

Detterman, Mark, Env. Health

From: Steve Michelson <smichelson@awrcorp.net>
Sent: Wednesday, June 27, 2018 4:33 PM
To: Roe, Dilan, Env. Health; Detterman, Mark, Env. Health
Cc: Donald Sobelman (dsobelman@downeybrand.com); Steven Goldberg (sgoldberg@downeybrand.com); Lance Lo (Llltcg@aol.com); Jeffery Grimes (jeffery.grimes@e-arc.com); 'Jeffrey Lawson'; Chris Jones; Andy Lojo; Yola Bayram
Subject: RE: County Directive to Postpone Destruction of SV19 Until August

Dilan-

The driller requested a 48 hour notice for cancellation, so AWR Environmental has cancelled the work for this Friday to allow them to free up their schedule. Please note that the photo sent by Terraphase is of AWR installing sub-slab vapor points using a rotohammer turning a 1.5" bit through a 3" slab. A handheld rotohammer can not be used to turn a 7" core barrel 6 feet into the subsurface. We've looked into the concrete coring machine option, however we are unsure that the tooling will be successful drilling 5 feet into soil because concrete coring bits are designed to cut through concrete/solid materials using water and not advance through sandy soil combined with water (essentially mud). That being said, we will continue to evaluate this option. However, the schedule Andy has laid out does not meet our construction company's availability. In addition, we must also accommodate Alameda County Public Works' schedule and availability for inspections. We will provide you and Andy with some proposed dates for the work at the earliest opportunity, once these details have been worked out.

The intention of our email yesterday was to notify the property owner and the County that not destroying SV19 on June 29th could delay this work until August 10th and to put on record AWR's concerns and recommendations to not delay the destruction of SV19.

Of course, ARC will defer to the directives of the County and the wishes of the property owner concerning the timing of this work, as it has no authority to do otherwise. Our goal is to continue to work collaboratively with the County and the property owner in addressing investigative and remedial issues, while at the same time assuring that the written record reflects AWR and ARC's position, to the extent that position differs from that taken by the County or property owner.

Regards,

Steven Michelson PG | Principal
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From: Roe, Dilan, Env. Health [mailto:Dilan.Roe@acgov.org]
Sent: Wednesday, June 27, 2018 9:27 AM
To: Andy Lojo <andrew.lojo@terraphase.com>; Yola Bayram <ybayram@awrcorp.net>; Steve Michelson <smichelson@awrcorp.net>; Detterman, Mark, Env. Health <Mark.Detterman@acgov.org>
Cc: Donald Sobelman (dsobelman@downeybrand.com) <dsobelman@downeybrand.com>; Steven Goldberg (sgoldberg@downeybrand.com) <sgoldberg@downeybrand.com>; Lance Lo (Llltcg@aol.com) <Llltcg@aol.com>; Jeffery Grimes (jeffery.grimes@e-arc.com) <jeffery.grimes@e-arc.com>; 'Jeffrey Lawson' <jsl@svlg.com>; Chris Jones <chris.jones@terraphase.com>
Subject: RE: County Directive to Postpone Destruction of SV19 Until August

Good Morning Everyone:

ACDEH continues to try to facilitate communications between the responsible party and the property owner and associated consultants and legal counsel. That being said, and after review of the correspondence received over the past two days, it appears reasonable to conduct the work as suggested by Andy in the email correspondence below. Therefore, Michael, I request that you provide a response to Andy's correspondence and confirm whether AWR can conduct the work as suggested.

Dilan Roe, PE, C73703

Chief – Land Water Division

Alameda County Department of Environmental Health

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Alameda, CA

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dilan.roe@acgov.org

From: Andy Lojo [<mailto:andrew.lojo@terrphase.com>]

Sent: Wednesday, June 27, 2018 9:02 AM

To: Yola Bayram <ybayram@awrcorp.net>; Steve Michelson <smichelson@awrcorp.net>; Detterman, Mark, Env. Health <Mark.Detterman@acgov.org>; Roe, Dilan, Env. Health <Dilan.Roe@acgov.org>

Cc: Donald Sobelman (dsobelman@downeybrand.com) <dsobelman@downeybrand.com>; Steven Goldberg (sgoldberg@downeybrand.com) <sgoldberg@downeybrand.com>; Lance Lo (LlItcg@aol.com) <LlItcg@aol.com>; Jeffery Grimes (jeffery.grimes@e-arc.com) <jeffery.grimes@e-arc.com>; 'Jeffrey Lawson' <jsl@svlg.com>; Chris Jones <chris.jones@terrphase.com>

Subject: RE: County Directive to Postpone Destruction of SV19 Until August

Dear Yola, Steven, Mark, and Dilan,

I'm sorry, but we do not agree with this. We just had a two hour meeting where we agreed otherwise after discussing several valid technical concerns and reaching agreement about the importance of the air samples being collected first. Drilling that well out will invalidate subsurface results in the area for months due to the introduction of air, and will jeopardize the result of the indoor air samples by bringing up contaminated soil and vapors during the drill out. The units are not separated by an open courtyard from this room.

The claimed urgency to use this one driller, on this one date, is also a red herring. Steven called me after the meeting Monday to say that Del Secco one of many concrete coring companies did not have 40 hour hazmat people, which I agree is important. I recommended therefore, that AWR do it themselves since they have a sister construction company that also has a C-57 license. They have been doing all the other concrete coring and drilling work on-site themselves. Steven said he would consider that option. I fail to see why it is not being entertained? AWR did their own concrete coring before and could easily do it again on a reasonable schedule. The necessary machinery is present in this picture taken when the well was installed and it is not hard to rent additional coring equipment if needed.

Please respect our technical concerns on this matter. This is Lance's property and our professional concerns of how and when things happen, should not be disregarded when there are viable and reasonable ways to accommodate them. We suggest that the indoor air sampling work happen next Wednesday, followed immediately by the abandonment of SV19 the next day, to save oversight costs that will be incurred by Lance.

Thanks

Andy



also replacing the loose VaporPins in the

Andrew M. Lojo, P.G.
Principal Geologist

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From: Yola Bayram <ybayram@awrcorp.net>
Sent: Tuesday, June 26, 2018 6:30 PM
To: Andy Lojo <andrew.lojo@terrphase.com>
Cc: Donald Sobelman (dsobelman@downeybrand.com) <dsobelman@downeybrand.com>; Steven Goldberg (sgoldberg@downeybrand.com) <sgoldberg@downeybrand.com>; Lance Lo (LlItcg@aol.com) <LlItcg@aol.com>; Jeffery Grimes (jeffery.grimes@e-arc.com) <jeffery.grimes@e-arc.com>; Steve Michelson <smichelson@awrcorp.net>; 'Jeffrey Lawson' <jsl@svlg.com>
Subject: Fwd: County Directive to Postpone Destruction of SV19 Until August

Hi Andy

Per Dilan's email, we are prepared to destroy SV19 this Friday. Clearheart Drilling can be at the Site at 7:30am. They need at least two hours to carry everything down and build the rig over the well. We're having them bring 3.25" ID and 4.25" ID auger bits. Let us know if we'll be able to access the property at 7:30am on Friday.

Thanks

Yola Bayram
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From: Roe, Dilan, Env. Health <Dilan.Roe@acgov.org>
Sent: Tuesday, June 26, 2018 4:42 PM
To: Steve Michelson <smichelson@awrcorp.net>
Cc: Detterman, Mark, Env. Health <Mark.Detterman@acgov.org>; Donald Sobelman (dsobelman@downeybrand.com) <dsobelman@downeybrand.com>; Steven Goldberg (sgoldberg@downeybrand.com) <sgoldberg@downeybrand.com>; Andy Lojo <andrew.lojo@terrphase.com>; Lance Lo (LlItcg@aol.com) <LlItcg@aol.com>; Yola Bayram <ybayram@awrcorp.net>; Jeffery Grimes (jeffery.grimes@e-arc.com) <jeffery.grimes@e-arc.com>
Subject: Re: County Directive to Postpone Destruction of SV19 Until August

Good Evening Michael - thank you for

thoughts on this matter. I had spoken with Mark earlier today but upon reconsideration I think it is appropriate to proceed with the vapor probe destruction as currently scheduled on June 29.

Dilan

Sent from my iPhone

On Jun 26, 2018, at 2:22 PM, Steve Michelson <smichelson@awrcorp.net> wrote:

Mark –

We are writing to memorialize recent conversations with the County concerning the timing for destruction of soil vapor well SV19. Given the concern that SV19 is potentially contributing petroleum vapors to the subslab, AWR (on behalf of ARC Document Solutions) had planned the destruction of that well for Friday, June 29th, pursuant to the workplan previously reviewed by the landowner and submitted to the County. However, at our meeting yesterday, the County directed that destruction of SV19 be postponed until the next field mobilization, and that indoor air sampling in the basement units proceed in the interim.

We have contacted the drilling subcontractor, and their next available date is August 10th. Due to the concerns expressed by the County regarding increasing concentrations in the subslab and potential risk to indoor air, AWR wishes to put on record its strong recommendation that SV19 be destroyed as currently scheduled with the subcontractor on June 29th. AWR also believes that waiting at least one week in between the destruction of SV19 and the sampling of indoor air is more than adequate to eliminate the potential for the well destruction activities to impact the representativeness of the indoor air samples, especially since SV19 is in a separate room and separated from the residents by an outdoor corridor. Although we appreciate the County's concern that field activities be coordinated in a cost-effective manner, AWR believes that the cost savings derived from coordinating the indoor air sampling with SV19 destruction are nominal because no subcontractors are involved with the indoor air sampling and AWR's office is less than 5 minutes away from the Site. In addition, unless the County wants to delay indoor air sampling until August, AWR is prepared to collect indoor air samples soon after Mr. Lo notifies his residents, which eliminates coordination with SV19 destruction.

Regardless, per the County's directives to date, and unless directed otherwise by close of business today, AWR will cancel the June 29 reservation with the driller and postpone the destruction of SV19 for 6 weeks, until August 10.

Regards,

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<image001.png>