix:</u> | <u>START</u> | <u>START</u> | <u>End Date</u> | <u>End Time</u> | <u>Date</u> | <u>Time</u> | <u>Canister Pressure / Vacuum</u> | | <u>Lab</u> |
|----------------------------------|----------------------------|----------------|-------------------|-------------------|-------------------|-------------------|------------------|------------------|-----------------------------------|--------------------|-----------------|
| | | | <u>Date</u> | <u>Time</u> | | | | | <u>Initial Field</u> | <u>Final Field</u> | |
| | | | <u>Collected:</u> | <u>Collected:</u> | <u>Collected:</u> | <u>Collected:</u> | <u>Received:</u> | <u>Received:</u> | <u>(in. Hg)</u> | <u>(in. Hg)</u> | <u>(in. Hg)</u> |
| 22-61 | 6306-3663-SQUIRE-IA-B | A | 1/5/22 | 9:40 | 1/6/22 | 9:56 | 1/11/22 | 14:02 | -28 | -4 | -4 |
| 22-62 | 6306-3663-SQUIRE-IA-1 | A | 1/5/22 | 9:30 | 1/6/22 | 9:20 | 1/11/22 | 14:02 | -28 | -4 | -4 |
| 22-63 | 6306-3663-SQUIRE-IA-2 | A | 1/5/22 | 9:35 | 1/6/22 | 9:50 | 1/11/22 | 14:02 | -29 | -5 | -5 |
| 22-64 | 6306-3663-SQUIRE-SSV-1 | A | 1/6/22 | 10:06 | 1/6/22 | 10:10 | 1/11/22 | 14:02 | -10 | -2 | -2 |



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Client Name: ENVIROFORENSICS
Project ID: 6306 - PACKARD WAY
Client Project Manager: ROB HOVERMAN
EnvisionAir Project Number: 2022-14

Analytical Method: TO-15
Analytical Batch: 011222CAIR

Client Sample ID: 6306-3663 SQUIRE-IA-B
EnvisionAir Sample Number: 22-61
Sample Matrix: AIR

Sample Collection START Date/Time: 1/5/22 9:40
Sample Collection END Date/Time: 1/6/22 9:56
Sample Received Date/Time: 1/11/22 14:02

| <u>Compounds</u> | <u>Sample Results ug/m³</u> | <u>Reporting Limit ug/m³</u> | <u>Flag</u> |
|----------------------------------|--|---|-------------|
| cis-1,2-Dichloroethene | < 19.8 | 19.8 | |
| Tetrachloroethene | < 3.19 | 3.19 | |
| trans-1,2-Dichloroethene | < 39.6 | 39.6 | |
| Trichloroethene | < 1.07 | 1.07 | |
| Vinyl Chloride | < 1.28 | 1.28 | |
| 4-bromofluorobenzene (surrogate) | 97% | | |
| Analysis Date/Time: | 1-12-22/21:04 | | |
| Analyst Initials | tjg | | |



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Client Name: ENVIROFORENSICS
Project ID: 6306 - PACKARD WAY
Client Project Manager: ROB HOVERMAN
EnvisionAir Project Number: 2022-14

Analytical Method: TO-15
Analytical Batch: 011222CAIR

Client Sample ID: 6306-3663 SQUIRE-IA-1
EnvisionAir Sample Number: 22-62
Sample Matrix: AIR

Sample Collection START Date/Time: 1/5/22 9:30
Sample Collection END Date/Time: 1/6/22 9:20
Sample Received Date/Time: 1/11/22 14:02

| <u>Compounds</u> | <u>Sample Results ug/m³</u> | <u>Reporting Limit ug/m³</u> | <u>Flag</u> |
|----------------------------------|--|---|-------------|
| cis-1,2-Dichloroethene | < 19.8 | 19.8 | |
| Tetrachloroethene | < 3.19 | 3.19 | |
| trans-1,2-Dichloroethene | < 39.6 | 39.6 | |
| Trichloroethene | < 1.07 | 1.07 | |
| Vinyl Chloride | < 1.28 | 1.28 | |
| 4-bromofluorobenzene (surrogate) | 100% | | |
| Analysis Date/Time: | 1-12-22/21:47 | | |
| Analyst Initials | tjg | | |



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Client Name: ENVIROFORENSICS
Project ID: 6306 - PACKARD WAY
Client Project Manager: ROB HOVERMAN
EnvisionAir Project Number: 2022-14

Analytical Method: TO-15
Analytical Batch: 011222CAIR

Client Sample ID: 6306-3663 SQUIRE-IA-2
EnvisionAir Sample Number: 22-63
Sample Matrix: AIR

Sample Collection START Date/Time: 1/5/22 9:35
Sample Collection END Date/Time: 1/6/22 9:50
Sample Received Date/Time: 1/11/22 14:02

| <u>Compounds</u> | <u>Sample Results ug/m³</u> | <u>Reporting Limit ug/m³</u> | <u>Flag</u> |
|----------------------------------|--|---|-------------|
| cis-1,2-Dichloroethene | < 19.8 | 19.8 | |
| Tetrachloroethene | < 3.19 | 3.19 | |
| trans-1,2-Dichloroethene | < 39.6 | 39.6 | |
| Trichloroethene | < 1.07 | 1.07 | |
| Vinyl Chloride | < 1.28 | 1.28 | |
| 4-bromofluorobenzene (surrogate) | 103% | | |
| Analysis Date/Time: | 1-12-22/22:30 | | |
| Analyst Initials | tjg | | |



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Client Name: ENVIROFORENSICS
Project ID: 6306 - PACKARD WAY
Client Project Manager: ROB HOVERMAN
EnvisionAir Project Number: 2022-14

Analytical Method: TO-15
Analytical Batch: 011222CAIR

Client Sample ID: 6306-3663 SQUIRE-SSV-1
EnvisionAir Sample Number: 22-64
Sample Matrix: AIR

Sample Collection START Date/Time: 1/6/22 10:06
Sample Collection END Date/Time: 1/6/22 10:10
Sample Received Date/Time: 1/11/22 14:02

| <u>Compounds</u> | <u>Sample Results ug/m³</u> | <u>Reporting Limit ug/m³</u> | <u>Flag</u> |
|----------------------------------|--|---|-------------|
| cis-1,2-Dichloroethene | < 198 | 198 | |
| Tetrachloroethene | < 31.9 | 31.9 | |
| trans-1,2-Dichloroethene | < 396 | 396 | |
| Trichloroethene | < 10.7 | 10.7 | |
| Vinyl Chloride | < 12.8 | 12.8 | |
| 4-bromofluorobenzene (surrogate) | 98% | | |
| Analysis Date/Time: | 1-13-22/14:33 | | |
| Analyst Initials | tjg | | |



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Analytical Report

TO-15 Quality Control Data

EnvisionAir Batch Number: 011222CAIR

| <u>Method Blank (MB):</u> | <u>MB Results (ppbv)</u> | <u>Reporting Limit (ppbv)</u> | <u>Flags</u> |
|----------------------------------|--------------------------|-------------------------------|--------------|
| cis-1,2-Dichloroethene | < 5 | 5 | |
| Tetrachloroethene | < 0.47 | 0.47 | |
| trans-1,2-Dichloroethene | < 10 | 10 | |
| Trichloroethene | < 0.2 | 0.2 | |
| Vinyl Chloride | < 0.5 | 0.5 | |
| 4-bromofluorobenzene (surrogate) | 105% | | |
| Analysis Date/Time: | 1-12-22/18:56 | | |
| Analyst Initials | tjg | | |

| <u>LCS/LCSD</u> | <u>LCS Results (ppbv)</u> | <u>LCSD Results (ppbv)</u> | <u>LCS/D Conc(ppbv)</u> | <u>LCS Rec.</u> | <u>LCSD Rec.</u> | <u>RPD</u> | <u>Flag</u> |
|----------------------------------|---------------------------|----------------------------|-------------------------|-----------------|------------------|------------|-------------|
| Vinyl Chloride | 9.42 | 10.2 | 10 | 94% | 102% | 8.0% | |
| trans-1,2-Dichloroethene | 9.97 | 8.78 | 10 | 100% | 88% | 12.7% | |
| cis-1,2-Dichloroethene | 9.56 | 10.8 | 10 | 96% | 108% | 12.2% | |
| Trichloroethene | 10.5 | 9.8 | 10 | 105% | 98% | 6.9% | |
| Tetrachloroethene | 10.1 | 9.43 | 10 | 101% | 94% | 6.9% | |
| 4-bromofluorobenzene (surrogate) | 108% | 99% | | | | | |
| Analysis Date/Time: | 1-12-22/17:33 | 1-12-22/18:20 | | | | | |
| Analyst Initials | tjg | tjg | | | | | |



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Flag Number

Comments

CHAIN OF CUSTODY RECORD

EnvisionAir | 1441 Sadlier Circle West Drive | Indianapolis, IN 46239 | Phone: (317) 351-0885 | Fax: (317) 351-0882

REQUESTED PARAMETERS

Client: Envirom Forensics P.O. Number: 2021-0806
 Report Name or Number: 6306
 Report Address: Envirom Forensics
 Project Name or Number: 6306
 Report To: Rob Hozenman Sampled by: R Brown
 Phone: 262-290-4051 QA/QC Required: (circle if applicable)
 Level III Level IV
 Invoice Address: ACCOUNTS PAYABLE Reporting Units needed: (circle)
ENVIRONFORENSICS.COM ug/m³ mg/m³ PPBV PPMV
 Desired TAT: (Please Circle One) Media type: 11C = 1 Liter Canister
1 day 2 days 3 days Std (5 bus. days) 6LC = 6 Liter Canister
TD = Thermal Description Tube

TO-15 Full List
 TO-15 Short List (Specify in notes)

Sampling Type:
 Soil-Gas:
 Sub-Slab:
 Indoor-Air:

Canister Pressure / Vacuum

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| Air Sample ID | Media Type (see note) | Coll. Date (grab/comp. Std) | Coll. Time (grab/comp. Std) | Coll. Date (Comp. Std) | Coll. Time (Comp. Std) | Canister Serial # | Flow Controller Serial # | Initial Field (in. Hg) | Final Field (in. Hg) | Lab Received (in. Hg) | EnvisionAir Sample Number |
|---------------------------|-----------------------|-----------------------------|-----------------------------|------------------------|------------------------|-------------------|--------------------------|------------------------|----------------------|-----------------------|---------------------------|
| 6306-3063 SOURCE-1A-B | 6LC | 1-5-22 | 946 | 1-6-22 | 956 | 91447 | 07757 | -28 | -4 | 2 | 22-61 |
| 6306-3063 SOURCE-1A-1 | ↓ | ↓ | 930 | ↓ | 920 | H3418 | 07625 | -28 | -7 | 4 | 22-62 |
| 6306-3063 SOURCE-1A-2 | ↓ | ↓ | 935 | ↓ | 950 | 14115 | 07412 | -29 | -5 | 5 | 22-63 |
| 6306-3063 SOURCE-35V-1 | LC | 1-6-21 | 1006 | 1-6-21 | 1010 | 2228 | 104 | -10 | -2 | 2 | 22-64 |

Comments: Short List: PCE, TCE, ODC, FDC, VC

| Relinquished by: | Date | Time | Received by: | Date | Time |
|--------------------|--------|------|--------------------|---------|------|
| <u>[Signature]</u> | 1-6-21 | 1630 | <u>Fedex</u> | 1-6-21 | 1630 |
| | | | <u>[Signature]</u> | 1-11-22 | 1402 |