S. J. Amoroso Construction Co., Inc.
Verrett Construction Co. JV
348 Hatch Drive
FOSTER CITY, CA 94404

(415) 349-6691 Calif. License #319359

LETTER OF TRANSMITTAL

DATE Dec 4, 1986	JOB NO. 308
ATTENTION MR. ED HOWELL	
RE: AC TRANSIT-1100 SEMINARY TANK & CONTAMINATED SOIL REMOVAL	

TO ALAMEDA COUNTY DEPT. OF ENVIORNMENTAL HEALTH
470 27th STREET OAKLAND

WE ARE SENDING YOU ☒ Attached ☐ Under separate cover via _____ the following items:

☐ Shop drawings ☐ Prints ☐ Plans ☐ Samples ☐ Specifications
☐ Copy of letter ☐ Change order ☐ _____

COPIES	DATE	NO.	DESCRIPTION
2	12/4/86		PLAN OF CORRECTION - AC TRANSIT'S SEMINARY AVE FACILITY - OAKLAND

THESE ARE TRANSMITTED as checked below:

☒ For approval ☐ Approved as submitted ☐ Resubmit _____ copies for approval
☒ For your use ☐ Approved as noted ☐ Submit _____ copies for distribution
☒ As requested ☐ Returned for corrections ☐ Return _____ corrected prints
☐ For review and comment ☐ _____
☐ FOR BIDS DUE _____ 19_____ ☐ PRINTS RETURNED AFTER LOAN TO US

REMARKS

WE HAVE ATTEMPTED TO PREPARE THIS DOCUMENT PER YOUR INSTRUCTIONS.
PLEASE REVIEW AT YOUR EARLIEST POSSIBLE CONVIENCE.
I AM AVAILABLE TO ANSWER ANY QUESTIONS, AND AWAIT YOUR CALL AT 632-1350.
THANK YOU.

COPY TO KAISER/WATER QUALITY/ CA HEALTH SERV.

SIGNED: MIKE CHAMBERS

If enclosures are not as noted, kindly notify us at once.

(1)

A PLAN OF CORRECTION FOR A.C. TRANSIT FACILITY, DIVISION 4

SEMINARY AVENUE, OAKLAND, CALIFORNIA

DECEMBER 4, 1986

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ATTACHMENTS:

Tab #1 - Soil Sampling Results

Tab #2 - Participating Party Data List

I. INTRODUCTION OF PARTIES AND PROBLEM

S. J. Amoroso Construction Co., Inc. and Verrett Construction, a Joint Venture, are the General Contractors for the A.C. Transit Division 4 Reconstruction, including a contract known as D4-3. Kaiser Engineers Inc. are the Construction Managers. This contract involves A.C. Transit's facility located at 1100 Seminary Avenue in Oakland, California.

Included in the work is the construction of a new fuel island, bus wash and generator building, as well as 350,000 sq. ft. of concrete paving. As the new facilities are now in operation, it has become necessary to demolish the existing fuel island to allow the contractor to complete the new paving. The existing fuel island was constructed in the nineteen forties and is fed by five underground tanks which have stored diesel, gasoline, motor oil and transmission fluid.

Based on previous experience, Kaiser Engineers suspected the soil surrounding the underground tanks would be contaminated. On September 17 and 18, 1986, three test borings were made into the soil between and adjacent to the underground tanks. These borings produced samples B1, B1A and B2. Suspicions were confirmed as all three samples produced total hydrocarbon concentrations in excess of 1,000 mg/kg. 9/17,18/86

(PLEASE SEE TAB #1)

II. CORRECTIVE MEASURES

In accordance with the requirements of:

The Alameda County Dept. of Environmental Health

The Regional Quality Control Board

The Bay Area Air Quality Control Management District

and under the direction of Kaiser Engineers, Inc., Amoroso/Verrett and their resources will execute the task of tank and contaminated soil removal. A complete listing of all parties involved, including licenses, addresses and phone numbers, is attached. (PLEASE SEE TAB #2).

Amoroso/Verrett, as the General Contractor, is directly accountable to Kaiser Engineers and A.C. Transit for project accomplishment. Amoroso/Verrett is coordinating the work of all subcontractors and insuring that all permits and fees have been obtained. Amoroso/Verrett will also employ both an Industrial Safety Consultant and a Mobile Soils Laboratory.

I. PROCEDURE -- SOIL REMOVAL

WORK ITEM	PARTY DIRECTLY INVOLVED
A. Demolition of existing fuel island structure	Bridge Bay Engineering
B. Excavation of soil surrounding fuel tanks	" " "
C. Air testing for organic vapors and explosive gases	J.H. Kleinfelder & Assoc.
D. Soil testing for total hydrocarbon levels	Anatec Lab.
E. Loading and off-haul of Class 1 material	Bridge Bay Engineering and Rodgers Trucking
F. Testing for disposal acceptance criteria and if acceptable, receiving all Class 1 material	Chemical Waste Management, Inc.

2. PROCEDURE -- TANK REMOVAL

WORK ITEM	PARTY DIRECTLY INVOLVED
A. Tanks pumped empty and pulled from ground, rendered free of dirt	Bridge Bay Engineering
B. Inertion of tanks with dry ice at 15 lb. per 1,000 gal. of tank capacity and water	" " "
C. Removal of water-ice mixture by vacuum truck	H. & H. Ship Service
D. Tanks will be flushed with hot water and access way shall be made by cold cutting	" " "
E. All solid material will be removed. Tanks will then be inspected and issued a gas-free certification.	" " " and Anatec Lab.
F. Off-haul of inerted tanks to Levins Metal Corp. for disposal as scrap	Bridge Bay Engineering and H & H Ship Service

III. WATER MONITORING WELL

After the removal of the tanks and Class I material, quantity and location of any soil with hydrocarbon levels in excess of 100 mg/kg and less than 1,000 mg/kg will be identified.

Should material in this category exist and be left in the excavation, one groundwater monitoring well will be installed and samples taken in accordance with the recommendations of the Regional Water Quality Control Board, San Francisco Bay Region Guidelines for Addressing Fuel Leaks (September 1985).

IV. SAFETY & REGULATORY AGENCY NOTIFICATION

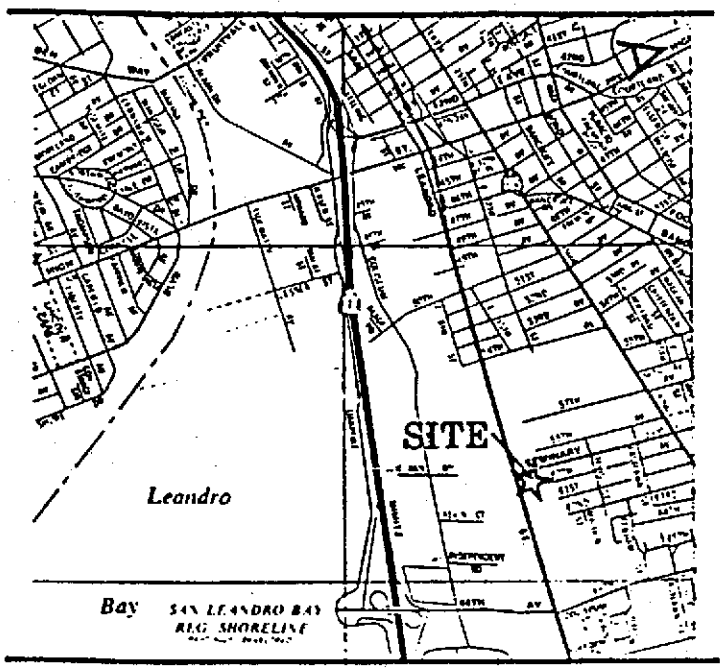
Site Safety: A qualified Sampling Technician shall conduct a field safety surveillance and report all discrepancies directly to Amoroso/Verrett. As part of this surveillance, he will conduct an Air Monitoring Program.

An initial survey shall be conducted to establish background levels of organic vapors prior to commencing operations. During operations, a HNu Organic Vapor Analyzer will monitor air at the breathing zone for the worst case worker. Should vapor levels exceed the measured background levels by 0-5 ppm, an Air Purifying Respirator Program will be initiated that complies with the EPA guidelines for Personnel Protective Safety, volume 165.2. The lowest part of the excavation shall also be monitored for explosive gases using a combustible gas indicator. Emission mitigation measures, such as loading up wind and covering soil stockpiles, will be enforced.

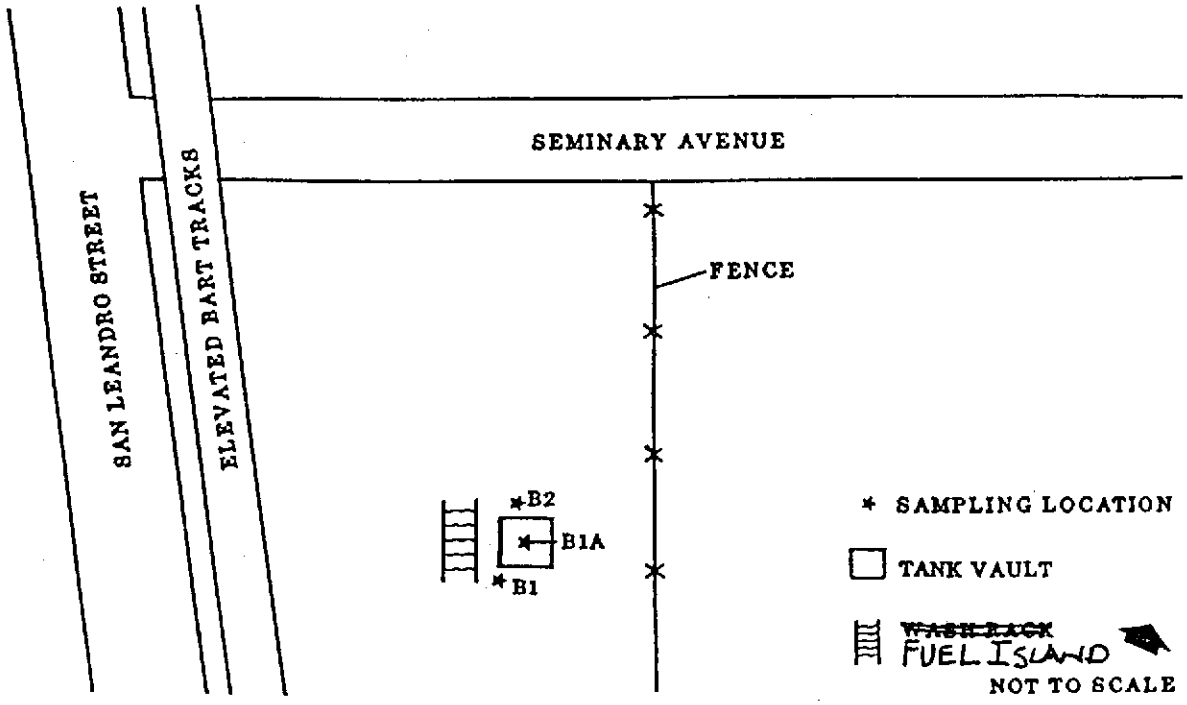
Regulatory Agency Notification: Amoroso/Verrett has contacted the Alameda County Department of Environmental Health, the Oakland Fire Department, the California Department of Health Services, the Regional Water Quality Control Board, San Francisco Bay Region and the Bay Area Air Quality Management District regarding the results of previous soil sampling activities on the site and will receive a copy of this Plan of Correction.

TAB # 1

FIGURE



REGIONAL LOCATION



SAMPLING LOCATIONS
1100 SEMINARY AVENUE
OAKLAND, CALIFORNIA

RASELINE

Soil Sampling
Underground Tanks

Date: 9-17-86; 9-18-86

Location: Oakland
1100 Seminary

Sampled by: WKS

Sample I.D.	Depth	Material	Odor	Moisture	Comments
B1-1.5'	1.5'	fill	none	moist	raining
B1-3.5'	3.5'	blue-gray clay	petr.	damp	
B1-5.5'	5.5'	blue-gray mottled cly	petr.	damp	
B1-7.5'	7.5'	blue-gray mottled cly	petr.	damp	
B1-10.5'	10.5'	green-gray blue-gray cly sand gravel	petr.	damp	
B1A-4.8'	4.8'	blue- gray cly gravel	petr.	wet	
B2-1.5'	1.5'	tan blue-gray cly gravel	petr.	damp	
B2-3.5'	3.5'	blue-gray cly gravel	petr.	damp	
B2-10.5'	10.5'	tan sand blue-brn gravel	petr.	wet	

Floating Material: none Groundwater: >7 ft.

Sampling Method: Stainless steel corer with 6-inch brass tube.

Analyze For: Total hydrocarbons

TABLE I

Results are in mg/kg (ppm)

TMA/ERG ID	CLIENT ID	TOTAL HYDROCARBON
9327-1	B1-1.5'	ND(81)
9327-2	B1-3.5'	140
9327-3	B1-5.5'	HOLD
9327-4	B1-7.5'	HOLD
9327-5	B1-10.5'	3100
9327-6	B2-1.5'	ND(65)
9327-7	B2-3.5'	ND(100)
9327-8	B2-10.5'	3700
~~9327-9~~	~~B3-1.5'~~	~~ND(130)~~
~~9327-10~~	~~B3-3.5'~~	~~ND(58)~~
~~9327-11~~	~~B3-7.5'~~	~~ND(34)~~
~~9327-12~~	~~B4-1.5'~~	~~ND(130)~~
~~9327-13~~	~~B4-3.5'~~	~~82,000~~
~~9327-14~~	~~B4-7.5'~~	~~84,000~~
9327-15	B1A	13,000
~~9327-16~~	~~B3A~~	~~74,000~~

NOT THIS SITE

NOT THIS SITE

ND = None detected. Detection limits are in ( ).

TAB #2

OWNER:	A.C. Transit 508 - 16th Street, Oakland, CA 94612 (415) 891-4891 EPA Generator ID No. CAX000047530
CONSTRUCTION MANAGER:	Kaiser Engineers, Inc. c/o A.C. Transit 508 - 16th Street, Oakland, CA 94612 Contact person at jobsite: Lee Hansen Jobsite phone: (415) 632-0574
GENERAL CONTRACTOR:	S.J. Amoroso Construction Co. Inc./Verrett Construction Co., a JV 348 Hatch Drive Foster City, CA 94404 Contractors License #319359 Contact person at office: Rod Huschka Office phone: (415) 349-6691 Contact person field: Mike Chambers Field phone: (415) 632-1350
EXCAVATION SUBCONTRACTOR:	Bridge Bay Engineering 2350 Foley Street, Hayward, CA 94545 Contractor's License #443185 Contact person: Thomas Stieren Phone: (415) 887-3076
TANK DISPOSERS:	H & H Ship Services 220 China Basin Street, San Francisco, CA 94107 EPA ID. No. CAD004771168 Phone: (415) 543-4835
MATERIAL TRANSPORTER:	Rodgers Trucks & Equipment, Inc. P.O. Box 5570 So. San Francisco, CA 94083 EPA ID. No. CAD048624910 Phone: (415) 589-7015 24 hr. (415) 589-7614
DISPOSAL SITE:	Chemical Waste Management Inc. 35251 Old Skyline Blvd. Kettleman Hills, CA 93239 EPA. ID. No. CAT0064617 Phone: (209) 386-9711
ONSITE SOIL LAB:	Anatec Laboratories 435 Tesconi Circle, Santa Rosa, CA Contact person: Greg Anderson Phone: (707) 526-7200
INDUST. SAFETY CONSULTANT:	J. H. Kleinfelder & Associates 1901 Olympic Blvd., Walnut Creek, CA 94596 Contact person: John Boll Phone: (415) 938-5610