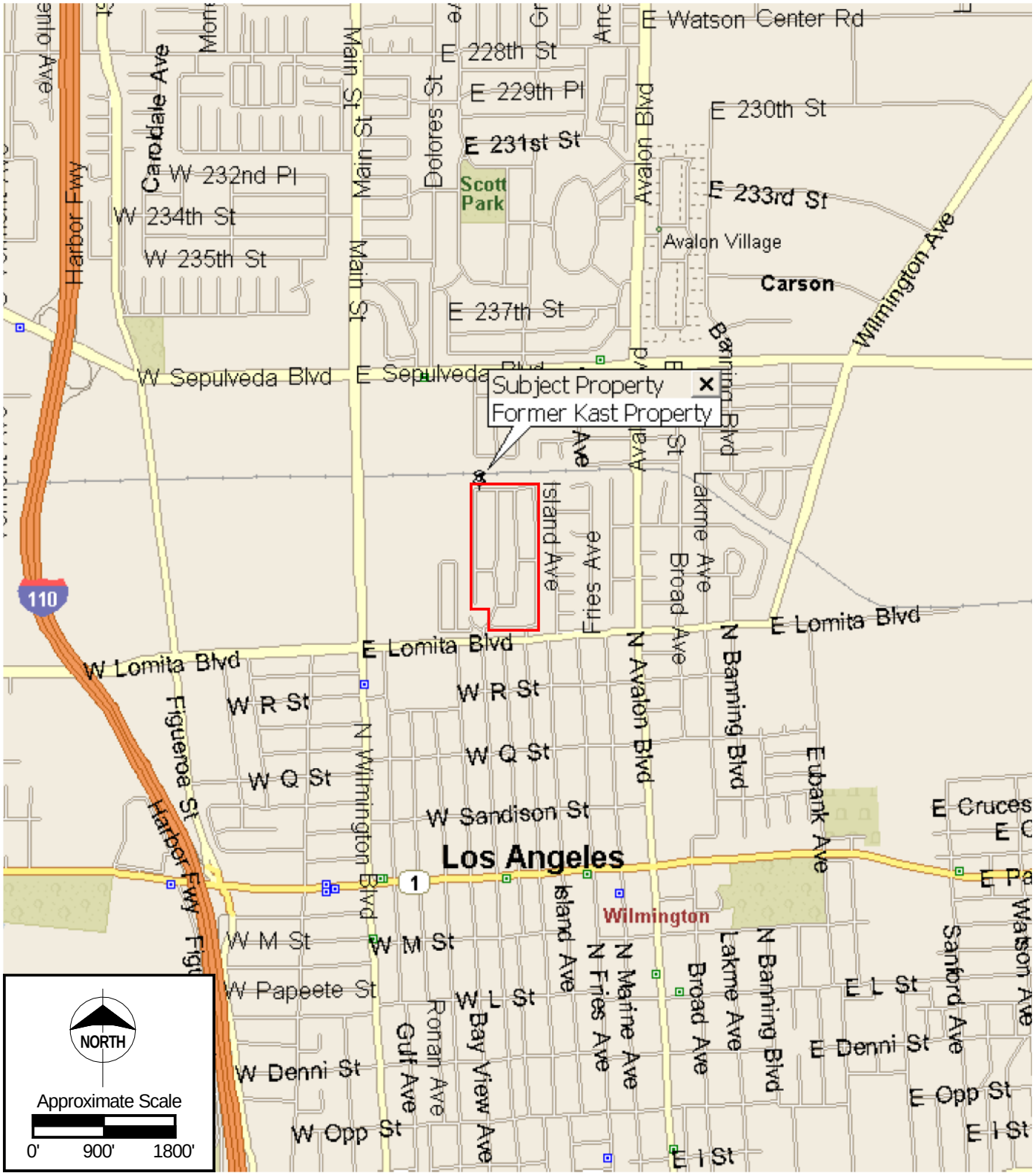


Waterstone Environmental, Inc.
2936 E. Coronado St.
Anaheim, California 92806

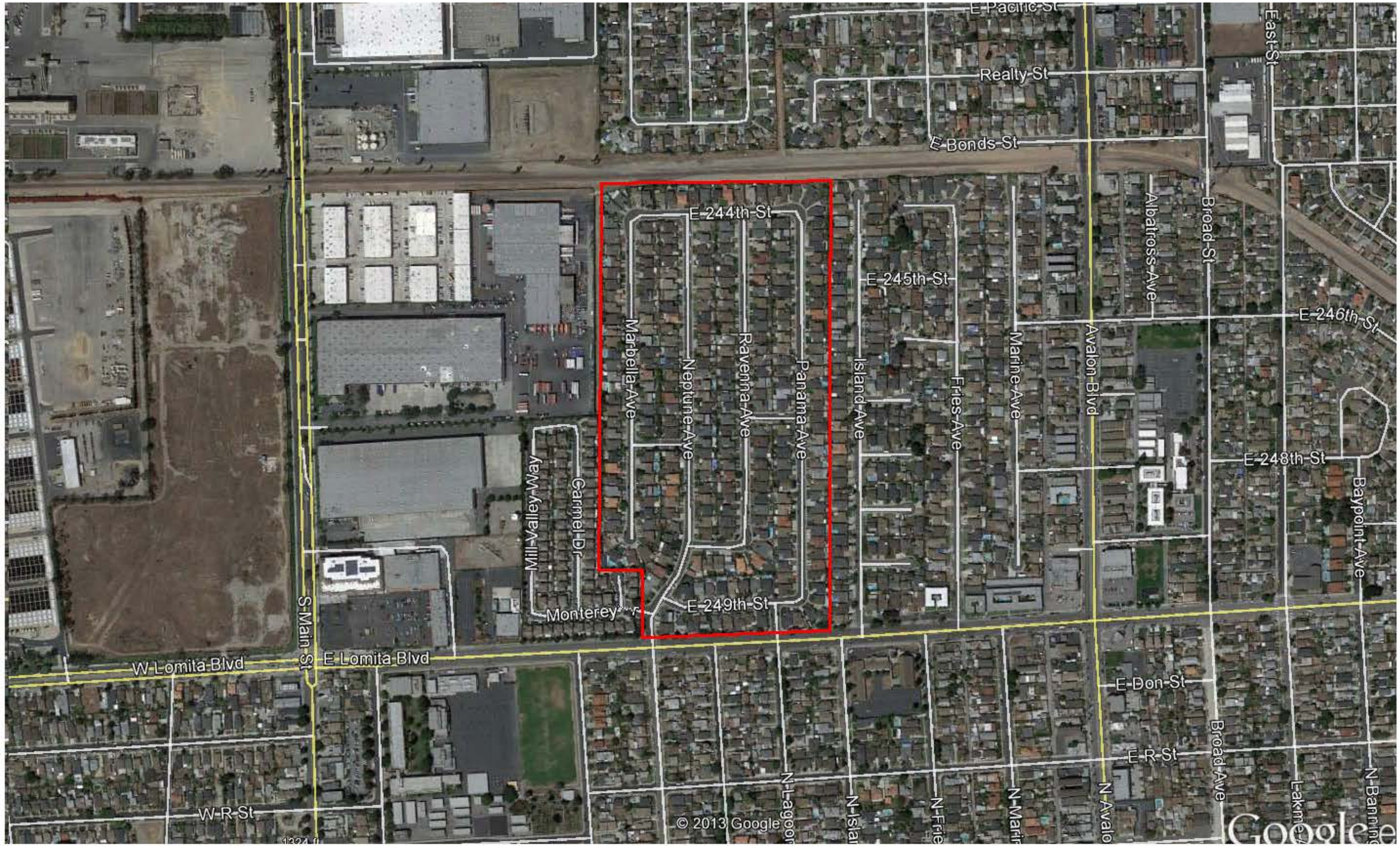
Drawn By: HLF	Project No: 12-219
Approved By: JVD	Date: 1/6/2014

Legend

Approximate Subject Property Boundary

Figure 1
Subject Property Location Map

Former Kast Property Tank Farm
Carson, CA 90744



Waterstone Environmental, Inc.
2936 E. Coronado St.
Anaheim, California 92806

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Approved By: JVD	Date: 1/6/2014

Legend

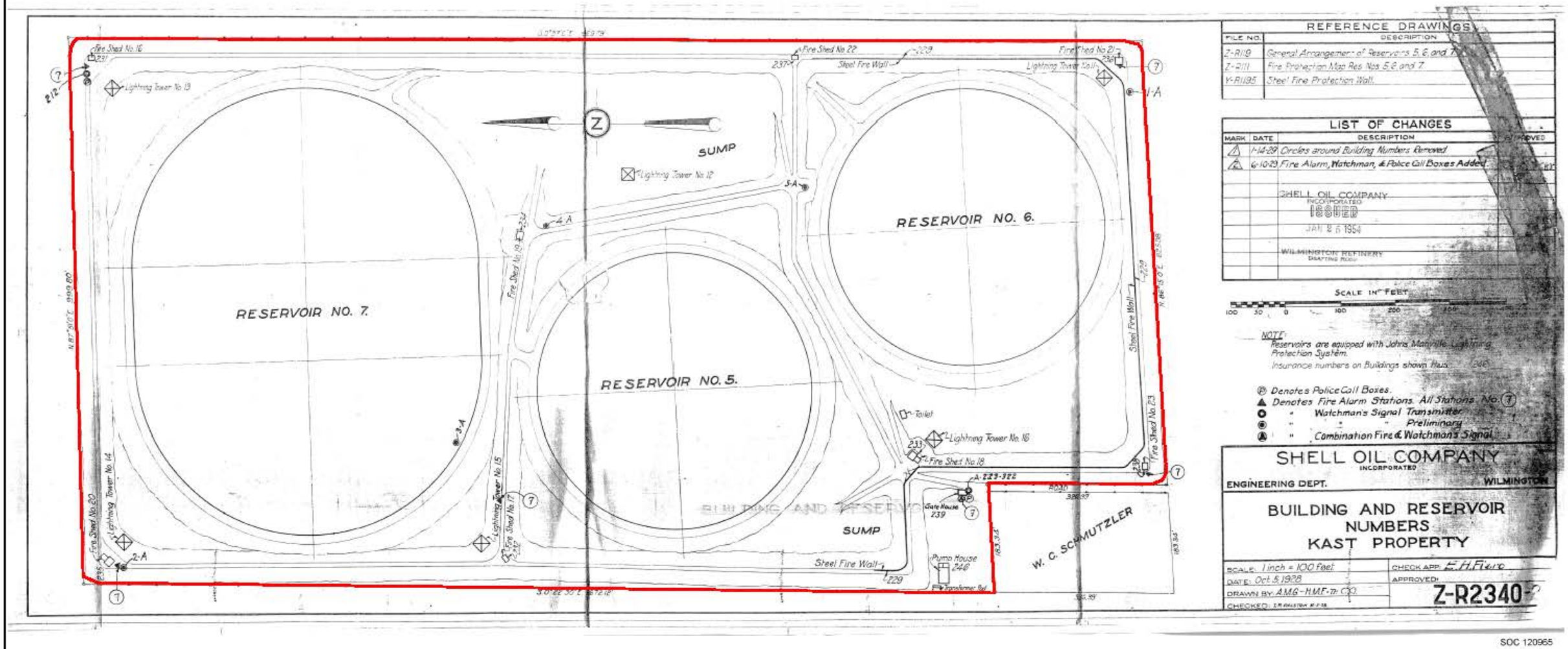
Approximate Subject Property Boundary

NORTH

Approximate Scale
0' 200' 400'

Figure 2
Subject Property Vicinity Map

Former Kast Property Tank Farm
Carson, CA 90744



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Legend

Approximate Subject Property Boundary

Note: Adapted from Shell Oil Company drawing Building and Reservoir Numbers Kast Property, 1928.

Figure 3
1928 Reservoir Layout

Former Kast Property Tank Farm
Carson, CA 90744

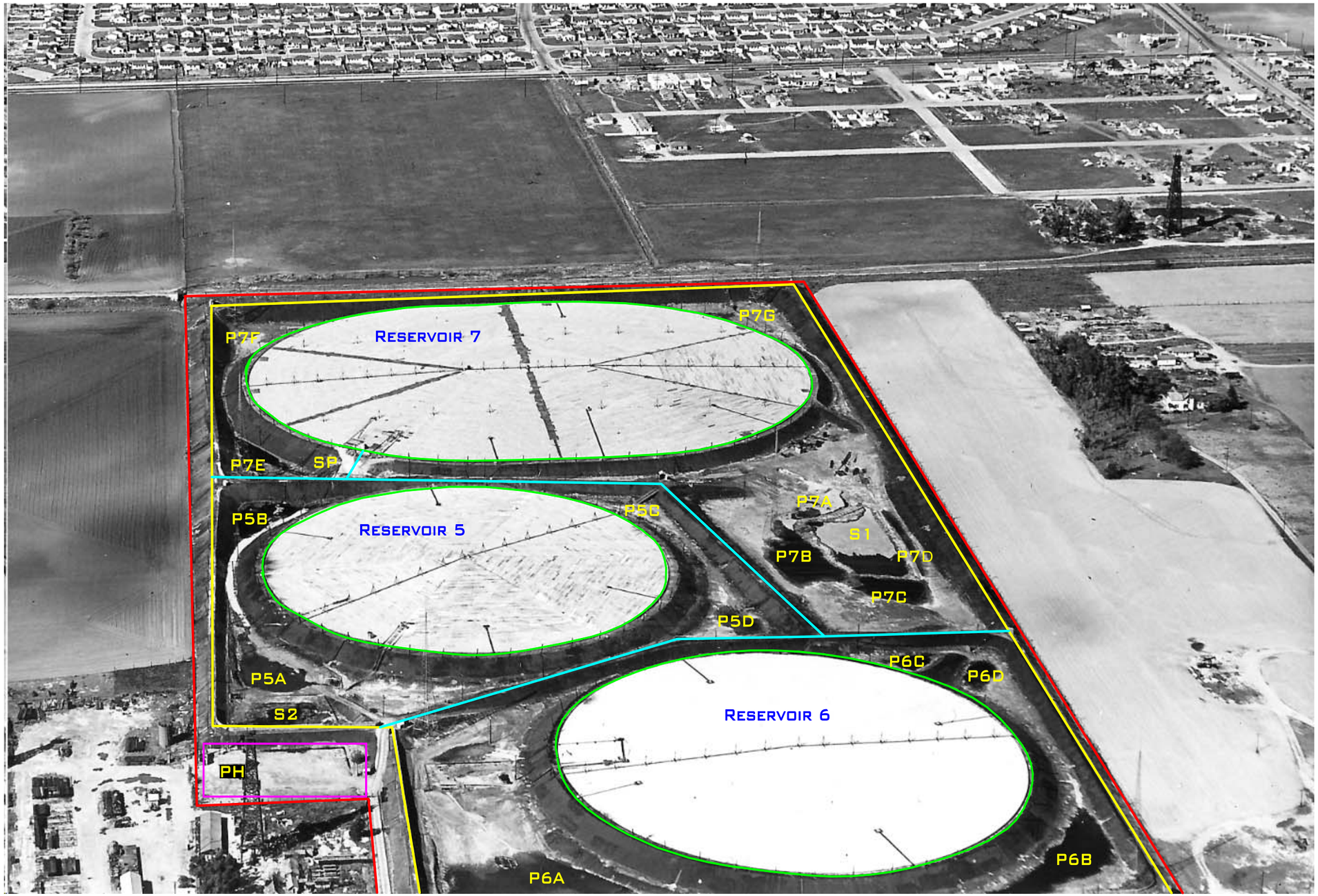

Figure 4
1949 Oblique Photograph of Subject Property

Former Kast Property Tank Farm
Carson, CA 90744

Legend

- Site Perimeter
- Site Perimeter Berm
- Site Interior Berm
- Pump House Area
- Reservoir Berm

S1 - Main Sump

S2 - Pump House Sump

P6A - "A" Pond Associated with Reservoir 6

PH - Pump House

SP - Swing Pipe Pit Area

NORTH

Reference: Vollmer, L. 2013. Volume 1 Videotaped Deposition of Leroy H. Vollmer. March 15. Exhibit 1.

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Approved By: JVD	Date:1/6/2014

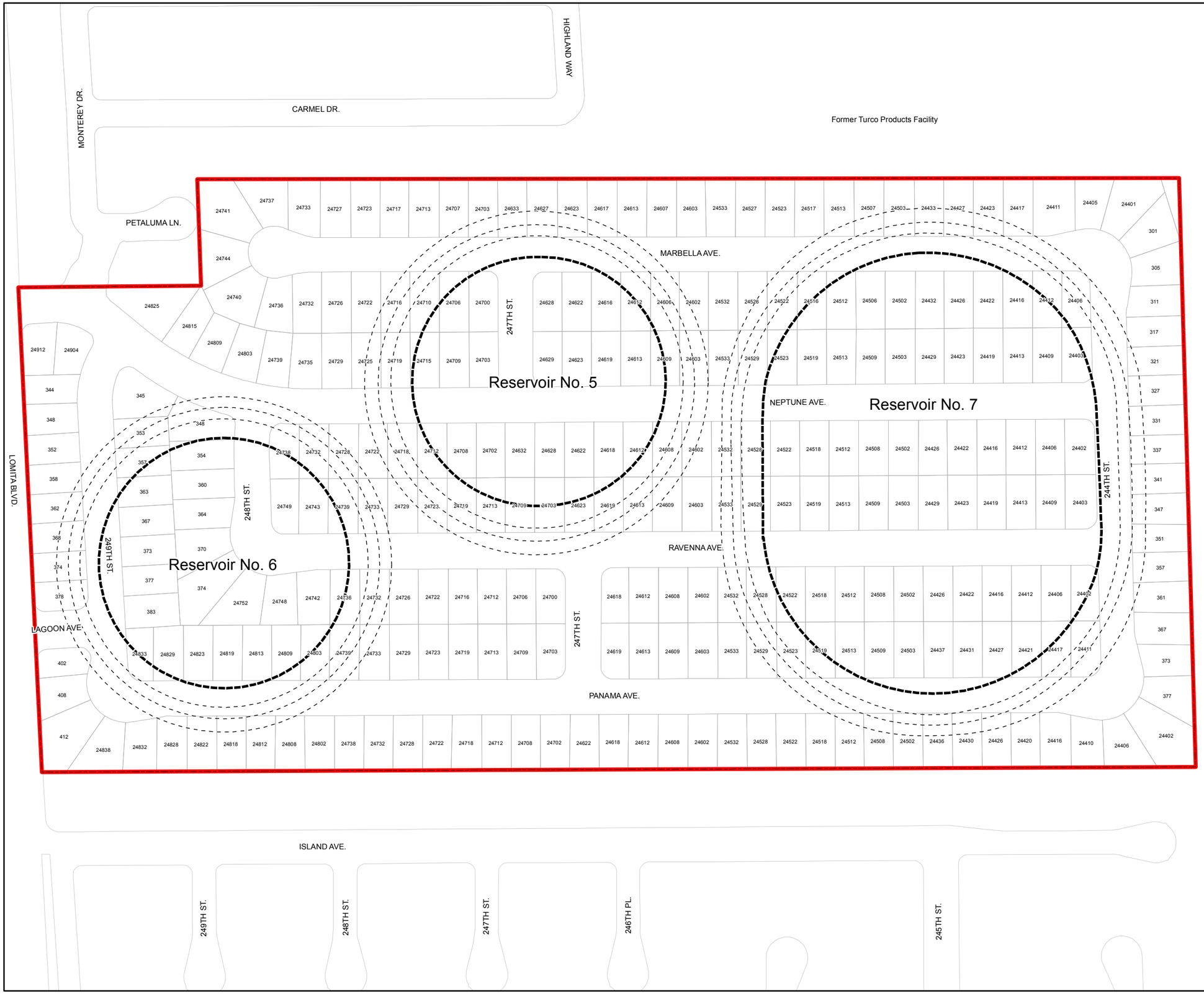

Figure 5
Subject Property Map with Former Reservoirs Overlaid on Residential Parcels

Former Kast Property Tank Farm
Carson, CA 90744

Legend

- Project Boundary
- Site Parcels
- Former Reservoir Berm
- Former Reservoir Floor

Note: Floor and Berm locations are based on tract maps and grading plans submitted to LA County by Barclay, 1967-68.

N

0 160 320 Feet

WATERSTONE ENVIRONMENTAL, INC
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Drafted By: MB	Project No:12-219
Approved By: JVD	Date: 1/14/2014

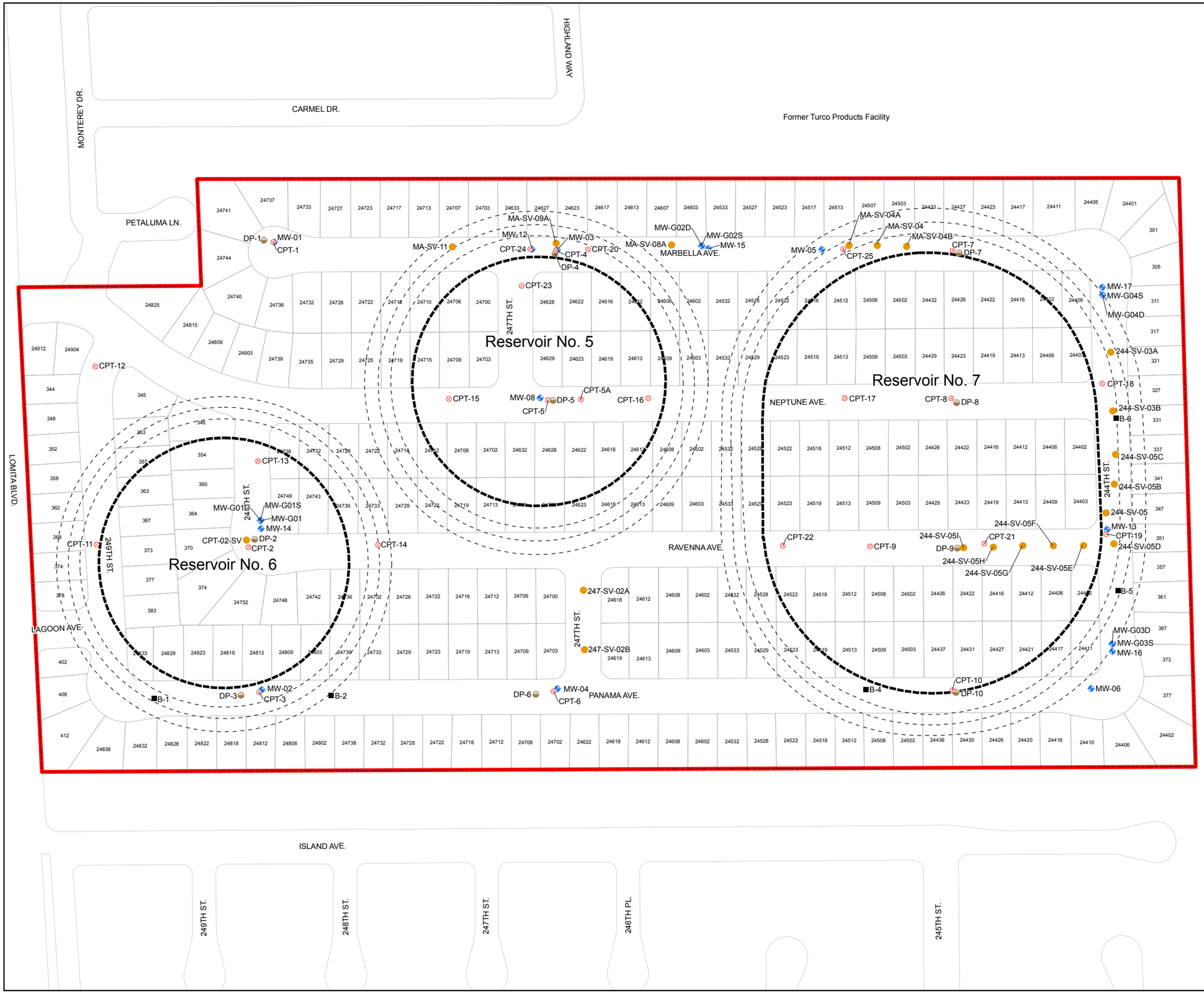

Figure 6
Location of Various Borings Placed in Streets Where Soil Contamination Data was Obtained[1] by URS

Former Kast Property Tank Farm
Carson, CA 90744

Legend

Sample Type

- CPT Sample Location
- DP Sample Location
- Hollow Stem Auger Sample Location
- Monitoring Well Location
- Soil Vapor Sample Location
- Project Boundary
- Site Parcels
- Former Reservoir Berm
- Former Reservoir Floor

1) Other data exists but could not be found by Waterstone in the Geotracker database
Note: Floor and Berm locations are based on tract maps and grading plans submitted to LA County by Barclay, 1967-68.

N

0 160 320 Feet

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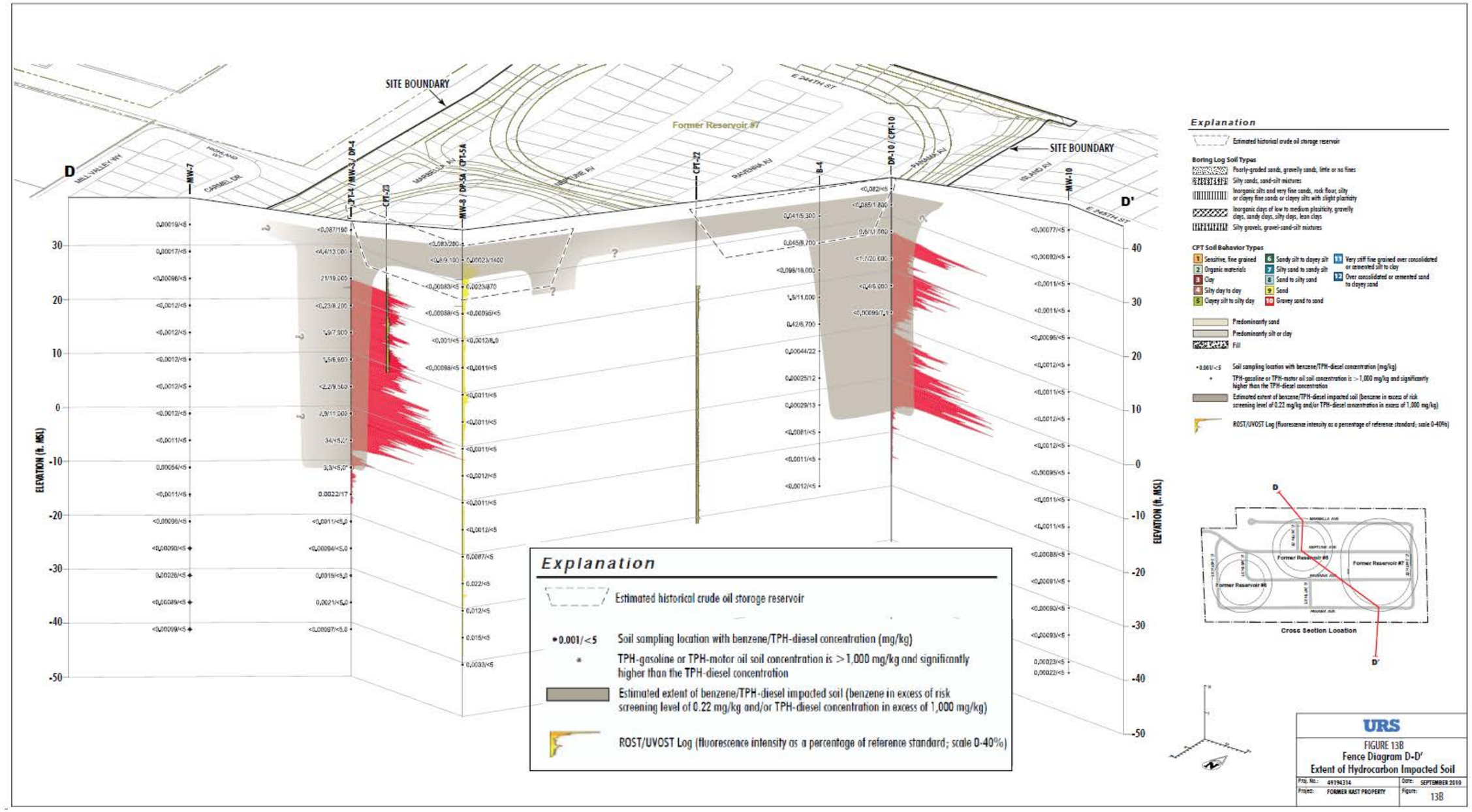
Drafted By: MB	Project No: 12-219
Approved By: JVD	Date: 1/5/2014



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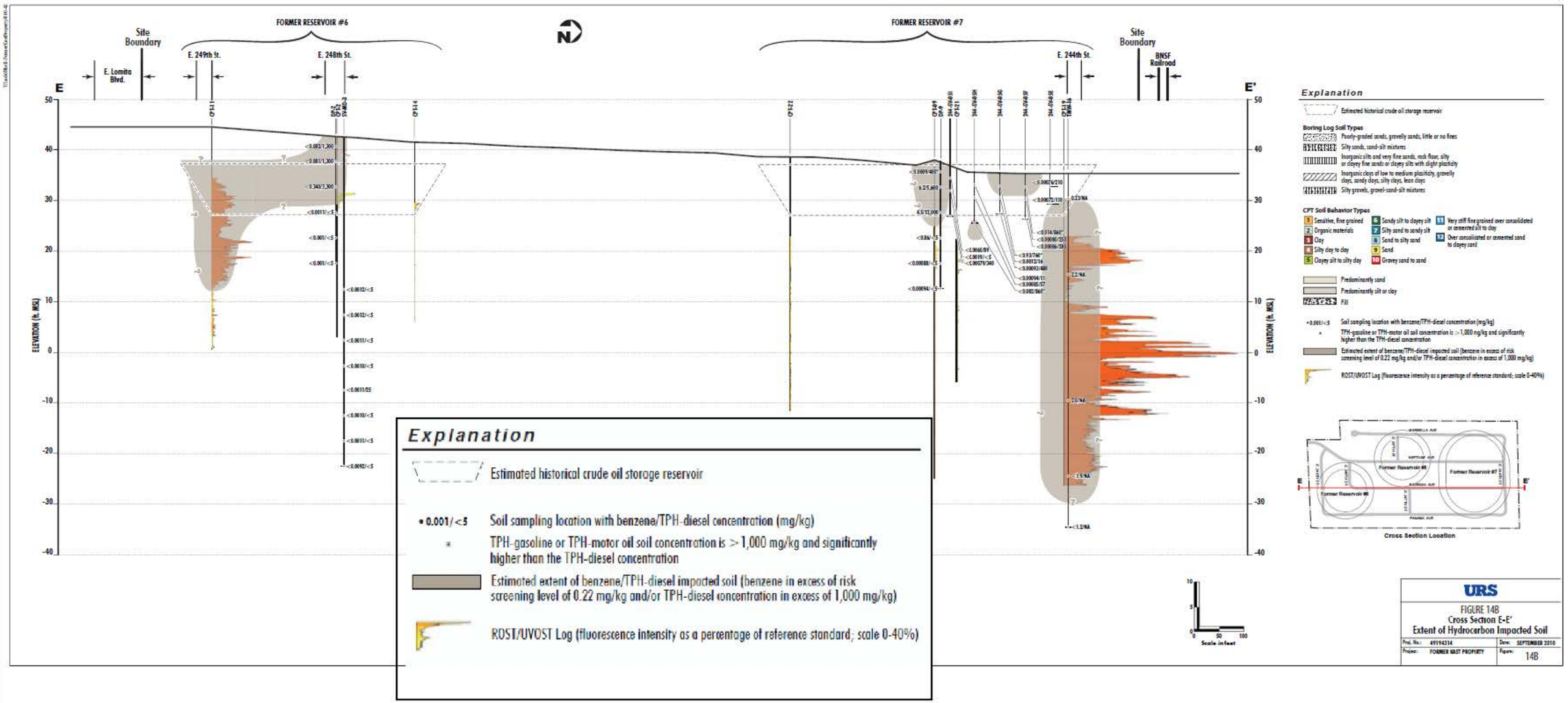
Drawn By: HLF	Project No: 12-219
Approved By: JVD	Date: 1/6/2014

Legend

Note: Figure adapted from URS 2010 Plume Delineation Report, Figure 13B

Figure 7
URS East-West Cross Section with ROST Logs

Former Kast Property Tank Farm
Carson, CA 90744



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2936 E. CORONADO ST.
ANAHEIM, CALIFORNIA 92806

Drawn By: HLF	Project No: 12-219
Approved By: JVD	Date: 1/6/2014

Legend

Note: Figure adapted from URS 2010 Plume Delineation Report, Figure 14B

Figure 8
URS North-South Cross Section with ROST Logs

Former Kast Property Tank Farm
Carson, CA 90744

WATERSTONE ENVIRONMENTAL, INC.
2936 E. CORONADO ST.
ANAHEIM, CALIFORNIA 92806

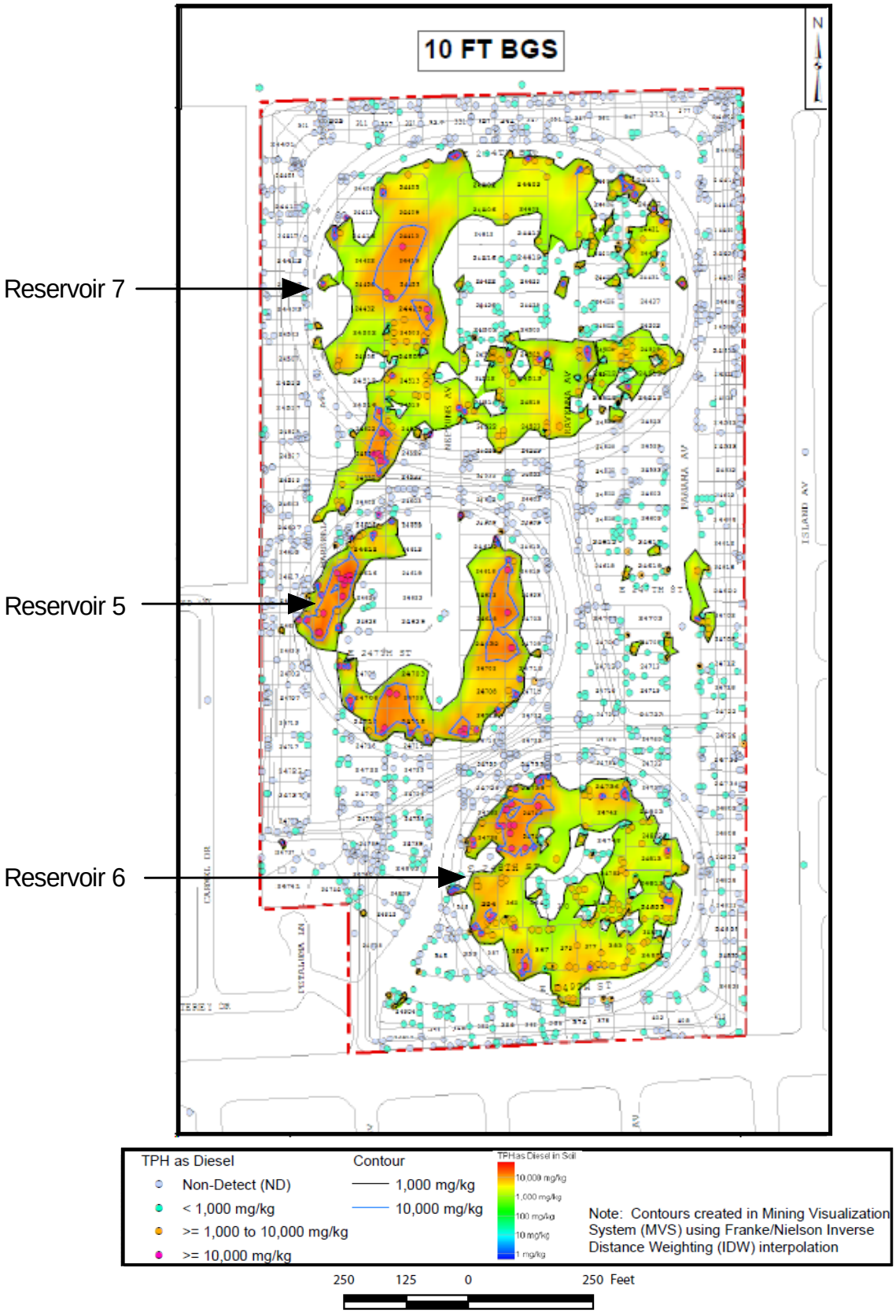
Drawn By: HLF	Project No: 12-219
Approved By: JVD	Date: 1/6/2014

Legend

Note: Figure adapted from URS 2010 Plume Delineation Report, Figure 9

Figure 9
URS Plot Plan
with ROST Logs

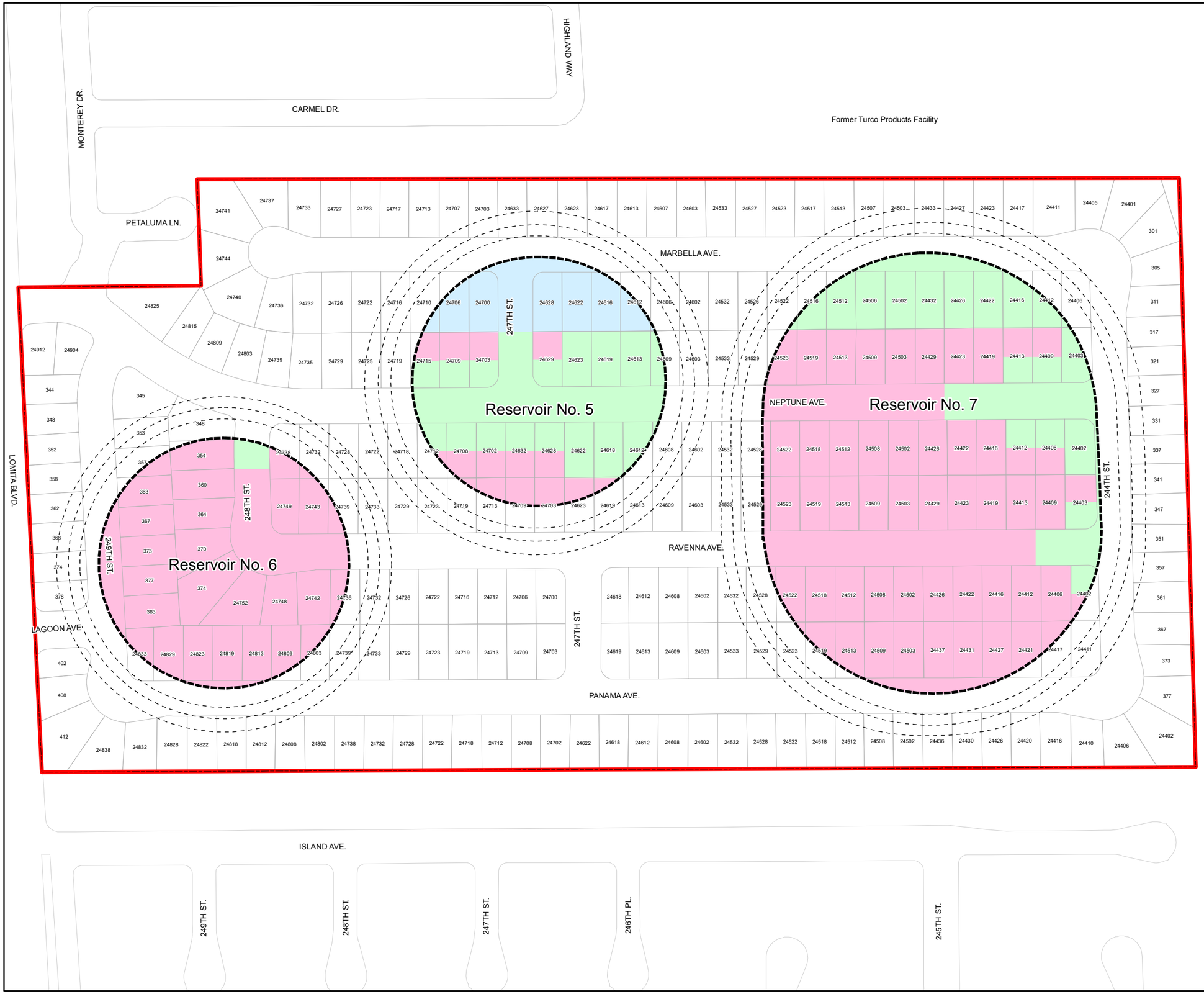
Former Kast Property Tank Farm
Carson, CA 90744



Waterstone Environmental, Inc. 2936 E. Coronado St. Anaheim, California 92806		**Figure 10** **Geosyntec Plume Map** **Depicting URS TPHd Sample Results at 10 Feet Below Ground Surface**
Drawn By: HLF	Project No: 12-219	Note: Adapted from Geosyntec Concentration Contour Maps, Figure 7, April 2011.
Approved By: JVD	Date: 1/6/2014	Former Kast Property Tank Farm Carson, CA 90744

Figure 11
Relative Location of 10 foot Samples to Former Reservoir Floor

Former Kast Property Tank Farm
Carson, CA 90744



Legend

- Project Boundary
- Site Parcels
- Former Reservoir Berm
- Former Reservoir Floor
- 10-ft Sample Locations Above Former Reservoir Floor
- 10-ft Sample Locations Below Former Reservoir Floor
- Reservoir Floor Removed During Development

Note: Floor and Berm locations are based on tract maps and grading plans submitted to LA County by Barclay, 1967-68.

N

0 160 320 Feet

WATERSTONE ENVIRONMENTAL, INC
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Drafted By: MB	Project No: 12-219
Approved By: JVD	Date: 1/14/2014

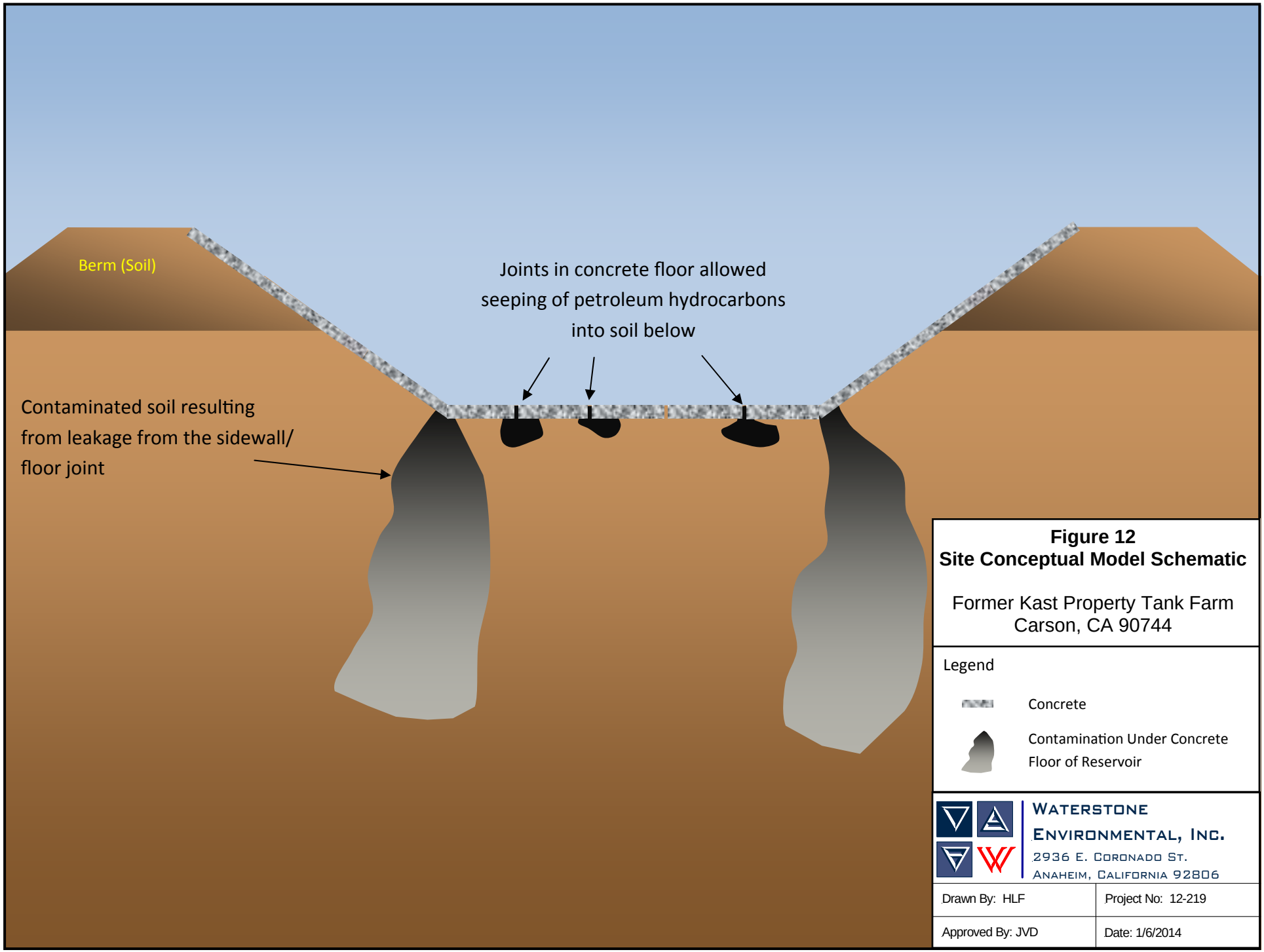
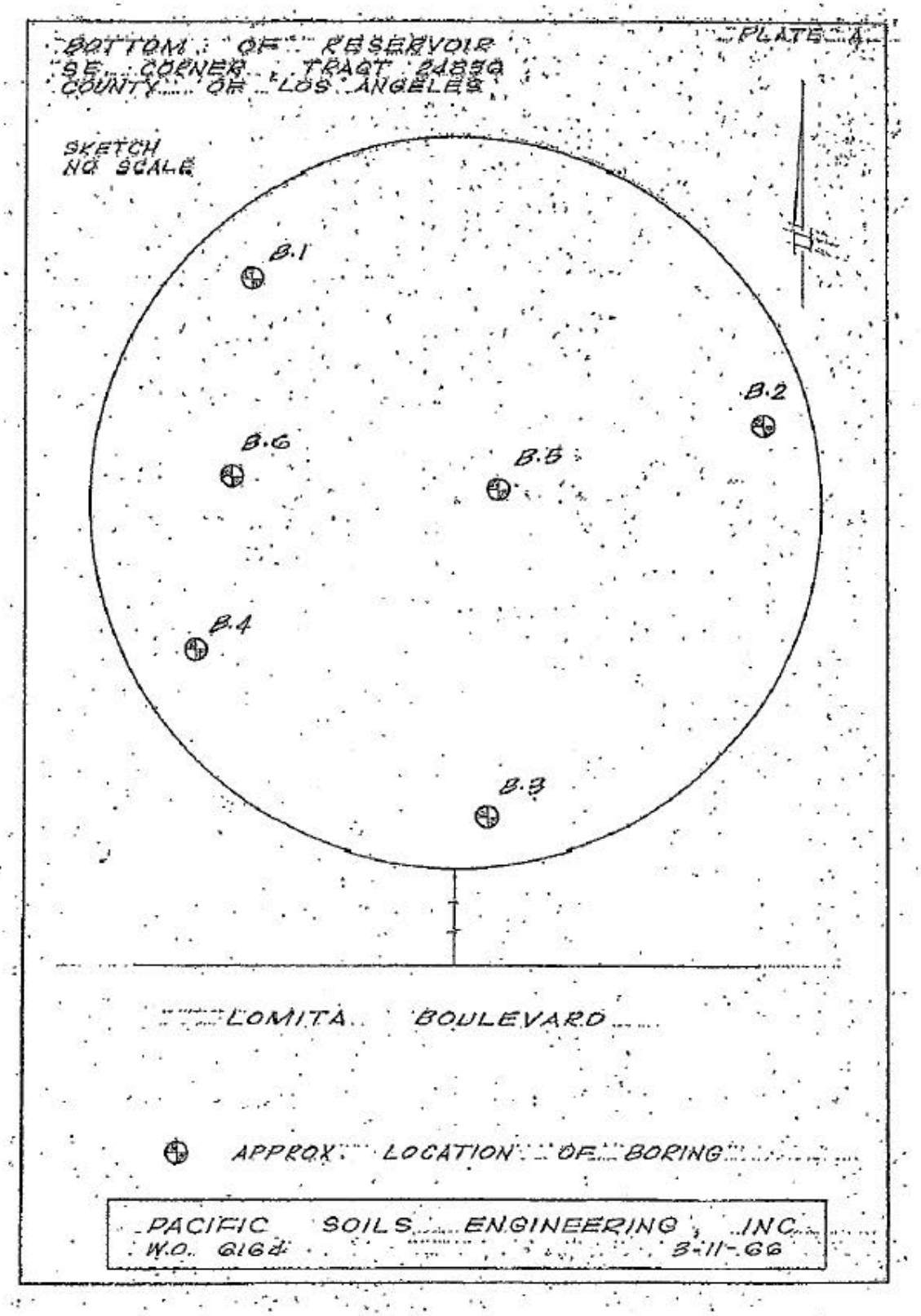


Figure 12
Site Conceptual Model Schematic

Former Kast Property Tank Farm
Carson, CA 90744



CARSON 000000254

Waterstone Environmental, Inc.
2936 E. Coronado St.
Anaheim, California 92806

Drawn By: HLF	Project No: 12-219
Approved By: JVD	Date: 1/6/2014

Note: Adapted from Pacific Soil Engineering Work Order 6164. March 11, 1966. Plate A.

Figure 13
1966 Geotechnical Boring Locations

Former Kast Property Tank Farm
Carson, CA 90744

Soil laid down in approximately 8” lifts and compacted prior to next lay down

Buried Concrete
Floor and Walls

Figure 14
Fill and Compaction Plan Schematic

Former Kast Property Tank Farm
Carson, CA 90744

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Drawn By: HLF	Project No: 12-219
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Developer Grading Practices Could Not Have Spread and/or Distributed Contamination in a Bottom Up Profile

Figure 15
Grading Practices Spreading Pattern

Former Kast Property Tank Farm
Carson, CA 90744

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ANAHEIM, CALIFORNIA 92806

Drawn By: HLF	Project No: 12-219
Approved By: JVD	Date: 1/6/2014

Even if There Was Contaminated Soil Placed in the Bottom of the Former Reservoirs, the Bottom Up Contamination Profile is Impossible to Create Through the Grading Performed by Barclay

Alignment of Contaminated Portions of Lifts is Unlikely but Necessary to Have a Column of Contamination

Bottom Up Contamination Profile Impossible as a Result of Grading Practices

Contamination in 8" lifts must be lined up and have increasing concentration with depth

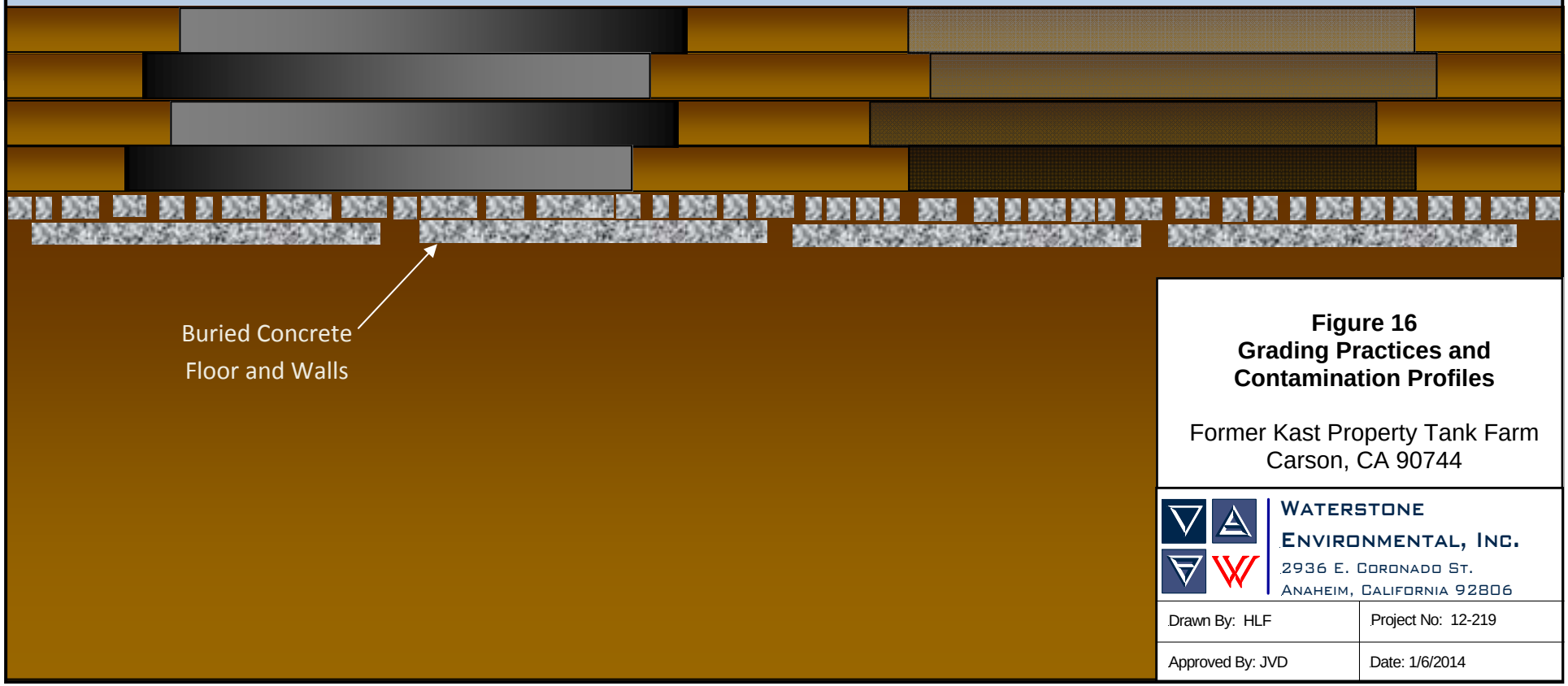

Figure 16
Grading Practices and Contamination Profiles

Former Kast Property Tank Farm
Carson, CA 90744

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ANAHEIM, CALIFORNIA 92806

Drawn By: HLF	Project No: 12-219
Approved By: JVD	Date: 1/6/2014

Figure 17
January 1, 1965 Aerial Photograph
3D Anaglyph

Former Kast Property Tank Farm
Carson, CA 90744

Legend

Approximate Subject Property Boundary

NORTH

Reference: Photos from University of California at Santa Barbara, Map and Imagery Laboratory, Pacific Air Industries Collection: PAI-LA-BASIN-65:1933-01-18 and 19.

WATERSTONE ENVIRONMENTAL, INC.
2936 E. CORONADO ST.
ANAHEIM, CALIFORNIA 92806

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Approved By: JVD	Date: 1/6/2014

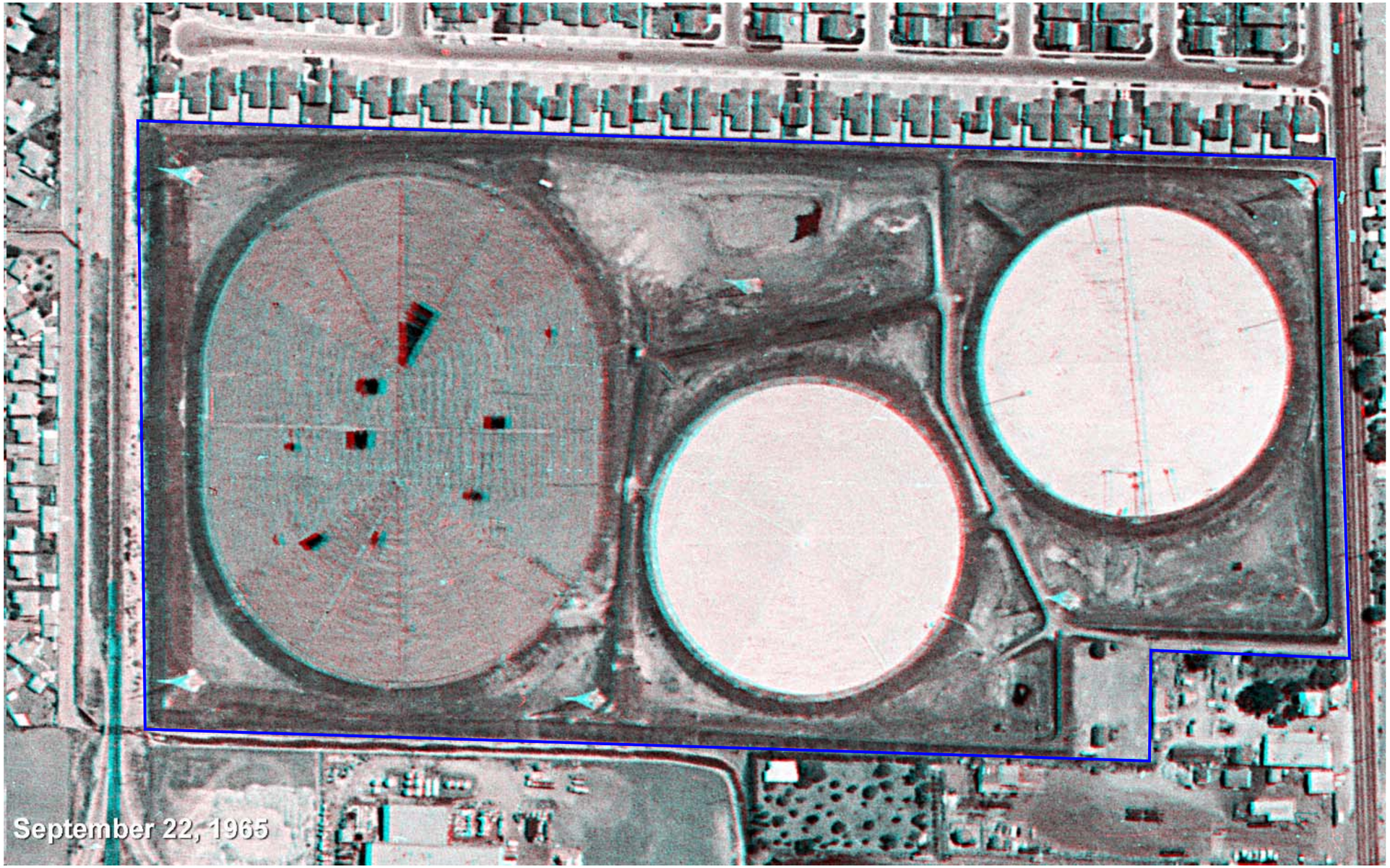

Figure 18
September 22, 1965 Aerial Photograph
3D Anaglyph

Former Kast Property Tank Farm
Carson, CA 90744

Legend

Approximate Subject Property Boundary

NORTH

Reference: Photos from University of California at Santa Barbara, Map and Imagery Laboratory, Fairchild Aerial Survey Collection: C25019:1533-20-312 and 313.

WATERSTONE ENVIRONMENTAL, INC.
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ANAHEIM, CALIFORNIA 92806

Drawn By: HLF	Project No: 12-219
Approved By: JVD	Date: 16/2014

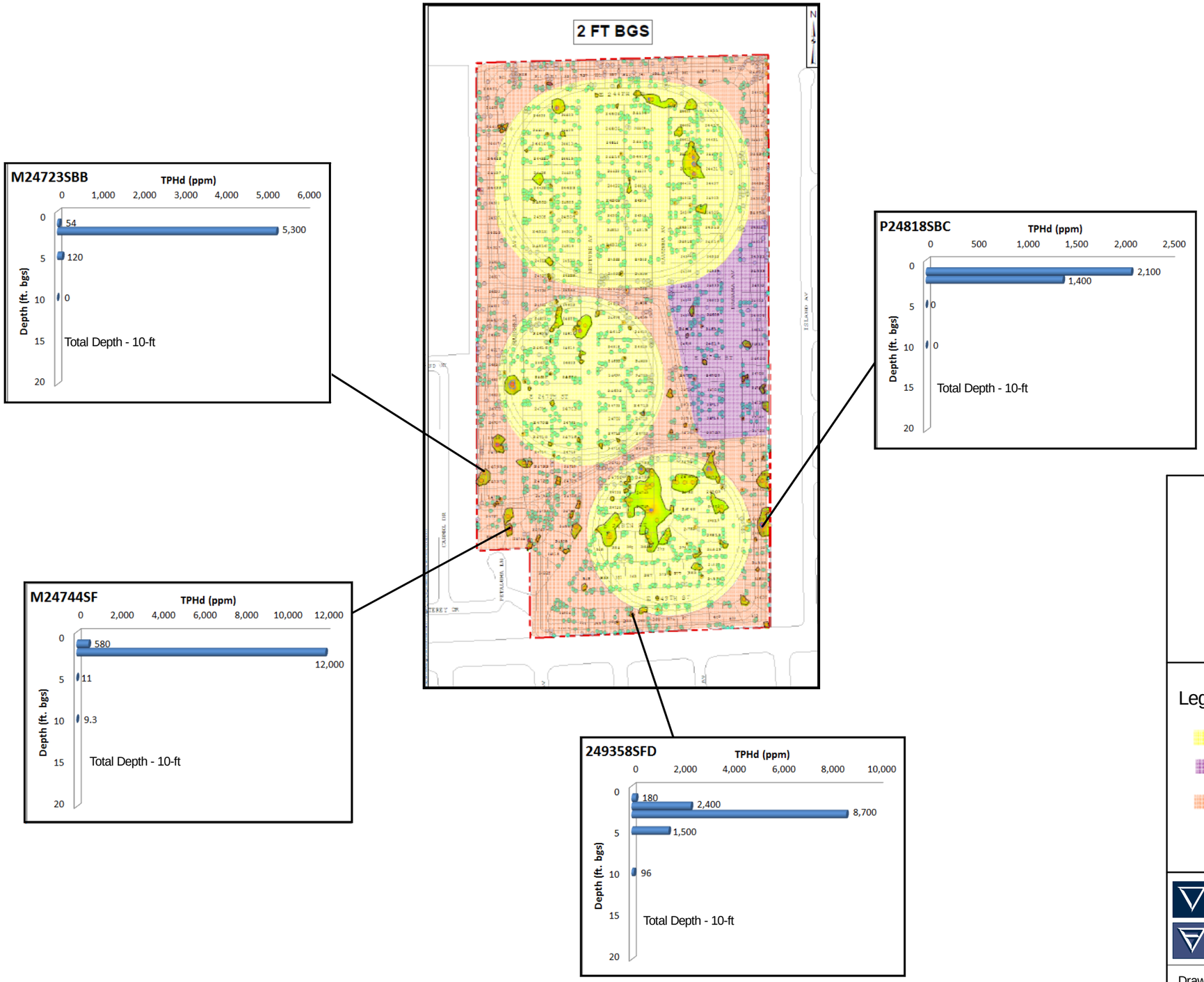

Figure 19
TPHd Concentration Profiles at Sample Locations in Areas of Shallow Contamination Outside Footprint of Former Reservoirs

Former Kast Property Tank Farm
Carson, CA 90744

Legend

- Contamination Associated with Reservoirs
- Contamination Associated with Main Sump
- Contamination Associated with Pump House and Other Smaller Sumps and Ponds

WATERSTONE ENVIRONMENTAL, INC.
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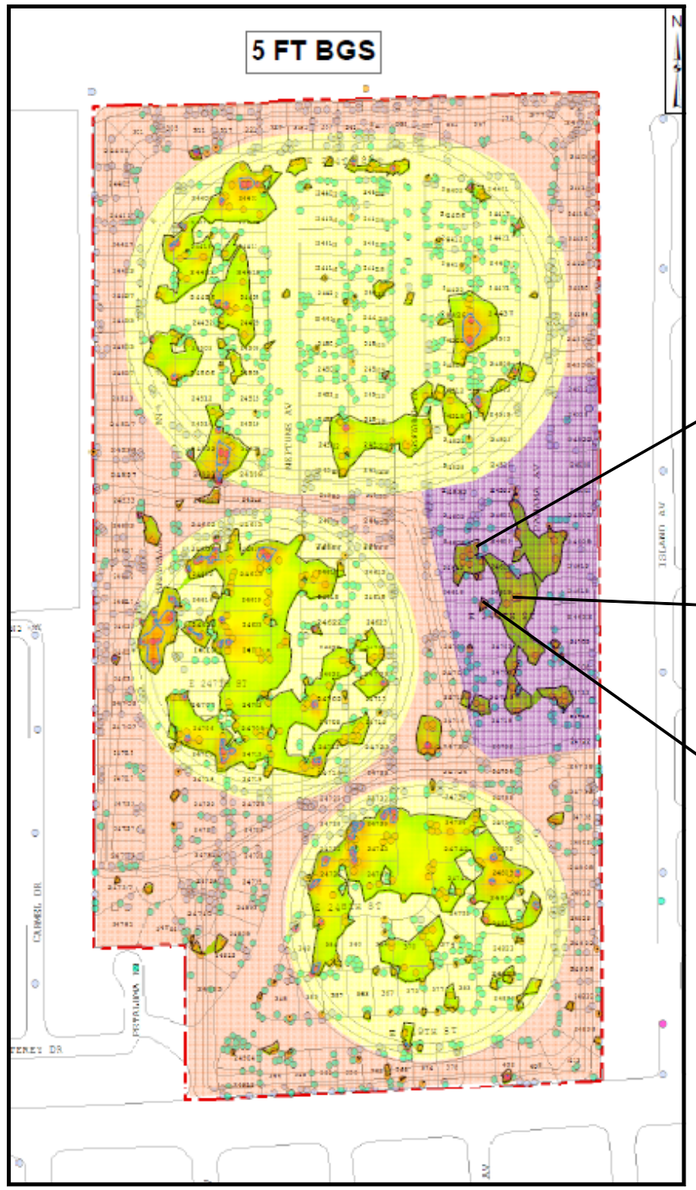
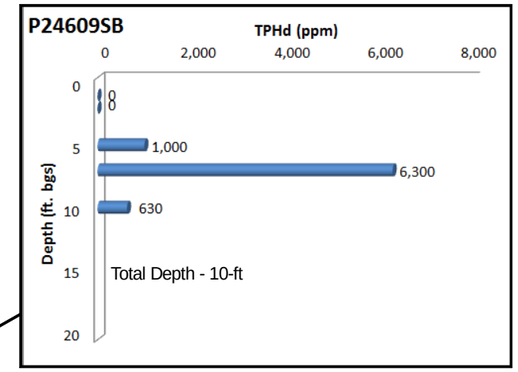
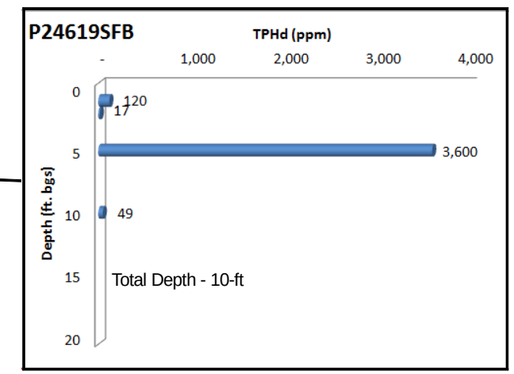
Drawn By: HLF	Project No: 12-219
Approved By: JVD	Date: 1/6/2014

Note: Basemap adapted from Geosyntec Concentration Contour Maps, Figure 7, April 2011.







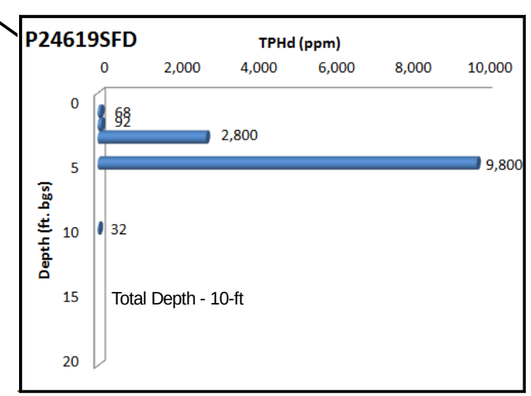


Figure 20
TPHd Concentration Profiles at Sample Locations Within Former Main Sump

Former Kast Property Tank Farm
Carson, CA 90744

Legend

- Contamination Associated with Reservoirs
- Contamination Associated with Main Sump
- Contamination Associated with Pump House and Other Smaller Sumps and Ponds

WATERSTONE ENVIRONMENTAL, INC.
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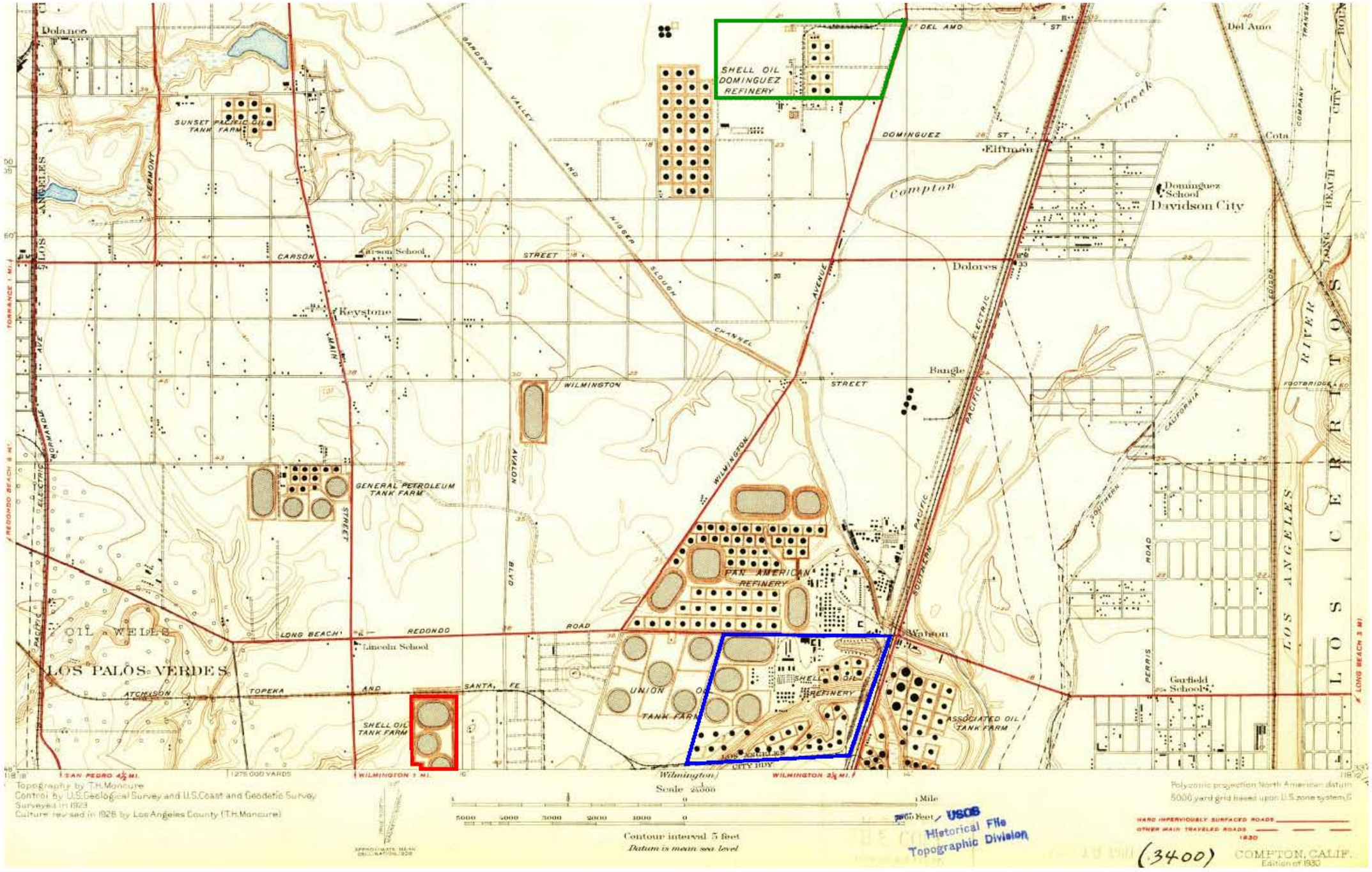
ANAHEIM, CALIFORNIA 92806

Drawn By: HLF	Project No: 12-219
Approved By: JVD	Date: 1/6/2014

Note: Basemap adapted from Geosyntec Concentration Contour Maps, Figure 7, April 2011.



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Anaheim, California 92806

Drawn By: HLF	Project No: 12-219
Approved By: JVD	Date: 1/6/2014

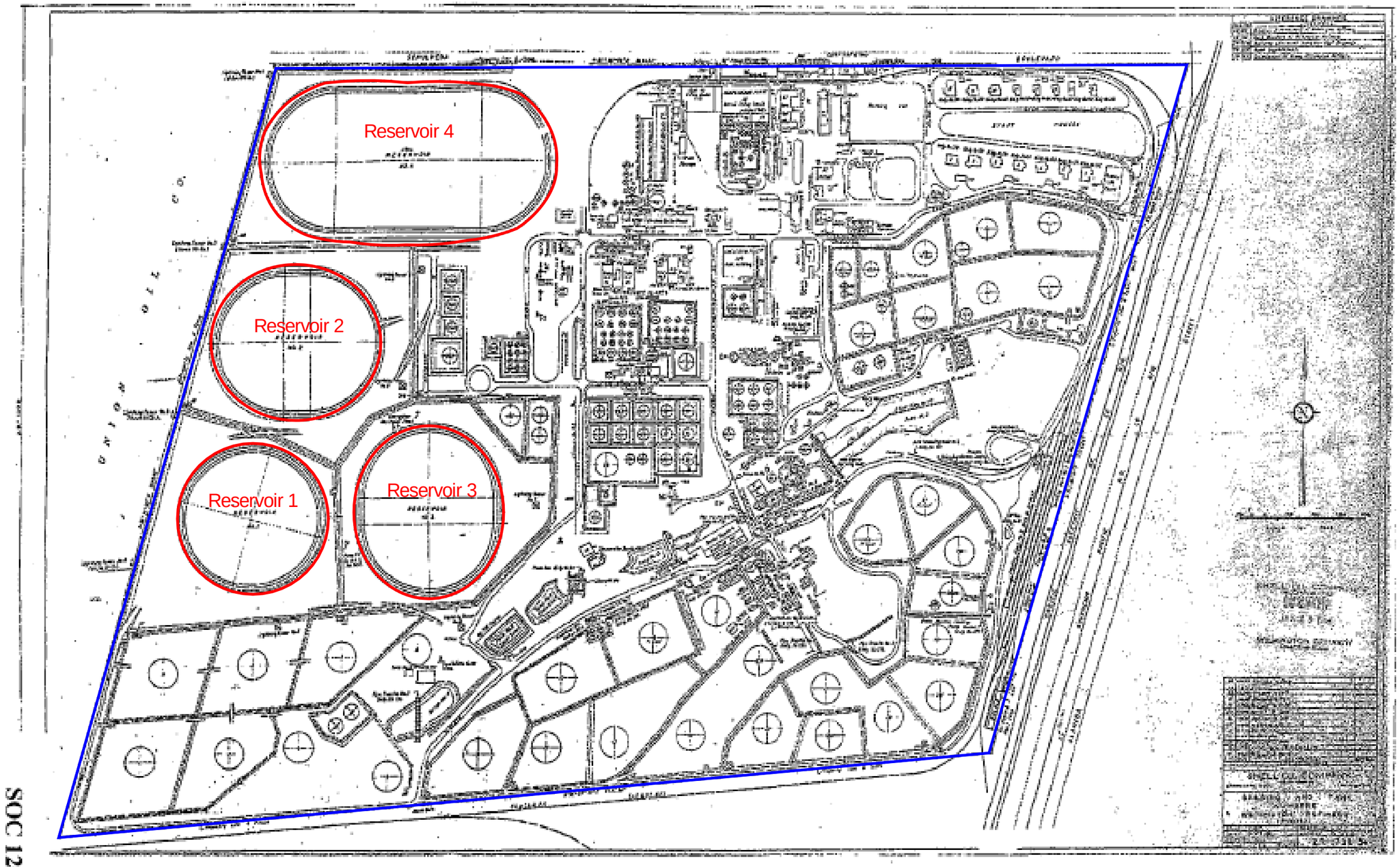
Legend

- Former Kast Property Tank Farm (Designated as "Shell Oil Tank Farm")
- Former Shell Wilmington Refinery (Designated as "Shell Oil Refinery")
- Former Shell Dominguez Reinery (Designated as "Shell Oil Dominguez Refinery")

Note: Adapted from U.S. Geological Survey Compton Quadrangle, 1:24,000, 7.5 Minute Series, 1930.

Figure 21
1930 Shell Oil Wilmington Manufacturing Complex

Former Kast Property Tank Farm
Carson, CA 90744



SOC 120343

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ANAHEIM, CALIFORNIA 92806

Drawn By: HLF	Project No: 12-219
Approved By: JVD	Date: 1/6/2014

Legend

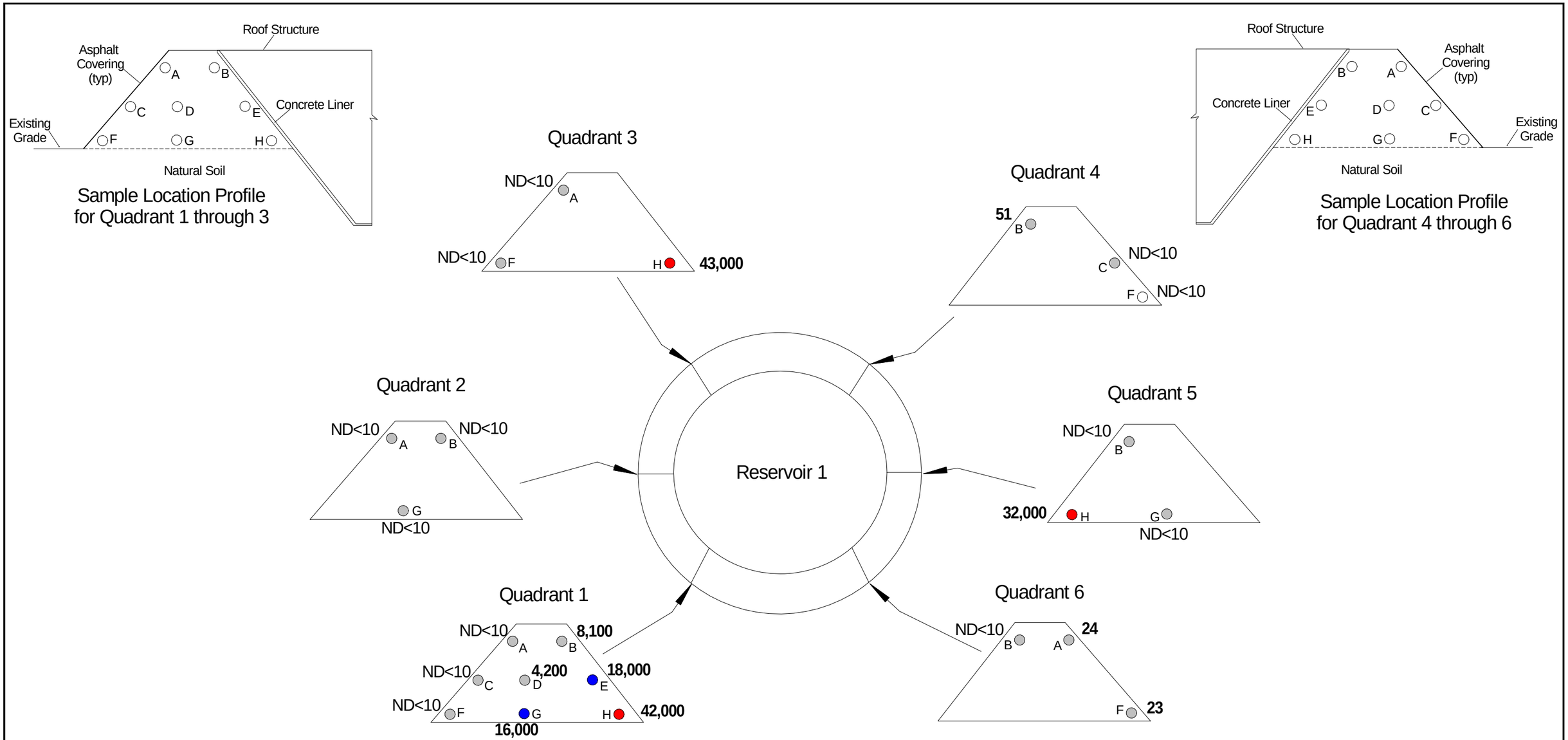
Approximate Boundary of Former Shell Wilmington Refinery

Former Reservoir Location

Note: Adapted from Shell Drawing "Wilmington Refinery Plot Plan in 1932 with Building and Tank Numbers"

Figure 22
Wilmington Refinery
1932 Plot Plan

Former Kast Property Tank Farm
Carson, CA 90744



WATERSTONE ENVIRONMENTAL, INC.
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ANAHEIM, CALIFORNIA 92806

Drawn By: TCD	Project No: 12-219
Approved By: JVD	Date: 1/6/2014

Legend

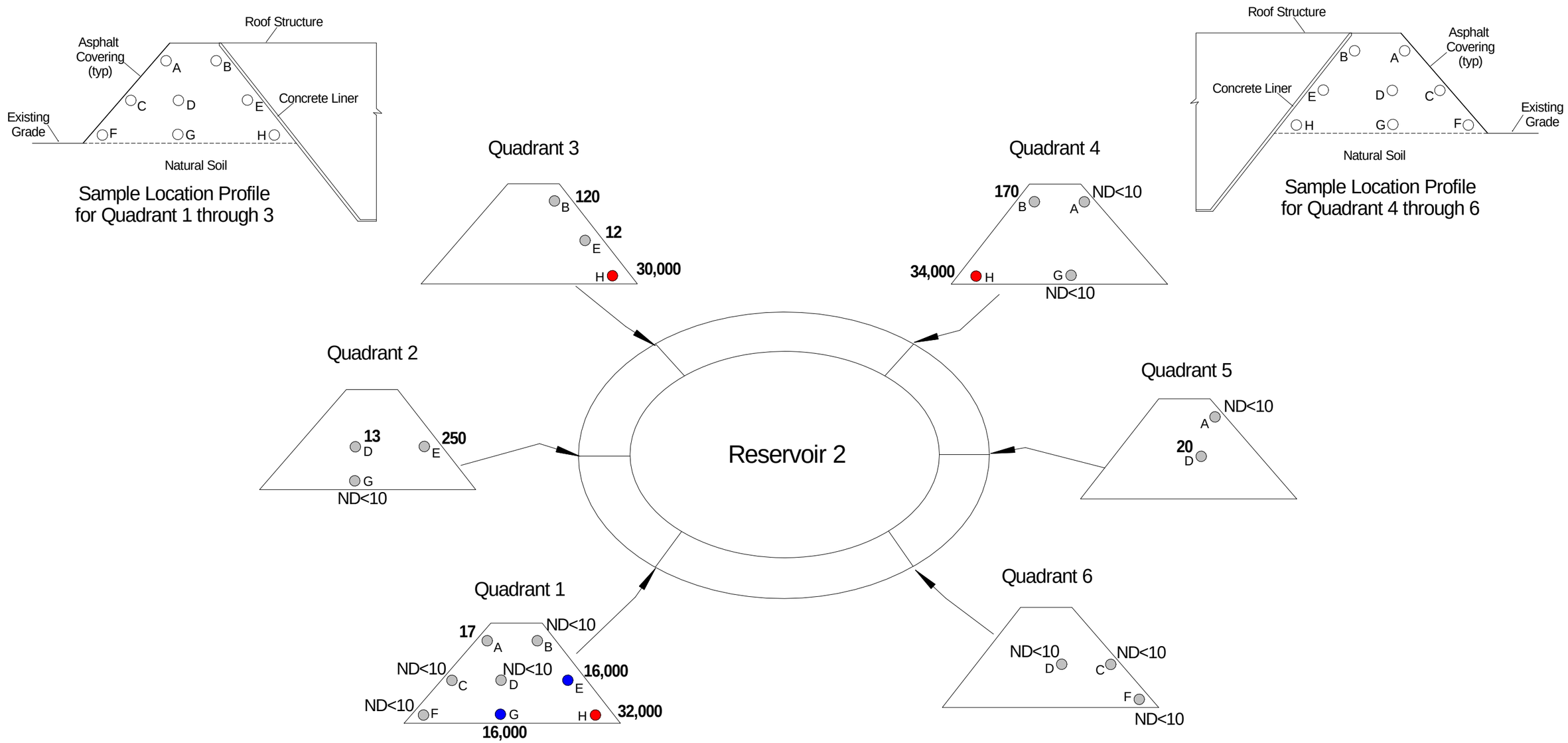
- Sample Location
- Sample I.D.
- TRPH Concentration in mg/kg*

- > 20,001 mg/kg
- 10,001 < 20,000 mg/kg
- ND < 10,000 mg/kg

*All TRPH analyzed by EPA Method 418.1 in mg/kg
Note: Data Summarized from Brown and Caldwell Report "Berm Material And Underlying Soil Characterization of Reservoirs 1 and 2," dated March 1994.

Figure 23
Reservoir 1
TRPH Concentrations in Berm Soil

Former Kast Property Tank Farm
Carson, CA 90744



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2936 E. CORONADO ST.
ANAHEIM, CALIFORNIA 92806

Drawn By: TCD	Project No: 12-219
Approved By: JVD	Date: 1/6/2014

Legend

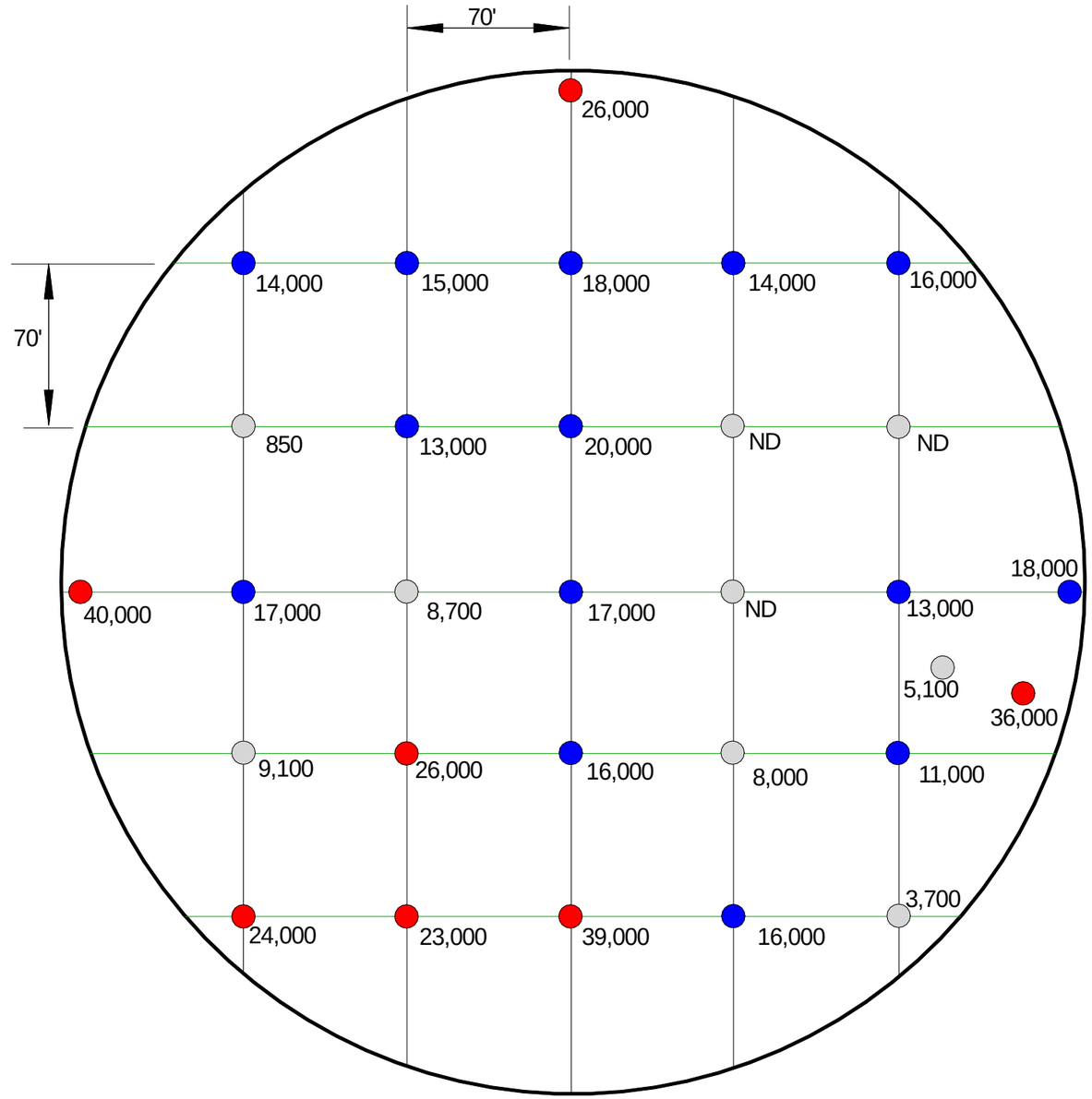
- Sample Location
- Sample I.D.
- TRPH Concentration in mg/kg*

- > 20,001 mg/kg
- 10,001 < 20,000 mg/kg
- ND < 10,000 mg/kg

*All TRPH analyzed by EPA Method 418.1 in mg/kg
Note: Data Summarized from Brown and Caldwell Report "Berm Material And Underlying Soil Characterization of Reservoirs 1 and 2," dated March 1994.

Figure 24
Reservoir 2
TRPH Concentrations in Berm Soil

Former Kast Property Tank Farm
Carson, CA 90744



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ANAHEIM, CALIFORNIA 92806

Drawn By: EG	Project No: 12-219
Approved By: JVD	Date: 1/6/2014

Legend

Sample Location

18,000 TPHd Concentration in mg/kg*

- > 20,001 mg/kg
- 10,001 < 20,000 mg/kg
- ND < 10,000 mg/kg

*All TPHd analyzed by EPA Method 418.1 in mg/kg

Note: Data Summarized from Brown and Caldwell Report "Backfill and Final Project Completion Report, Reservoirs 1 and 2," dated October 1995

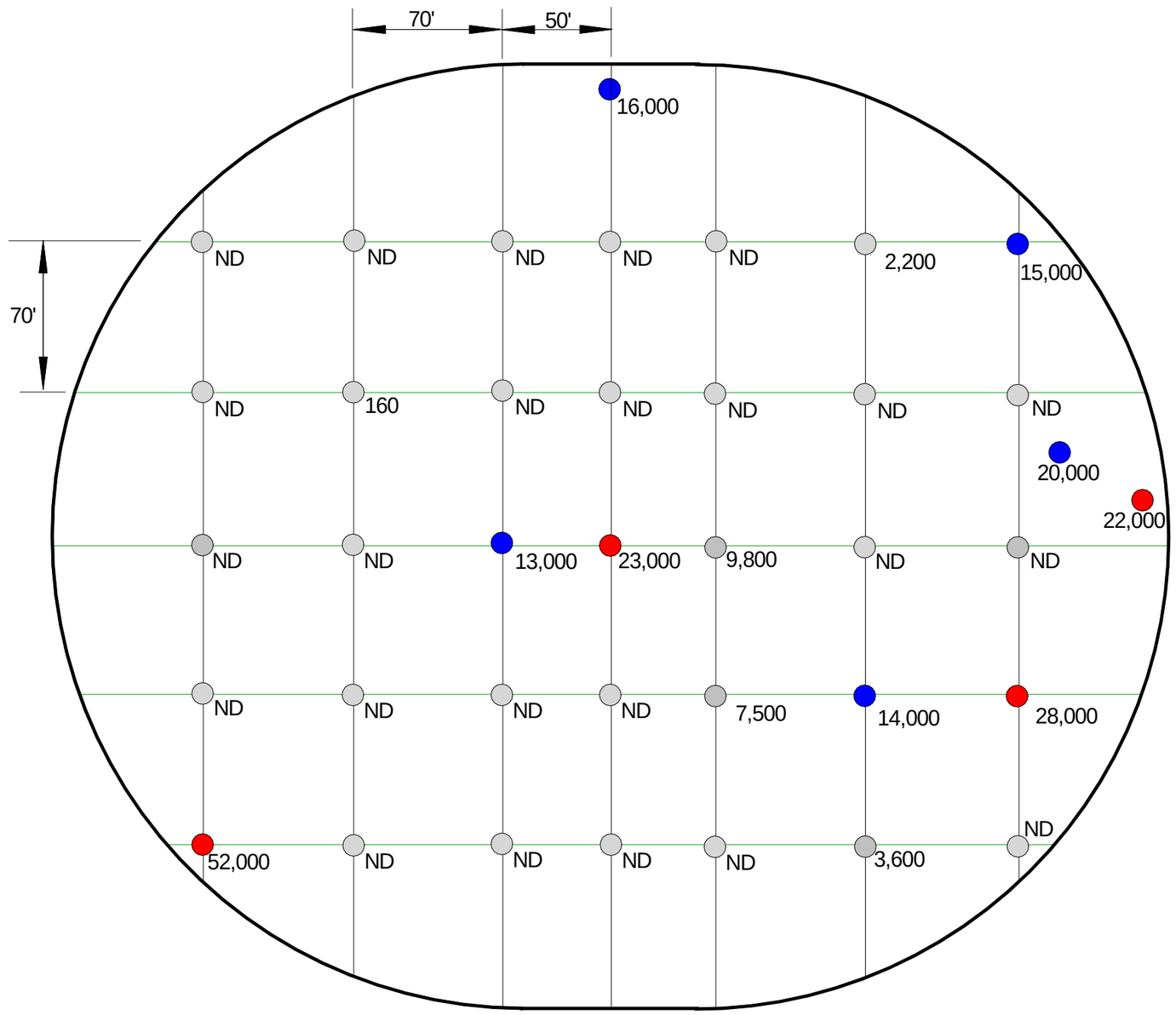
NORTH

Approximate Scale

0 30' 60'

Figure 25
Reservoir 1
TPHd Concentrations Beneath Concrete Floor

Former Kast Property Tank Farm
Carson, CA 90744



WATERSTONE ENVIRONMENTAL, INC.
2936 E. CORONADO ST.
ANAHEIM, CALIFORNIA 92806

Drawn By: EG	Project No: 12-219
Approved By: JVD	Date: 1/6/2014

Legend

Sample Location

18,000 — TPHd Concentration in mg/kg*

- > 20,001 mg/kg
- 10,001 < 20,000 mg/kg
- ND < 10,000 mg/kg

*All TPHd analyzed by EPA Method 418.1 in mg/kg

Note: Data Summarized from Brown and Caldwell Report "Backfill and Final Project Completion Report, Reservoirs 1 and 2," dated October 1995

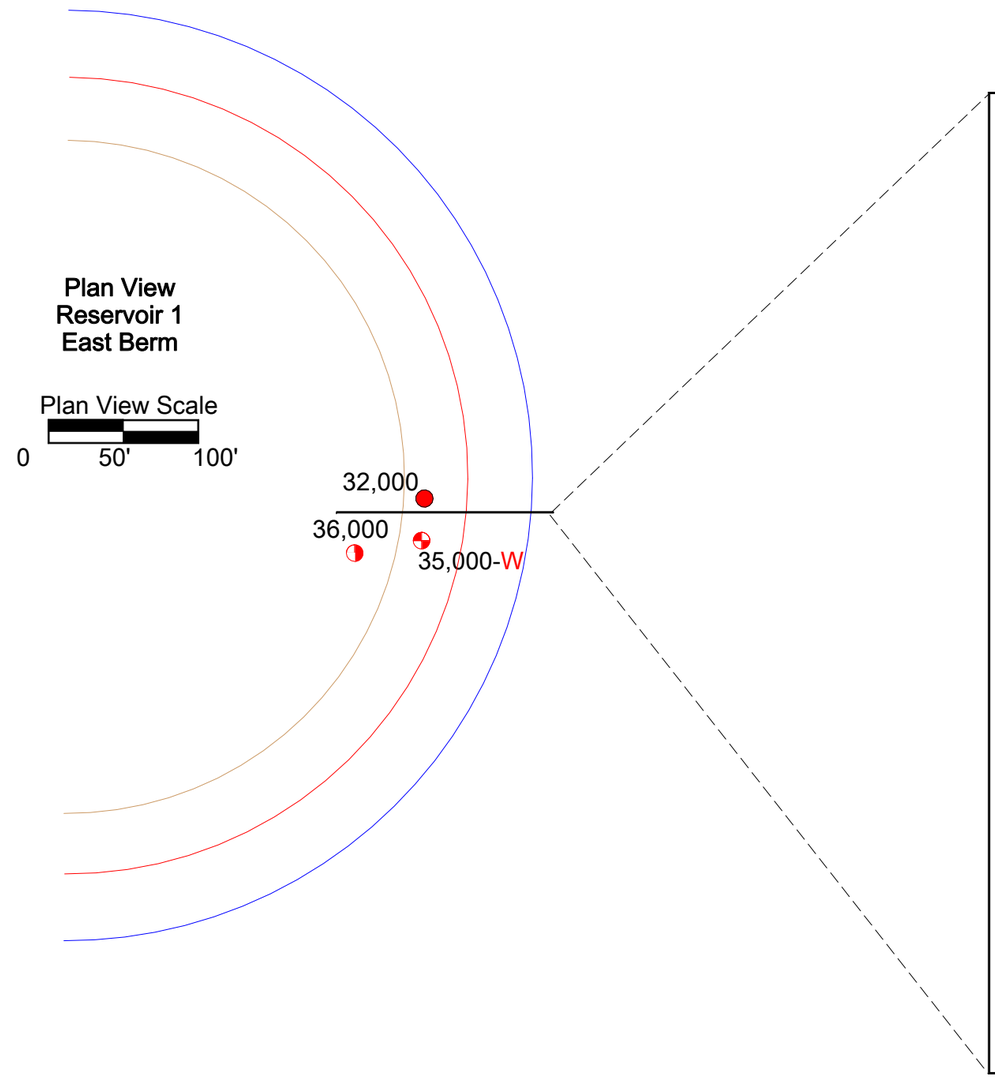
NORTH

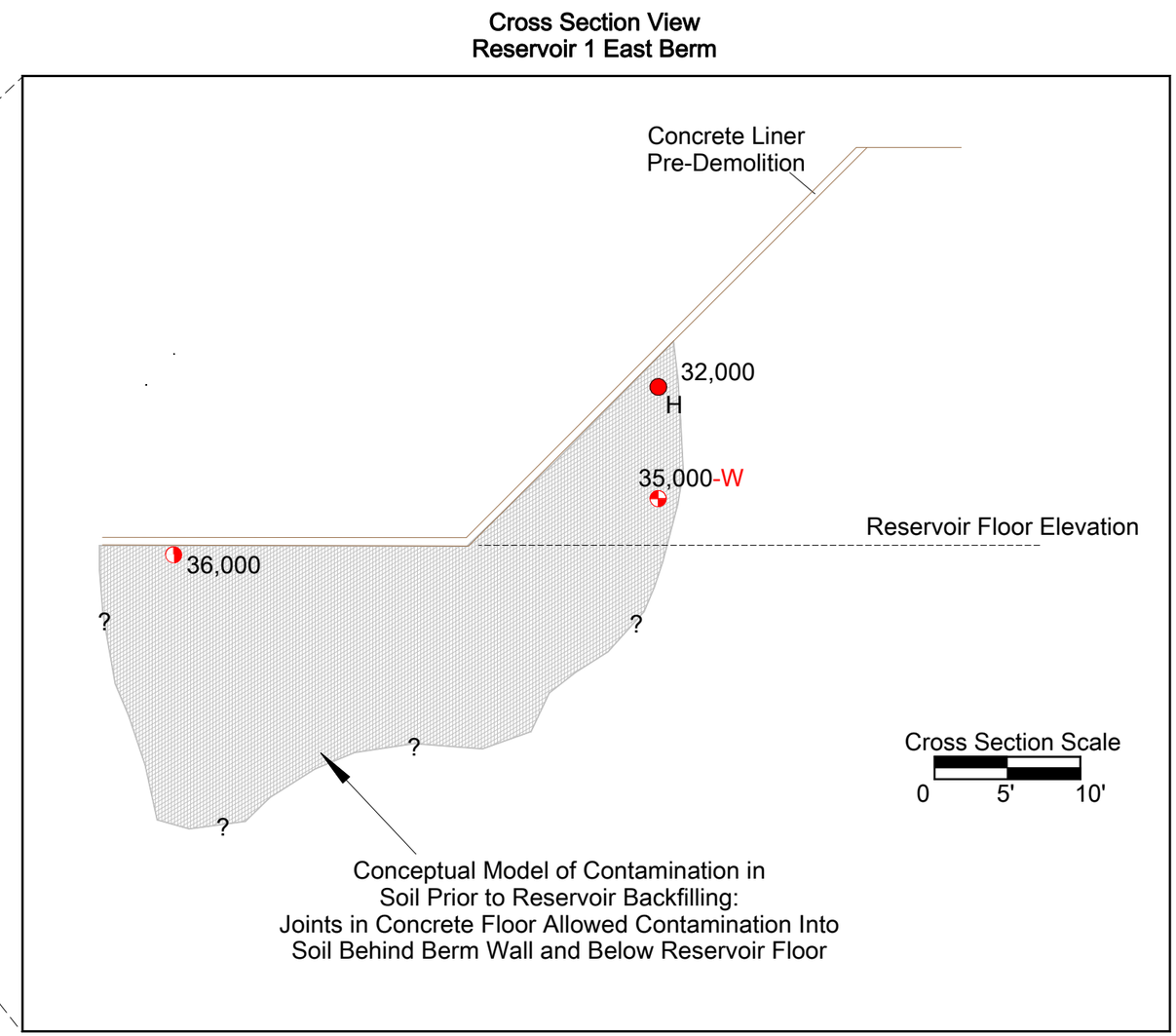
Approximate Scale

0 30' 60'

Figure 26
Reservoir 2
TPHd Concentrations Beneath Concrete Floor

Former Kast Property Tank Farm
Carson, CA 90744





Data from: -Brown and Caldwell, "Berm Material and Underlying Soil Characterization of Reservoirs 1 and 2," 1994. (TRPH in mg/kg)
-Brown and Caldwell, "Backfill and Final Project Completion," 1995. (TPHd in mg/kg)
-Brown and Caldwell, "Perimeter Investigation," 1996. (TPHd in mg/kg)

WATERSTONE ENVIRONMENTAL, INC.
2936 E. CORONADO ST.
ANAHEIM, CALIFORNIA 92806

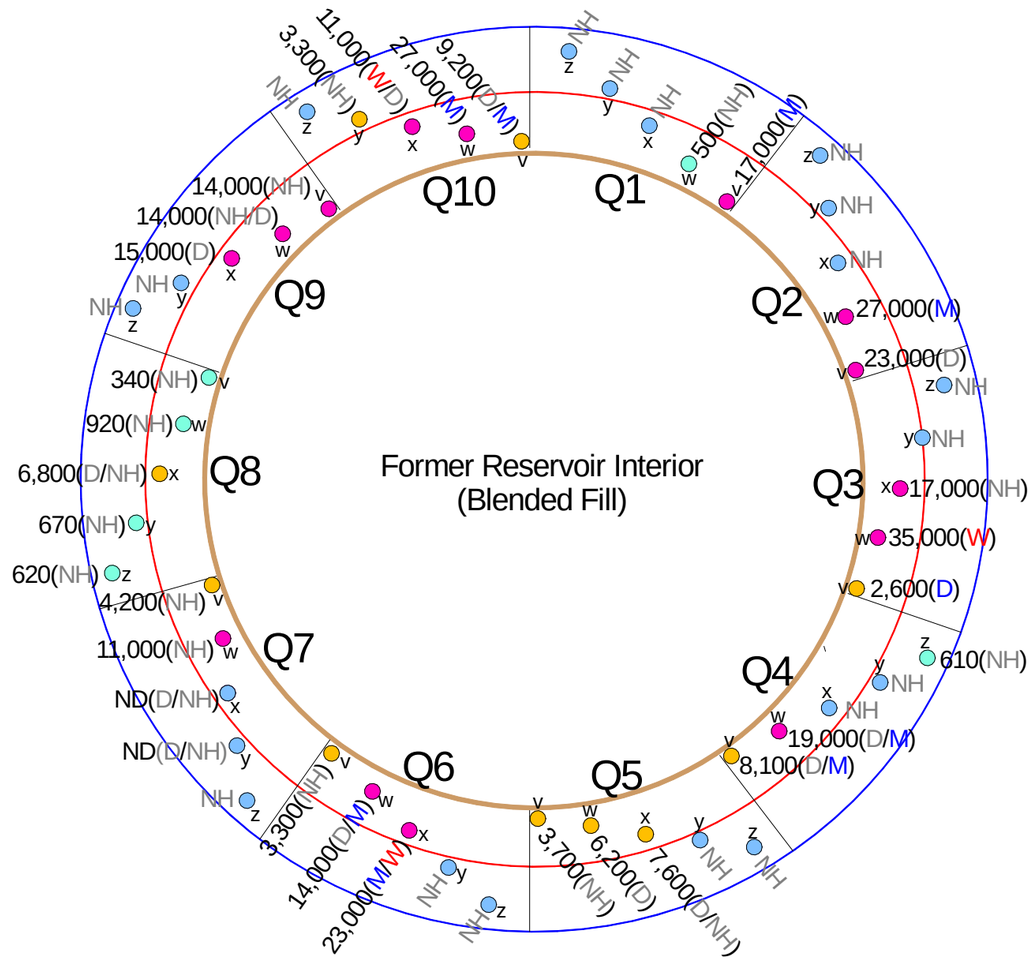
Drawn By: TCD	Project No: 12-219
Approved By: JVD	Date: 1/6/2014

Legend

- Approximate Boundary of Clay Liner
- Approximate Boundary of Perimeter Investigation
- Approximate Boundary of Clay Liner Extension
- 1994 Brown and Caldwell Sample Location
- 1995 Brown and Caldwell Sample Location
- 1996 Brown and Caldwell Sample Location
- W Wet with Hydrocarbons

Figure 27
Reservoir 1 East Berm
Contamination Data and Pattern

Former Kast Property Tank Farm
Carson, CA 90744



Note: Data from Brown and Caldwell "Perimeter Investigation Summary Report Former Reservoirs #1 and #2" dated April 24, 1996.

WATERSTONE ENVIRONMENTAL, INC.
2936 E. CORONADO ST.
ANAHEIM, CALIFORNIA 92806

Drawn By: TCD	Project No: 12-219
Approved By: JVD	Date: 1/6/2014

Legend

Visual Assessment of Hydrocarbon Content
- NH - No Hydrocarbon
- D - Damp
- M - Moist
- W - Wet

Q6 Section Number

Stratoprobe Boring Location

- Non-Detect
- <1,000 mg/kg
- >=1,000 to <10,000 mg/kg
- >=10,000 mg/kg

Approximate Boundary of Clay Liner

Approximate Boundary of Perimeter Investigation

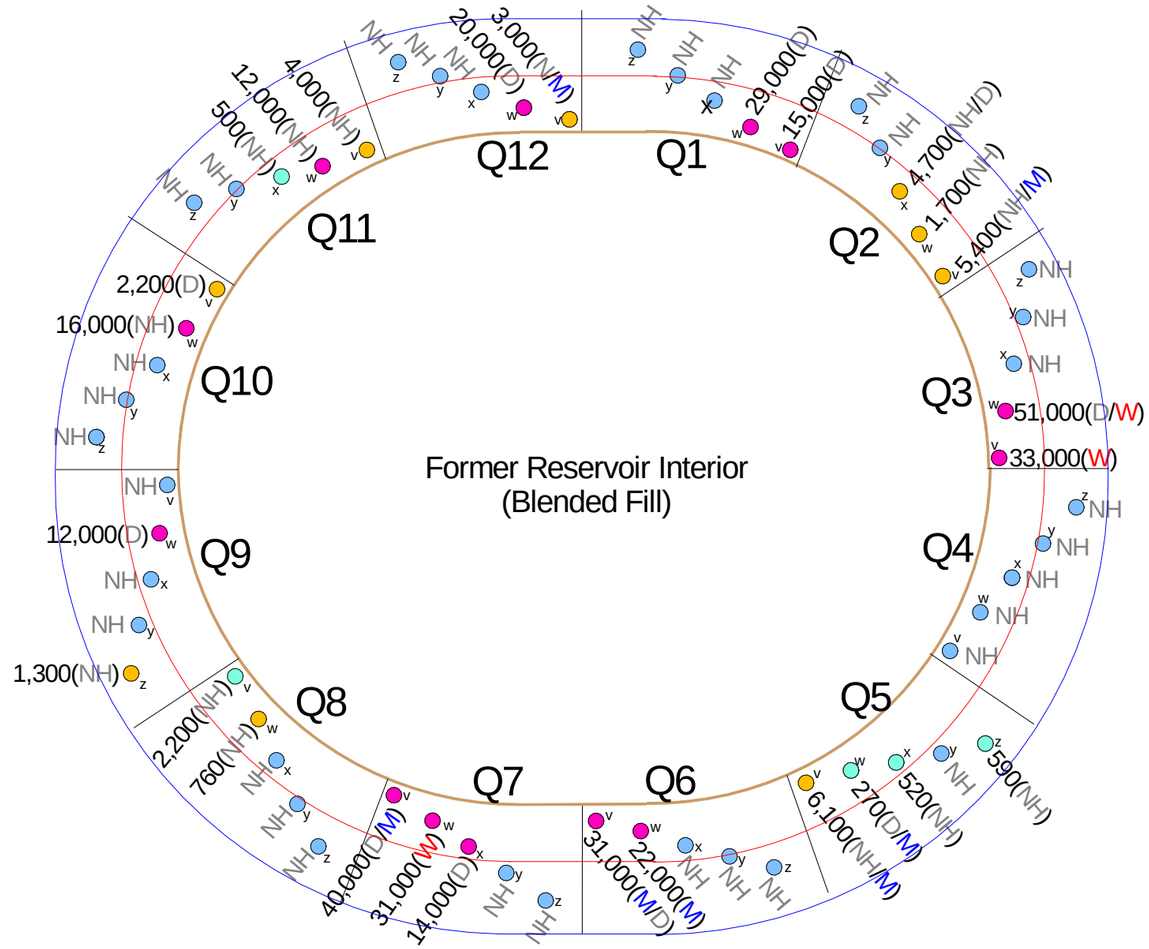
Approximate Boundary of Clay Liner Extension

NORTH

Approximate Scale
0 50' 100'

Figure 28
Reservoir 1 Cap Perimeter
Data and Observations at 2 feet bgs

Former Kast Property Tank Farm
Carson, CA 90744



Note: Data from Brown and Caldwell "Perimeter Investigation Summary Report Former Reservoirs #1 and #2" dated April 24, 1996.

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Drawn By: TCD	Project No: 12-219
Approved By: JVD	Date: 1/6/2014

Legend

Visual Assessment of Hydrocarbon Content
- NH - No Hydrocarbon
- D - Damp
- M - Moist
- W - Wet

Q6 Section Number

O_v Stratoprobe Boring Location

- Non-Detect
- <1,000 mg/kg
- >=1,000 to <10,000 mg/kg
- >=10,000 mg/kg

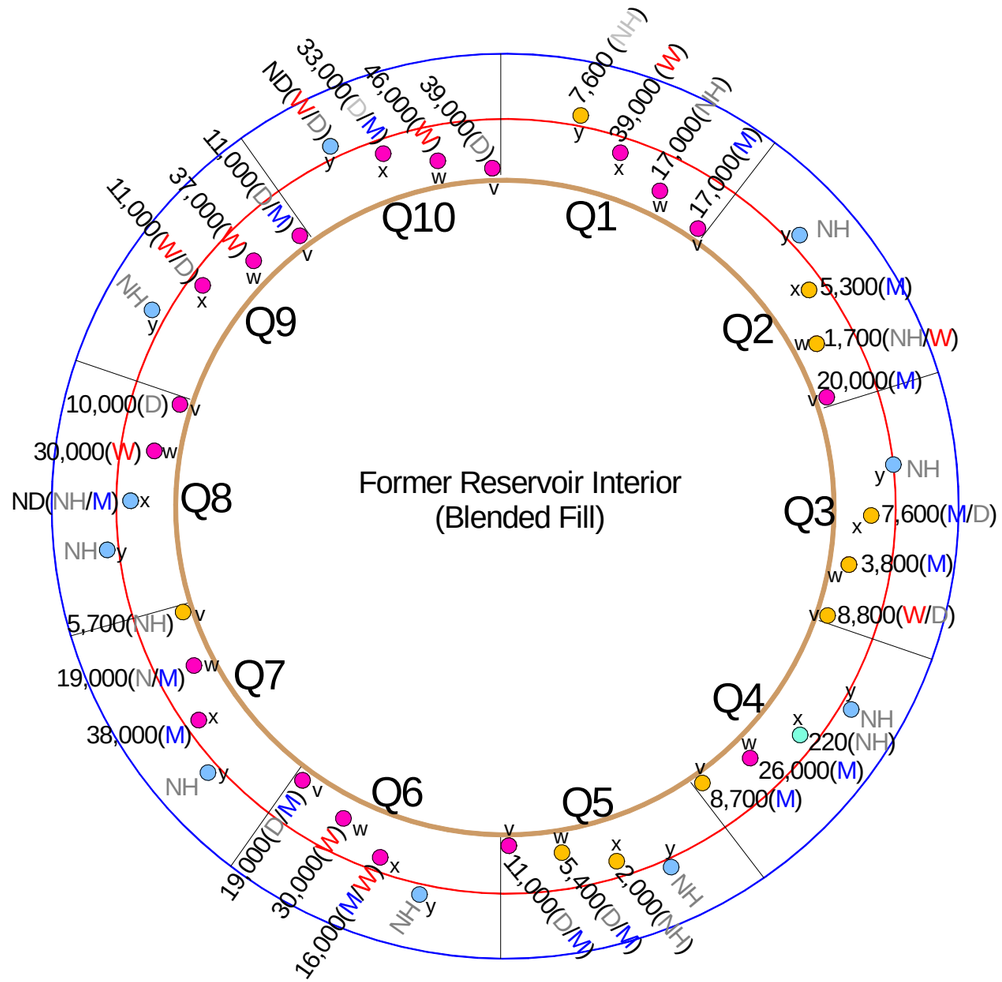
- Approximate Boundary of Clay Liner
- Approximate Boundary of Perimeter Investigation
- Approximate Boundary of Clay Liner Extension

NORTH

Approximate Scale
0 50' 100'

Figure 29
Reservoir 2 Cap Perimeter
Data and Observations at 2 feet bgs

Former Kast Property Tank Farm
Carson, CA 90744



Note: Data from Brown and Caldwell "Perimeter Investigation Summary Report Former Reservoirs #1 and #2" dated April 24, 1996.

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Legend

Visual Assessment of Hydrocarbon Content
- NH - No Hydrocarbon
- D - Damp
- M - Moist
- W - Wet

Q6 Section Number

O_v Stratoprobe Boring Location

- Non-Detect
- <1,000 mg/kg
- >=1,000 to <10,000 mg/kg
- >=10,000 mg/kg

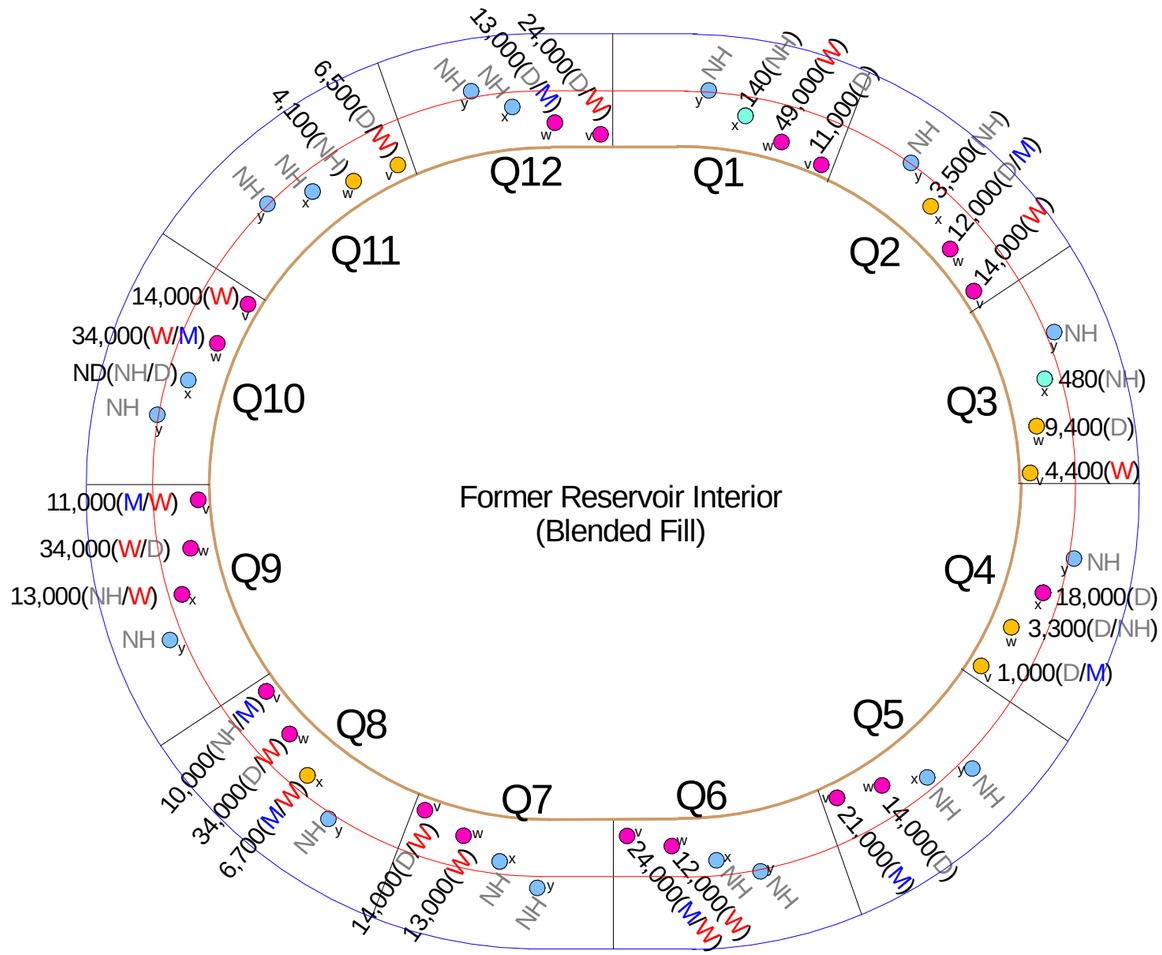
- Approximate Boundary of Clay Liner
- Approximate Boundary of Perimeter Investigation
- Approximate Boundary of Clay Liner Extension

NORTH

Approximate Scale
0 50' 100'

Figure 30
Reservoir 1 Cap Perimeter
Data and Observations at 5 feet bgs

Former Kast Property Tank Farm
Carson, CA 90744



Note: Data from Brown and Caldwell "Perimeter Investigation Summary Report Former Reservoirs #1 and #2" dated April 24, 1996.

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Legend

Visual Assessment of Hydrocarbon Content
- NH - No Hydrocarbon
- D - Damp
- M - Moist
- W - Wet

Q6 Section Number

Stratoprobe Boring Location

- Non-Detect
- <1,000 mg/kg
- >=1,000 to <10,000 mg/kg
- >=10,000 mg/kg

Approximate Boundary of Clay Liner

Approximate Boundary of Perimeter Investigation

Approximate Boundary of Clay Liner Extension

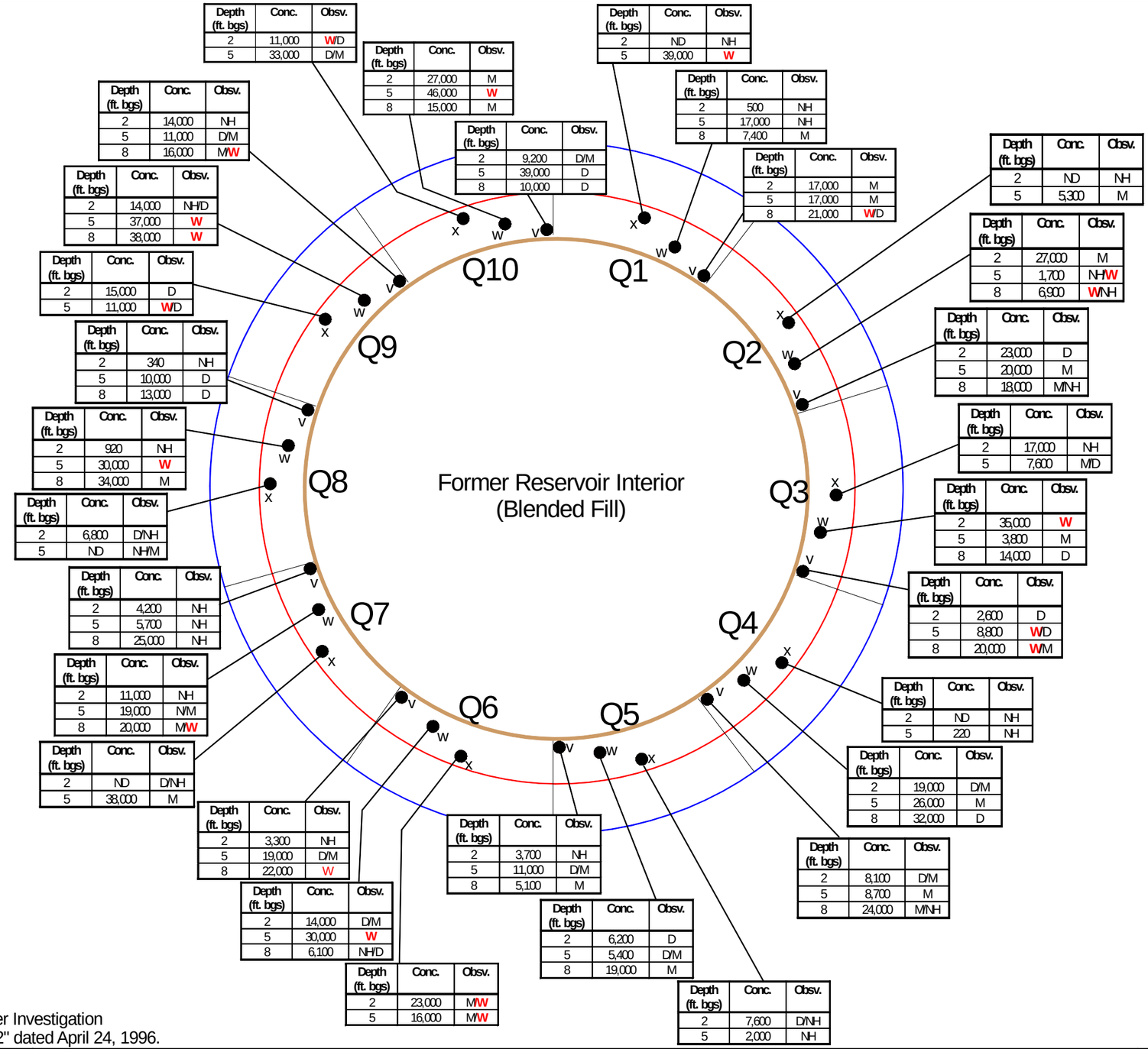
NORTH

Approximate Scale

0 50' 100'

Figure 31
Reservoir 2 Cap Perimeter
Data and Observations at 5 feet bgs

Former Kast Property Tank Farm
Carson, CA 90744



Depth (ft. bgs)	Conc.	Obsv.
2	11,000	W/D
5	33,000	D/M

Depth (ft. bgs)	Conc.	Obsv.
2	27,000	M
5	46,000	W
8	15,000	M

Depth (ft. bgs)	Conc.	Obsv.
2	ND	NH
5	39,000	W

Depth (ft. bgs)	Conc.	Obsv.
2	14,000	NH
5	11,000	D/M
8	16,000	M/W

Depth (ft. bgs)	Conc.	Obsv.
2	9,200	D/M
5	39,000	D
8	10,000	D

Depth (ft. bgs)	Conc.	Obsv.
2	500	NH
5	17,000	NH
8	7,400	M

Depth (ft. bgs)	Conc.	Obsv.
2	14,000	NH/D
5	37,000	W
8	38,000	W

Depth (ft. bgs)	Conc.	Obsv.
2	17,000	M
5	17,000	M
8	21,000	W/D

Depth (ft. bgs)	Conc.	Obsv.
2	ND	NH
5	5,300	M

Depth (ft. bgs)	Conc.	Obsv.
2	15,000	D
5	11,000	W/D

Depth (ft. bgs)	Conc.	Obsv.
2	27,000	M
5	1,700	NH/W
8	6,900	W/NH

Depth (ft. bgs)	Conc.	Obsv.
2	340	NH
5	10,000	D
8	13,000	D

Depth (ft. bgs)	Conc.	Obsv.
2	23,000	D
5	20,000	M
8	18,000	M/NH

Depth (ft. bgs)	Conc.	Obsv.
2	920	NH
5	30,000	W
8	34,000	M

Depth (ft. bgs)	Conc.	Obsv.
2	17,000	NH
5	7,600	M/D

Depth (ft. bgs)	Conc.	Obsv.
2	6,800	D/NH
5	ND	NH/M

Depth (ft. bgs)	Conc.	Obsv.
2	35,000	W
5	3,800	M
8	14,000	D

Depth (ft. bgs)	Conc.	Obsv.
2	4,200	NH
5	5,700	NH
8	25,000	NH

Depth (ft. bgs)	Conc.	Obsv.
2	2,600	D
5	8,800	W/D
8	20,000	W/M

Depth (ft. bgs)	Conc.	Obsv.
2	11,000	NH
5	19,000	NM
8	20,000	M/W

Depth (ft. bgs)	Conc.	Obsv.
2	ND	NH
5	220	NH

Depth (ft. bgs)	Conc.	Obsv.
2	ND	D/NH
5	38,000	M

Depth (ft. bgs)	Conc.	Obsv.
2	19,000	D/M
5	26,000	M
8	32,000	D

Depth (ft. bgs)	Conc.	Obsv.
2	3,300	NH
5	19,000	D/M
8	22,000	W

Depth (ft. bgs)	Conc.	Obsv.
2	3,700	NH
5	11,000	D/M
8	5,100	M

Depth (ft. bgs)	Conc.	Obsv.
2	8,100	D/M
5	8,700	M
8	24,000	M/NH

Depth (ft. bgs)	Conc.	Obsv.
2	14,000	D/M
5	30,000	W
8	6,100	NH/D

Depth (ft. bgs)	Conc.	Obsv.
2	6,200	D
5	5,400	D/M
8	19,000	M

Depth (ft. bgs)	Conc.	Obsv.
2	23,000	M/W
5	16,000	M/W

Depth (ft. bgs)	Conc.	Obsv.
2	7,600	D/NH
5	2,000	NH

Note: Data from Brown and Caldwell "Perimeter Investigation Summary Report Former Reservoirs #1 and #2" dated April 24, 1996.

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Legend

Visual Assessment of Hydrocarbon Content
NH - No Hydrocarbon
D - Damp
M - Moist
W - Wet

Q6 Section Number
●v Stratoprobe Boring Location

Conc. = Concentration
Obsv. = Observation

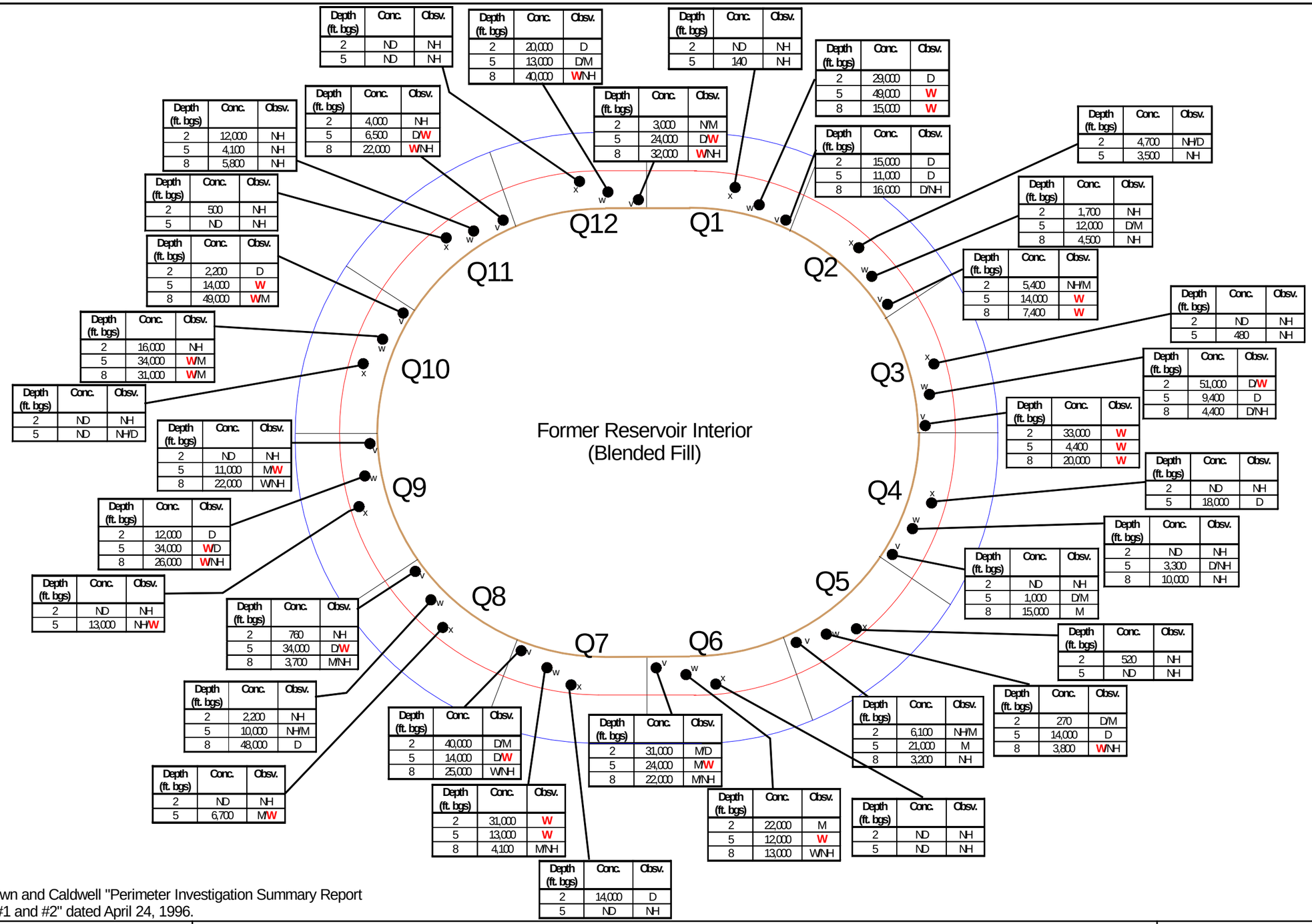
Approximate Boundary of Clay Liner
Approximate Boundary of Perimeter Investigation
Approximate Boundary of Clay Liner Extension

NORTH

Approximate Scale
0 50' 100'

Figure 32
Reservoir 1 Cap Perimeter Data and Observations at the v, w and x Sample Locations

Former Kast Property Tank Farm
Carson, CA 90744



Depth (ft. bgs)	Conc.	Obsv.
2	ND	NH
5	ND	NH

Depth (ft. bgs)	Conc.	Obsv.
2	20,000	D
5	13,000	D/M
8	40,000	W/NH

Depth (ft. bgs)	Conc.	Obsv.
2	ND	NH
5	140	NH

Depth (ft. bgs)	Conc.	Obsv.
2	29,000	D
5	49,000	W
8	15,000	W

Depth (ft. bgs)	Conc.	Obsv.
2	12,000	NH
5	4,100	NH
8	5,800	NH

Depth (ft. bgs)	Conc.	Obsv.
2	4,000	NH
5	6,500	D/W
8	22,000	W/NH

Depth (ft. bgs)	Conc.	Obsv.
2	3,000	N/M
5	24,000	D/W
8	32,000	W/NH

Depth (ft. bgs)	Conc.	Obsv.
2	15,000	D
5	11,000	D
8	16,000	D/NH

Depth (ft. bgs)	Conc.	Obsv.
2	4,700	NH/D
5	3,500	NH

Depth (ft. bgs)	Conc.	Obsv.
2	500	NH
5	ND	NH

Depth (ft. bgs)	Conc.	Obsv.
2	1,700	NH
5	12,000	D/M
8	4,500	NH

Depth (ft. bgs)	Conc.	Obsv.
2	2,200	D
5	14,000	W
8	49,000	W/M

Depth (ft. bgs)	Conc.	Obsv.
2	5,400	NH/M
5	14,000	W
8	7,400	W

Depth (ft. bgs)	Conc.	Obsv.
2	ND	NH
5	480	NH

Depth (ft. bgs)	Conc.	Obsv.
2	16,000	NH
5	34,000	W/M
8	31,000	W/M

Depth (ft. bgs)	Conc.	Obsv.
2	51,000	D/W
5	9,400	D
8	4,400	D/NH

Depth (ft. bgs)	Conc.	Obsv.
2	ND	NH
5	ND	NH/D

Depth (ft. bgs)	Conc.	Obsv.
2	33,000	W
5	4,400	W
8	20,000	W

Depth (ft. bgs)	Conc.	Obsv.
2	ND	NH
5	11,000	M/W
8	22,000	W/NH

Depth (ft. bgs)	Conc.	Obsv.
2	ND	NH
5	18,000	D

Depth (ft. bgs)	Conc.	Obsv.
2	12,000	D
5	34,000	W/D
8	26,000	W/NH

Depth (ft. bgs)	Conc.	Obsv.
2	ND	NH
5	3,300	D/NH
8	10,000	NH

Depth (ft. bgs)	Conc.	Obsv.
2	ND	NH
5	1,000	D/M
8	15,000	M

Depth (ft. bgs)	Conc.	Obsv.
2	ND	NH
5	13,000	NH/W

Depth (ft. bgs)	Conc.	Obsv.
2	760	NH
5	34,000	D/W
8	3,700	M/NH

Depth (ft. bgs)	Conc.	Obsv.
2	520	NH
5	ND	NH

Depth (ft. bgs)	Conc.	Obsv.
2	2,200	NH
5	10,000	NH/M
8	48,000	D

Depth (ft. bgs)	Conc.	Obsv.
2	270	D/M
5	14,000	D
8	3,800	W/NH

Depth (ft. bgs)	Conc.	Obsv.
2	6,100	NH/M
5	21,000	M
8	3,200	NH

Depth (ft. bgs)	Conc.	Obsv.
2	40,000	D/M
5	14,000	D/W
8	25,000	W/NH

Depth (ft. bgs)	Conc.	Obsv.
2	31,000	M/D
5	24,000	M/W
8	22,000	M/NH

Depth (ft. bgs)	Conc.	Obsv.
2	ND	NH
5	6,700	M/W

Depth (ft. bgs)	Conc.	Obsv.
2	31,000	W
5	13,000	W
8	4,100	M/NH

Depth (ft. bgs)	Conc.	Obsv.
2	22,000	M
5	12,000	W
8	13,000	W/NH

Depth (ft. bgs)	Conc.	Obsv.
2	ND	NH
5	ND	NH

Depth (ft. bgs)	Conc.	Obsv.
2	14,000	D
5	ND	NH

Note: Data from Brown and Caldwell "Perimeter Investigation Summary Report Former Reservoirs #1 and #2" dated April 24, 1996.

WATERSTONE ENVIRONMENTAL, INC.
2936 E. CORONADO ST.
ANAHEIM, CALIFORNIA 92806

Drawn By: TCD	Project No: 12-219
Approved By: JVD	Date: 1/6/2014

Legend

Visual Assessment of Hydrocarbon Content
- NH - No Hydrocarbon
- D - Damp
- M - Moist
- W - Wet

Q6 Section Number

●v Stratoprobe Boring Location

Conc. = Concentration
Obsv. = Observation

Approximate Boundary of Clay Liner

Approximate Boundary of Perimeter Investigation

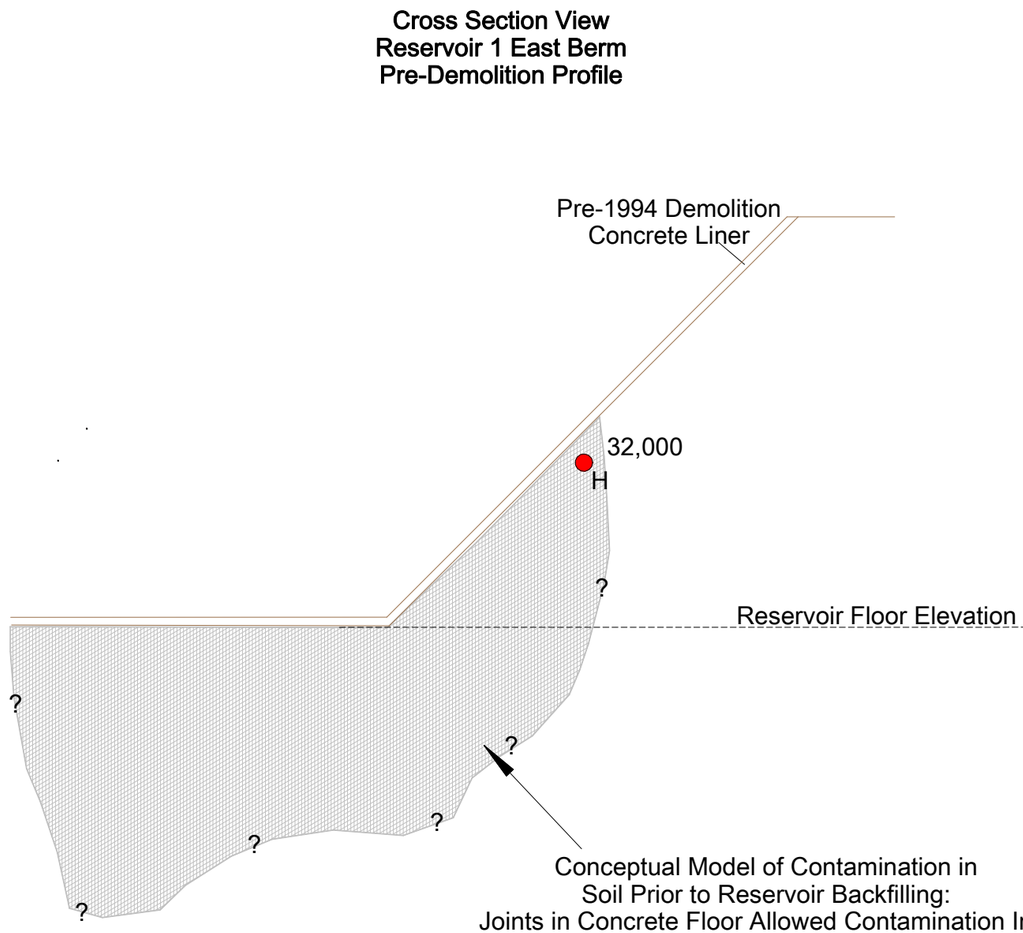
Approximate Boundary of Clay Liner Extension

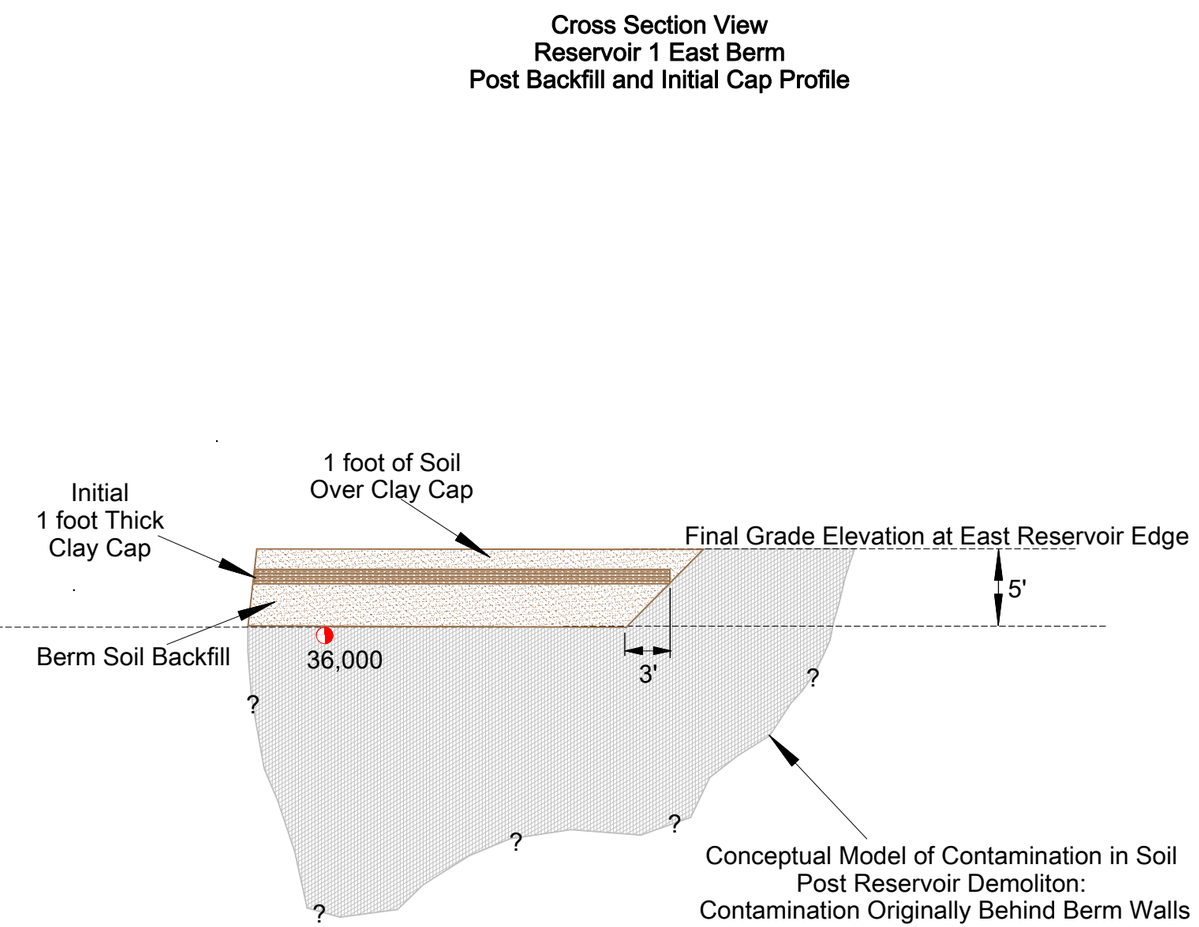
NORTH

Approximate Scale
0 50' 100'

Figure 33
Reservoir 2 - Cap Perimeter Data and Observations at the v, w and x Sample Locations

Former Kast Property Tank Farm
Carson, CA 90744





Data from: -Brown and Caldwell, "Berm Material and Underlying Soil Characterization of Reservoirs 1 and 2," 1994. (TRPH in mg/kg)
-Brown and Caldwell, "Backfill and Final Project Completion," 1995. (TPHd in mg/kg)

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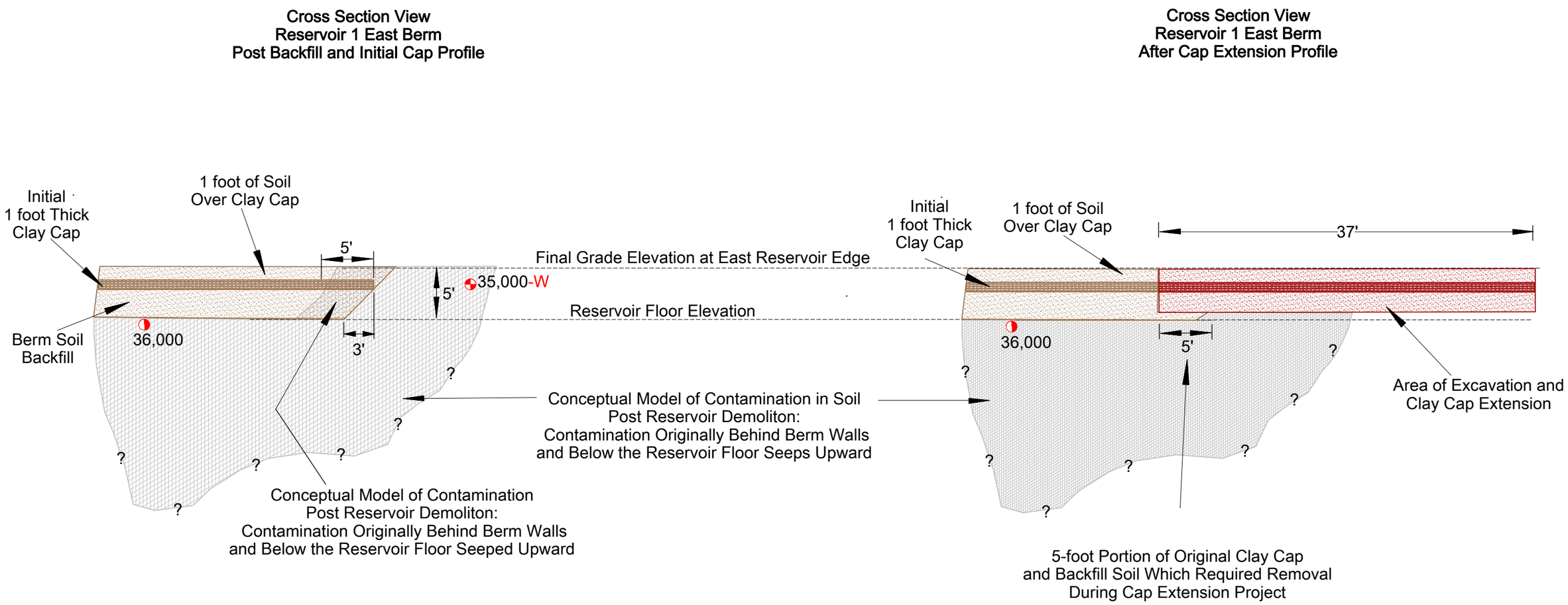
Legend
- 1994 Brown and Caldwell Sample Location
- 1995 Brown and Caldwell Sample Location

Figure 34
Reservoir 1 East Berm
Pre- and Post-Backfilling Profile

Former Kast Property Tank Farm
Carson, CA 90744



Data from: -Brown and Caldwell, "Backfill and Final Project Completion," 1995. (TPHd in mg/kg)
-Brown and Caldwell, "Perimeter Investigation," 1996. (TPHd in mg/kg)

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Approved By: JVD	Date: 1/6/2014

Legend

- 1995 Brown and Caldwell Sample Location
- 1996 Brown and Caldwell Sample Location
- W Wet with Hydrocarbons

Figure 35
Reservoir 1 East Berm
Pre- and Post-Cap Extension Profile

Former Kast Property Tank Farm
Carson, CA 90744

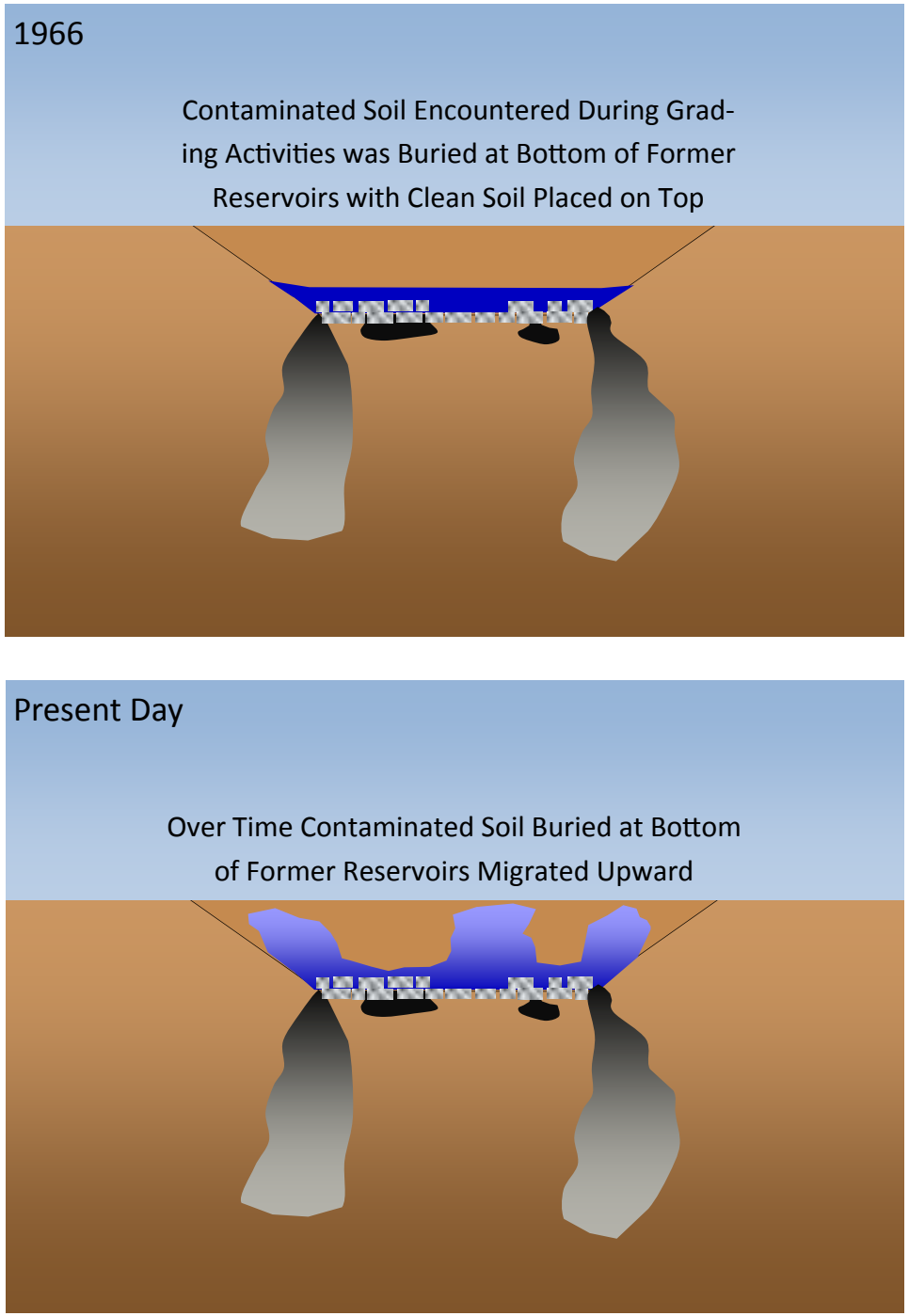

Figure 36
Contamination Scenario 1
(Considered but Rejected)

Former Kast Property Tank Farm
Carson, CA 90744

Legend

- Underground Portion of Former Reservoir
- Buried Concrete
- Contamination Under Concrete Floor of Former Reservoir
- Petroleum Hydrocarbons

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2936 E. CORONADO ST.
ANAHEIM, CALIFORNIA 92806

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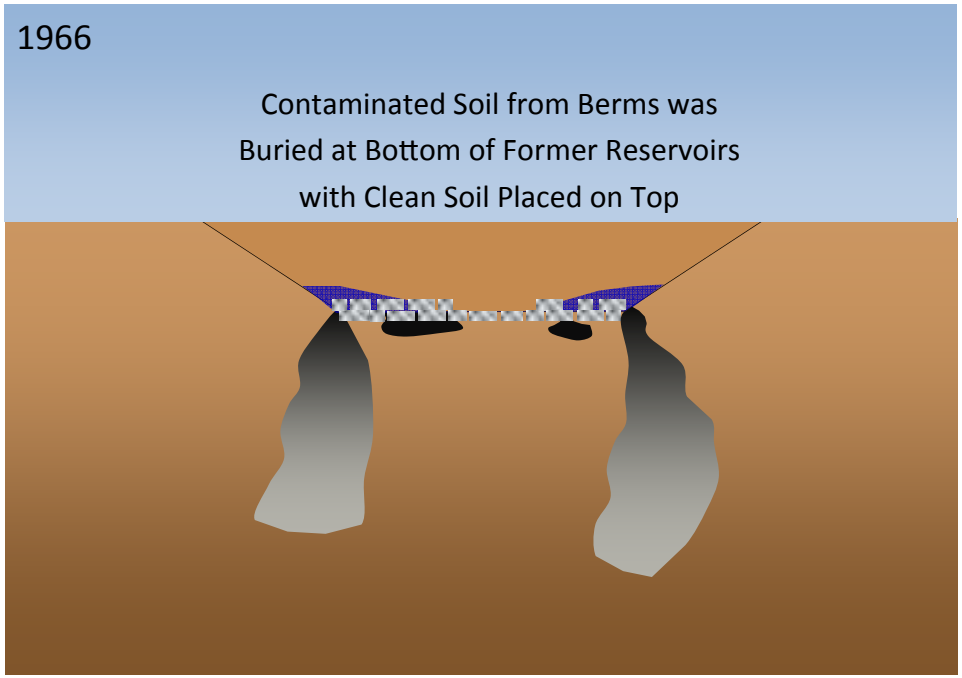
Approved By: JVD	Date: 1/6/2014



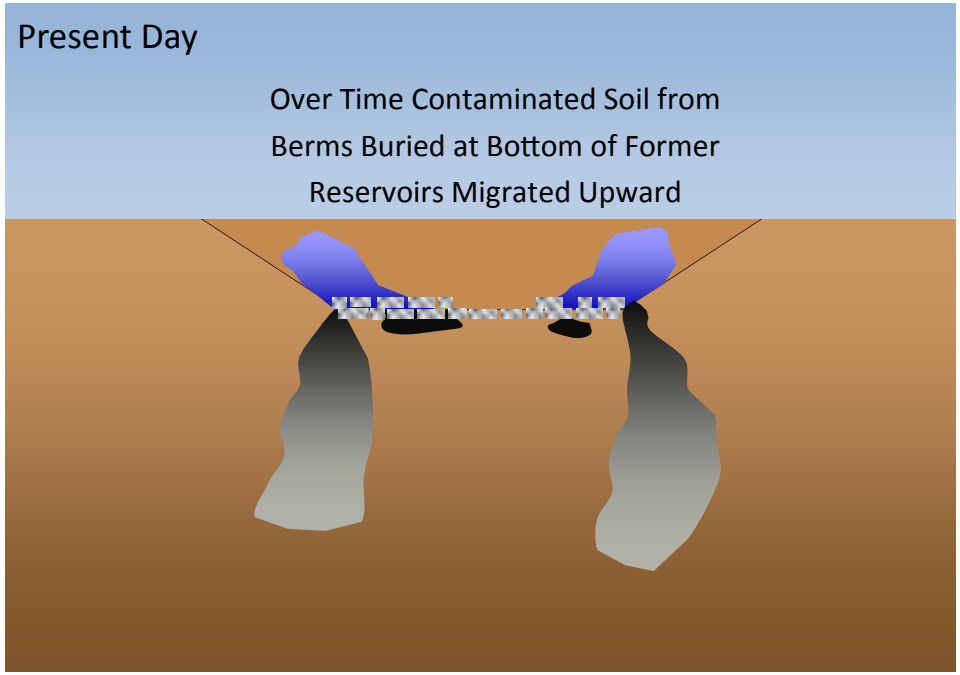


Figure 37
Contamination Scenario 2
(Considered but Rejected)

Former Kast Property Tank Farm
Carson, CA 90744

Legend

- Underground Portion of Former Reservoir
- Buried Concrete
- Contamination Under Concrete Floor of Former Reservoir
- Petroleum Hydrocarbons

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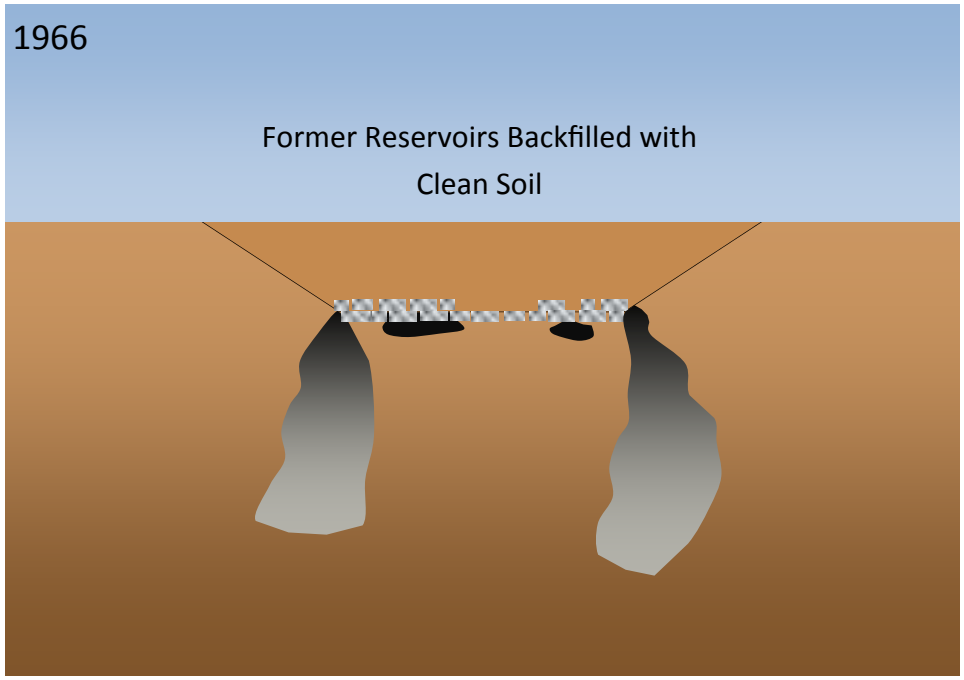

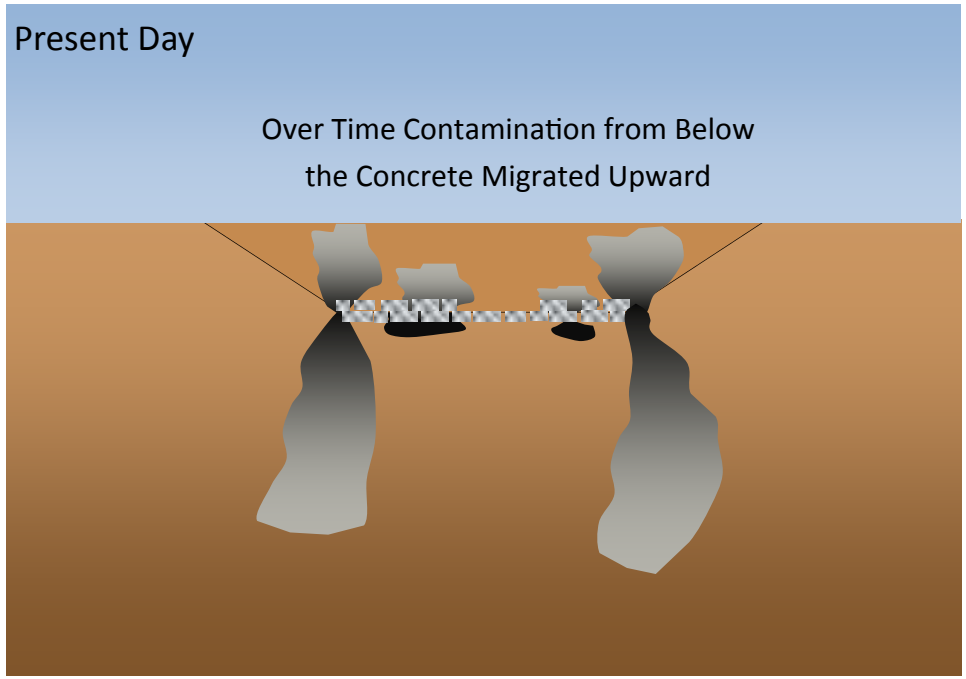

Figure 38
Contamination Scenario 3
(Considered and Accepted)

Former Kast Property Tank Farm
Carson, CA 90744

Legend

- Underground Portion of Former Reservoir
- Buried Concrete
- Contamination Under Concrete Floor of Former Reservoir

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2936 E. CORONADO ST.
ANAHEIM, CALIFORNIA 92806

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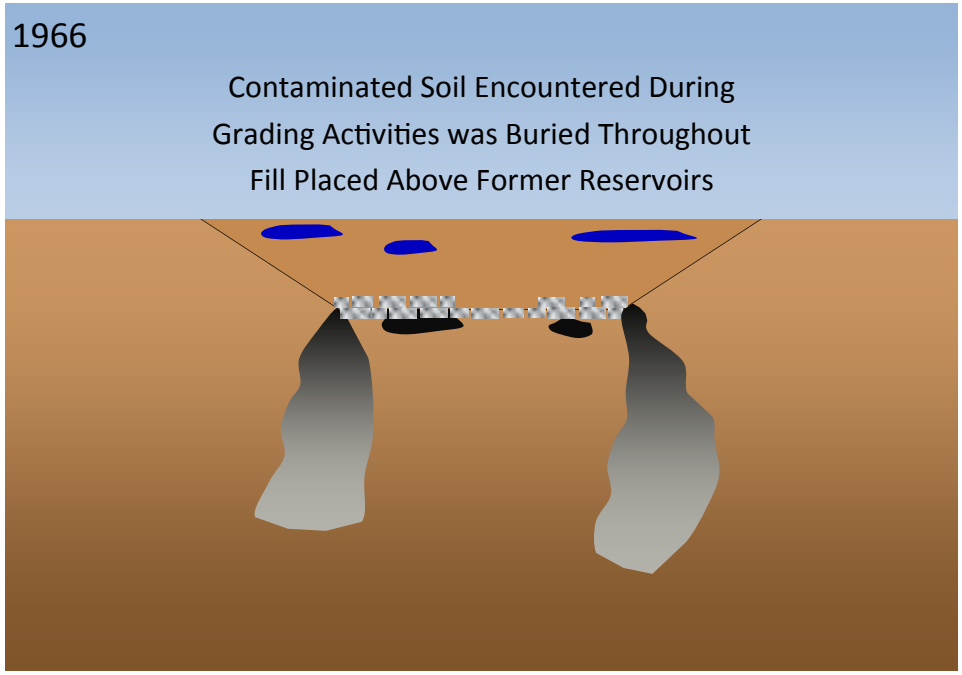

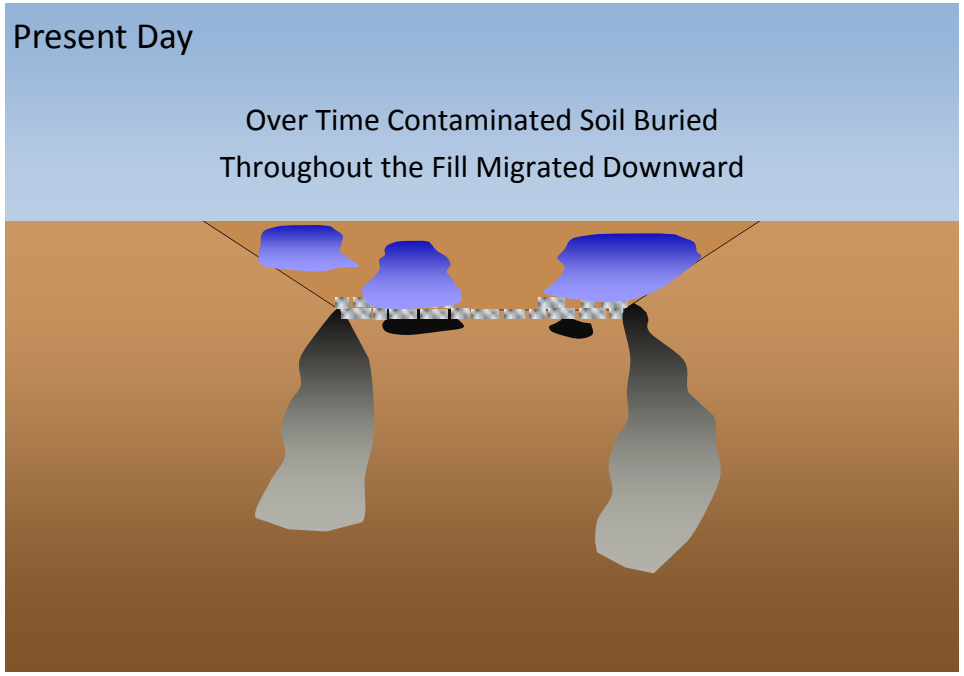

Figure 39
Contamination Scenario 4
(Considered but Rejected)

Former Kast Property Tank Farm
Carson, CA 90744

Legend

- Underground Portion of Former Reservoir
- Buried Concrete
- Contamination Under Concrete Floor of Former Reservoir
- Petroleum Hydrocarbons

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ANAHEIM, CALIFORNIA 92806

Drawn By: HLF	Project No: 12-219
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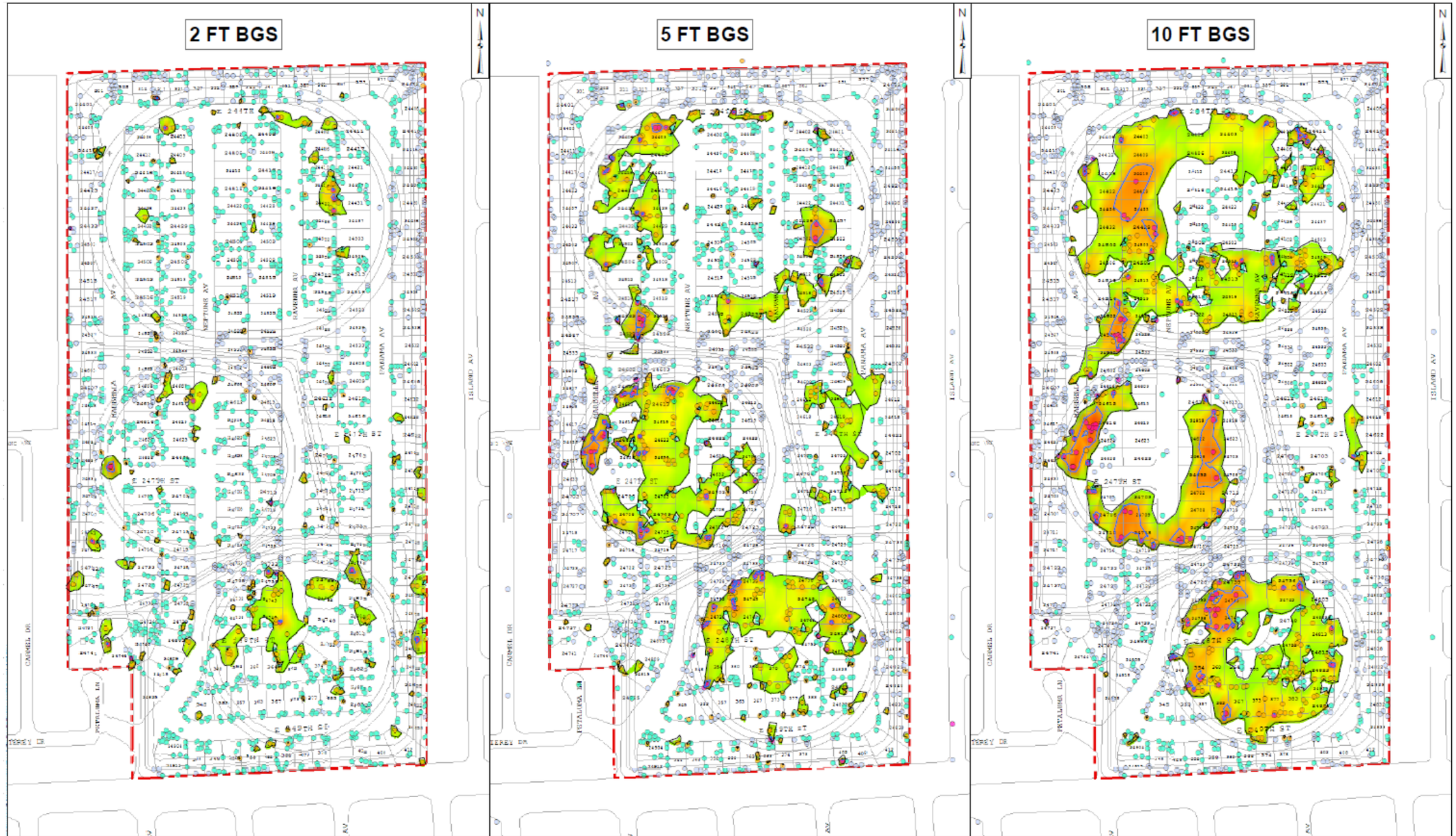

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2936 E. CORONADO ST.
ANAHEIM, CALIFORNIA 92806

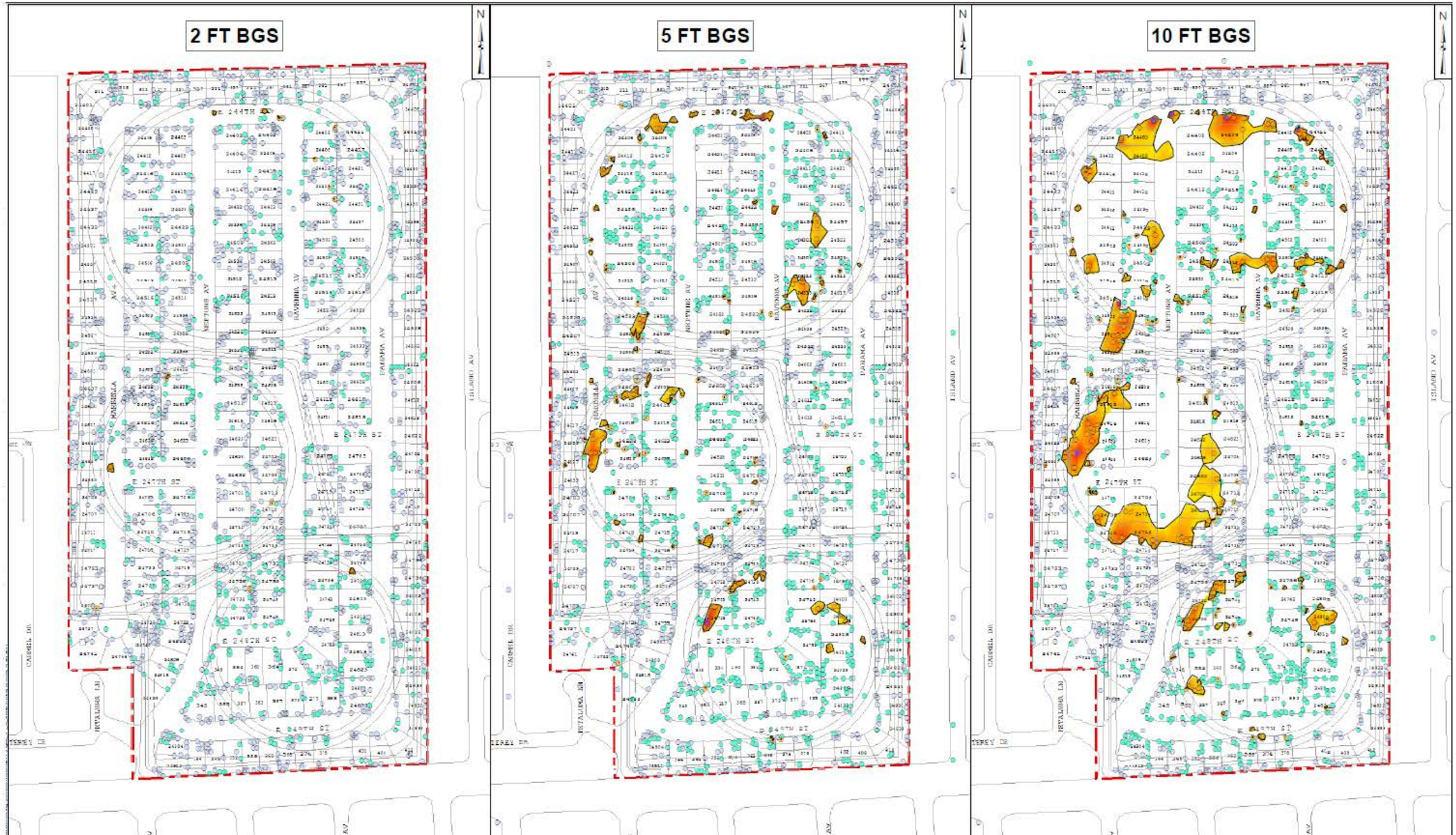
Drawn By: HLF	Project No: 12-219
Approved By: JVD	Date: 1/6/2014

Legend

Note: Figure adapted from Geosyntec Concentration Contour Maps, Figure 7, April 2011.

Figure 40
Geosyntec TPHd
Plume Maps

Former Kast Property Tank Farm
Carson, CA 90744



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ANAHEIM, CALIFORNIA 92806

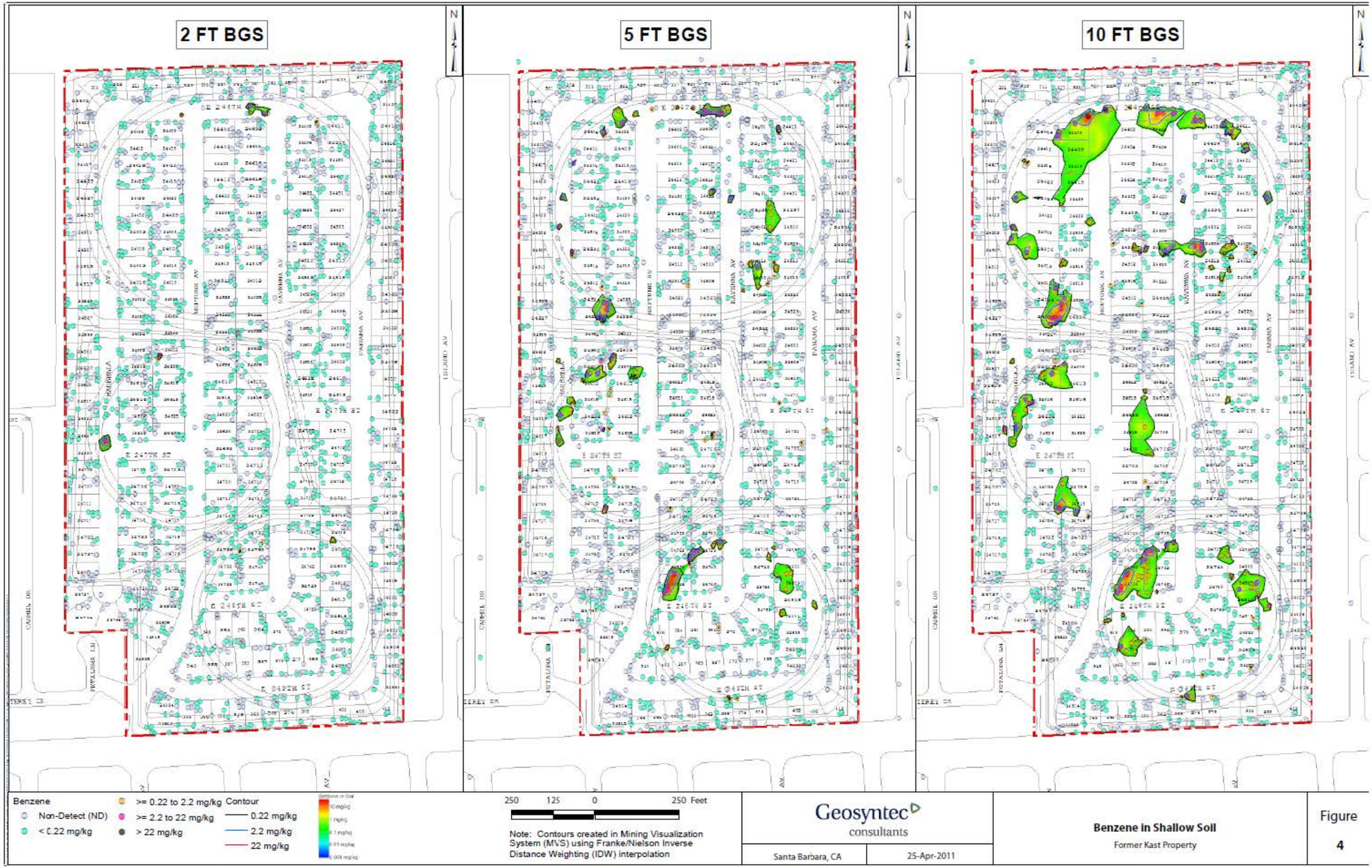
Drawn By: HLF	Project No: 12-219
Approved By: JVD	Date: 1/6/2014

Legend

Note: Figure adapted from Geosyntec Concentration Contour Maps, Figure 8, April 2011.

Figure 41
Geosyntec TPHg
Plume Maps

Former Kast Property Tank Farm
Carson, CA 90744



WATERSTONE ENVIRONMENTAL, INC.
2936 E. CORONADO ST.
ANAHEIM, CALIFORNIA 92806

Drawn By: HLF	Project No: 12-219
Approved By: JVD	Date: 1/6/2014

Legend

Note: Figure adapted from Geosyntec Concentration Contour Maps, Figure 4, April 2011.

Figure 42
Geosyntec Benzene Plume Maps

Former Kast Property Tank Farm
Carson, CA 90744

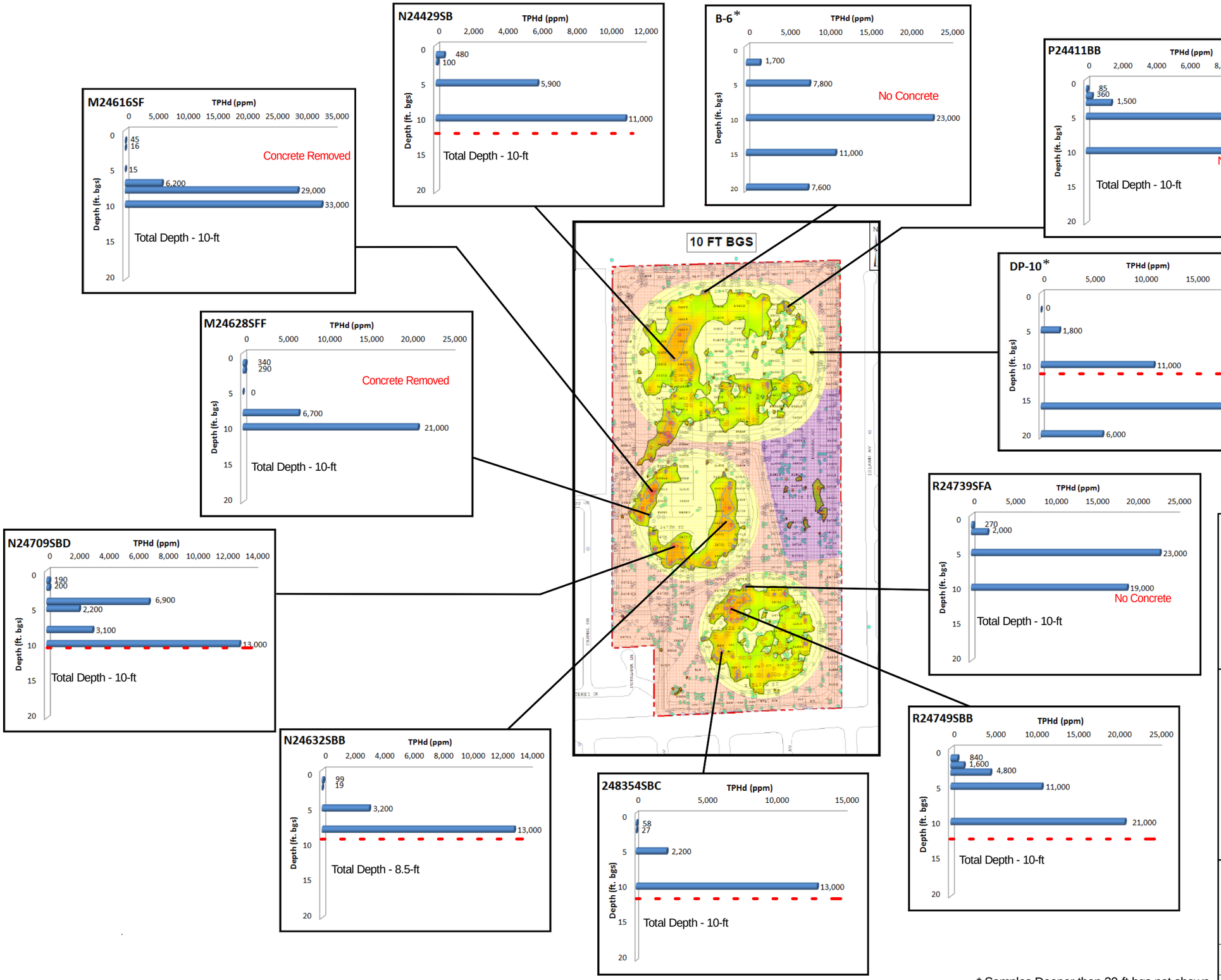


Figure 43
TPHd Concentration Profiles at Sample Locations Within Footprint of Former Reservoirs

Former Kast Property Tank Farm
Carson, CA 90744

Legend

- Approximate Depth of Buried Concrete
- Contamination Associated with Reservoirs
- Contamination Associated with Main Sump
- Contamination Associated with Pump House and Other Smaller Sumps and Ponds

WATERSTONE ENVIRONMENTAL, INC.
2936 E. CORONADO ST.
ANAHEIM, CALIFORNIA 92806

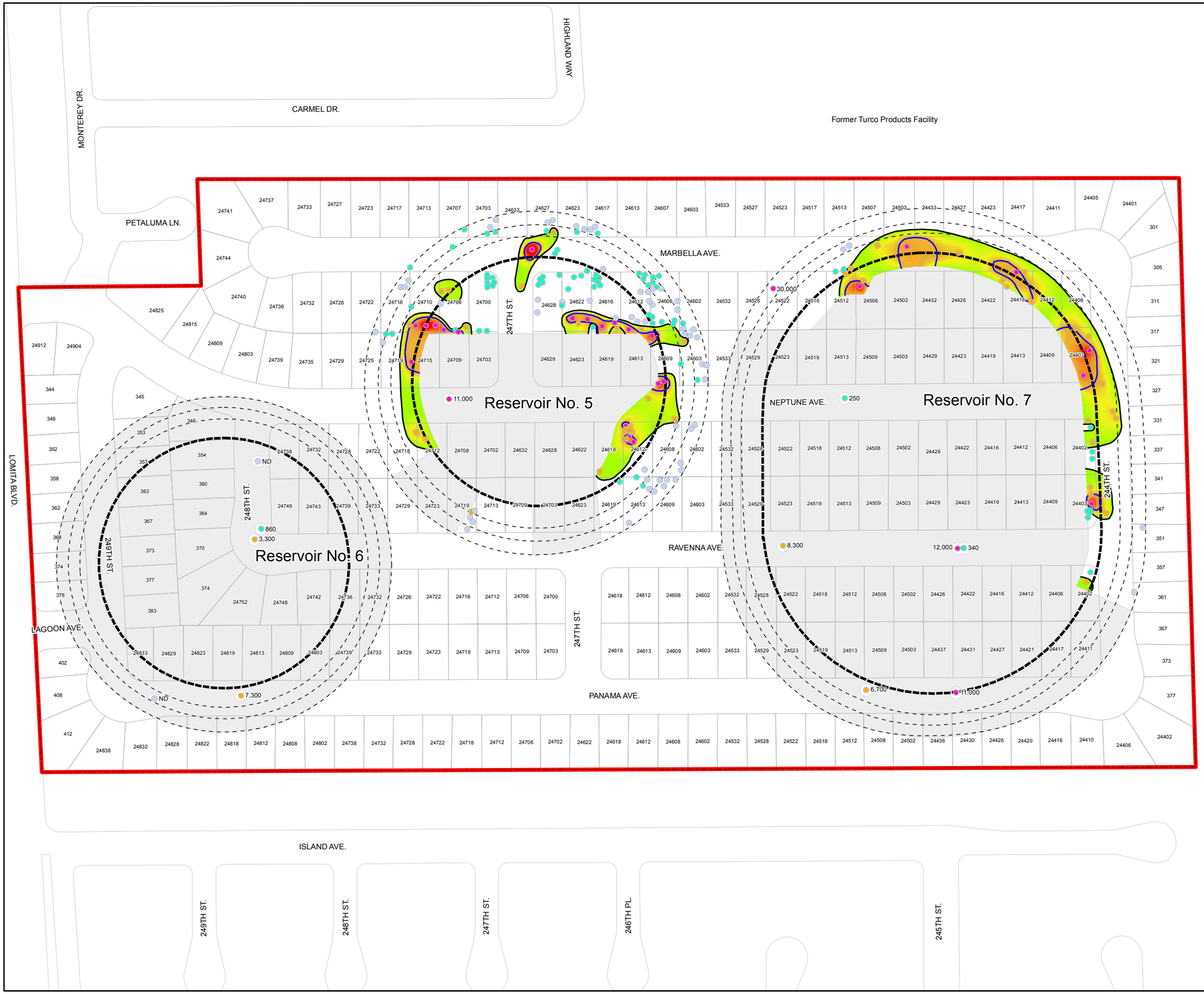
Drawn By: HLF	Project No: 12-219
Approved By: JVD	Date: 1/6/2014

* Samples Deeper than 20-ft bgs not shown

Note: Basemap adapted from Geosyntec Concentration Contour Maps, Figure 7, April 2011.

Figure 44
TPHd in Soil Above Former Reservoir Floor

Former Kast Property Tank Farm
Carson, CA 90744



Legend

TPH as Diesel

- Non-Detect (ND)
- <1,000 mg/kg
- >=1,000 to <10,000 mg/kg
- >=10,000 mg/kg

Contour

- 1,000 mg/kg
- 10,000 mg/kg
- Project Boundary
- Site Parcels
- Former Reservoir Berm
- Former Reservoir Floor
- No data available below reservoir floor for comparison (due to refusals or investigation boring depths)

40,000
10,000
1,000

250 TPH-diesel concentration (mg/kg) provided at isolated sample locations
mg/kg = milligrams per kilogram
TPH = Total Petroleum Hydrocarbons

Note: Floor and Berm locations are based on tract maps and grading plans submitted to LA County by Barclay, 1967-68.

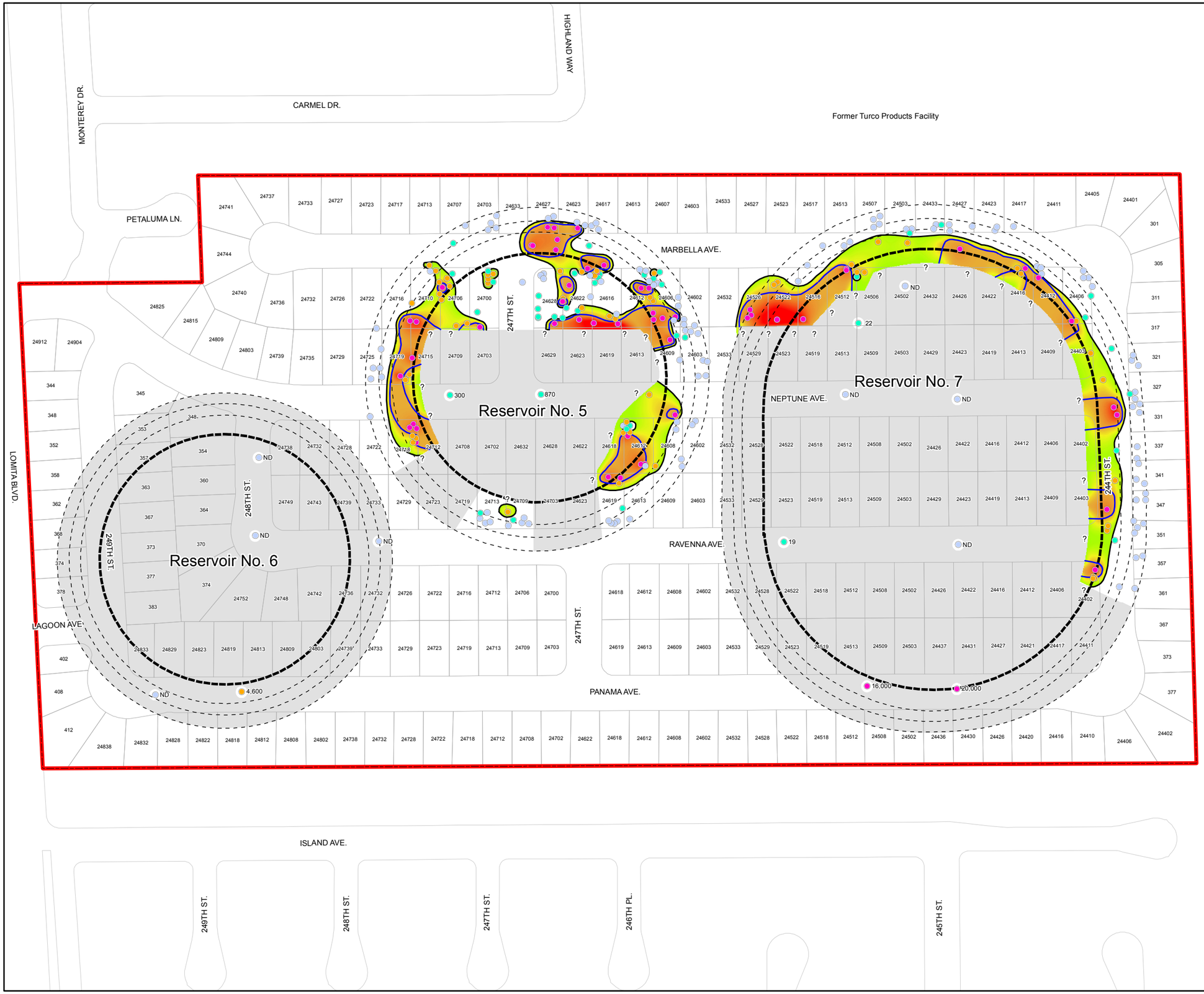
0 160 320 Feet

WATERSTONE ENVIRONMENTAL, INC
2936 E. CORONADO ST.
ANAHEIM, CALIFORNIA, 92806

Drafted By: MB	Project No: 12-219
Approved By: JVD	Date: 1/17/2014

Figure 45
TPHd in Soil Below Former Reservoir Floor

Former Kast Property Tank Farm
Carson, CA 90744



Legend

TPH as Diesel

- Non-Detect (ND)
- <1,000 mg/kg
- >=1,000 to <10,000 mg/kg
- >=10,000 mg/kg

Contour

- 1,000 mg/kg
- 10,000 mg/kg
- Project Boundary
- Site Parcels
- Former Reservoir Berm
- Former Reservoir Floor
- No data available below reservoir floor for comparison (due to refusals or investigation boring depths)

40,000
10,000
1,000

22 TPH-diesel concentration (mg/kg) provided at isolated sample locations

mg/kg = milligrams per kilogram
TPH = Total Petroleum Hydrocarbons

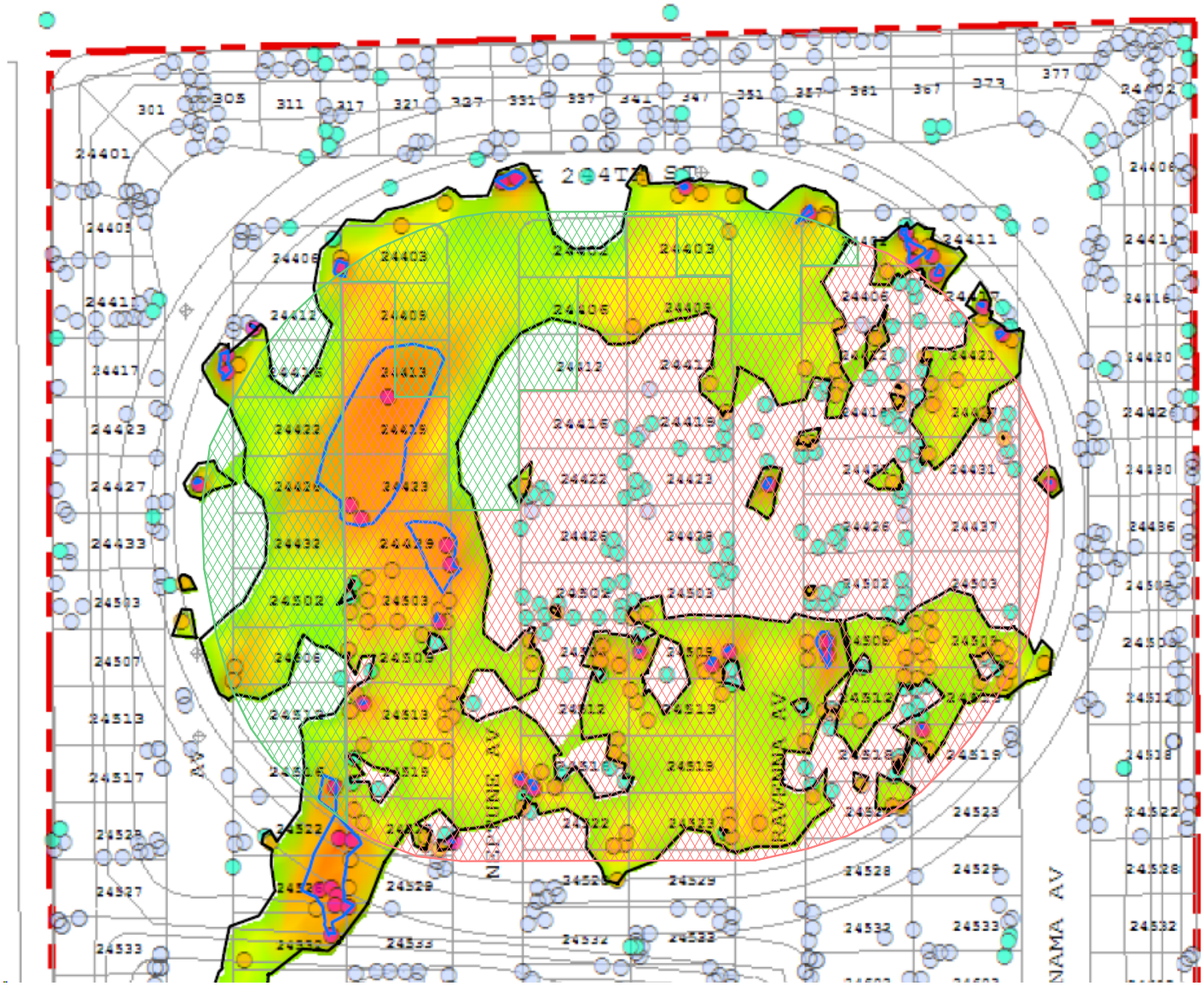
Note: Floor and Berm locations are based on tract maps and grading plans submitted to LA County by Barclay, 1967-68.

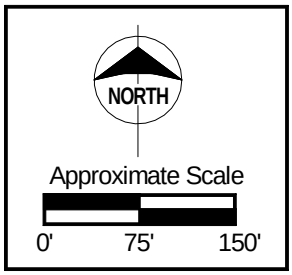
N

0 160 320 Feet

WATERSTONE ENVIRONMENTAL, INC
2936 E. CORONADO ST.
ANAHEIM, CALIFORNIA, 92806

Drafted By: MB	Project No: 12-219
Approved By: JVD	Date: 1/17/2014





WATERSTONE ENVIRONMENTAL, INC.
2936 E. CORONADO ST.
ANAHEIM, CALIFORNIA 92806

Drawn By: HLF	Project No: 12-219
Approved By: JVD	Date: 1/6/14

Legend

- Reservoir Floor Above 10-feet bgs
- Reservoir Floor Below 10-feet bgs

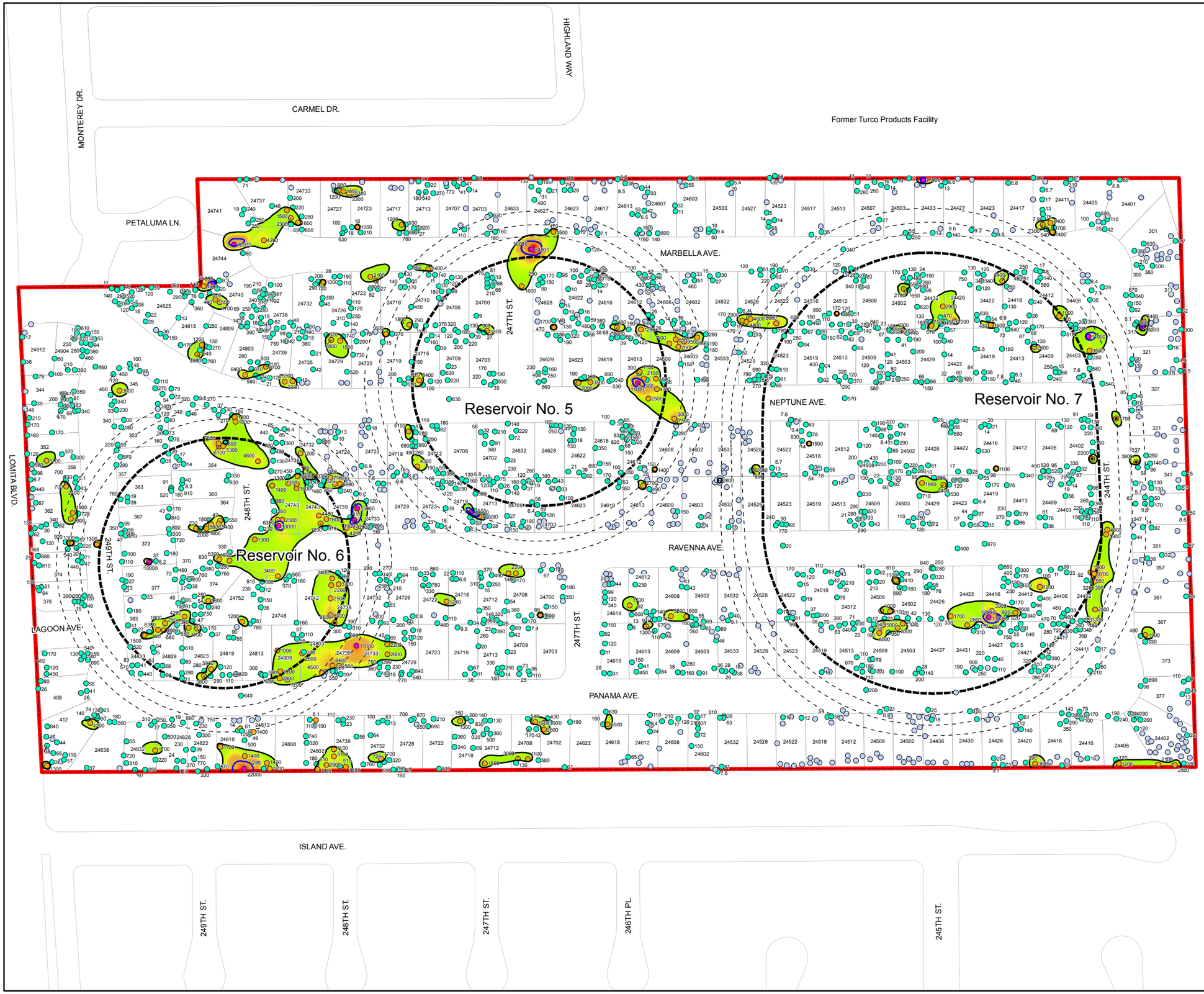
Note: Adapted from Geosyntec Concentration Contour Maps, Figure 7, April 2011.

Figure 46
Evaluation of Geosyntec Sampling Depths and Relationship To Reservoir Floors

Former Kast Property Tank Farm
Carson, CA 90744

Figure 47
TPHd in Soil at 2 Feet Below Ground Surface

Former Kast Property Tank Farm
Carson, CA 90744



Legend

Contour

- 1,000 mg/kg
- 10,000 mg/kg
- Non-Detect (ND)
- <1,000 mg/kg
- >=1,000 to <10,000 mg/kg
- >=10,000 mg/kg
- Project Boundary
- Former Reservoir Berm
- Former Reservoir Floor
- Site Parcels

40,000
10,000
1,000

Note: Floor and Berm locations are based on tract maps and grading plans submitted to LA County by Barclay, 1967-68.
(Image Rectification)

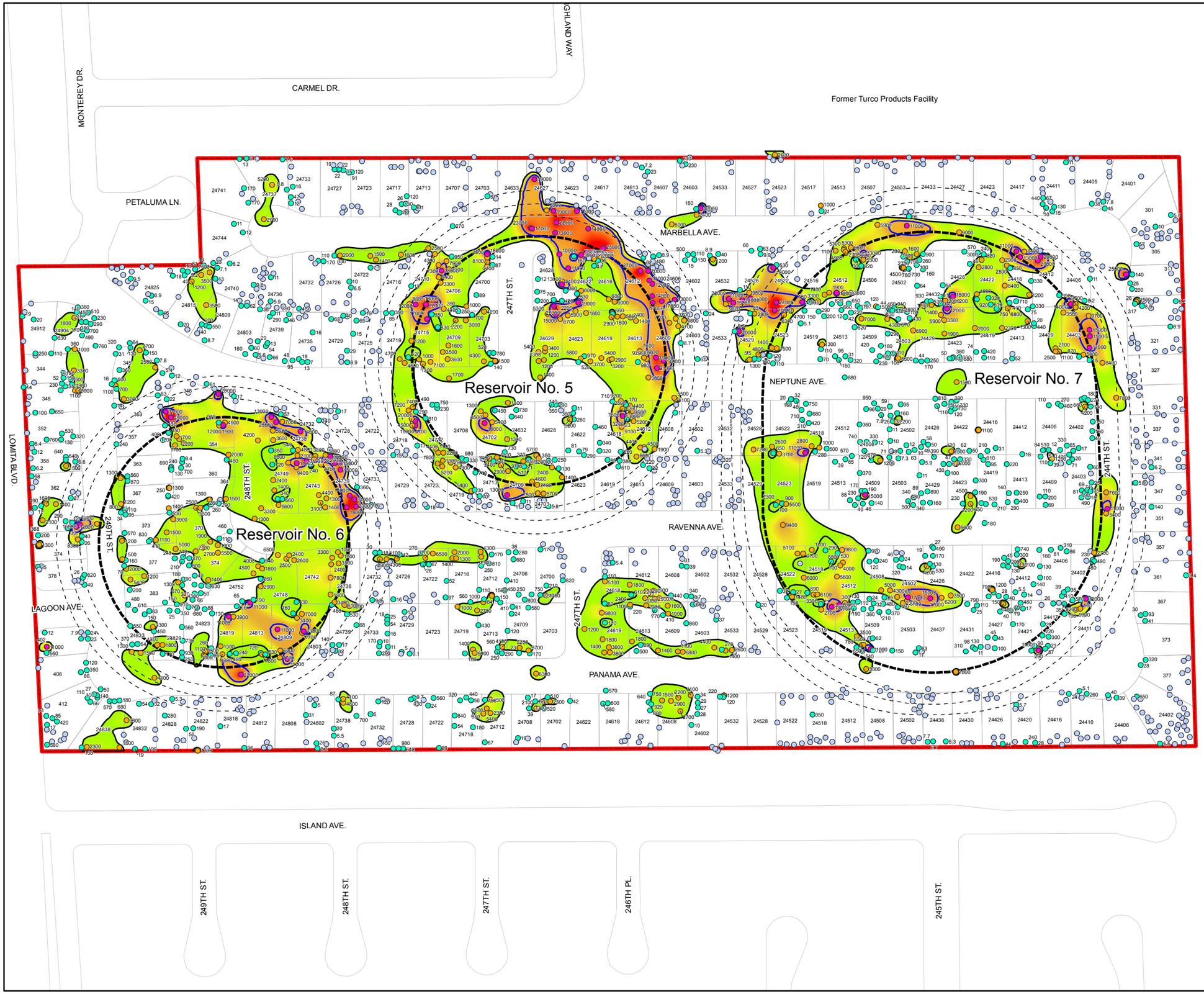
0 160 320 Feet

WATERSTONE ENVIRONMENTAL, INC
2936 E. CORONADO ST.
ANAHEIM, CALIFORNIA, 92806

Drafted By: MB	Project No:12-219
Approved By: JVD	Date: 1/6/2014

Figure 48
TPHd in Soil at 5 Feet Below Ground Surface

Former Kast Property Tank Farm
Carson, CA 90744



Legend

TPH as Diesel

- Non-Detect (ND)
- <1,000 mg/kg
- >=1,000 to <10,000 mg/kg
- >=10,000 mg/kg

Contour

- 1,000 mg/kg
- 10,000 mg/kg
- Project Boundary
- Site Parcels
- Former Reservoir Berm
- Former Reservoir Floor
- 40,000
- 10,000
- 1,000

Note: Floor and Berm locations are based on tract maps and grading plans submitted to LA County by Barclay, 1967-68.

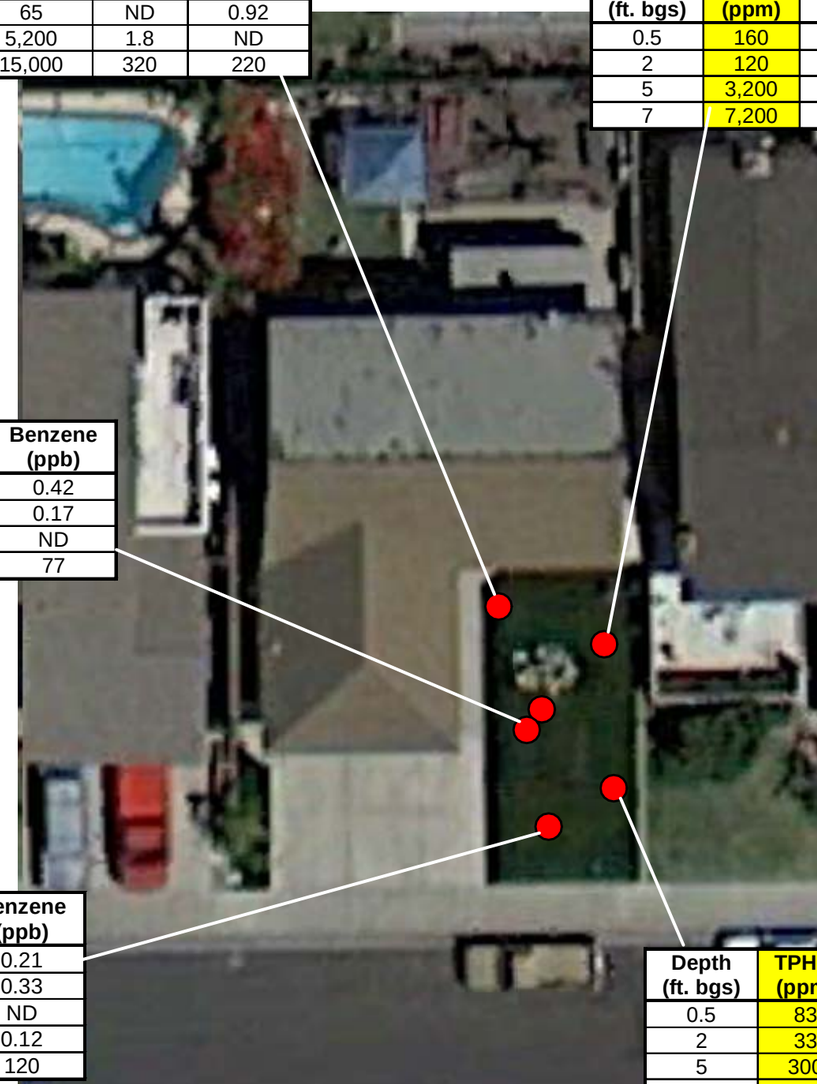
0 160 320 Feet

WATERSTONE ENVIRONMENTAL, INC
2936 E. CORONADO ST.
ANAHEIM, CALIFORNIA, 92806

Drafted By: MB	Project No:12-219
Approved By: JVD	Date: 1/8/2014

Figure 49
November 2010 Soil Sample Results
24612 Neptune Avenue

Former Kast Property Tank Farm
Carson, CA 90744



N24612SFE

Depth (ft. bgs)	TPH-d (ppm)	TPH-mo (ppm)	TPH-g (ppm)	Benzene (ppb)
0.5	ND	ND	0.074	0.28
2	20	65	ND	0.92
5	5,200	5,200	1.8	ND
7	15,000	15,000	320	220

N24612SFC

Depth (ft. bgs)	TPH-d (ppm)	TPH-mo (ppm)	TPH-g (ppm)	Benzene (ppb)
0.5	160	570	0.088	0.22
2	120	290	ND	0.33
5	3,200	3,300	190	75
7	7,200	7,000	580	810

N24612SFD/FDA

Depth (ft. bgs)	TPH-d (ppm)	TPH-mo (ppm)	TPH-g (ppm)	Benzene (ppb)
0.5	20	94	0.25	0.42
2	59	250	0.29	0.17
5	3,500	4,400	87	ND
7	5,600	5,200	560	77

N24612SFB

Depth (ft. bgs)	TPH-d (ppm)	TPH-mo (ppm)	TPH-g (ppm)	Benzene (ppb)
0.5	50	190	0.096	0.21
2	36	140	ND	0.33
4	1,100	1,600	0.1	ND
5	4,400	4,700	0.14	0.12
7	5,800	5,500	770	120

N24612SFA

Depth (ft. bgs)	TPH-d (ppm)	TPH-mo (ppm)	TPH-g (ppm)	Benzene (ppb)
0.5	83	420	ND	0.26
2	33	110	ND	0.14
5	300	370	0.74	0.76
7	3,800	3,700	730	140

Legend

Soil Sample Location

NORTH

Approximate Scale

0 10' 20'

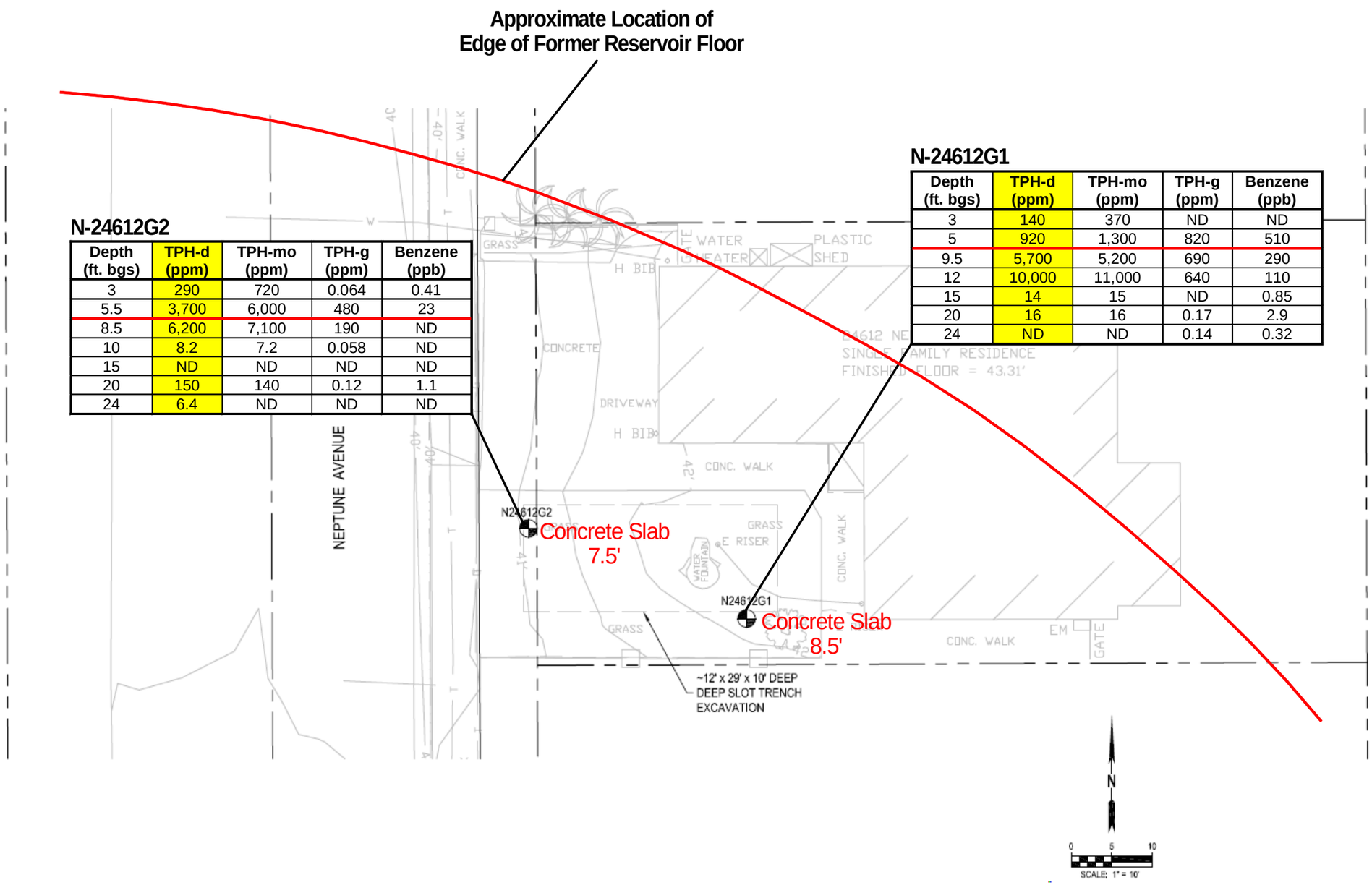
Note: Data from URS Interim Residential Sampling Report - 24612 Neptune Avenue, March 16, 2011.

WATERSTONE ENVIRONMENTAL, INC.
2936 E. CORONADO ST.
ANAHEIM, CALIFORNIA 92806

Drawn By: HLF	Project No: 12-219
Approved By: JVD	Date: 1/6/2014

Figure 50
Geotechnical Samples
24612 Neptune Avenue

Former Kast Property Tank Farm
Carson, CA 90744



N-24612G2

Depth (ft. bgs)	TPH-d (ppm)	TPH-mo (ppm)	TPH-g (ppm)	Benzene (ppb)
3	290	720	0.064	0.41
5.5	3,700	6,000	480	23
8.5	6,200	7,100	190	ND
10	8.2	7.2	0.058	ND
15	ND	ND	ND	ND
20	150	140	0.12	1.1
24	6.4	ND	ND	ND

N-24612G1

Depth (ft. bgs)	TPH-d (ppm)	TPH-mo (ppm)	TPH-g (ppm)	Benzene (ppb)
3	140	370	ND	ND
5	920	1,300	820	510
9.5	5,700	5,200	690	290
12	10,000	11,000	640	110
15	14	15	ND	0.85
20	16	16	0.17	2.9
24	ND	ND	0.14	0.32

Note: Adapted from URS 2013 Excavation Pilot Test Report - 24612 Neptune Avenue, Appendix A

WATERSTONE ENVIRONMENTAL, INC.
2936 E. CORONADO ST.
ANAHEIM, CALIFORNIA 92806

Drawn By: HLF	Project No: 12-219
Approved By: JVD	Date: 1/6/2014

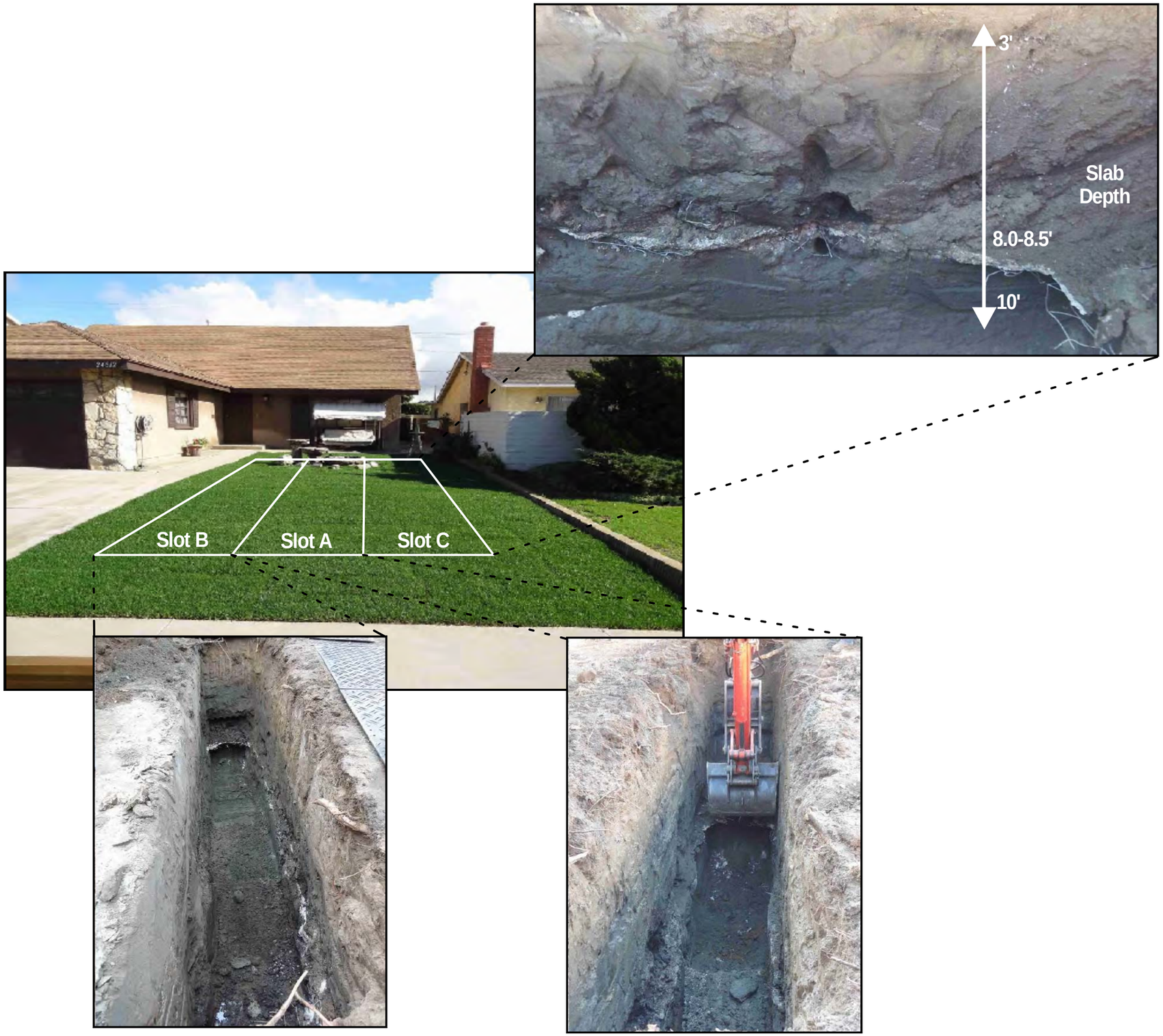


Figure 51
Excavation Pilot Test
24612 Neptune Avenue

Former Kast Property Tank Farm
Carson, CA 90744

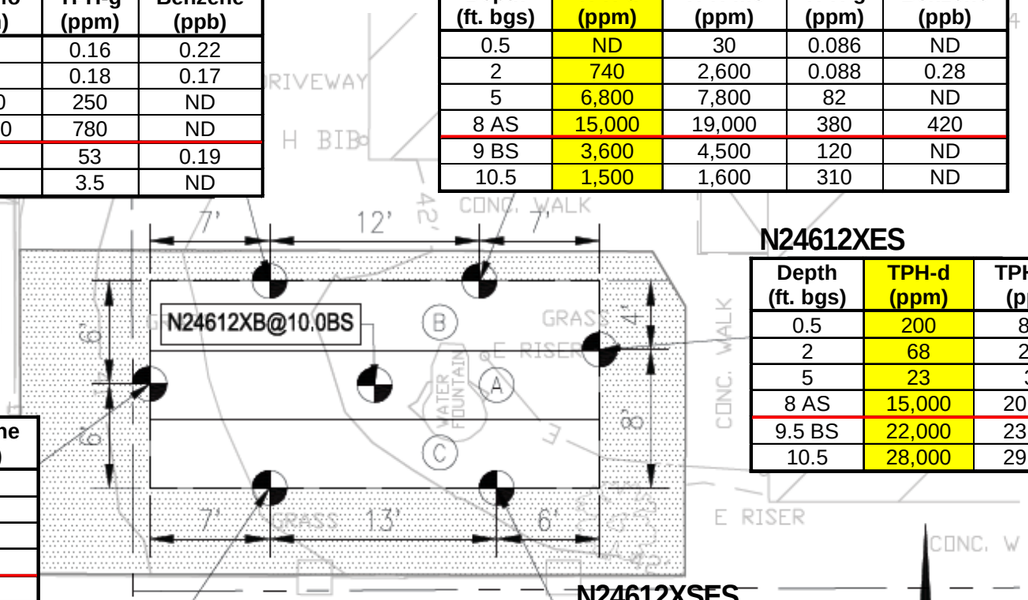
Note: Adapted from URS 2013 Excavation Pilot Test Report - 24612 Neptune Avenue, Appendix F.

WATERSTONE
ENVIRONMENTAL, INC.
2936 E. CORONADO ST.
ANAHEIM, CALIFORNIA 92806

Drawn By: HLF	Project No: 12-219
Approved By: JVD	Date: 1/6/2014

Figure 52
Excavation Confirmation Samples
24612 Neptune Avenue

Former Kast Property Tank Farm
Carson, CA 90744



N24612XNWS

Depth (ft. bgs)	TPH-d (ppm)	TPH-mo (ppm)	TPH-g (ppm)	Benzene (ppb)
0.5	52	240	0.16	0.22
2	77	330	0.18	0.17
5	2,800	3,400	250	ND
8.5 AS	8,900	11,000	780	ND
9 BS	420	580	53	0.19
10.5	240	340	3.5	ND

N24612XNES

Depth (ft. bgs)	TPH-d (ppm)	TPH-mo (ppm)	TPH-g (ppm)	Benzene (ppb)
0.5	ND	30	0.086	ND
2	740	2,600	0.088	0.28
5	6,800	7,800	82	ND
8 AS	15,000	19,000	380	420
9 BS	3,600	4,500	120	ND
10.5	1,500	1,600	310	ND

N24612XB

Depth (ft. bgs)	TPH-d (ppm)	TPH-mo (ppm)	TPH-g (ppm)	Benzene (ppb)
10 BS	13	13	0.72	ND

N24612XES

Depth (ft. bgs)	TPH-d (ppm)	TPH-mo (ppm)	TPH-g (ppm)	Benzene (ppb)
0.5	200	890	0.076	0.25
2	68	220	0.068	0.57
5	23	38	0.91	ND
8 AS	15,000	20,000	360	980
9.5 BS	22,000	23,000	1,700	470
10.5	28,000	29,000	3,400	830

N24612XWS

Depth (ft. bgs)	TPH-d (ppm)	TPH-mo (ppm)	TPH-g (ppm)	Benzene (ppb)
0.5	110	460	0.096	0.46
2	81	280	0.054	ND
5	170	600	ND	0.12
7.5 AS	12,000	12,000	1,700	650
8.5 BS	2,400	2,500	3.8	ND
10	ND	ND	ND	ND

N24612XSWS

Depth (ft. bgs)	TPH-d (ppm)	TPH-mo (ppm)	TPH-g (ppm)	Benzene (ppb)
0.5	270	1,500	0.2	ND
2	83	360	0.051	0.18
5	7,600	9,200	1,300	180
8 AS	14,000	24,000	1,100	ND
9 BS	ND	ND	0.12	ND
12	13	9.6	0.28	ND

N24612XSES

Depth (ft. bgs)	TPH-d (ppm)	TPH-mo (ppm)	TPH-g (ppm)	Benzene (ppb)
0.5	100	640	0.17	0.12
2	820	2,400	0.1	0.43
5	13,000	15,000	2,000	1,300
8 AS	11,000	17,000	590	2,300
9 BS	8,900	11,000	930	38
10	400	450	16	0.15

NORTH

Approximate Scale
0' 4.5' 9'

Note: Adapted from URS 2013 Excavation Pilot Test Report - 24612 Neptune Avenue, Figure 3

GENERAL NOTES:

Sample Nomenclature:
Examples: N24612XNES@0.5
N24612XB@10.0AS

N24612 (address - Neptune24612)
X (eXcavation)
NES (NorthEast Sidewall or B for Bottom)
@0.5 (@depth, add AS for Above Slab or BS for Below Slab)

EXPLANATION

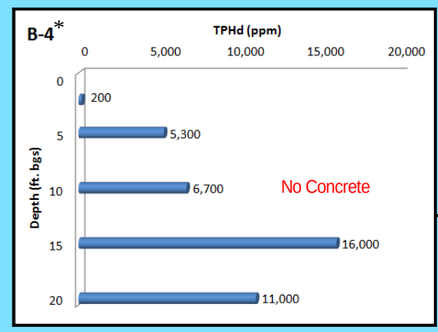
SAMPLE LOCATION

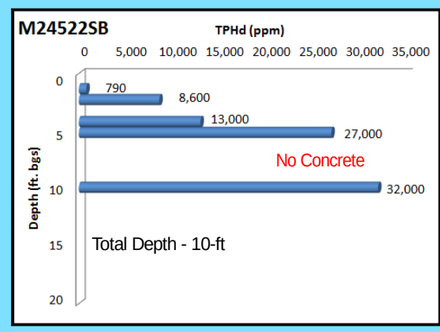
SLOT DESIGNATION

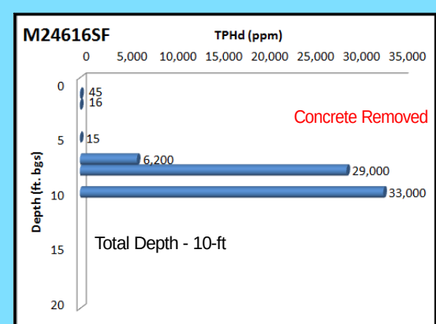
WATERSTONE ENVIRONMENTAL, INC.
2936 E. CORONADO ST.
ANAHEIM, CALIFORNIA 92806

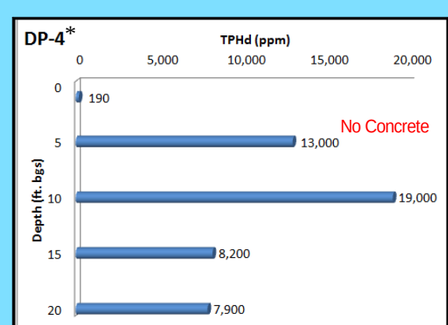
Drawn By: HLF	Project No: 12-219
Approved By: JVD	Date: 1/6/2014

Locations Without Concrete Floors

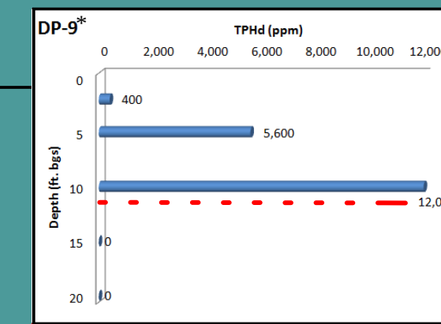


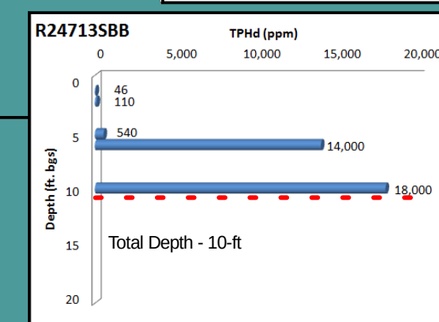


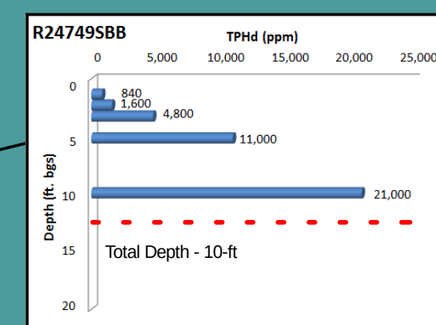




Locations With Concrete Floors







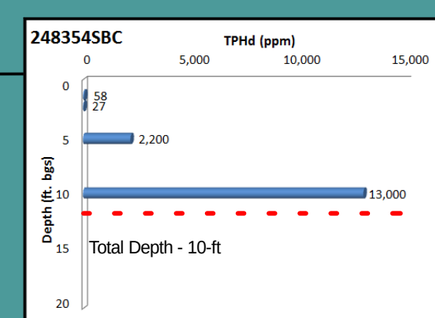


Figure 53
Comparison of TPHd Concentration Profiles in Sample Locations with and without Concrete Floors

Former Kast Property Tank Farm
Carson, CA 90744

Legend

- Approximate Depth of Buried Concrete
- Approximate Area of Removed Concrete
- Contamination Associated with Reservoirs
- Contamination Associated with Main Sump
- Contamination Associated with Pump House and Other Smaller Sumps and Ponds

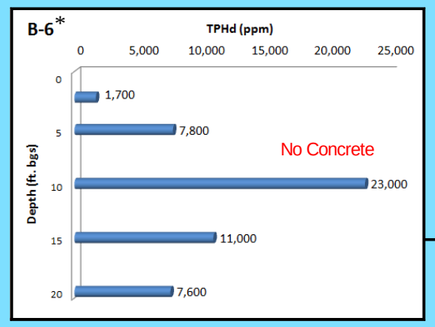
WATERSTONE ENVIRONMENTAL, INC.
2936 E. CORONADO ST.
ANAHEIM, CALIFORNIA 92806

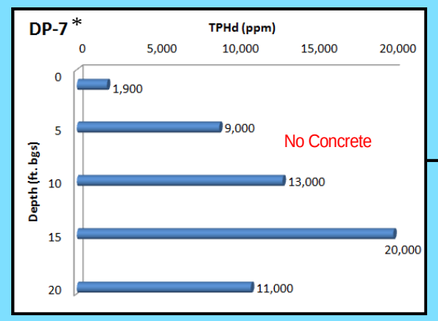
Drawn By: HLF	Project No: 12-219
Approved By: JVD	Date: 1/6/2014

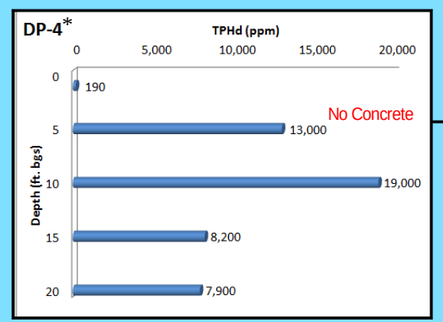
* Samples Deeper than 20-ft bgs not shown

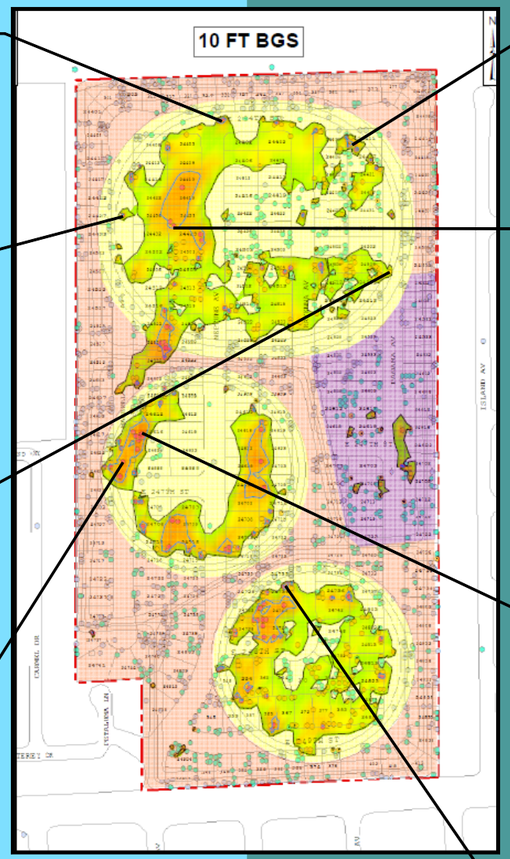
Note: Basemap adapted from Geosyntec Concentration Contour Maps, Figure 7, April 2011.

Locations Within Street (Paved - No Infiltration)

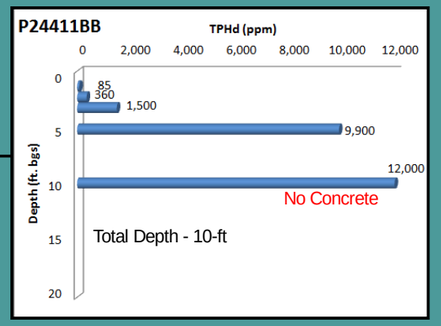


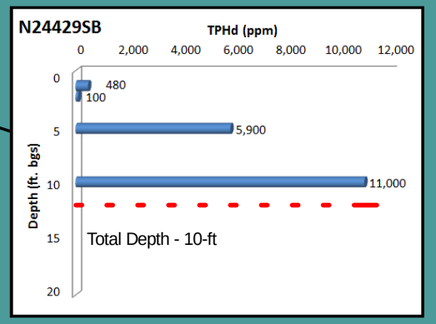


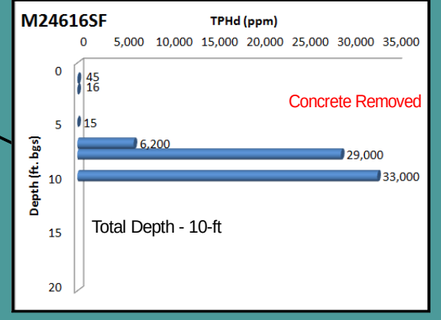


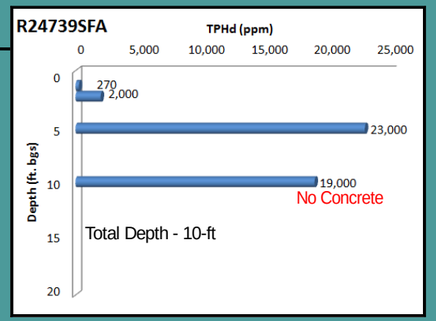


Locations Within Residential Yard (Unpaved - Infiltration)









* Samples Deeper than 20-ft bgs not shown

Note: Basemap adapted from Geosyntec Concentration Contour Maps, Figure 7, April 2011.

Figure 54
Comparison of TPHd Concentration Profiles in Sample Locations with Paved and Unpaved Surfaces

Former Kast Property Tank Farm
Carson, CA 90744

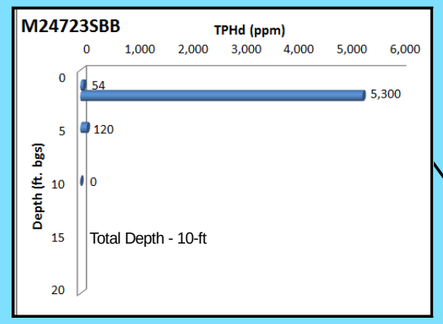
Legend

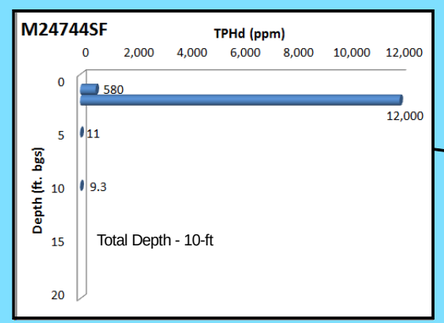
- Approximate Depth of Buried Concrete
- Contamination Associated with Reservoirs
- Contamination Associated with Main Sump
- Contamination Associated with Pump House and Other Smaller Sumps and Ponds

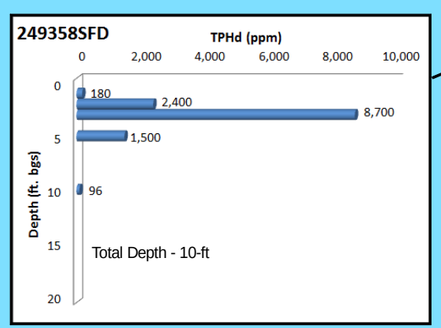
WATERSTONE ENVIRONMENTAL, INC.
2936 E. CORONADO ST.
ANAHEIM, CALIFORNIA 92806

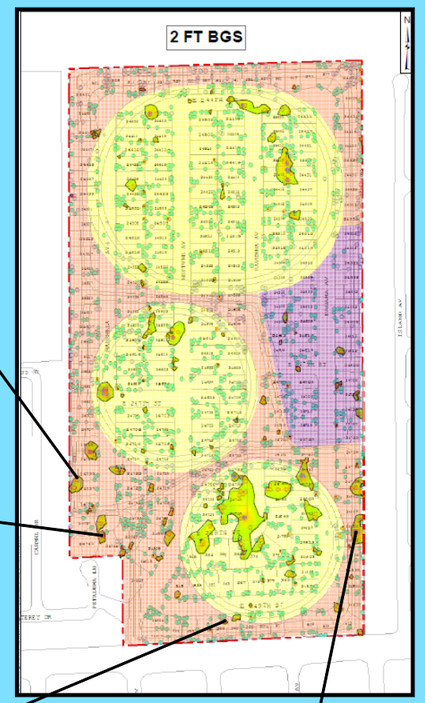
Drawn By: HLF	Project No: 12-219
Approved By: JVD	Date: 1/6/2014

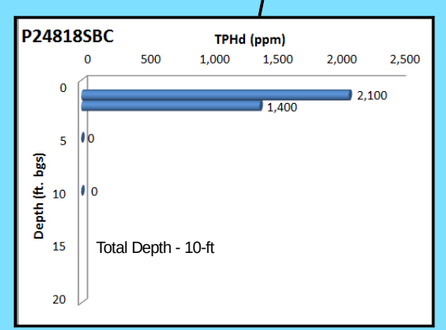
Locations With Top Down Contamination



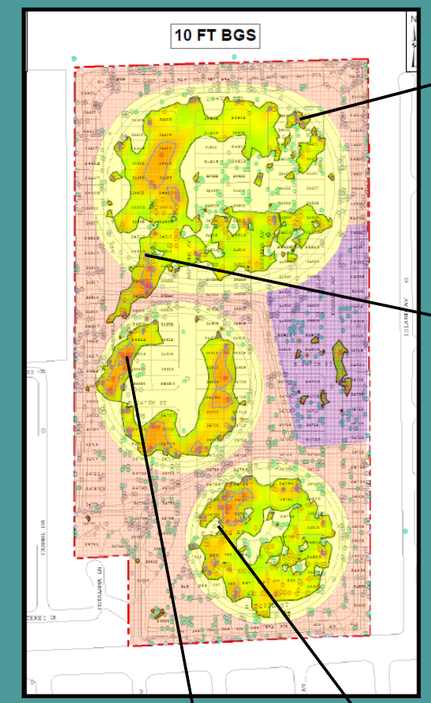


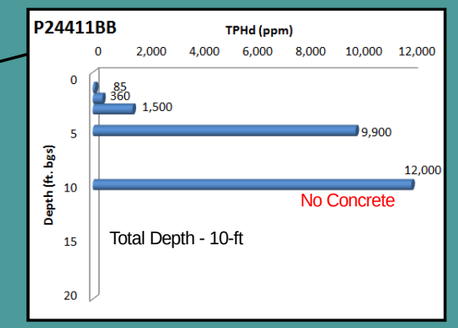


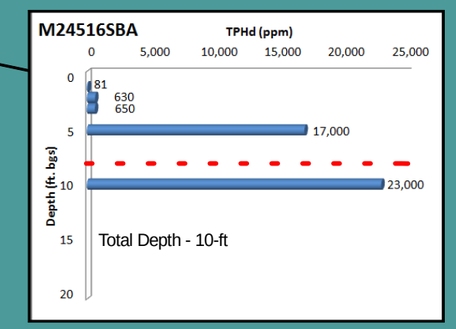


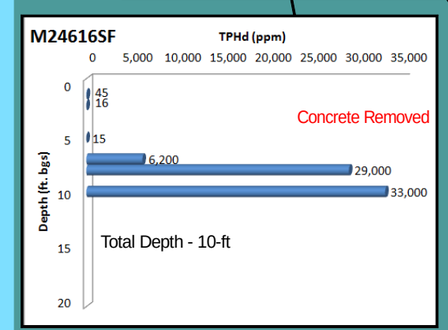


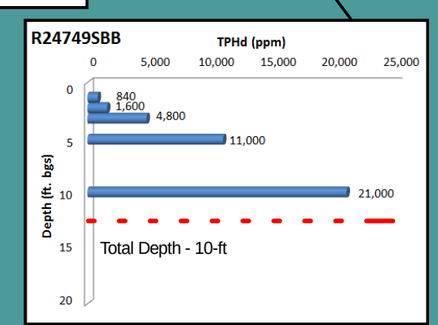
Locations With Bottom Up Contamination











* Samples Deeper than 20-ft bgs not shown

Note: Basemap adapted from Geosyntec Concentration Contour Maps, Figure 7, April 2011.

Figure 55
Comparison of TPHd Concentration Profiles in Sample Locations with Top Down and Bottom Up Contamination

Former Kast Property Tank Farm
Carson, CA 90744

Legend

- Approximate Depth of Buried Concrete
- Contamination Associated with Reservoirs
- Contamination Associated with Main Sump
- Contamination Associated with Pump House and Other Smaller Sumps and Ponds

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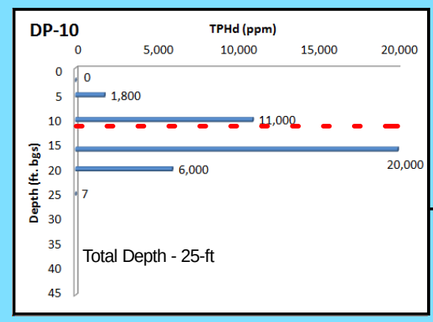
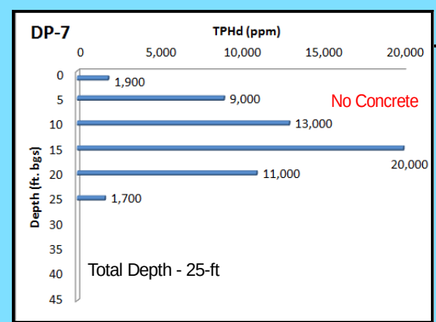
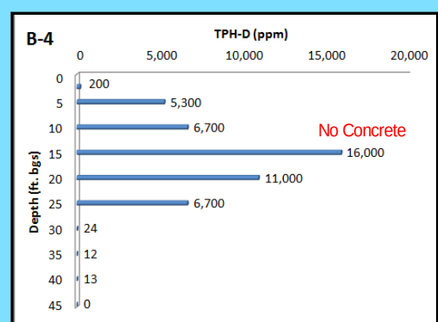
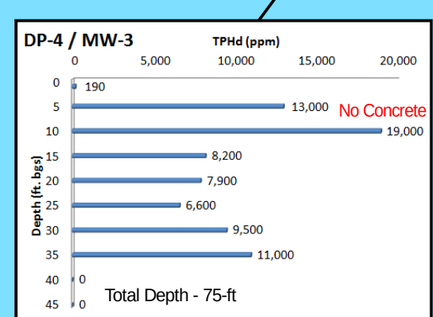
Deep Sample Locations Within Reservoir Footprint

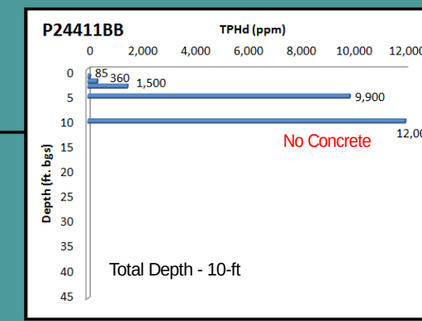
Shallow Sample Locations Within Reservoir Footprint

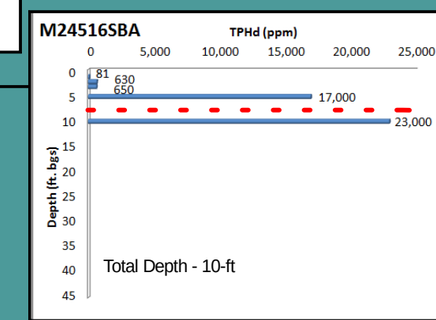


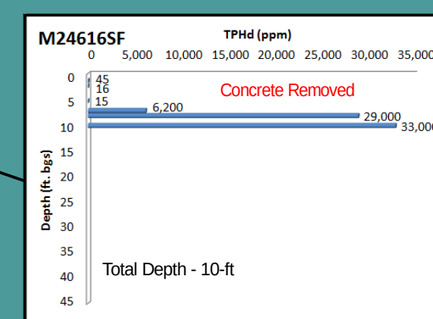












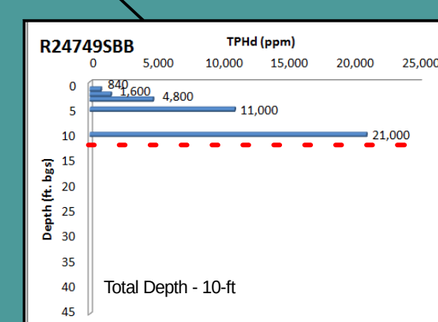


Figure 56
Comparison of TPHd Concentration Profiles in Deep and Shallow Sample Locations within Reservoir Footprint

Former Kast Property Tank Farm
Carson, CA 90744

Legend

- Approximate Depth of Buried Concrete
- Contamination Associated with Reservoirs
- Contamination Associated with Main Sump
- Contamination Associated with Pump House and Other Smaller Sumps and Ponds

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