



December 2, 2022

Whitman Park Shopping Center  
1035 Summit Ave  
Oconomowoc, Wisconsin 53066

**Subject: Environmental sampling results**  
**BRRTS #02-68-582951**  
**DNR FID #268087160**

Dear Owner and Tenants

EnviroForensics, LLC (EnviroForensics) is providing the results of indoor air and sub-slab vapor samples collected from the Walgreen's on your property located at 1021 Summit Avenue, Oconomowoc, Wisconsin, per the Wisconsin Department of Natural Resources (WDNR) regulation NR 716.14. **Figure 1** presents the locations of soil borings, indoor air samples, and sub-slab samples.

The chemicals of concern are the dry-cleaning solvent tetrachloroethene (PCE) and its associated breakdown products trichloroethene, dichloroethane, and vinyl chloride collectively referred to as chlorinated volatile organic compounds (CVOCs) described in this report.

The Responsible Party is:

Mr. Brian Cass  
OHM Holdings, Inc.  
W229 N2494 Hwy F  
Waukesha, WI 53186  
Telephone: 262-521-9710

On November 18, 2022, EnviroForensics collected two (2) indoor air and two (2) sub-slab vapor samples respectively in the Walgreen's. The indoor air samples were paired with an outdoor air sample for quality assurance purposes. All results were below the laboratory detection limits. The analytical laboratory report is attached.



There does not appear to be a vapor risk to the Walgreen's building and we do not recommend further testing.

If you have any questions or concerns, please call me at 414-630-0060. The WDNR project manager, Alice Egan, can be reached at 414-639-4007. We appreciate your help and patience with this matter.

Sincerely,

**EnviroForensics, LLC**

A handwritten signature in blue ink, appearing to read "Rob Hoverman".

Rob Hoverman, PG

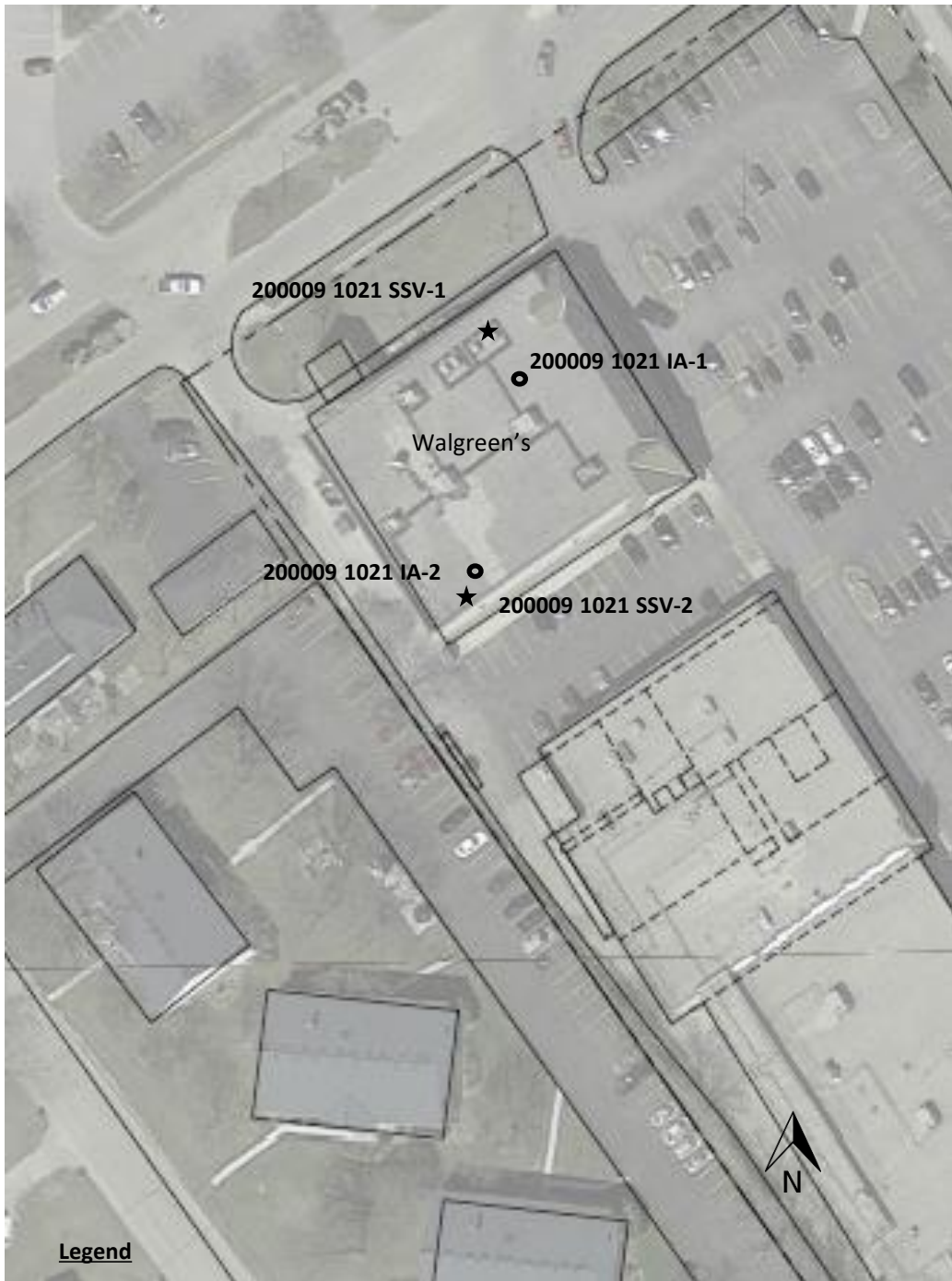
Senior Project Manager

[rhoverman@enviroforensics.com](mailto:rhoverman@enviroforensics.com)

Attachments: Analytical Report

Copy: Alice Egan, Wisconsin Department of Natural Resources

**FIGURE 1**  
**VAPOR INTRUSION SAMPLE LOCATIONS**  
**1021 E. Summit Ave, Oconomowoc, Wisconsin**



- = Indoor/Outdoor Air Sample (IA)
- ★ = Sub-Slab Vapor Sampling Port Location

**TABLE 1**  
**VAPOR INTRUSION ANALYTICAL RESULTS**

One Hour Martinizing  
1035 East Summit Avenue, Oconomowoc, Wisconsin

Sample Address	Sample Identification	Sample Date	Applicable Criteria	Tetrachloroethene	Trichloroethene	cis-1,2-Dichloroethene	trans-1,2-Dichloroethene	Vinyl chloride
<b>INDOOR/OUTDOOR AIR</b>								
<b>Small Commercial Vapor Action Level<sup>1</sup></b>				<b>180</b>	<b>8.8</b>	<b>NE</b>	<b>180</b>	<b>28</b>
1021 Summit Ave	IA-1	7/27/2022	Small Commerical	<3.19	<1.07	<19.8	<39.6	<1.28
		11/18/2022		<3.19	<1.07	<19.8	<39.6	<1.28
	IA-2	7/27/2022		<3.19	<1.07	<19.8	<39.6	<1.28
		11/18/2022		<3.19	<1.07	<19.8	<39.6	<1.28
<b>SUB-SLAB VAPOR</b>								
<b>Small Commercial Vapor Risk Screening Level<sup>1</sup></b>				<b>5,800</b>	<b>290</b>	<b>NE</b>	<b>5,800</b>	<b>930</b>
1021 Summit Ave	SSV-1	7/28/2022	Small Commerical	<31.9	<10.7	<198	<396	<12.8
		11/18/2022		<31.9	<10.7	<198	<396	<12.8
	SSV-2	7/28/2022		<31.9	<10.7	<198	<396	<12.8
		11/18/2022		<31.9	<10.7	<198	<396	<12.8

**Notes:**

<sup>1</sup> The vapor risk screening levels for small commercial structures are calculated in accordance with the procedures described in WDNR Publication RR-800 and subsequent guidance

Samples analyzed according to EPA Method TO-15

All concentrations reported in units OFn micrograms per cubic meter = µg/m<sup>3</sup>

Only detected compounds are listed

**Bolded** values are above method detection limits

NE = Not Established

IA = Indoor Air

OA = Outdoor Air



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

August 4, 2022

EnvisionAir Project Number: 2022-420  
Client Project Name: 200009 – OHM Summit

Dear Mr. Hoverman,

Please find the attached analytical report for the samples received July 29, 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".

David Norris  
Project Manager  
EnvisionAir, LLC



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**Client Name:** ENVIROFORENSICS  
**Project ID:** 200009 - OHM SUMMIT  
**Client Project Manager:** ROB HOVERMAN  
**EnvisionAir Project Number:** 2022-420

**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>
22-2208	20009-1021-IA-1	A	7/27/22	8:15	7/27/22	16:09	7/29/11	11:20	-29	0	0
22-2209	20009-1021-IA-2	A	7/27/22	8:17	7/27/22	16:07	7/29/11	11:20	-27	-15	-15
22-2210	20009-OA-1	A	7/27/22	8:20	7/27/22	16:12	7/29/11	11:20	-27	-12	-12
22-2211	20009-1021-SSV-1	A	7/28/22	13:40	7/28/22	13:44	7/29/11	11:20	-27	-4	-4
22-2212	20009-1021-SSV-2	A	7/28/22	13:00	7/28/22	13:06	7/29/11	11:20	-27	-4	-4



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**Client Name:** ENVIROFORENSICS  
**Project ID:** 200009 - OHM SUMMIT  
**Client Project Manager:** ROB HOVERMAN  
**EnvisionAir Project Number:** 2022-420

**Analytical Method:** TO-15  
**Analytical Batch:** 080122AIR

**Client Sample ID:** 200009-1021-IA-1  
**EnvisionAir Sample Number:** 22-2208  
**Sample Matrix:** AIR

**Sample Collection START Date/Time:** 7/27/22 8:15  
**Sample Collection END Date/Time:** 7/27/22 16:09  
**Sample Received Date/Time:** 7/29/22 11:20

<u>Compounds</u>	<u>Sample Results ug/m<sup>3</sup></u>	<u>Reporting Limit ug/m<sup>3</sup></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:	8-1-22/14:04		
Analyst Initials	tjg		



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**Project ID:** 200009 - OHM SUMMIT  
**Client Project Manager:** ROB HOVERMAN  
**EnvisionAir Project Number:** 2022-420

**Analytical Method:** TO-15  
**Analytical Batch:** 080122AIR

**Client Sample ID:** 200009-1021-IA-2  
**EnvisionAir Sample Number:** 22-2209  
**Sample Matrix:** AIR

**Sample Collection START Date/Time:** 7/27/22 8:17  
**Sample Collection END Date/Time:** 7/27/22 16:07  
**Sample Received Date/Time:** 7/29/22 11:20

<u>Compounds</u>	<u>Sample Results ug/m<sup>3</sup></u>	<u>Reporting Limit ug/m<sup>3</sup></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)	91%		
Analysis Date/Time:	8-1-22/14:39		
Analyst Initials	tjg		





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**Project ID:** 200009 - OHM SUMMIT  
**Client Project Manager:** ROB HOVERMAN  
**EnvisionAir Project Number:** 2022-420

**Analytical Method:** TO-15  
**Analytical Batch:** 080122AIR

**Client Sample ID:** 200009-OA-1  
**EnvisionAir Sample Number:** 22-2210  
**Sample Matrix:** AIR

**Sample Collection START Date/Time:** 7/27/22 8:20  
**Sample Collection END Date/Time:** 7/27/22 16:12  
**Sample Received Date/Time:** 7/29/22 11:20

<u>Compounds</u>	<u>Sample Results ug/m<sup>3</sup></u>	<u>Reporting Limit ug/m<sup>3</sup></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:	8-1-22/12:54		
Analyst Initials	tjg		



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**Project ID:** 200009 - OHM SUMMIT  
**Client Project Manager:** ROB HOVERMAN  
**EnvisionAir Project Number:** 2022-420

**Analytical Method:** TO-15  
**Analytical Batch:** 080122AIR

**Client Sample ID:** 200009-1021-SSV-1  
**EnvisionAir Sample Number:** 22-2211  
**Sample Matrix:** AIR

**Sample Collection START Date/Time:** 7/28/22 13:40  
**Sample Collection END Date/Time:** 7/28/22 13:44  
**Sample Received Date/Time:** 7/29/22 11:20

<u>Compounds</u>	<u>Sample Results ug/m<sup>3</sup></u>	<u>Reporting Limit ug/m<sup>3</sup></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)	99%		
Analysis Date/Time:	8-2-22/02:46		
Analyst Initials	tjg		



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**Project ID:** 200009 - OHM SUMMIT  
**Client Project Manager:** ROB HOVERMAN  
**EnvisionAir Project Number:** 2022-420

**Analytical Method:** TO-15  
**Analytical Batch:** 080122AIR

**Client Sample ID:** 200009-1021-SSV-2  
**EnvisionAir Sample Number:** 22-2212  
**Sample Matrix:** AIR

**Sample Collection START Date/Time:** 7/28/22 13:00  
**Sample Collection END Date/Time:** 7/28/22 13:06  
**Sample Received Date/Time:** 7/29/22 11:20

<u>Compounds</u>	<u>Sample Results ug/m<sup>3</sup></u>	<u>Reporting Limit ug/m<sup>3</sup></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)	97%		
Analysis Date/Time:	8-2-22/03:21		
Analyst Initials	tjg		

**TO-15 Quality Control Data**

**EnvisionAir Batch Number:** 080122AIR

<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)	94%		
Analysis Date/Time:	8-1-22/12:20		
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	8.53	9.24	10	85%	92%	8.0%	
trans-1,2-Dichloroethene	9.35	9.62	10	94%	96%	2.8%	
cis-1,2-Dichloroethene	9.14	9.42	10	91%	94%	3.0%	
Trichloroethene	9.7	10.2	10	97%	102%	5.0%	
Tetrachloroethene	10.7	10.6	10	107%	106%	0.9%	
4-bromofluorobenzene (surrogate)	103%	101%					
Analysis Date/Time:	8-1-22/10:34	8-1-22/11:09					
Analyst Initials	tjg	tjg					



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Flag Number

Comments

# CHAIN OF CUSTODY RECORD

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## REQUESTED PARAMETERS



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

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Canister Pressure / Vacuum

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

Client: <u>EnViroForensics</u>	P.O. Number: <u>2022-0377</u>	Report to: <u>Rob Hebermann</u>	Sampled by: <u>R Brown</u>	Project Name or Number: <u>20009</u>	QA/QC Required: (circle if applicable) Level III Level IV	Reporting Units needed: (circle) <u>ug/m<sup>3</sup></u> mg/m <sup>3</sup> PPBV PPMV	Invoice Address: <u>accounts payable@enviroforensics.com</u>	Media Type: (circle) 1LC = 1 Liter Canister 6LC = 6 Liter Canister TB = Tedlar Bag TD = Thermal Description Tube	Desired TAT: (Please Circle One) 1 day 2 days 3 days <u>Std (5 bus. days)</u>	Air Sample ID	Media Type (see code above)	Coll. Date (Grab/Comp Start)	Coll. Time (Grab/Comp Start)	Coll. Date (Comp. End)	Coll. Time (Comp. End)	Canister Serial #	Flow Controller Serial #	Initial Field (in. Hg)	Final Field (in. Hg)	Lab Received (in. Hg)	EnvisionAir Sample Number
										20009-1021-1A1	6LC	7-27-22	815	7-27-22	1609	91442	4649	-29	0	0	72-2208
										20009-1021-1A7	↓	↓	817	↓	1607	16034	5303	-27	-15	15	2209
										20009-0A-1	↓	↓	820	↓	1612	4656	8006	-27	-12	-12	2210
										20009-1021-55V-1	1LC	7-28-22	1310	7-28-22	1314	93734	9071	-29	-4	-4	2211
										20009-1021-55V-2	↓	7-28-22	1305	↓	1306	83842	0013	-27	-4	-4	2212

Comments: Short List: PCE, TCE, CDCE, EDCE, VC

Relinquished by:	Date	Time	Received by:	Date	Time
<u>[Signature]</u>	7-28-22	1630	<u>[Signature]</u>	7-28-22	1630
			<u>[Signature]</u>	7-29-22	11:20