2026 Periodic Review Report - 7503 Niagara Falls Boulevard Site

NYSDEC BCP #C932126
7503 Niagara Falls Boulevard
Niagara Falls, New York 14304

August 2026

Prepared for:

GLR Finance I LLC
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Rochester, New York 14623

Prepared by:

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1. Introduction

Roux Environmental Engineering and Geology, DPC has prepared this Periodic Review Report (PRR), on behalf of GLR Finance I LLC (GLR) to summarize the post-remedial status of New York State Department of Environmental Conservation (NYSDEC) Brownfield Cleanup Program (BCP) Site No. C932126.

This PRR has been prepared for the 7503 Niagara Falls Boulevard Site in accordance with NYSDEC DER-10 *Technical Guidance for Site Investigation and Remediation.* The NYSDEC's Institutional and Engineering Controls Certification Form has been completed for the Site (see Appendix A).

1.1 Site Information

The Site is located in the City of Niagara Falls, County of Niagara, New York, and formerly addressed at 7503 Niagara Falls Boulevard, Niagara Falls, New York. GLR Holdings, LLC entered the Site into the BCP and completed the investigation and remediation. GLR redeveloped the Site and two adjoining parcels (7543-7555 Niagara Falls Blvd) as a retail fast food restaurant (see Figures 1 and 2). The former 7543-7555 Niagara Falls Blvd parcel is not part of the BCP and is not subject to the Site Management Plan. The parcels were merged into one legal parcel addressed as 7515 Niagara Falls Blvd, but the BCP boundary remained the same (see Figure 2).

1.2 Remedial History

The 7503 Niagara Falls Boulevard Site encompasses approximately 0.9 acres of land which was redeveloped as part of a fast food restaurant (Wendy's). Based on the historical use of the site, soil/fill and groundwater were impacted with volatile organic compounds (VOCs) requiring cleanup. Interim Remedial Measures (IRMs) including in-situ groundwater treatment and excavation followed by off-site disposal of contaminated soil/fill were completed at the site. An active sub-slab depressurization system (ASD) system was installed in the newly constructed building and long-term groundwater monitoring is completed as part of the Site Management Plan (SMP).

1.3 Compliance

As noted in the Department's October 2025 letter and subsequent correspondence, the SMP requirements were not performed in 2024 and 2025. At the time of the February 2026 site inspection, the ASD system was operational. Details of the 2026 inspection, monitoring and groundwater sample results are detailed below. Future annual site inspection, groundwater sampling and ASD system monitoring will be completed in accordance with the SMP requirements.

1.4 Recommendations

No modifications to the current SMP requirements are recommended at this time.

It is recommended that the annual Institutional and Engineering Controls (IC/EC) site inspection, ASD system monitoring, and groundwater monitoring should be performed in the future in accordance with the SMP.

2. Site Overview

Beginning in the late 1960s and continuing through the mid-1990s, the Site was occupied by several commercial establishments. These included various restaurants, auto parts sales and auto repair facilities.

Prior to remediation, the Site was bounded by Niagara Falls Boulevard to the north, a vacant lot and former apartment buildings to the east, private residences to the south, and a commercial (fast-food restaurant) property to the west (i.e., 7403 Niagara Falls Blvd.). A concrete slab remnant from a former building foundation was present across the majority of the western portion of the property. The remainder of the Site was generally covered by asphalt.

Environmental site investigations were conducted at the Site between July 2004 and October 2005, and revealed the presence of certain halogenated volatile organic compounds (VOCs), including tetrachloroethene (PCE); trichloroethene (TCE); cis-1,2-dichloroethene (cis-1,2-DCE); trans-1,2-dichloroethene (trans-1,2-DCE); vinyl chloride (VC); and 1,1,2- trichloroethane (1,1,2-TCA) in on-Site soil and groundwater.

In May 2006, a Brownfield Cleanup Agreement (BCA) was executed with the Department, and remedial efforts under the BCP began in June 2006 with the Remedial Investigation (RI). Based on the findings of the RI, Interim Remedial Measures (IRMs) were initiated in November 2006. Groundwater treatment using in-situ enhanced bioremediation of impacted groundwater and saturated soils via direct injection of hydrogen releasing compounds (HRC®) into the impacted zones. HRC® is a specially formulated lactic acid-based compound developed by Regenesis Corporation for in-situ treatment of chlorinated VOC contamination in groundwater.

Excavation and off-site disposal of approximately 120 cubic yards (cy) of contaminated soil/fill, and backfilling of excavation with clean material was conducted during redevelopment activities. Remedial activities were completed in October 2007. The RI/AA/IRM report and SMP for the Site were approved by the Department in December 2007. The Certificate of Completion (COC) was issued for the Site in February 2008.

3. Remedy Performance

Post-remedial annual site inspections and long-term groundwater monitoring had been completed at the Site in accordance with the SMP since 2008. The Site inspection including a walk-over of the BCP Site to visually observe and document the use of the Site for Commercial Use, restriction of groundwater use, operation of the active subslab vapor extraction system, and conformance with the Site Management Plan (SMP). As noted above, the 2024 and 2025 SMP requirements were not completed. The ASD System monthly vacuum readings were recorded between February and June 2026. ASD System was operational with readings ranging from 0.6-0.65 inches of water. Annual site inspections and groundwater sampling were completed in April 2026, and the controls were in-place and functioning at the time of the inspection.

The completed IC/EC Certification form and site photographs for 2026 are included in Appendix A and Appendix B, respectively.

4. Site Management Plan

A SMP was prepared for the Site and approved by the Department in December 2007. The SMP includes an Operation, Monitoring and Maintenance Plan, a Soil/Fill Management Plan, and a copy of the Environmental Easements. A brief description of the components of the SMP is presented below.

4.1 Operation, Monitoring, and Maintenance Plan

The Operation, Monitoring and Maintenance (OM&M) Plan consists of three major components, including the Active Sub-slab Depressurization System (ASD); the Long-Term Groundwater Monitoring (LTGWM) Plan; and the Annual Inspection & Certification Program.

4.1.1 Annual Inspection and Certification Program

The Annual Inspection and Certification Program outlines the requirements for the Site, to certify and attest that the institutional controls and/or engineering controls employed at the Site are unchanged from the previous certification. The Annual Certification will primarily consist of an annual Site Inspection to complete the NYSDEC Institutional and Engineering Controls (IC/EC) Certification Form. The site inspection will verify that the IC/ECs:

- Are in place and effective.
- Are performing as designed.
- That nothing has occurred that would impair the ability of the controls to protect the public health and environment.
- That nothing has occurred that would constitute a violation or failure to comply with any operation and maintenance plan for such controls.
- Access is available to the Site to evaluate continued maintenance of such controls.

The 2024 and 2025 annual site inspections were not performed. Site inspection(s) of the property were completed in February and April 2026. At the time of the inspections, the property was being used as a retail fast food restaurant (Wendy's), with surface parking, paved walkways and landscaped areas. No observable indication of intrusive activities was noted during the Site Inspections. The restaurant is on municipal water supply, and no observable use of groundwater was noted during the site inspections. Future inspections should be completed in accordance with the SMP. The completed Site Management Periodic Review Report Notice – Institutional and Engineering Controls Certification Form is included in Appendix A. A photolog of the April 2026 site inspection is included in Appendix B.

4.1.2 Active Sub-slab Depressurization System

An ASD system was installed within the onSite building during redevelopment. As required by the Department's approved SMP, the ASD system must: (1) be operated continuously to provide a negative pressure field; (2) be visually inspected periodically to verify proper operation; and (3) annually inspected and certified that the system is performing properly and remains an effective engineering control (EC).

The 2024 and 2025 annual ASD system inspections were not performed. The ASD system was inspected by Roux in February and April 2026. The system was operating properly at the time of site inspection with a vacuum reading ranged from approximately 0.6-0.65 inches water column (WC) on the magnehelic vacuum gauge during the April inspection. At the time of the 2026 inspections, the ASD system was operational, and as such, it is assumed that the system was operable/compliant in 2024-2025. Future ASD

monitoring should be completed in accordance with the SMP. Copies of the ASD visual inspection logs are included in Appendix C.

4.1.3 Long-Term Groundwater Monitoring Plan

A Long-Term Groundwater Monitoring (LTGWM) Plan is required to monitor the effectiveness of the source area removals, treatment, and controls implemented in accordance with the Brownfield Cleanup Agreement.

The 2024 and 2025 annual groundwater sampling was not performed. Groundwater monitoring was completed on April 20, 2026. Table 1 summarizes the long-term groundwater monitoring analytical data and a summary trend graph is provided. The laboratory analytical data package is provided in Appendix D. Groundwater field form and notes are provided in Appendix E. Future groundwater sampling should be completed in accordance with the SMP.

Groundwater results have generally reduced over time since completion of remedial activities. PCE and TCE have reduced to below GWQS, with degradation daughter products at varying concentrations. Vinyl chloride continued to be detected at a consistent reduced level compared to the highest concentrations observed in 2013 and 2014. The 2026 groundwater results are consistent with the prior August 2023 groundwater sampling event.

4.2 Soil/Fill Management Plan

A Soil/Fill Management Plan (SFMP) was included in the approved-SMP for the Site. The SFMP provides guidelines for the management of soil and fill material during any future intrusive activities.

No intrusive activities requiring management of on-Site soil or fill material; or the placement of backfill materials were noted during the site inspection.

4.3 Engineering and Institutional Control Requirements and Compliance

As detailed in the Environmental Easements, several Institutional and Engineering Controls (IC/ECs) need to be maintained as a requirement of the BCAs for the Site.

4.3.1 Institutional Controls

- Groundwater-Use Restriction – the use of groundwater for potable and non-potable purposes is prohibited; and
- Land-Use Restriction: The controlled property may be used for commercial and/or industrial use; and
- Implementation of the SMP including the Groundwater Monitoring Plan, Soil/Fill Management Plan, and ASD Monitoring Plan.

4.3.2 Engineering Controls – ASD System

During the 2026 Site inspections, the ASD system was functioning and operated in general accordance with the SMP. Vacuum readings during April 2026 site inspection was 0.65 in WC.

5. Recommendations and Conclusions

Recommendations:

- No modifications to the current SMP are recommended at this time.
- It is recommended that the annual Institutional and Engineering Controls (IC/EC) site inspection, ASD system monitoring, and groundwater monitoring be performed in accordance with the SMP.

Conclusions:

- • At the time of the 2026 site inspections, the Site was in general compliance with the SMP.

TABLE 1

Summary of Groundwater Analytical Results

ROUX

SUMMARY OF VOC GROUNDWATER ANALYTICAL DATA

Long Term Groundwater Monitoring
7503 Niagara Falls Boulevard Site

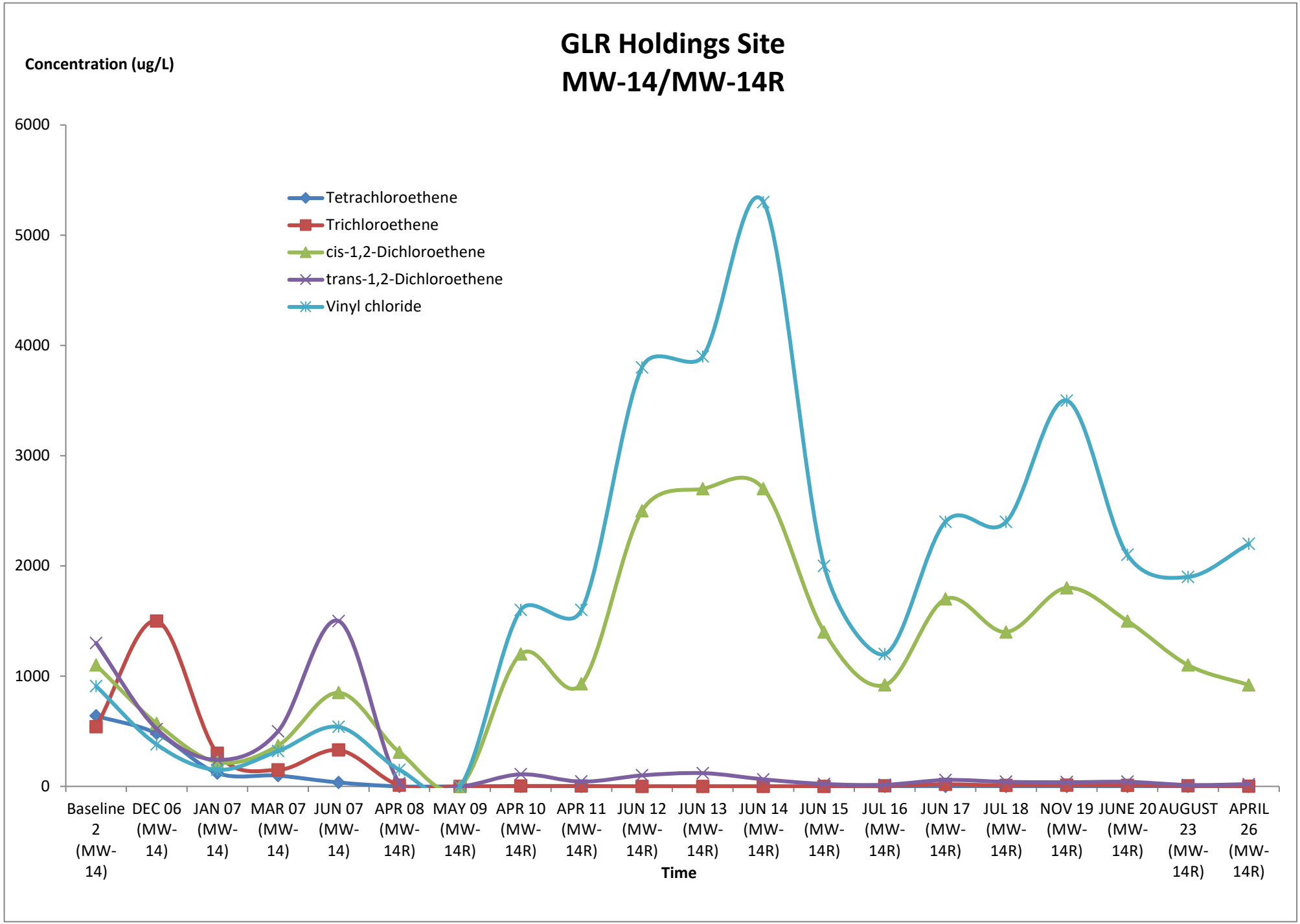
Parameter [1]	GWQS/GV [3]	MW-14 / MW-14R																			
		Baseline [2] (MW-14)	DEC 06 (MW-14)	JAN 07 (MW-14)	MAR 07 (MW-14)	JUN 07 (MW-14)	APR 08 (MW-14R)	MAY 09 (MW-14R)	APR 10 (MW-14R)	APR 11 (MW-14R)	JUN 12 (MW-14R)	JUN 13 (MW-14R)	JUN 14 (MW-14R)	JUN 15 (MW-14R)	JUL 16 (MW-14R)	JUN 17 (MW-14R)	JUL 18 (MW-14R)	NOV 19 (MW-14R)	JUNE 20 (MW-14R)	AUGUST 23 (MW-14R)	APRIL 26 (MW-14R)
Vinyl chloride	2	910 D	380	150	320	540	150 D	ND	1600 D	1600 D	3800	3900	5300	2000	1200	2400	2400	3500 D	2100 D	1900 D	2200 D
1,2-Dichloroethane	0.6	ND	ND	ND	ND	ND	ND	ND	1.4	1.1	ND	ND	ND	ND	ND	ND	0.96	ND	1	ND	ND
1,1-Dichloroethene	5	85 D	140	21 J	21 J	60 J	3.9 J	ND	22	11	26 J	30 J	20 J	17	12	22	21	22	20	13	15
Benzene	1	1 J	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	0.53	ND	0.45 J	ND	ND
Acetone	50	2 J	ND	ND	16 J	49 J	11	34	ND	ND	ND	ND	ND	ND	ND	ND	2.7	ND	ND	ND	ND
Trichloroethene	5	540 D	1500	300	150	330	10	ND	3.4	3.2	ND	ND	ND	ND	4.3 J	19	8.7	11	9.1	4.8 J	1.8 J
Tetrachloroethene	5	640	480	120	98	35	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND
trans-1,2-Dichloroethene	5	1300 D	520	240	500	1500	30	ND	110 D	44	100	120 J	64 J	22 J	15 J	58	42	38	42	13 J	20 J
cis-1,2-Dichloroethene	5	1100 D	570	220	370	850	310 D	ND	1200 D	930 D	2500	2700	2700	1400	920	1700	1400	1800	1500 D	1100 D	920
Total cVOCs	NA	4578	3590	1051	1475	3364	515	ND	2937	2589	6426	6750	8084	3439	2151	4199	3876	5371	3673	3031	3157

Notes:

1. Only chlorinated volatile organic compounds (cVOCs) are shown.
2. Baseline concentrations were collected in June 2006. Hydrogen Release Compound (HRC) injection was completed in November 2006.
3. NYSDEC Class "GA" Groundwater Quality Standards/Guidance Values (GWQS/GV), 6 NYCRR Part 703.
4. Concentrations are in micrograms per liter (ug/L).

Definitions:

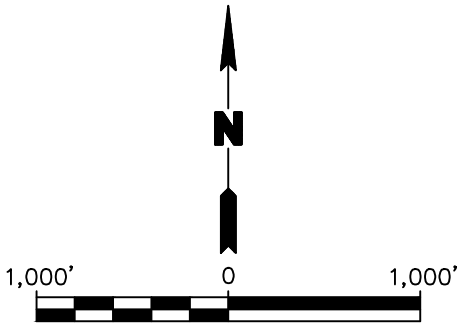
J = Estimated value; result is less than the sample quantitation limit but greater than zero.
D = Diluted sample result.
ND = parameter not detected above laboratory detection limit.
NA = Not Applicable


GLR Holdings Site
MW-14/MW-14R
Concentration (ug/L)
6000
5000
4000
3000
2000
1000
0
Tetrachloroethene
Trichloroethene
cis-1,2-Dichloroethene
trans-1,2-Dichloroethene
Vinyl chloride
Baseline 2 (MW-14)
DEC 06 (MW-14)
JAN 07 (MW-14)
MAR 07 (MW-14)
JUN 07 (MW-14)
APR 08 (MW-14R)
MAY 09 (MW-14R)
APR 10 (MW-14R)
APR 11 (MW-14R)
JUN 12 (MW-14R)
JUN 13 (MW-14R)
JUN 14 (MW-14R)
JUN 15 (MW-14R)
JUL 16 (MW-14R)
JUN 17 (MW-14R)
JUL 18 (MW-14R)
NOV 19 (MW-14R)
JUNE 20 (MW-14R)
AUGUST 23 (MW-14R)
APRIL 26 (MW-14R)
Time

FIGURES

1. Site Location and Vicinity Map
2. Site Plan





Title:

SITE LOCATION AND VICINITY MAP

LONG-TERM GROUNDWATER MONITORING

7503 NIAGARA FALLS BOULEVARD SITE
NIAGARA FALLS, NEW YORK

Prepared for:

GLR FINANCE I, LLC

ROUX

Compiled by:	Date: APRIL 2026	FIGURE
Prepared by: JGT-CMC	Scale: AS SHOWN	1
Project Mgr: NTM	Project: 4507.0001B002	
File: FIGURE 1; SITE LOCATION AND VICINITY MAP.DWG		

F:\CAD\BENCHMARK\GLR HOLDINGS - WENDY'S\LTGWM\2023\FIGURE 1; SITE LOCATION AND VICINITY MAP.DWG

F:\CAD\BENCHMARK\GLR HOLDINGS - WENDY'S\LTGWM\2023\FIGURE 2; SITE PLAN.DWG



LEGEND:

PROPERTY BOUNDARY

MW-1 MONITORING WELL

N

60' 0 60'

Title:

SITE PLAN

LONG-TERM GROUNDWATER MONITORING PLAN

7503 NIAGARA FALLS BOULEVARD SITE
NIAGARA FALLS, NEW YORK

Prepared for:

GLR FINANCE I, LLC

ROUX

Compiled by:	Date: APRIL 2026	FIGURE
Prepared by: JGT-CMC	Scale: AS SHOWN	2
Project Mgr: NTM	Project: 4507.0001B002	
File: FIGURE 2; SITE PLAN.DWG		

APPENDICES

A. Institutional & Engineering Controls Certification Form
B. Site Photolog
C. ASD Inspection Logs
D. Laboratory Analytical Data Packages
E. Groundwater Field Form and FADLs

APPENDIX A

Institutional & Engineering Controls Certification Form

Enclosure 2
NEW YORK STATE DEPARTMENT OF ENVIRONMENTAL CONSERVATION
Site Management Periodic Review Report Notice
Institutional and Engineering Controls Certification Form

Site Details **Box 1**

Site No. C932126

Site Name 7503 Niagara Falls Blvd.

Site Address: 7515 Niagara Falls Blvd Zip Code: 14302
City/Town: Niagara Falls
County: Niagara
Site Acreage: 0.890

Reporting Period: May 16, 2023 to July 01, 2026

	YES	NO
1. Is the information above correct?	X	
If NO, include handwritten above or on a separate sheet.		
2. Has some or all of the site property been sold, subdivided, merged, or undergone a tax map amendment during this Reporting Period?		X
3. Has there been any change of use at the site during this Reporting Period (see 6NYCRR 375-1.11(d))?		X
4. Have any federal, state, and/or local permits (e.g., building, discharge) been issued for or at the property during this Reporting Period?		X
If you answered YES to questions 2 thru 4, include documentation or evidence that documentation has been previously submitted with this certification form.		
5. Is the site currently undergoing development?		X

Box 2

	YES	NO
6. Is the current site use consistent with the use(s) listed below? Commercial and Industrial	X	
7. Are all ICs in place and functioning as designed?	X	

IF THE ANSWER TO EITHER QUESTION 6 OR 7 IS NO, sign and date below and DO NOT COMPLETE THE REST OF THIS FORM. Otherwise continue.

A Corrective Measures Work Plan must be submitted along with this form to address these issues.

Signature of Owner, Remedial Party or Designated Representative Date

	Box 2A	
	YES	NO
8. Has any new information revealed that assumptions made in the Qualitative Exposure Assessment regarding offsite contamination are no longer valid?	☐	☒
If you answered YES to question 8, include documentation or evidence that documentation has been previously submitted with this certification form.		
9. Are the assumptions in the Qualitative Exposure Assessment still valid? (The Qualitative Exposure Assessment must be certified every five years)	☒	☐
If you answered NO to question 9, the Periodic Review Report must include an updated Qualitative Exposure Assessment based on the new assumptions.		

SITE NO. C932126 **Box 3**

Description of Institutional Controls

Parcel	Owner	Institutional Control
160.12-2-5	FX Net Lease Holdings, LLC	Site Management Plan Monitoring Plan O&M Plan Ground Water Use Restriction Landuse Restriction

Institutional Controls: The following controls apply to the use of the Controlled Property, run with the land, are binding on the Grantor and the Grantor's successors and assigns, and are enforceable in law or equity against any owner of the Controlled Property, any lessees, and any person using the Controlled Property:

A. The Controlled Property may be used for commercial or industrial use as long as the following long-term engineering controls are employed:

1. Excavations below site cover materials must be performed in accordance with applicable provisions of the Soil Fill Management section(s) of the 7503 Niagara Falls Blvd. Site Management Plan, dated October 2007 ("SMP") (or subsequent revisions thereof). Soil and fill below the cover materials must be handled and disposed in accordance with the SIVIP. Soil and fill material from off-site sources which is proposed for use as backfill must meet applicable provisions of the SMP.

2. Site groundwater quality will be periodically monitored according to the provisions of the Groundwater Monitoring Program section(s) of the SMP. The groundwater monitoring well(s) will be maintained and sampled, and the data reported in accordance with the provisions of the SMP.

The Grantor hereby acknowledges receipt of a copy of the NYSDEC-approved SMP dated October 2007. The SMP describes obligations that Grantor assumes on behalf of Grantor, its successors and assigns. The Grantor's assumption of the obligations contained in the SMP which may include sampling, monitoring, and/or operating a treatment system on the Controlled Property, and providing certified reports to the NYSDEC, is and remains a fundamental element of the Department's determination that the Controlled Property is safe for a specific use, but not all uses. Upon notice of not less than thirty (30) days the Department in exercise of its discretion and consistent with applicable law may revise the SMP. This notice shall be a final agency determination. The Grantor and all successors and assigns, assume the burden of complying with the SMP and obtaining an up-to-date version of the SMP from:

Regional Remediation Engineer
Region 9
NYSDEC
270 Michigan Avenue
Buffalo, NY 14203-2999

or

Site Control Section
Division of Environmental Remediation
NYSDEC
625 Broadway
Albany, NY 12233

B. The Controlled Property may not be used for a higher level of use such as unrestricted, residential, or restricted residential use and the above-stated engineering controls may not be discontinued without an amendment or extinguishment of this Environmental Easement.

C. Grantor covenants and agrees that until such time as the Environmental Easement is extinguished in accordance with the requirements of Article 71, Title 36 of the ECL, the property deed and all subsequent instruments of conveyance relating to the Controlled Property shall state in at least fifteen-point bold-faced type:

This property is subject to an environmental easement held by the New York State Department of Environmental Conservation pursuant to Title 36 of Article 71 of the Environmental Conservation Law.

D. Grantor covenants and agrees that this Environmental Easement shall be incorporated in full or by

reference in any leases, licenses, or other instruments granting a right to use the Controlled Property.

E. Grantor covenants and agrees that it shall annually, or such time as NYSDEC may allow, submit to NYSDEC a written statement by an expert the NYSDEC may find acceptable certifying under penalty of perjury that the controls employed at the Controlled Property are unchanged from the previous certification or that any changes to the controls employed at the Controlled Property were approved by the NYSDEC, and that nothing has occurred that would impair the ability of such control to protect the public health and environment or constitute a violation or failure to comply with any Site Management Plan for such controls and giving access to such Controlled Property to evaluate continued maintenance of such controls.

Box 4

Description of Engineering Controls

Parcel	Engineering Control
160.12-2-5	Vapor Mitigation Monitoring Wells

1. Site surfaces will be constructed and maintained appropriately to prevent contact with potentially contaminated soils or groundwater. Various site cover materials (stone, concrete, asphalt pavement, vegetated soil, landscaping, etc) may function as a barrier to prevent human contact with contaminated site soils or groundwater.

2. An active sub-slab depressurization (ASD) system under the building floor controls potential releases of contaminated soil vapors into the building indoor air. This ASD system will be tested, and as long as the building is occupied (or as otherwise directed by the New York State Departments of Environmental Conservation and Health), will be continuously operated and maintained in accordance with the provisions of the SMP.

As required by the Department approved SMP, the ASD system must: (1) be operated continuously to provide a negative pressure field; (2) be visually inspected periodically to verify proper operation; (3) annually inspected and certified that the system is performing properly and remains an effective engineering control(EC).

Box 5

Periodic Review Report (PRR) Certification Statements

1. I certify by checking "YES" below that:

a) the Periodic Review report and all attachments were prepared under the direction of, and reviewed by, the party making the Engineering Control certification;

b) to the best of my knowledge and belief, the work and conclusions described in this certification are in accordance with the requirements of the site remedial program, and generally accepted engineering practices; and the information presented is accurate and compete.

YES	NO
X	

2. For each Engineering control listed in Box 4, I certify by checking "YES" below that all of the following statements are true:

(a) The Engineering Control(s) employed at this site is unchanged since the date that the Control was put in-place, or was last approved by the Department;

(b) nothing has occurred that would impair the ability of such Control, to protect public health and the environment;

(c) access to the site will continue to be provided to the Department, to evaluate the remedy, including access to evaluate the continued maintenance of this Control;

(d) nothing has occurred that would constitute a violation or failure to comply with the Site Management Plan for this Control; and

(e) if a financial assurance mechanism is required by the oversight document for the site, the mechanism remains valid and sufficient for its intended purpose established in the document.

YES	NO
X	

IF THE ANSWER TO QUESTION 2 IS NO, sign and date below and DO NOT COMPLETE THE REST OF THIS FORM. Otherwise continue.

A Corrective Measures Work Plan must be submitted along with this form to address these issues.

_____ _____

Signature of Owner, Remedial Party or Designated Representative Date

Docusign Envelope ID: C31948BB-5BD2-84AA-81A7-BDD54204D003

IC CERTIFICATIONS
SITE NO. C932126

Box 6

SITE OWNER OR DESIGNATED REPRESENTATIVE SIGNATURE

I certify that all information and statements in Boxes 1,2, and 3 are true. I understand that a false statement made herein is punishable as a Class "A" misdemeanor, pursuant to Section 210.45 of the Penal Law.

I Johnathan Fox (print name) at 180 Canal View Blvd., Suite 600, Rochester NY 14623 (print business address)

am certifying as Manager (Owner or Remedial Party)

for the Site Details Section of this form.

Signed by: Johnathan M Fox
436B82621634485...

8/18/2026

Signature of Owner, Remedial Party, or Designated Representative Rendering Certification — Date

EC CERTIFICATIONS

Box 7

Qualified Environmental Professional Signature

I certify that all information in Boxes 4 and 5 are true. I understand that a false statement made herein is punishable as a Class "A" misdemeanor, pursuant to Section 210.45 of the Penal Law.

I Nathan Munley at 2558 Hamburg Turnpike, Buffalo NY,
print name print business address

am certifying as a Qualified Environmental Professional for the Remedial Party
(Owner or Remedial Party)

Signature of Qualified Environmental Professional, for the Owner or Remedial Party, Rendering Certification	Stamp (Required for PE)	Date
		27 Aug 2026

APPENDIX B

Site Photolog

SITE PHOTOGRAPHS

Photo 1:



Photo 2:



Photo 3:



Photo 4:



Photo 1: West side of parking lot (looking north).

Photo 2: West side of parking lot (looking east).

Photo 3: West side of parking lot and west greenspace area (looking northeast).

Photo 4: East parking lot and east greenspace area (looking west).

SITE PHOTOGRAPHS

Photo 5:



Photo 6:



Photo 7:

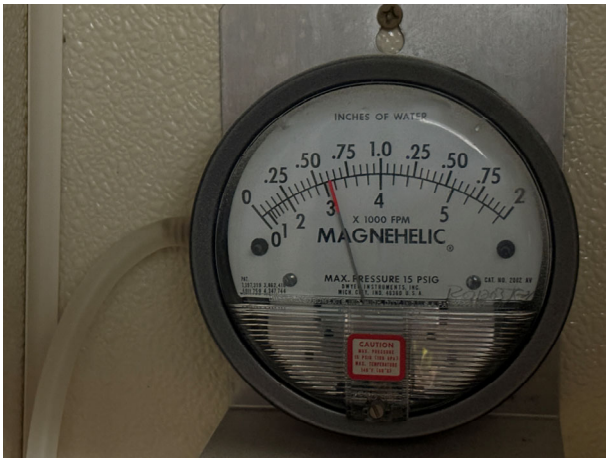


Photo 8:



Photo 5: North parking lot (looking southwest).

Photo 6: North parking lot (looking east).

Photo 7: View of ASD system magnehelic gauge.

Photo 8: View of lightbulb during ASD system testing (tube removal).

APPENDIX C

ASD Inspection Logs

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Annual Operation & Maintenance
Active Sub-Slab Depressurization System
Certification Checklist

Project Name: 7503 NIAGARA FALLS BLVD SITE	Project No.:
Project Location: NIAGARA FALLS, NY 14304	Client: GR GLR HOLDINGS, LLC
Preparer's Name: TERRANCE BRANCIT	Date/Time: 4/20/26 11:00

Notes:

- LIGHTBULB SYSTEM WORKING
- MAGNEHELIC GAUGE READS 0.0 in. water when hose is pulled out.

System Information

FEB, MAR, APRIL 2026

Has monthly system inspection been completed regularly?	☑ yes	☐ no
Are last 11 inspection logs attached for the past 12 months?	☐ yes	☑ no

What is the current Vacuum reading? 0.65 in. water

System Updates, Maintenance, Part Replacement

- NO PARTS REPLACED

ROUX

Annual Operation & Maintenance
Active Sub-Slab Depressurization System
Certification Checklist

Change in Occupancy / Use of Space:

Please indicate general use of floor space? FAST FOOD

Has this general use changed in the past year? ☐ yes ☑ no

If yes, please explain:

Building Renovations:

Have any building renovations taken place in the last month? ☐ yes ☑ no

If yes, please provide more information below, and sketch any basement floor plan modifications on the floor plan sketch below.

System Modifications:

Have any modifications been made to the Sub-Slab Depressurization System? ☐ yes ☑ no

If so, please list with date:

ROUX

SUMMARY OF ASD VACUUM DATA

Long Term Monitoring
7503 Niagara Falls Boulevard Site

Date	Vacuum Reading (inches of water)
2/24/2026	0.57
3/23/2026	0.6
4/20/2026	0.65
6/5/2026	0.65
7/30/2026	0.6

APPENDIX D

Laboratory Analytical Data Packages

ANALYTICAL REPORT

Lab Number:	L2623054
Client:	Roux 2558 Hamburg Turnpike Suite 300 Buffalo, NY 14218
ATTN:	Nate Munley
Phone:	(716) 856-0599
Project Name:	7503 NIAGARA FALLS BLVD
Project Number:	4507.0001B002
Report Date:	04/28/26

The original project report/data package is held by Pace Analytical Services. This report/data package is paginated and should be reproduced only in its entirety. Pace Analytical Services holds no responsibility for results and/or data that are not consistent with the original.

Project Name: 7503 NIAGARA FALLS BLVD
Project Number: 4507.0001B002

Lab Number: L2623054
Report Date: 04/28/26

Lab Sample ID	Client ID	Matrix	Sample Location	Collection Date/Time	Receive Date
L2623054-01	MW-19R	WATER	NIAGARA FALLS, NY	04/20/26 10:11	04/21/26
L2623054-02	BLIND DUP	WATER	NIAGARA FALLS, NY	04/20/26 10:11	04/21/26
L2623054-03	TRIP BLANK	WATER	NIAGARA FALLS, NY	04/20/26 00:00	04/21/26

Project Name:	7503 NIAGARA FALLS BLVD	**Lab Number:**	L2623054
Project Number:	4507.0001B002	**Report Date:**	04/28/26

Case Narrative

The samples were received in accordance with the Chain of Custody and no significant deviations were encountered during the preparation or analysis unless otherwise noted. Sample Receipt, Container Information, and the Chain of Custody are located at the back of the report.

Results contained within this report relate only to the samples submitted under this Pace Lab Number and meet NELAP requirements for all NELAP accredited parameters unless otherwise noted in the following narrative. The data presented in this report is organized by parameter (i.e. VOC, SVOC, etc.). Sample specific Quality Control data (i.e. Surrogate Spike Recovery) is reported at the end of the target analyte list for each individual sample, followed by the Laboratory Batch Quality Control at the end of each parameter. Tentatively Identified Compounds (TICs), if requested, are reported for compounds identified to be present and are not part of the method/program Target Compound List, even if only a subset of the TCL are being reported. If a sample was re-analyzed or re-extracted due to a required quality control corrective action and if both sets of data are reported, the Laboratory ID of the re-analysis or re-extraction is designated with an "R" or "RE", respectively.

When multiple Batch Quality Control elements are reported (e.g. more than one LCS), the associated samples for each element are noted in the grey shaded header line of each data table. Any Laboratory Batch, Sample Specific % recovery or RPD value that is outside the listed Acceptance Criteria is bolded in the report. In reference to questions H (CAM) or 4 (RCP) when "NO" is checked, the performance criteria for CAM and RCP methods allow for some quality control failures to occur and still be within method compliance. In these instances, the specific failure is not narrated but noted in the associated QC Outlier Summary Report, located directly after the Case Narrative. QC information is also incorporated in the Data Usability Assessment table (Format 11) of our Data Merger tool, where it can be reviewed in conjunction with the sample result, associated regulatory criteria and any associated data usability implications.

Soil/sediments and solids are reported on a dry weight basis unless otherwise noted. Tissues are reported "as received" or on a wet weight basis, unless otherwise noted. Definitions of all data qualifiers and acronyms used in this report are provided in the Glossary located at the back of the report.

HOLD POLICY - For samples submitted on hold, Pace's policy is to hold samples (with the exception of Air canisters) free of charge for 21 calendar days from the date the project is completed. After 21 calendar days, we will dispose of all samples submitted including those put on hold unless you have contacted your Pace Project Manager and made arrangements for Pace to continue to hold the samples. Air canisters will be disposed after 3 business days from the date the project is completed.

Please contact Project Management at 800-624-9220 with any questions.

Project Name:	7503 NIAGARA FALLS BLVD	**Lab Number:**	L2623054
Project Number:	4507.0001B002	**Report Date:**	04/28/26

Case Narrative (continued)

Report Submission

All non-detect (ND) or estimated concentrations (J-qualified) have been quantitated to the limit noted in the MDL column.

Sample Receipt

L2623054-03: A sample identified as "TRIP BLANK" was received, but not listed on the chain of custody. At the client's request, this sample was not analyzed.

I, the undersigned, attest under the pains and penalties of perjury that, to the best of my knowledge and belief and based upon my personal inquiry of those responsible for providing the information contained in this analytical report, such information is accurate and complete. This certificate of analysis is not complete unless this page accompanies any and all pages of this report.

Authorized Signature: Tiffani Morrissey - Tiffani Morrissey

Title: Technical Director/Representative Date: 04/28/26

QC OUTLIER SUMMARY REPORT

Project Name: 7503 NIAGARA FALLS BLVD
Project Number: 4507.0001B002

Lab Number: L2623054
Report Date: 04/28/26

Method	Client ID (Native ID)	Lab ID	Parameter	QC Type	Recovery/RPD (%)	QC Limits (%)	Associated Samples	Data Quality Assessment
Volatile Organics by GC/MS - Westborough Lab								
8260D	Batch QC	WG2205081-3	Bromomethane	LCS	37	39-139	01-02	potential low bias

ORGANICS

VOLATILES

Project Name: 7503 NIAGARA FALLS BLVD
Lab Number: L2623054
Project Number: 4507.0001B002
Report Date: 04/28/26

SAMPLE RESULTS

Lab ID: L2623054-01 D2
Client ID: MW-19R
Sample Location: NIAGARA FALLS, NY
Date Collected: 04/20/26 10:11
Date Received: 04/21/26
Field Prep: Not Specified

Sample Depth:
Matrix: Water
Analytical Method: 1,8260D
Analytical Date: 04/28/26 10:27
Analyst: MJV

Parameter	Result	Qualifier	Units	RL	MDL	Dilution Factor
Volatile Organics by GC/MS - Westborough Lab						
Vinyl chloride	2200		ug/l	100	7.1	100

Surrogate	% Recovery	Qualifier	Acceptance Criteria
1,2-Dichloroethane-d4	97		70-130
Toluene-d8	101		70-130
4-Bromofluorobenzene	107		70-130
Dibromofluoromethane	101		70-130

Project Name: 7503 NIAGARA FALLS BLVD **Lab Number:** L2623054

Project Number: 4507.0001B002 **Report Date:** 04/28/26

SAMPLE RESULTS

Lab ID: L2623054-01 D
Client ID: MW-19R
Sample Location: NIAGARA FALLS, NY

Date Collected: 04/20/26 10:11
Date Received: 04/21/26
Field Prep: Not Specified

Sample Depth:
Matrix: Water
Analytical Method: 1,8260D
Analytical Date: 04/28/26 09:20
Analyst: MJV

Parameter	Result	Qualifier	Units	RL	MDL	Dilution Factor
Volatile Organics by GC/MS - Westborough Lab						
Methylene chloride	ND		ug/l	25	7.0	10
1,1-Dichloroethane	ND		ug/l	25	7.0	10
Chloroform	ND		ug/l	25	7.0	10
Carbon tetrachloride	ND		ug/l	5.0	1.3	10
1,2-Dichloropropane	ND		ug/l	10	1.4	10
Dibromochloromethane	ND		ug/l	5.0	1.5	10
1,1,2-Trichloroethane	ND		ug/l	15	5.0	10
Tetrachloroethene	ND		ug/l	5.0	1.8	10
Chlorobenzene	ND		ug/l	25	7.0	10
Trichlorofluoromethane	ND		ug/l	25	7.0	10
1,2-Dichloroethane	ND		ug/l	5.0	1.3	10
1,1,1-Trichloroethane	ND		ug/l	25	7.0	10
Bromodichloromethane	ND		ug/l	5.0	1.9	10
trans-1,3-Dichloropropene	ND		ug/l	5.0	1.6	10
cis-1,3-Dichloropropene	ND		ug/l	5.0	1.4	10
Bromoform	ND		ug/l	20	6.5	10
1,1,2,2-Tetrachloroethane	ND		ug/l	5.0	1.7	10
Benzene	ND		ug/l	5.0	1.6	10
Toluene	ND		ug/l	25	7.0	10
Ethylbenzene	ND		ug/l	25	7.0	10
Chloromethane	ND		ug/l	25	7.0	10
Bromomethane	ND		ug/l	25	7.0	10
Vinyl chloride	2400	E	ug/l	10	0.71	10
Chloroethane	ND		ug/l	25	7.0	10
1,1-Dichloroethene	15		ug/l	5.0	1.7	10
trans-1,2-Dichloroethene	20	J	ug/l	25	7.0	10
Trichloroethene	1.8	J	ug/l	5.0	1.8	10
1,2-Dichlorobenzene	ND		ug/l	25	7.0	10

Project Name: 7503 NIAGARA FALLS BLVD **Lab Number:** L2623054

Project Number: 4507.0001B002 **Report Date:** 04/28/26

SAMPLE RESULTS

Lab ID: L2623054-01 D
Client ID: MW-19R
Sample Location: NIAGARA FALLS, NY

Date Collected: 04/20/26 10:11
Date Received: 04/21/26
Field Prep: Not Specified

Sample Depth:

Parameter	Result	Qualifier	Units	RL	MDL	Dilution Factor
Volatile Organics by GC/MS - Westborough Lab						
1,3-Dichlorobenzene	ND		ug/l	25	7.0	10
1,4-Dichlorobenzene	ND		ug/l	25	7.0	10
Methyl tert butyl ether	ND		ug/l	25	1.7	10
p/m-Xylene	ND		ug/l	25	7.0	10
o-Xylene	ND		ug/l	25	7.0	10
cis-1,2-Dichloroethene	920		ug/l	25	7.0	10
Styrene	ND		ug/l	25	7.0	10
Dichlorodifluoromethane	ND		ug/l	50	10.	10
Acetone	ND		ug/l	50	15.	10
Carbon disulfide	ND		ug/l	50	10.	10
2-Butanone	ND		ug/l	50	19.	10
4-Methyl-2-pentanone	ND		ug/l	50	10.	10
2-Hexanone	ND		ug/l	50	10.	10
Bromochloromethane	ND		ug/l	25	7.0	10
1,2-Dibromoethane	ND		ug/l	20	6.5	10
n-Butylbenzene	ND		ug/l	25	7.0	10
sec-Butylbenzene	ND		ug/l	25	7.0	10
1,2-Dibromo-3-chloropropane	ND		ug/l	25	7.0	10
Isopropylbenzene	ND		ug/l	25	7.0	10
p-Isopropyltoluene	ND		ug/l	25	7.0	10
Naphthalene	ND		ug/l	25	7.0	10
n-Propylbenzene	ND		ug/l	25	7.0	10
1,2,3-Trichlorobenzene	ND		ug/l	25	7.0	10
1,2,4-Trichlorobenzene	ND		ug/l	25	7.0	10
1,3,5-Trimethylbenzene	ND		ug/l	25	7.0	10
1,2,4-Trimethylbenzene	ND		ug/l	25	7.0	10
Methyl Acetate	ND		ug/l	20	2.3	10
Cyclohexane	ND		ug/l	100	2.7	10
1,4-Dioxane	ND		ug/l	2500	610	10
Freon-113	ND		ug/l	25	7.0	10
Methyl cyclohexane	ND		ug/l	100	4.0	10

Project Name: 7503 NIAGARA FALLS BLVD **Lab Number:** L2623054

Project Number: 4507.0001B002 **Report Date:** 04/28/26

SAMPLE RESULTS

Lab ID: L2623054-01 D
Client ID: MW-19R
Sample Location: NIAGARA FALLS, NY

Date Collected: 04/20/26 10:11
Date Received: 04/21/26
Field Prep: Not Specified

Sample Depth:

Parameter	Result	Qualifier	Units	RL	MDL	Dilution Factor
Volatile Organics by GC/MS - Westborough Lab						

Surrogate	% Recovery	Qualifier	Acceptance Criteria
1,2-Dichloroethane-d4	97		70-130
Toluene-d8	101		70-130
4-Bromofluorobenzene	104		70-130
Dibromofluoromethane	99		70-130

Project Name: 7503 NIAGARA FALLS BLVD **Lab Number:** L2623054

Project Number: 4507.0001B002 **Report Date:** 04/28/26

SAMPLE RESULTS

Lab ID: L2623054-02 D2 Date Collected: 04/20/26 10:11

Client ID: BLIND DUP Date Received: 04/21/26

Sample Location: NIAGARA FALLS, NY Field Prep: Not Specified

Sample Depth:

Matrix: Water

Analytical Method: 1,8260D

Analytical Date: 04/28/26 10:49

Analyst: MJV

Parameter	Result	Qualifier	Units	RL	MDL	Dilution Factor
Volatile Organics by GC/MS - Westborough Lab						
Vinyl chloride	2000		ug/l	100	7.1	100

Surrogate	% Recovery	Qualifier	Acceptance Criteria
1,2-Dichloroethane-d4	98		70-130
Toluene-d8	102		70-130
4-Bromofluorobenzene	105		70-130
Dibromofluoromethane	103		70-130

Project Name: 7503 NIAGARA FALLS BLVD **Lab Number:** L2623054

Project Number: 4507.0001B002 **Report Date:** 04/28/26

SAMPLE RESULTS

Lab ID: L2623054-02 D
Client ID: BLIND DUP
Sample Location: NIAGARA FALLS, NY

Date Collected: 04/20/26 10:11
Date Received: 04/21/26
Field Prep: Not Specified

Sample Depth:
Matrix: Water
Analytical Method: 1,8260D
Analytical Date: 04/28/26 09:42
Analyst: MJV

Parameter	Result	Qualifier	Units	RL	MDL	Dilution Factor
Volatile Organics by GC/MS - Westborough Lab						
Methylene chloride	ND		ug/l	25	7.0	10
1,1-Dichloroethane	ND		ug/l	25	7.0	10
Chloroform	ND		ug/l	25	7.0	10
Carbon tetrachloride	ND		ug/l	5.0	1.3	10
1,2-Dichloropropane	ND		ug/l	10	1.4	10
Dibromochloromethane	ND		ug/l	5.0	1.5	10
1,1,2-Trichloroethane	ND		ug/l	15	5.0	10
Tetrachloroethene	ND		ug/l	5.0	1.8	10
Chlorobenzene	ND		ug/l	25	7.0	10
Trichlorofluoromethane	ND		ug/l	25	7.0	10
1,2-Dichloroethane	ND		ug/l	5.0	1.3	10
1,1,1-Trichloroethane	ND		ug/l	25	7.0	10
Bromodichloromethane	ND		ug/l	5.0	1.9	10
trans-1,3-Dichloropropene	ND		ug/l	5.0	1.6	10
cis-1,3-Dichloropropene	ND		ug/l	5.0	1.4	10
Bromoform	ND		ug/l	20	6.5	10
1,1,2,2-Tetrachloroethane	ND		ug/l	5.0	1.7	10
Benzene	ND		ug/l	5.0	1.6	10
Toluene	ND		ug/l	25	7.0	10
Ethylbenzene	ND		ug/l	25	7.0	10
Chloromethane	ND		ug/l	25	7.0	10
Bromomethane	ND		ug/l	25	7.0	10
Vinyl chloride	2400	E	ug/l	10	0.71	10
Chloroethane	ND		ug/l	25	7.0	10
1,1-Dichloroethene	14		ug/l	5.0	1.7	10
trans-1,2-Dichloroethene	22	J	ug/l	25	7.0	10
Trichloroethene	ND		ug/l	5.0	1.8	10
1,2-Dichlorobenzene	ND		ug/l	25	7.0	10

Project Name: 7503 NIAGARA FALLS BLVD **Lab Number:** L2623054

Project Number: 4507.0001B002 **Report Date:** 04/28/26

SAMPLE RESULTS

Lab ID: L2623054-02 D
Client ID: BLIND DUP
Sample Location: NIAGARA FALLS, NY

Date Collected: 04/20/26 10:11
Date Received: 04/21/26
Field Prep: Not Specified

Sample Depth:

Parameter	Result	Qualifier	Units	RL	MDL	Dilution Factor
Volatile Organics by GC/MS - Westborough Lab						
1,3-Dichlorobenzene	ND		ug/l	25	7.0	10
1,4-Dichlorobenzene	ND		ug/l	25	7.0	10
Methyl tert butyl ether	ND		ug/l	25	1.7	10
p/m-Xylene	ND		ug/l	25	7.0	10
o-Xylene	ND		ug/l	25	7.0	10
cis-1,2-Dichloroethene	940		ug/l	25	7.0	10
Styrene	ND		ug/l	25	7.0	10
Dichlorodifluoromethane	ND		ug/l	50	10.	10
Acetone	ND		ug/l	50	15.	10
Carbon disulfide	ND		ug/l	50	10.	10
2-Butanone	ND		ug/l	50	19.	10
4-Methyl-2-pentanone	ND		ug/l	50	10.	10
2-Hexanone	ND		ug/l	50	10.	10
Bromochloromethane	ND		ug/l	25	7.0	10
1,2-Dibromoethane	ND		ug/l	20	6.5	10
n-Butylbenzene	ND		ug/l	25	7.0	10
sec-Butylbenzene	ND		ug/l	25	7.0	10
1,2-Dibromo-3-chloropropane	ND		ug/l	25	7.0	10
Isopropylbenzene	ND		ug/l	25	7.0	10
p-Isopropyltoluene	ND		ug/l	25	7.0	10
Naphthalene	ND		ug/l	25	7.0	10
n-Propylbenzene	ND		ug/l	25	7.0	10
1,2,3-Trichlorobenzene	ND		ug/l	25	7.0	10
1,2,4-Trichlorobenzene	ND		ug/l	25	7.0	10
1,3,5-Trimethylbenzene	ND		ug/l	25	7.0	10
1,2,4-Trimethylbenzene	ND		ug/l	25	7.0	10
Methyl Acetate	ND		ug/l	20	2.3	10
Cyclohexane	ND		ug/l	100	2.7	10
1,4-Dioxane	ND		ug/l	2500	610	10
Freon-113	ND		ug/l	25	7.0	10
Methyl cyclohexane	ND		ug/l	100	4.0	10

Project Name: 7503 NIAGARA FALLS BLVD **Lab Number:** L2623054

Project Number: 4507.0001B002 **Report Date:** 04/28/26

SAMPLE RESULTS

Lab ID: L2623054-02 D
Client ID: BLIND DUP
Sample Location: NIAGARA FALLS, NY

Date Collected: 04/20/26 10:11
Date Received: 04/21/26
Field Prep: Not Specified

Sample Depth:

Parameter	Result	Qualifier	Units	RL	MDL	Dilution Factor
Volatile Organics by GC/MS - Westborough Lab						

Surrogate	% Recovery	Qualifier	Acceptance Criteria
1,2-Dichloroethane-d4	97		70-130
Toluene-d8	102		70-130
4-Bromofluorobenzene	104		70-130
Dibromofluoromethane	99		70-130

Project Name: 7503 NIAGARA FALLS BLVD
Project Number: 4507.0001B002
Lab Number: L2623054
Report Date: 04/28/26

Method Blank Analysis
Batch Quality Control

Analytical Method: 1,8260D
Analytical Date: 04/28/26 07:50
Analyst: MJV

Parameter	Result	Qualifier	Units	RL	MDL
Volatile Organics by GC/MS - Westborough Lab for sample(s): 01-02 Batch: WG2205081-5					
Methylene chloride	ND		ug/l	2.5	0.70
1,1-Dichloroethane	ND		ug/l	2.5	0.70
Chloroform	ND		ug/l	2.5	0.70
Carbon tetrachloride	ND		ug/l	0.50	0.13
1,2-Dichloropropane	ND		ug/l	1.0	0.14
Dibromochloromethane	ND		ug/l	0.50	0.15
1,1,2-Trichloroethane	ND		ug/l	1.5	0.50
Tetrachloroethene	ND		ug/l	0.50	0.18
Chlorobenzene	ND		ug/l	2.5	0.70
Trichlorofluoromethane	ND		ug/l	2.5	0.70
1,2-Dichloroethane	ND		ug/l	0.50	0.13
1,1,1-Trichloroethane	ND		ug/l	2.5	0.70
Bromodichloromethane	ND		ug/l	0.50	0.19
trans-1,3-Dichloropropene	ND		ug/l	0.50	0.16
cis-1,3-Dichloropropene	ND		ug/l	0.50	0.14
Bromoform	ND		ug/l	2.0	0.65
1,1,2,2-Tetrachloroethane	ND		ug/l	0.50	0.17
Benzene	ND		ug/l	0.50	0.16
Toluene	ND		ug/l	2.5	0.70
Ethylbenzene	ND		ug/l	2.5	0.70
Chloromethane	ND		ug/l	2.5	0.70
Bromomethane	ND		ug/l	2.5	0.70
Vinyl chloride	ND		ug/l	1.0	0.07
Chloroethane	ND		ug/l	2.5	0.70

Project Name: 7503 NIAGARA FALLS BLVD
Project Number: 4507.0001B002
Lab Number: L2623054
Report Date: 04/28/26

Method Blank Analysis
Batch Quality Control

Analytical Method: 1,8260D
Analytical Date: 04/28/26 07:50
Analyst: MJV

Parameter	Result	Qualifier	Units	RL	MDL
Volatile Organics by GC/MS - Westborough Lab for sample(s): 01-02 Batch: WG2205081-5					
1,1-Dichloroethene	ND		ug/l	0.50	0.17
trans-1,2-Dichloroethene	ND		ug/l	2.5	0.70
Trichloroethene	ND		ug/l	0.50	0.18
1,2-Dichlorobenzene	ND		ug/l	2.5	0.70
1,3-Dichlorobenzene	ND		ug/l	2.5	0.70
1,4-Dichlorobenzene	ND		ug/l	2.5	0.70
Methyl tert butyl ether	ND		ug/l	2.5	0.17
p/m-Xylene	ND		ug/l	2.5	0.70
o-Xylene	ND		ug/l	2.5	0.70
cis-1,2-Dichloroethene	ND		ug/l	2.5	0.70
Styrene	ND		ug/l	2.5	0.70
Dichlorodifluoromethane	ND		ug/l	5.0	1.0
Acetone	ND		ug/l	5.0	1.5
Carbon disulfide	ND		ug/l	5.0	1.0
2-Butanone	ND		ug/l	5.0	1.9
4-Methyl-2-pentanone	ND		ug/l	5.0	1.0
2-Hexanone	ND		ug/l	5.0	1.0
Bromochloromethane	ND		ug/l	2.5	0.70
1,2-Dibromoethane	ND		ug/l	2.0	0.65
n-Butylbenzene	ND		ug/l	2.5	0.70
sec-Butylbenzene	ND		ug/l	2.5	0.70
1,2-Dibromo-3-chloropropane	ND		ug/l	2.5	0.70
Isopropylbenzene	ND		ug/l	2.5	0.70
p-Isopropyltoluene	ND		ug/l	2.5	0.70

Project Name: 7503 NIAGARA FALLS BLVD
Project Number: 4507.0001B002
Lab Number: L2623054
Report Date: 04/28/26

Method Blank Analysis
Batch Quality Control

Analytical Method: 1,8260D
Analytical Date: 04/28/26 07:50
Analyst: MJV

Parameter	Result	Qualifier	Units	RL	MDL
Volatile Organics by GC/MS - Westborough Lab for sample(s): 01-02 Batch: WG2205081-5					
Naphthalene	ND		ug/l	2.5	0.70
n-Propylbenzene	ND		ug/l	2.5	0.70
1,2,3-Trichlorobenzene	ND		ug/l	2.5	0.70
1,2,4-Trichlorobenzene	ND		ug/l	2.5	0.70
1,3,5-Trimethylbenzene	ND		ug/l	2.5	0.70
1,2,4-Trimethylbenzene	ND		ug/l	2.5	0.70
Methyl Acetate	ND		ug/l	2.0	0.23
Cyclohexane	ND		ug/l	10	0.27
1,4-Dioxane	ND		ug/l	250	61.
Freon-113	ND		ug/l	2.5	0.70
Methyl cyclohexane	ND		ug/l	10	0.40

Surrogate	%Recovery	Qualifier	Acceptance Criteria
1,2-Dichloroethane-d4	96		70-130
Toluene-d8	102		70-130
4-Bromofluorobenzene	106		70-130
Dibromofluoromethane	102		70-130

Lab Control Sample Analysis
Batch Quality Control

Project Name: 7503 NIAGARA FALLS BLVD
Project Number: 4507.0001B002

Lab Number: L2623054
Report Date: 04/28/26

Parameter	LCS %Recovery	Qual	LCSD %Recovery	Qual	%Recovery Limits	RPD	Qual	RPD Limits
Volatile Organics by GC/MS - Westborough Lab Associated sample(s): 01-02 Batch: WG2205081-3 WG2205081-4								
Methylene chloride	90		90		70-130	0		20
1,1-Dichloroethane	99		100		70-130	1		20
Chloroform	89		94		70-130	5		20
Carbon tetrachloride	110		100		63-132	10		20
1,2-Dichloropropane	96		95		70-130	1		20
Dibromochloromethane	89		90		63-130	1		20
1,1,2-Trichloroethane	94		94		70-130	0		20
Tetrachloroethene	92		92		70-130	0		20
Chlorobenzene	92		92		75-130	0		20
Trichlorofluoromethane	98		110		62-150	12		20
1,2-Dichloroethane	94		94		70-130	0		20
1,1,1-Trichloroethane	94		97		67-130	3		20
Bromodichloromethane	92		93		67-130	1		20
trans-1,3-Dichloropropene	92		93		70-130	1		20
cis-1,3-Dichloropropene	92		93		70-130	1		20
Bromoform	88		87		54-136	1		20
1,1,2,2-Tetrachloroethane	100		96		67-130	4		20
Benzene	94		95		70-130	1		20
Toluene	94		94		70-130	0		20

Lab Control Sample Analysis
Batch Quality Control

Project Name: 7503 NIAGARA FALLS BLVD
Project Number: 4507.0001B002

Lab Number: L2623054
Report Date: 04/28/26

Parameter	LCS %Recovery	Qual	LCSD %Recovery	Qual	%Recovery Limits	RPD	Qual	RPD Limits
Volatile Organics by GC/MS - Westborough Lab Associated sample(s): 01-02 Batch: WG2205081-3 WG2205081-4								
Ethylbenzene	93		95		70-130	2		20
Chloromethane	86		86		64-130	0		20
Bromomethane	**37**	Q	43		39-139	15		20
Vinyl chloride	100		110		55-140	10		20
Chloroethane	100		100		55-138	0		20
1,1-Dichloroethene	100		110		61-145	10		20
trans-1,2-Dichloroethene	92		91		70-130	1		20
Trichloroethene	90		92		70-130	2		20
1,2-Dichlorobenzene	95		89		70-130	7		20
1,3-Dichlorobenzene	95		91		70-130	4		20
1,4-Dichlorobenzene	94		91		70-130	3		20
Methyl tert butyl ether	86		87		63-130	1		20
p/m-Xylene	90		90		70-130	0		20
o-Xylene	90		90		70-130	0		20
cis-1,2-Dichloroethene	90		91		70-130	1		20
Styrene	90		90		70-130	0		20
Dichlorodifluoromethane	95		99		36-147	4		20
Acetone	89		100		58-148	12		20
Carbon disulfide	100		110		51-130	10		20

Lab Control Sample Analysis
Batch Quality Control

Project Name: 7503 NIAGARA FALLS BLVD
Project Number: 4507.0001B002

Lab Number: L2623054
Report Date: 04/28/26

Parameter	LCS %Recovery	Qual	LCSD %Recovery	Qual	%Recovery Limits	RPD	Qual	RPD Limits
Volatile Organics by GC/MS - Westborough Lab Associated sample(s): 01-02 Batch: WG2205081-3 WG2205081-4								
2-Butanone	82		81		63-138	1		20
4-Methyl-2-pentanone	86		88		59-130	2		20
2-Hexanone	82		84		57-130	2		20
Bromochloromethane	86		89		70-130	3		20
1,2-Dibromoethane	87		89		70-130	2		20
n-Butylbenzene	100		96		53-136	4		20
sec-Butylbenzene	100		96		70-130	4		20
1,2-Dibromo-3-chloropropane	81		80		41-144	1		20
Isopropylbenzene	100		96		70-130	4		20
p-Isopropyltoluene	98		92		70-130	6		20
Naphthalene	84		82		70-130	2		20
n-Propylbenzene	100		96		69-130	4		20
1,2,3-Trichlorobenzene	84		82		70-130	2		20
1,2,4-Trichlorobenzene	86		84		70-130	2		20
1,3,5-Trimethylbenzene	96		92		64-130	4		20
1,2,4-Trimethylbenzene	95		91		70-130	4		20
Methyl Acetate	98		92		70-130	6		20
Cyclohexane	100		100		70-130	0		20
1,4-Dioxane	90		90		56-162	0		20

Lab Control Sample Analysis
Batch Quality Control

Project Name: 7503 NIAGARA FALLS BLVD
Project Number: 4507.0001B002

Lab Number: L2623054
Report Date: 04/28/26

Parameter	LCS %Recovery	Qual	LCSD %Recovery	Qual	%Recovery Limits	RPD	Qual	RPD Limits
Volatile Organics by GC/MS - Westborough Lab Associated sample(s): 01-02 Batch: WG2205081-3 WG2205081-4								
Freon-113	110		110		70-130	0		20
Methyl cyclohexane	90		93		70-130	3		20

Surrogate	LCS %Recovery	Qual	LCSD %Recovery	Qual	Acceptance Criteria
1,2-Dichloroethane-d4	102		98		70-130
Toluene-d8	102		102		70-130
4-Bromofluorobenzene	105		100		70-130
Dibromofluoromethane	98		98		70-130

Project Name: 7503 NIAGARA FALLS BLVD
Project Number: 4507.0001B002

Lab Number: L2623054
Report Date: 04/28/26

Sample Receipt and Container Information

Were project specific reporting limits specified? YES

Cooler Information

Cooler	Custody Seal
A	Absent

Container Information

Container ID	Container Type	Cooler	Initial pH	Final pH	Temp deg C	Pres	Seal	Frozen Date/Time	Analysis(*)
L2623054-01A	Vial HCl preserved	NA	NA			Y	Absent		NYTCL-8260-R2(14)
L2623054-01B	Vial HCl preserved	NA	NA			Y	Absent		NYTCL-8260-R2(14)
L2623054-01C	Vial HCl preserved	NA	NA			Y	Absent		NYTCL-8260-R2(14)
L2623054-02A	Vial HCl preserved	NA	NA			Y	Absent		NYTCL-8260-R2(14)
L2623054-02B	Vial HCl preserved	NA	NA			Y	Absent		NYTCL-8260-R2(14)
L2623054-03A	Vial HCl preserved	NA	NA			Y	Absent		ARCHIVE()
L2623054-03B	Vial HCl preserved	NA	NA			Y	Absent		ARCHIVE()

*Values in parentheses indicate holding time in days

Project Name:	7503 NIAGARA FALLS BLVD	**Lab Number:**	L2623054
Project Number:	4507.0001B002	**Report Date:**	04/28/26

GLOSSARY

Acronyms

DL	- Detection Limit: This value represents the level to which target analyte concentrations are reported as estimated values, when those target analyte concentrations are quantified below the limit of quantitation (LOQ). The DL includes any adjustments from dilutions, concentrations or moisture content, where applicable. (DoD report formats only.)
EDL	- Estimated Detection Limit: This value represents the level to which target analyte concentrations are reported as estimated values, when those target analyte concentrations are quantified below the reporting limit (RL). The EDL includes any adjustments from dilutions, concentrations or moisture content, where applicable. The use of EDLs is specific to the analysis of PAHs using Solid-Phase Microextraction (SPME).
EMPC	- Estimated Maximum Possible Concentration: The concentration that results from the signal present at the retention time of an analyte when the ions meet all of the identification criteria except the ion abundance ratio criteria. An EMPC is a worst-case estimate of the concentration.
EPA	- Environmental Protection Agency.
LCS	- Laboratory Control Sample: A sample matrix, free from the analytes of interest, spiked with verified known amounts of analytes or a material containing known and verified amounts of analytes.
LCSD	- Laboratory Control Sample Duplicate: Refer to LCS.
LFB	- Laboratory Fortified Blank: A sample matrix, free from the analytes of interest, spiked with verified known amounts of analytes or a material containing known and verified amounts of analytes.
LOD	- Limit of Detection: This value represents the level to which a target analyte can reliably be detected for a specific analyte in a specific matrix by a specific method. The LOD includes any adjustments from dilutions, concentrations or moisture content, where applicable. (DoD report formats only.)
LOQ	- Limit of Quantitation: The value at which an instrument can accurately measure an analyte at a specific concentration. The LOQ includes any adjustments from dilutions, concentrations or moisture content, where applicable. (DoD report formats only.) Limit of Quantitation: The value at which an instrument can accurately measure an analyte at a specific concentration. The LOQ includes any adjustments from dilutions, concentrations or moisture content, where applicable. (DoD report formats only.)
MDL	- Method Detection Limit: This value represents the level to which target analyte concentrations are reported as estimated values, when those target analyte concentrations are quantified below the reporting limit (RL). The MDL includes any adjustments from dilutions, concentrations or moisture content, where applicable.
MS	- Matrix Spike Sample: A sample prepared by adding a known mass of target analyte to a specified amount of matrix sample for which an independent estimate of target analyte concentration is available. For Method 332.0, the spike recovery is calculated using the native concentration, including estimated values.
MSD	- Matrix Spike Sample Duplicate: Refer to MS.
NA	- Not Applicable.
NC	- Not Calculated: Term is utilized when one or more of the results utilized in the calculation are non-detect at the parameter's reporting unit.
NDPA/DPA	- N-Nitrosodiphenylamine/Diphenylamine.
NI	- Not Ignitable.
NP	- Non-Plastic: Term is utilized for the analysis of Atterberg Limits in soil.
NR	- No Results: Term is utilized when 'No Target Compounds Requested' is reported for the analysis of Volatile or Semivolatile Organic TIC only requests.
RL	- Reporting Limit: The value at which an instrument can accurately measure an analyte at a specific concentration. The RL includes any adjustments from dilutions, concentrations or moisture content, where applicable.
RPD	- Relative Percent Difference: The results from matrix and/or matrix spike duplicates are primarily designed to assess the precision of analytical results in a given matrix and are expressed as relative percent difference (RPD). Values which are less than five times the reporting limit for any individual parameter are evaluated by utilizing the absolute difference between the values; although the RPD value will be provided in the report.
SRM	- Standard Reference Material: A reference sample of a known or certified value that is of the same or similar matrix as the associated field samples.
STLP	- Semi-dynamic Tank Leaching Procedure per EPA Method 1315.
TEF	- Toxic Equivalency Factors: The values assigned to each dioxin and furan to evaluate their toxicity relative to 2,3,7,8-TCDD.
TEQ	- Toxic Equivalent: The measure of a sample's toxicity derived by multiplying each dioxin and furan by its corresponding TEF and then summing the resulting values.
TIC	- Tentatively Identified Compound: A compound that has been identified to be present and is not part of the target compound list (TCL) for the method and/or program. All TICs are qualitatively identified and reported as estimated concentrations.

Report Format: DU Report with 'J' Qualifiers

Project Name:	7503 NIAGARA FALLS BLVD	**Lab Number:**	L2623054
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Footnotes

1 - The reference for this analyte should be considered modified since this analyte is absent from the target analyte list of the original method.

Terms

Analytical Method: Both the document from which the method originates and the analytical reference method. (Example: EPA 8260B is shown as 1,8260B.) The codes for the reference method documents are provided in the References section of the Addendum.

Chlordane: The target compound Chlordane (CAS No. 57-74-9) is reported for GC ECD analyses. Per EPA,this compound "refers to a mixture of chlordane isomers, other chlorinated hydrocarbons and numerous other components." (Reference: USEPA Toxicological Review of Chlordane, In Support of Summary Information on the Integrated Risk Information System (IRIS), December 1997.)

Difference: With respect to Total Oxidizable Precursor (TOP) Assay analysis, the difference is defined as the Post-Treatment value minus the Pre-Treatment value.

Final pH: As it pertains to Sample Receipt & Container Information section of the report, Final pH reflects pH of container determined after adjustment at the laboratory, if applicable. If no adjustment required, value reflects Initial pH.

Frozen Date/Time: With respect to Volatile Organics in soil, Frozen Date/Time reflects the date/time at which associated Reagent Water-preserved vials were initially frozen. Note: If frozen date/time is beyond 48 hours from sample collection, value will be reflected in 'bold'.

Gasoline Range Organics (GRO): Gasoline Range Organics (GRO) results include all chromatographic peaks eluting from Methyl tert butyl ether through Naphthalene, with the exception of GRO analysis in support of State of Ohio programs, which includes all chromatographic peaks eluting from Hexane through Dodecane.

Initial pH: As it pertains to Sample Receipt & Container Information section of the report, Initial pH reflects pH of container determined upon receipt, if applicable.

PAH Total: With respect to Alkylated PAH analyses, the 'PAHs, Total' result is defined as the summation of results for all or a subset of the following compounds: Naphthalene, C1-C4 Naphthalenes, 2-Methylnaphthalene, 1-Methylnaphthalene, Biphenyl, Acenaphthylene, Acenaphthene, Fluorene, C1-C3 Fluorenes, Phenanthrene, C1-C4 Phenanthrenes/Anthracenes, Anthracene, Fluoranthene, Pyrene, C1-C4 Fluoranthenes/Pyrenes, Benz(a)anthracene, Chrysene, C1-C4 Chrysenes, Benzo(b)fluoranthene, Benzo(j)+(k)fluoranthene, Benzo(e)pyrene, Benzo(a)pyrene, Perylene, Indeno(1,2,3-cd)pyrene, Dibenz(ah)+(ac)anthracene, Benzo(g,h,i)perylene. If a 'Total' result is requested, the results of its individual components will also be reported.

PFAS Total: With respect to PFAS analyses, the 'PFAS, Total (5)' result is defined as the summation of results for: PFHpA, PFHxS, PFOA, PFNA and PFOS. In addition, the 'PFAS, Total (6)' result is defined as the summation of results for: PFHpA, PFHxS, PFOA, PFNA, PFDA and PFOS. For MassDEP DW compliance analysis only, the 'PFAS, Total (6)' result is defined as the summation of results at or above the RL. Note: If a 'Total' result is requested, the results of its individual components will also be reported.

Total: With respect to Organic analyses, a 'Total' result is defined as the summation of results for individual isomers or Aroclors. If a 'Total' result is requested, the results of its individual components will also be reported. This is applicable to 'Total' results for methods 8260, 8081 and 8082.

Data Qualifiers

A - Spectra identified as "Aldol Condensates" are byproducts of the extraction/concentration procedures when acetone is introduced in the process.

B - The analyte was detected above the reporting limit in the associated method blank. Flag only applies to associated field samples that have detectable concentrations of the analyte at less than ten times (10x) the concentration found in the blank. For MCP-related projects, flag only applies to associated field samples that have detectable concentrations of the analyte at less than ten times (10x) the concentration found in the blank. For DOD-related projects, flag only applies to associated field samples that have detectable concentrations of the analyte at less than ten times (10x) the concentration found in the blank AND the analyte was detected above one-half the reporting limit (or above the reporting limit for common lab contaminants) in the associated method blank. For NJ-Air-related projects, flag only applies to associated field samples that have detectable concentrations of the analyte above the reporting limit. For NJ-related projects (excluding Air), flag only applies to associated field samples that have detectable concentrations of the analyte, which was detected above the reporting limit in the associated method blank or above five times the reporting limit for common lab contaminants (Phthalates, Acetone, Methylene Chloride, 2-Butanone).

C - Co-elution: The target analyte co-elutes with a known lab standard (i.e. surrogate, internal standards, etc.) for co-extracted analyses.

D - Concentration of analyte was quantified from diluted analysis. Flag only applies to field samples that have detectable concentrations of the analyte.

E - Concentration of analyte exceeds the range of the calibration curve and/or linear range of the instrument.

F - The ratio of quantifier ion response to qualifier ion response falls outside of the laboratory criteria. Results are considered to be an estimated maximum concentration.

G - The concentration may be biased high due to matrix interferences (i.e, co-elution) with non-target compound(s). The result should be considered estimated.

H - The analysis of pH was performed beyond the regulatory-required holding time of 15 minutes from the time of sample collection.

I - The lower value for the two columns has been reported due to obvious interference.

J - Estimated value. The Target analyte concentration is below the quantitation limit (RL), but above the Method Detection Limit (MDL) or Estimated Detection Limit (EDL) for SPME-related analyses. This represents an estimated concentration for Tentatively Identified Compounds (TICs). For calculated parameters, this represents that one or more values used in the calculation were

Report Format: DU Report with 'J' Qualifiers

Project Name:	7503 NIAGARA FALLS BLVD	**Lab Number:**	L2623054
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Data Qualifiers

estimated.

M - Reporting Limit (RL) exceeds the MCP CAM Reporting Limit for this analyte.

ND - Not detected at the method detection limit (MDL) for the sample, or estimated detection limit (EDL) for SPME-related analyses.

NJ - Presumptive evidence of compound. This represents an estimated concentration for Tentatively Identified Compounds (TICs), where the identification is based on a mass spectral library search.

P - The RPD between the results for the two columns exceeds the method-specified criteria.

Q - The quality control sample exceeds the associated acceptance criteria. For DOD-related projects, LCS and/or Continuing Calibration Standard exceedences are also qualified on all associated sample results. Note: This flag is not applicable for matrix spike recoveries when the sample concentration is greater than 4x the spike added or for batch duplicate RPD when the sample concentrations are less than 5x the RL. (Metals only.)

R - Analytical results are from sample re-analysis.

RE - Analytical results are from sample re-extraction.

S - Analytical results are from modified screening analysis.

V - The surrogate associated with this target analyte has a recovery outside the QC acceptance limits. (Applicable to MassDEP DW Compliance samples only.)

Z - The batch matrix spike and/or duplicate associated with this target analyte has a recovery/RPD outside the QC acceptance limits. (Applicable to MassDEP DW Compliance samples only.)

Project Name: 7503 NIAGARA FALLS BLVD
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REFERENCES

1 Test Methods for Evaluating Solid Waste: Physical/Chemical Methods. EPA SW-846. Third Edition. Updates I - VI, 2018.

LIMITATION OF LIABILITIES

Pace Analytical Services performs services with reasonable care and diligence normal to the analytical testing laboratory industry. In the event of an error, the sole and exclusive responsibility of Pace Analytical Services shall be to re-perform the work at it's own expense. In no event shall Pace Analytical Services be held liable for any incidental, consequential or special damages, including but not limited to, damages in any way connected with the use of, interpretation of, information or analysis provided by Pace Analytical Services.

We strongly urge our clients to comply with EPA protocol regarding sample volume, preservation, cooling, containers, sampling procedures, holding time and splitting of samples in the field.

ENV-FORM-WES2-0065 v02 Certificate/Approval Program Summary

Certification Information

The following analytes are not included in our Primary NELAP Scope of Accreditation:

PAS-WES2 Westborough Facility – 8 Walkup Dr. Westborough, MA 01581
EPA 624.1: m/p-xylene, o-xylene, Naphthalene
EPA 625.1: alpha-Terpineol
EPA 8260D: NPW: 1,2,4,5-Tetramethylbenzene; 4-Ethyltoluene; SCM: Iodomethane (methyl iodide), 1,2,4,5-Tetramethylbenzene; 4-Ethyltoluene.
EPA 8270E: NPW: Dimethylnaphthalene,1,4-Diphenylhydrazine, alpha-Terpineol, Azobenzene; SCM: Dimethylnaphthalene,1,4-Diphenylhydrazine.
SM4500: NPW: Amenable Cyanide; SCM: Total Phosphorus, TKN, NO2, NO3.

PAS-MANS Mansfield Facility – 320 Forbes Blvd. Mansfield, MA 02048
SM 2540D: TSS.
Biological Tissue Matrix: EPA 3050B

PAS-MAN1 Mansfield Facility – 120 Forbes Blvd. Mansfield, MA 02048
EPA TO-15: Halothane, 2,4,4-Trimethyl-2-pentene, 2,4,4-Trimethyl-1-pentene, Thiophene, 2-Methylthiophene, 3-Methylthiophene, 2-Ethylthiophene, 1,2,3-Trimethylbenzene, Indan, Indene, 1,2,4,5-Tetramethylbenzene, Benzothiophene, 1-Methylnaphthalene.
MADEP-APH.

PAS-ELON East Longmeadow Facility – 39 Spruce Street East Longmeadow, MA 01028
EPA 524.2: 1,3,5-Trichlorobenzene, m/p-Xylene, o-xylene.
EPA 625.1: 1,2-Dichlorobenzene, 1,3-Dichlorobenzene, 1,4-Dichlorobenzene, N-Nitrosodiphenylamine.
EPA 8081B NPW and SCM: Alachlor, Endrin Ketone, Hexachlorobenzene.
EPA 8260D NPW: Tetrahydrofuran, 1,3,5-Trichlorobenzene; **SCM:** TAME, TBEE, Diethyl ether, DIPE, Tetrahydrofuran. 1,3,5-Trichlorobenzene, Freon-113.
EPA 8270E: NPW: Carbazole, 1-Methylnaphthalene, Pentachloronitrobenzene; **SCM:** Carbazole, 1-Methylnaphthalene.
EPA TO-13: Air: Benzo(e)pyrene, 1-Methylnaphthalene, 2-Methylnaphthalene, Perylene.
EPA TO-4A Pesticide Air: delta-BHC, Endosulfan I, Endosulfan II, Endosulfan Sulfate, Endrin, Endrin Aldehyde, Endrin Ketone, Hexachlorobenzene, Methoxychlor.
SM4500: NPW: Amenable Cyanide; **SCM:** Total Phosphorus, TKN, NH3, NECi: NO2, NO3, ASTMD516.

The following test method is not included in our New Jersey Secondary NELAP Scope of Accreditation:

PAS-MANS Mansfield Facility – 320 Forbes Blvd. Mansfield, MA 02048
Determination of Selected Perfluorinated Alkyl Substances by Solid Phase Extraction and Liquid Chromatography/Tandem Mass Spectrometry Isotope Dilution (via Alpha SOP 23528)

The following analytes are included in our Massachusetts DEP Scope of Accreditation:

PAS-WES2 Westborough Facility – 8 Walkup Dr. Westborough, MA 01581

Drinking Water
EPA 300.0: Chloride, Nitrate-N, Fluoride, Sulfate; **EPA 353.2**: Nitrate-N, Nitrite-N; **SM4500NO3-F**: Nitrate-N, Nitrite-N; **SM4500F-C, SM4500CN-CE, EPA 180.1, SM2130B, SM4500Cl-D, SM2320B, SM2540C, SM4500H-B, SM4500NO2-B**
EPA 524.2: THMs and VOCs; **EPA 504.1:** EDB, DBCP.
Microbiology: **SM9215B; SM9223-P/A, SM9223B-Colilert-QT,SM9222D**.

Non-Potable Water
SM4500H,B, EPA 120.1, SM2510B, SM2540C, SM2320B, SM4500CL-E, SM4500F-BC, SM4500NH3-BH: Ammonia-N and Kjeldahl-N, **EPA 350.1**: Ammonia-N, **LACHAT 10-107-06-1-B**: Ammonia-N, **EPA 351.1, SM4500NO3-F, EPA 353.2**: Nitrate-N, **SM4500P-E, SM4500P-B, E, SM4500SO4-E, SM5220D, EPA 410.4, SM5210B, SM5310C, SM4500CL-G, EPA 1664, EPA 420.1, SM4500-CN-CE, SM2540D, EPA 300: Chloride, Sulfate, Nitrate.**
EPA 624.1: Volatile Halocarbons & Aromatics,
EPA 608.3: Chlordane, Toxaphene, Aldrin, alpha-BHC, beta-BHC, gamma-BHC, delta-BHC, Dieldrin, DDD, DDE, DDT, Endosulfan I, Endosulfan II, Endosulfan sulfate, Endrin, Endrin Aldehyde, Heptachlor, Heptachlor Epoxide, PCBs
EPA 625.1: SVOC (Acid/Base/Neutral Extractables).
Microbiology: **SM9223B-Colilert-QT; Enterolert-QT.**

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PAS-MANS Mansfield Facility – 320 Forbes Blvd. Mansfield, MA 02048

Drinking Water
EPA 200.7: Al, Ba, Cd, Cr, Cu, Fe, Mn, Ni, Na, Ag, Ca, Zn. **EPA 200.8:** Al, Sb, As, Ba, Be, Cd, Cr, Cu, Pb, Mn, Ni, Se, Ag, TL, Zn. **EPA 245.1** Hg.
EPA 522, EPA 537.1.

Non-Potable Water
EPA 200.7: Al, Sb, As, Be, Cd, Ca, Cr, Co, Cu, Fe, Pb, Mg, Mn, Mo, Ni, K, Se, Ag, Na, Sr, TL, Ti, V, Zn.
EPA 200.8: Al, Sb, As, Be, Cd, Ca, Cr, Cu, Fe, Pb, Mg, Mn, Ni, K, Se, Ag, Na, TL, Zn.
EPA 245.1: Hg. **EPA 245.7:** Hg.
SM2340B

PAS-ELON East Longmeadow Facility – 39 Spruce Street East Longmeadow, MA 01028

Drinking Water

EPA 300.0: NO3, NO2, Fl, Cl, SO4. **NECI Reductase**: NO3, NO2.
SM4500F-C, SM4500Cl-B, ASTM D516, SM4500CN-C,E, EPA 180.1, SM2320B, SM 2540C, SM4500H-B, SM4500SO4-E.
EPA 537.1; EPA 524.2: THMs and VOCs; **EPA 504.1:** EDB, DBCP.
Microbiology: SM9223-P/A: TC/EC; SM9223B-Colilert-enumeration: TC/EC; HPC-Simplate.

Non-Potable Water

SM4500H-B, SM2510B, SM2540C, SM2320B, SM4500Cl-B, ASTMD516, SM4500NH3-B, C, EPA 350.1, NECi: NO3, **SM4500NH3-B, C: TKN, SM4500P-E: Ortho Phosphate, SM4500P-B, E: Total Phosphorus, EPA 410.4, SM5210B, SM5310C, SM4500CN-C, E, SM2540D, SM4500Cl-G, SM4500SO4-E, EPA 1664, EPA 420.1, EPA 300.0:** Cl, SO4, NO3.
EPA 624.1: Volatile Halocarbons, Volatile Aromatics.
EPA 608.3: Chlordane, Toxaphene, Aldrin, Alpha-BHC, Beta-BHC, Gamma-BHC, Delta-BHC, Dieldrin, DDD, DDE, DDT, Endosulfan I, Endosulfan II, Endosulfan Sulfate, Endrin, Endrin Aldehyde, Heptachlor, Heptachlor Epoxide, PCBs.
EPA 625.1: SVOC-Acid Extractables and Base/Neutrals
Microbiology: SM9223B-Colilert: E. coli (Ambient and Wastewater), **SM9223B-Colilert-18:** Fecal Coliform (Wastewater).

Certification IDs:

PAS-WES2 Westborough Facility – 8 Walkup Dr. Westborough, MA 01581
CT PH-0826, IL 200077, IN C-MA-03, KY kY98045, ME MA00086, MD 348, MA M-MA086, NH 2064, NJ MA935, NY 11148, NC (DW) 25700, NC (NPW/SCM) 666, OR MA-1316, PA 68-03671, RI LAO00065, TX T104704476, VT VT-0935, VA 460195.

PAS-MANS Mansfield Facility – 320 Forbes Blvd. Mansfield, MA 02048
ANAB/DoD L2474, CA 3117, CO MA00030, CT PH-0825, IL 200081, IN C-MA-04, KY KY98046, LA 85084, ME MA00030, MD 350, MA M-MA00030, MI 9110, MN 025-999-495, NH 2062, NJ MA015, NY 11627, NC (NPW/SCM) 685, OR MA-0262, PA 68-02089, RI LAO00299, TX T-104704419, UT MA00030, VT VT-0015, VA 460194, WA C954.

PAS-MAN1 Mansfield Air Lab Facility – 120 Forbes Blvd. Mansfield, MA 02048
ANAB/DoD L2474, LA 245052, ME MA01156, MN 025-999-498, NH 2249, NJ MA025, NY 12191, OR 4203, TX T104704583, VA 460311, WA C1104.

PAS-ELON East Longmeadow Facility – 39 Spruce St. East Longmeadow, MA 01028
CT PH-0821, ME MA00100, MI 9100, NC (DENR) 652, NC (DW) 25703, MA M-MA100, NH (Secondary) 2516, NH (Primary) 2557, NJ MA007, NY 10899, PA 68-05812, RI LAO00373, VA 460217, VT-255716, WV DEP 419, WV-DW 9979C, LA 05130, LA-DW LA042, MD-DW 373, OH 87781.

For a complete listing of analytes and methods, please contact your Project Manager.

NEW YORK CHAIN OF CUSTODY

L2623054

Pace ANALYTICAL SERVICES

Westborough, MA 01581 — 8 Walkup Dr. — TEL: 508-898-9220 — FAX: 508-898-9193

Mansfield, MA 02048 — 320 Forbes Blvd — TEL: 508-822-9300 — FAX: 508-822-3288

Service Centers
Woodcliff Lake, NJ 07677: 123 Tice Blvd, Suite 101
Albany, NY 12205: 14 Walker Way
Tonawanda, NY 14150: 275 Cooper Ave, Suite 105

Page | 1 of 1

Date Rec'd in Lab: 04/22/26

Client Information

Client: ROUX
Address: 2558 HAMBURG TPKE, LACKAWANNA NY
Phone: 716 '85' 0599
Fax:
Email: tbranch@rouxinc.com, nmanley@rouxinc.com

These samples have been previously analyzed by Pace ☐

Other project specific requirements/comments:

CAT B

Please specify Metals or TAL.

Project Information

Project Name: 7503 NIAGARA FALLS BLVD
Project Location: NIAGARA FALLS, NY
Project #: 4507.0001B002
(Use Project name as Project #) ☐
Project Manager: NATHAN MANLEY
PACE Quote #:

Turn-Around Time

Standard ☑ Due Date:
Rush (only if pre approved) ☐ # of Days:

Deliverables

☐ ASP-A ☐ ASP-B
☐ EQuIS (1 File) ☐ EQuIS (4 File)
☐ Other

Regulatory Requirement

☐ NY TOGS ☐ NY Part 375
☐ AWQ Standards ☐ NY CP-51
☐ NY Restricted Use ☐ Other
☐ NY Unrestricted Use
☐ NYC Sewer Discharge

Billing Information

☐ Same as Client Info
PO #

Disposal Site Information

Please identify below location of applicable disposal facilities.
Disposal Facility:
☐ NJ ☐ NY
☐ Other:

ANALYSIS

PACE Lab ID (Lab Use Only)	Sample ID	Collection Date	Collection Time	Sample Matrix	Sampler's Initials	TCL + CP-51 VOCs	Sample Filtration	Total Bottle	Sample Specific Comments
23054 -01	MW-19R	4/20/26	10:11	WATER	TSB	X	☐ Done ☐ Lab to do	3	
	~~TRIP B~~	↓		↓	↓		Preservation ☐ Lab to do		
-02	BLIND DUP	↓	10:11	↓	↓	X	(Please Specify below)	2	BLIND DUP: ONE BOTTLE BROKE DURING SAMPLING

Container Type: V
Preservative: B

Preservative Code:
A = None
B = HCl
C = HNO_3
D = H_2SO_4
E = NaOH
F = MeOH
G = $NaHSO_4$
H = $Na_2S_2O_3$
K/E = Zn Ac/NaOH
O = Other

Container Code:
P = Plastic
A = Amber Glass
V = Vial
G = Glass
B = Bacteria Cup
C = Cube
O = Other
E = Encore
D = BOD Bottle

Westboro: Certification No: MA935
Mansfield: Certification No: MA015

Relinquished By:	Date/Time	Received By:	Date/Time
	4/21/26 9:30	Joseph Tracy (PACE)	4/21/26 9:30
Joseph Tracy (PACE)	4/21/26 9:30	Buffalo Service Center	4/21/26 9:30
Russell B Bibby	4-21-26/16:17		4/21 2200
	4/22 130		04122126-0130

Please print clearly, legibly and completely. Samples can not be logged in and turnaround time clock will not start until any ambiguities are resolved. BY EXECUTING THIS COC, THE CLIENT HAS READ AND AGREES TO BE BOUND BY PACE'S TERMS & CONDITIONS. (See reverse side.)

Form No: 01-25 HC (rev. 29-Jan-2025)

Sample Delivery Group Summary

Pace Job Number : L2623054

Account Name : Roux
Project Number : 4507.0001B002
Project Name : 7503 NIAGARA FALLS BLVD

Received : 21-APR-2026
Reviewer : Samira Sampaio

Delivery Information

Samples Delivered By : Pace Courier

Chain of Custody : Present

Cooler Information

Cooler	Seal/Seal#	Preservation	Temperature(°C)	Additional Information
A	Absent/	Ice	2.6	

Condition Information

1) All samples on COC received?	**YES**
2) Extra samples received? Following additional samples were received: -03	**YES**
3) Are there any sample container discrepancies?	**NO**
4) Are there any discrepancies between COC & sample labels?	**NO**
5) Are samples in appropriate containers for requested analysis?	**YES**
6) Are samples properly preserved for requested analysis?	**YES**
7) Are samples within holding time for requested analysis?	**YES**
8) All sampling equipment returned?	**NA**

Volatile Organics/VPH

1) Reagent Water Vials Frozen by Client?	**NO**

APPENDIX E

Groundwater Field Form and FADLs

ROUX

GROUNDWATER FIELD FORM

Project Name:
Location:
Project No.:
Date:
Field Team:

Well No. MW-4-R			Diameter (inches): 2"			Sample Date / Time: 4/24/26 10:11				
Product Depth (fbTOR): NP			Water Column (ft): 12.53			DTW when sampled:				
DTW (static) (fbTOR): 2.38			One Well Volume (gal): 2.04			Purpose: ☐ Development ☐ Sample ☒ Purge & Sample				
Total Depth (fbTOR): 14.91			Total Volume Purged (gal):			Purge Method: BAILER				
Time	Water Level (fbTOR) 5.36	Acc. Volume (gallons)	pH (units)	Temp. (deg. C)	SC (uS)	Turbidity (NTU)	DO (mg/L)	ORP (mV)	Appearance & Odor	
9:20	0 Initial	1.00	7.27	5.6	361.4	44.4	5.73	197	CLEAR, NO ODOR	
9:27	1 6.37	2.50	7.27	6.5	3782	40.8	3.77	190	SL. TURBID, NO ODOR	
9:35	2 8.02	4.00	7.11	6.0	3910	27.0	2.25	180	"	"
9:44	3 10.10	5.00	7.16	7.2	1406	24.2	1.44	91	"	"
9:55	4 12.21	7.00	7.16	7.2	1687	45.3	1.06	48	"	"
10:02	5 12.91	7.50	7.24	7.8	1706	78.3	1.44	35	"	"
	6									
	7									
	8									
	9									
	10									
Sample Information:										
10:11	S1 13.17	"	7.26	7.7	1705	>100	2.53	41	"	"
10:20	S2 13.16	"	7.18	7.5	1704	92.4	2.80	73	"	"

Well No.			Diameter (inches):			Sample Date / Time:				
Product Depth (fbTOR):			Water Column (ft):			DTW when sampled:				
DTW (static) (fbTOR):			One Well Volume (gal):			Purpose: ☐ Development ☐ Sample ☐ Purge & Sample				
Total Depth (fbTOR):			Total Volume Purged (gal):			Purge Method:				
Time	Water Level (fbTOR)	Acc. Volume (gallons)	pH (units)	Temp. (deg. C)	SC (uS)	Turbidity (NTU)	DO (mg/L)	ORP (mV)	Appearance & Odor	
	0 Initial									
	1									
	2									
	3									
	4									
	5									
	6									
	7									
	8									
	9									
	10									
Sample Information:										
	S1									
	S2									

REMARKS:

Volume Calculation

Diam.	Vol. (g/ft)
1"	0.041
2"	0.163
4"	0.653
6"	1.469

Stabilization Criteria

Parameter	Criteria
pH	± 0.1 unit
SC	± 3%
Turbidity	± 10%
DO	± 0.3 mg/L
ORP	± 10 mV

Note: All water level measurements are in feet, distance from top of riser.

PREPARED BY: Terrance Branch