



Environmental  
Science &  
Engineering, Inc.

February 14, 1996

Mr. Ondrej M. Kojnok  
Attorney at Law  
2 North Second Street  
Suite 1390  
San Jose, CA 95133

**SUBJECT: SOIL AND GROUND WATER INVESTIGATION  
AUTOPRO FACILITY  
5200 TELEGRAPH AVENUE  
OAKLAND, CA 94609  
ESE PROJECT NO. 6595219**

Dear Mr. Kojnok:

Environmental Science & Engineering, Inc. (ESE) is pleased to present this revised proposal for a soil and ground water investigation at the Autopro Facility located at 5200 Telegraph Avenue, Oakland, Alameda County, California (site, Figure 1 - Location Map).

The scope of work presented in this proposal is based upon a letter received from the Alameda County Health Care Services Agency (ACHCSA) dated February 5, 1996. Based upon this letter, the scope of work is as follows:

- Prepare a Workplan for submittal to the ACHCSA and revise the existing Health and Safety Plan previously prepared by ESE;
- Obtain permits from: a) Alameda County Zone 7 Water Conservation District (Zone 7) for soil borings; b) the City of Oakland for encroachment on city streets/sidewalks; and c) AC Transit for encroachment on a bus stop;
- Supervise the drilling of eight soil borings and collect soil and "grab" ground water samples from each boring;
- Submit two soil samples and one ground water sample from each boring to a State-certified analytical laboratory for analysis of Total Petroleum Hydrocarbons as gasoline (TPH-G); Total Petroleum Hydrocarbons as diesel (TPH-D); Total Petroleum Hydrocarbons as motor oil (TPH-MO); benzene, toluene, ethylbenzene, xylenes (BTEX); and methyl tertiary butyl ether (MTBE), by

Environmental Protection Agency (EPA) Methods 8015, 8015M, 8015M, 8020, and 8020, respectively;

- Prepare a report of findings for the soil and ground water investigation including tabulation of results and preparation of maps showing estimated extent of contamination in soil and ground water. ESE will provide one draft report of the soil and ground water investigation and one draft of each quarterly monitoring report for your review and comment. ESE will need a letter in return from you, or the responsible party, or tank owner, stating the accuracy of the report and the concurrence with the conclusions/recommendations stated therein (per the ACHCSA letter dated February 5, 1996). Upon approval of the report, ESE will provide four final copies of the report: one for Mr. Tuma of Autopro, one for ACHCSA, one for the Regional Water Quality Control Board - San Francisco Bay Region, and one for your files. Any additional copies of the reports will be prepared on a time-and-materials basis outside of the scope of services presented here in following your approval; and,
- Perform quarterly ground water monitoring activities of four on-site and two off-site ground water monitoring wells, including ground water level measurements, purging and sampling of wells, and preparation of quarterly monitoring reports including historical tabulation of ground water elevations and ground water analytical results.

The scope of work outlined above does not include the installation of additional ground water monitoring wells. Installation of monitoring wells should occur after the soil and ground water investigation is complete and the results interpreted. This will allow for better placement of the monitoring wells and should reduce the need for future well installations and unnecessary monitoring of wells located outside of the contaminant plume. ESE will provide costs for installation of the additional wells and monitoring on a quarterly basis when the final copy of the report of findings for the soil and ground water investigation is issued.

The following tasks are associated with the completion of the above scope of work:

#### **Task 1 - Prefield Activities**

ESE will prepare a workplan for the drilling of eight soil borings and collection of soil and ground water samples. In addition, ESE will revise the existing HASP and obtain the necessary permits from Zone 7, the City of Oakland, and AC Transit.

Prior to initiating any drilling activities, ESE will contact Underground Service Alert (USA) for underground utility clearance and will contract an independent subsurface utility locator for utility clearance, if necessary.

### **Task 2 - Soil and Grab Ground Water Sample Collection during Drilling Activities**

ESE will supervise a State-licensed drilling subcontractor in the drilling of eight soil borings at locations specified in Figure 2 - Site Map. The soil borings will be completed using the Geoprobe Direct Push Technology to a maximum depth of 25 feet below ground surface (bgs) or the first occurrence of ground water, whichever comes first. Soil samples will be collected every five feet and at the ground water interface using a 12-inch acetate liner. Upon retrieval, the sample ends will be covered with Teflon tape, capped with plastic caps, and sealed with duct tape. The samples will be labeled and placed on ice under chain-of-custody documentation for transport to a State-certified analytical laboratory.

Grab ground water samples will be collected from each well by pushing the sample collection tube below the water table approximately 5 feet and lowering new 3/4-inch polyvinyl chloride (PVC) casing into the open hole and through the ground water table. Ground water will be collected by lowering a clean 1/2-inch PVC bailer through the casing using new nylon cord. The ground water retrieved in the bailer will then be decanted into laboratory-supplied glassware, labeled, and placed on ice under chain-of-custody documentation for transport to a State-certified analytical laboratory.

In addition, ESE will subcontract a traffic control specialist who will provide traffic control during the drilling activities. All traffic control measures will meet or exceed CalTrans specifications.

### **Task 3 - Soil and Ground Water Investigation Report of Findings**

ESE will prepare a report of findings for the soil and ground water investigation which will include historical tabulation of soil and ground water analytical data, site maps presenting contamination in soil and ground water, and recommendations for installation of additional monitoring wells.

### **Task 4 - Quarterly Ground Water Monitoring**

ESE will implement quarterly ground water monitoring activities for the four existing on-site and two off-site ground water monitoring wells, including ground water level measurements, ground water sampling, and reporting. The samples will be analyzed for the above-mentioned analytes

and the report will include historical tabulation of ground water elevations, a ground water gradient map, and an estimated extent of ground water contamination.

Off-site well sampling will be coordinated with Chevron and prior written approval will be obtained by ESE to perform the sampling.

Depending upon the time frame of approval of the Workplan and the scheduling of the actual work, this quarter's (first quarter) ground water monitoring results may be included in the report of findings of the soil and ground water investigation.

In this revised proposal ESE presents the cost of quarterly ground water monitoring on a quarterly basis which yields the cost for one year's monitoring (four quarters: from the first quarter 1996 through fourth quarter 1996).

In addition to sampling the two off-site ground water monitoring wells, ESE will subcontract a State-licensed Land Surveyor to locate and survey the four on-site and two off-site ground water monitoring wells. Because the ground water monitoring wells were installed for different investigations, the elevations of the wells need to be surveyed in relation to one another and relative to mean sea level. This is necessary to provide an accurate measurement of ground water elevations and to calculate ground water gradient and flow direction.

#### **Optional Task 5 - Disposal of Soil and Ground Water**

For an additional cost, ESE can arrange for the proper disposal/recycling of the soil and ground water generated from the drilling and quarterly sampling activities. The costs included in this proposal covers the necessary coordination of the disposal but does not include the actual disposal costs. Upon your authorization, ESE will coordinate and pay for the disposal costs via a change order on a time-and-materials basis in accordance with our Standard Fee Schedule (attached).

ESE will arrange the field work for this task through Mr. Tuma of Autopro, Ms. Susan Hugo of ACHCSA, and yourself.

#### **ASSUMPTIONS**

This proposal is based upon the following assumptions:

- The costs for disposal of generated wastes are not included. Coordination of waste disposal is included but actual disposal costs are excluded.

Mr. Ondrej Kojnok/Attorney at Law

February 14, 1996

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- The underground utility locator cost is included in this proposal, however, the subcontracting of such a locator may be deemed unnecessary. This decision will be made based upon USA locators and field observations.
- These costs do not include the installation of monitoring wells. The costs for installation of ground water monitoring wells will be presented at a later time.

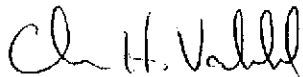
The previously existing contract and addendum to the contract between ESE and Tri-Star Partnership will be extended and the terms and conditions set forth in that contract will apply to this phase of work. The contract and addendum was prepared and dated March 3, 1994.

ESE will provide the services outlined above on a time-and-materials basis in accordance with our fee schedule (attached). The cost breakdown is provided in the attached spreadsheets. Our terms of payment are net 45 days.

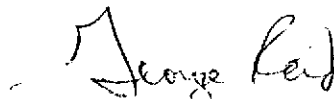
ESE is pleased to have been able to provide service to Autopro and hope that we can continue to do so. Please contact Chris Valcheff or George Reid at (510) 685-4053 if there are any questions concerning this proposal.

Sincerely:

ENVIRONMENTAL SCIENCE & ENGINEERING, INC.



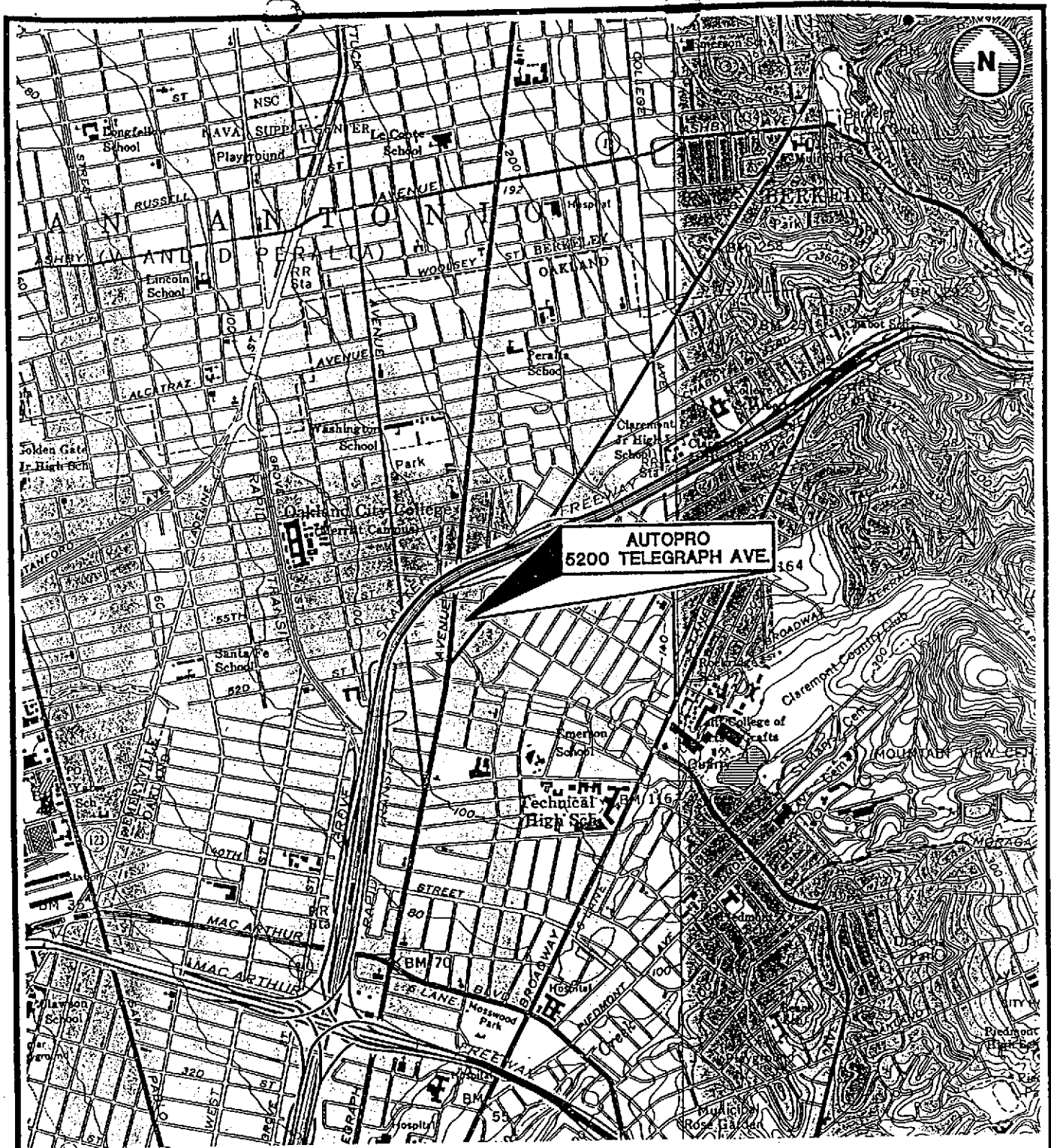
Christopher H. Valcheff  
Senior Staff Scientist



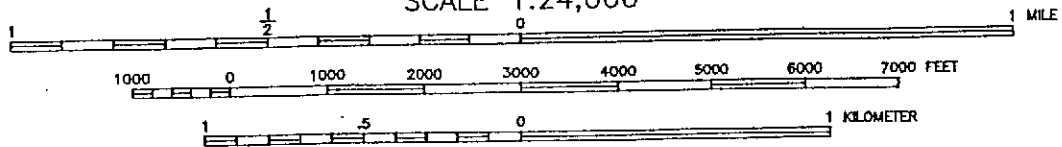
George O. Reid, R.G. No. 3608  
Senior Geologist

attachments: Figure 1 - Location Map  
Figure 2 - Site Map  
Proposal Costs Spreadsheet  
ESE Fee Schedule


cc: Mr. George Tuma, Autopro

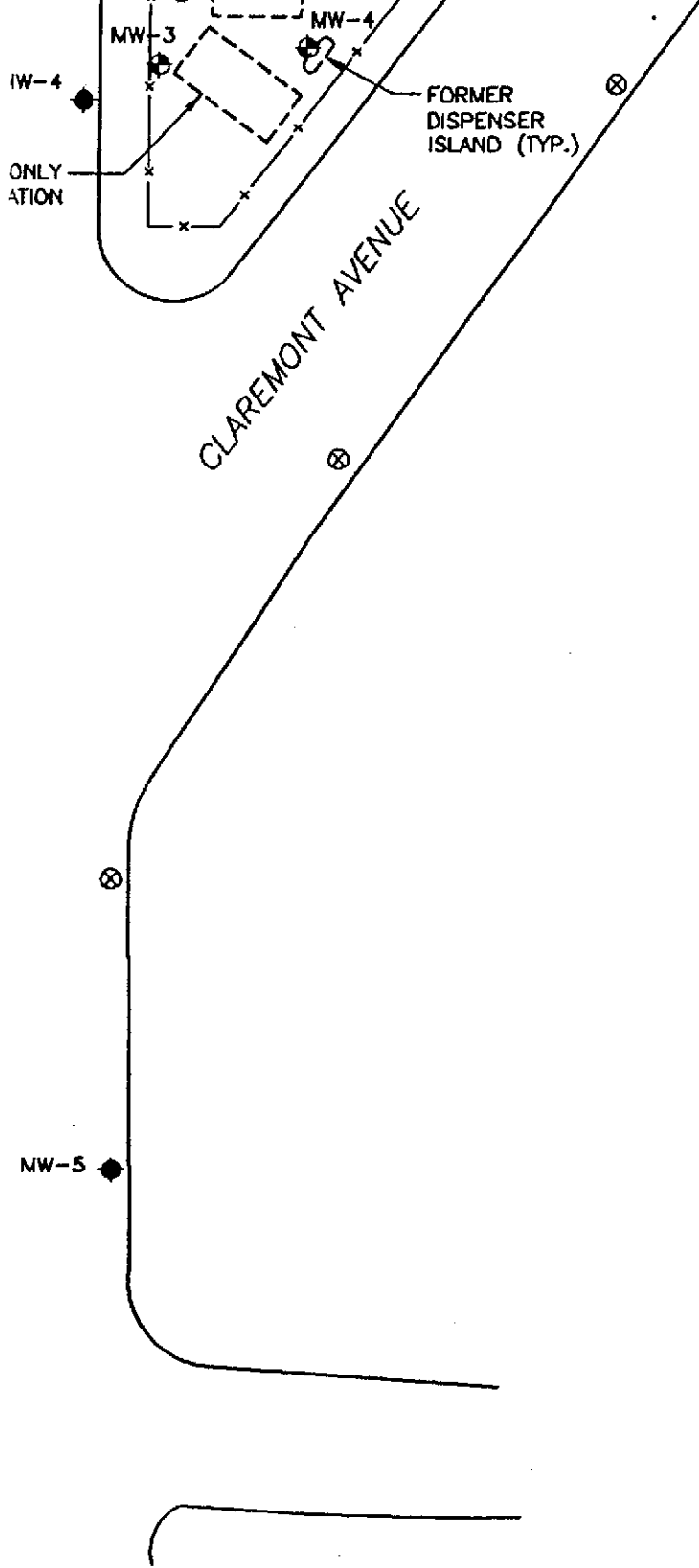


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ADAPTED FROM U.S.G.S. OAKLAND EAST AND OAKLAND WEST 7.5 MINUTE TOPOGRAPHIC QUADRANGLE MAPS, 1959, PHOTOREVISED 1980.

 <b>Environmental Science &amp; Engineering, Inc.</b> <small>A DILCORP Company</small>	DATE 3/94	<b>LOCATION MAP</b>  <b>AUTOPRO 5200 TELEGRAPH AVENUE OAKLAND, CALIFORNIA</b>	FIGURE NO. <b>1</b>
	REVISED		PROJ. NO. 6-94-5219
4090 NELSON AVENUE, SUITE J CONCORD, CA 94520	CAD FILE 52191001		



LEGEND

- MW-3 ⊕ GROUND WATER MONITORING POINT INSTALLED BY ESE
- MW-5 ● GROUND WATER MONITORING POINT INSTALLED BY CHEVROLET
- ⊗ PROPOSED SOIL BORING
- x- FENCE

APPROX. SCALE  
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**Environmental  
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4090 NELSON AVENUE, SUITE J  
CONCORD, CA 94520

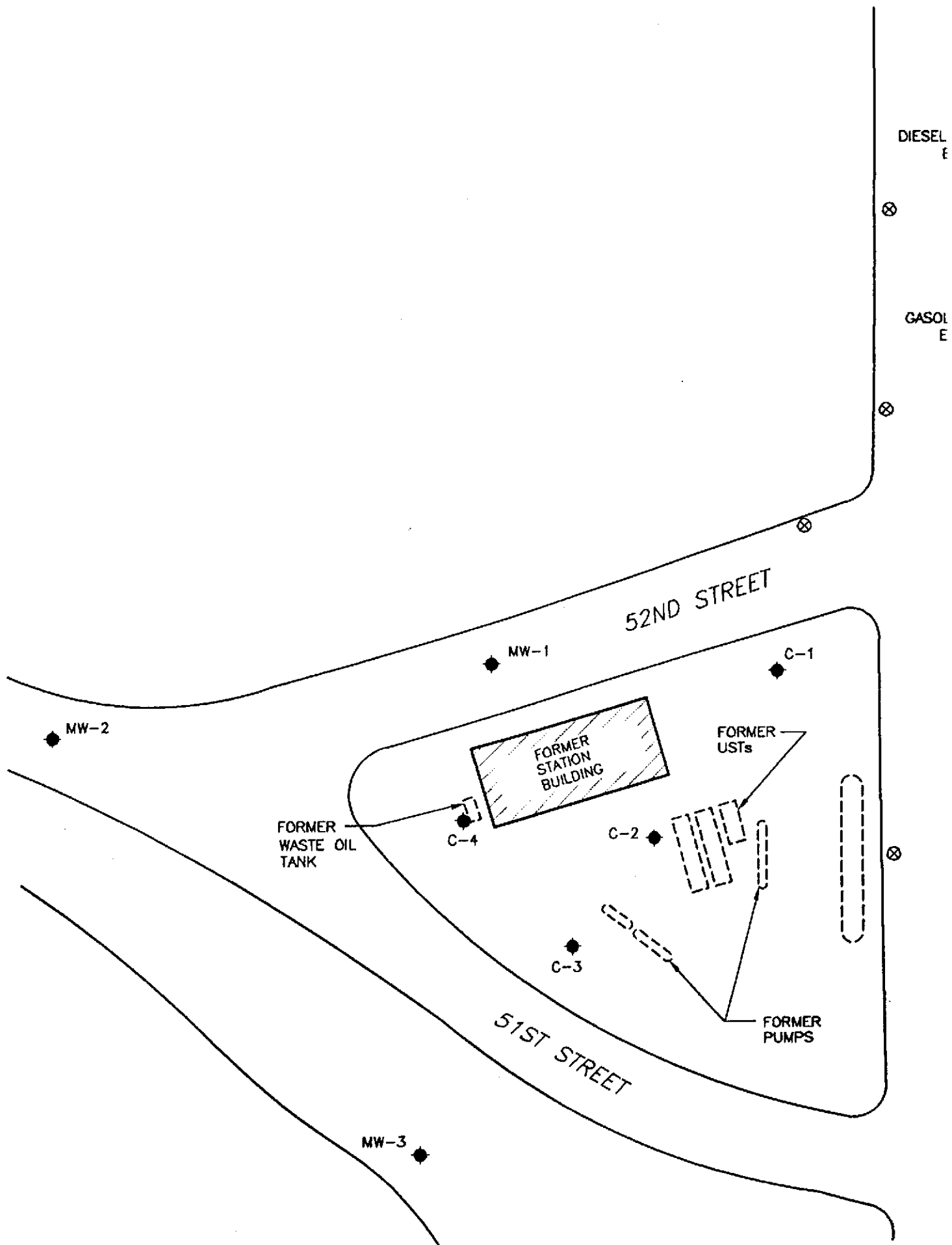
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REVISED

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**SITE MAP**

**AUTOPRO  
5200 TELEGRAPH AVENUE  
OAKLAND, CALIFORNIA**





**AUTOPRO FACILITY  
 5200 TELEGRAPH AVENUE  
 OAKLAND, CALIFORNIA  
 ESE PROJECT NO. 65-95-219  
 DATE: FEBRUARY 14, 1996**

**Task 1: Pre-field Activities**

LABOR	QUANTITY	UNIT	RATE (\$)	EXTENSION (\$)
Senior Geologist/Engineer	5	Hour	100	500
Senior Industrial Hygienist (CIH)	1.5	Hour	100	150
Senior Staff Geologist/Engineer	28	Hour	60	1680
Senior Cartographer	6	Hour	48	288
Clerical/Accounting	2	Hour	40	80
<b>TOTAL LABOR</b>				<b>2698</b>

OTHER DIRECT COSTS	QUANTITY	UNIT	RATE (\$)	EXTENSION (\$)
Permitting Fees (Zone 7, City of Oakland, AC Transit)	1	LS	2000	2000
<b>SUBTOTAL ODC</b>				<b>2000</b>
<b>ESE MARKUP</b>				<b>300</b>
<b>TOTAL ODC</b>				<b>2300</b>

MISCELLANEOUS COSTS	QUANTITY	UNIT	RATE (\$)	EXTENSION (\$)
ESE Equipment	1	LS	150	150
Communications	1	LS	3% Labor	81
<b>TOTAL MISC. COSTS</b>				<b>231</b>

**TASK 1 SUBTOTAL** **5229**

**IF NEEDED:**  
 Underground Utility Locator 1 LS 500 500

**TASK 1 SUBTOTAL:** **\$ 5,729**

**AUTOPRO FACILITY  
 5200 TELEGRAPH AVENUE  
 OAKLAND, CALIFORNIA  
 ESE PROJECT NO. 65-95-219  
 DATE: FEBRUARY 14, 1996**

**TASK 2: SOIL AND GRAB GROUND WATER SAMPLE COLLECTION  
 DURING DRILLING ACTIVITIES**

LABOR	QUANTITY	UNIT	RATE (\$)	EXTENSION (\$)
Senior Geologist/Engineer	5	Hour	100	500
Senior Staff Geologist/Engineer	28	Hour	60	1680
<b>TOTAL LABOR</b>				<b>2180</b>

OTHER DIRECT COSTS	QUANTITY	UNIT	RATE (\$)	EXTENSION (\$)
Laboratory Subcontractor Soil: TPH-D, TPH-MO, TPH-G, BTEX, MTBE Water: TPH-D, TPH-MO, TPH-G, BTEX, MTBE	16	Sample	100	1600
	8	Sample	100	800
Drilling Subcontractor	1	LS	3240	3240
Traffic Control Subcontractor	1	LS	1000	1000
Land Surveyor Subcontractor	1	LS	600	600
<b>SUBTOTAL ODC</b>				<b>7240</b>
<b>ESE MARKUP</b>				<b>1086</b>
<b>TOTAL ODC</b>				<b>8326</b>

MISCELLANEOUS COSTS	QUANTITY	UNIT	RATE (\$)	EXTENSION (\$)
ESE Equipment	3	LS	200	600
Communications	1	LS	3% Labor	65
<b>TOTAL MISC. COSTS</b>				<b>665</b>

**TASK 2 SUBTOTAL \$ 11,171**

**AUTOPRO FACILITY  
 5200 TELEGRAPH AVENUE  
 OAKLAND, CALIFORNIA  
 ESE PROJECT NO. 65-95-219  
 DATE: FEBRUARY 14, 1996**

**TASK 3: SOIL AND GROUND WATER INVESTIGATION  
 REPORT OF FINDINGS**

LABOR	QUANTITY	UNIT	RATE (\$)	EXTENSION (\$)
Senior Geologist/Engineer	6	Hour	100	600
Senior Staff Geologist/Engineer	24	Hour	60	1440
Senior Cartographer	14	Hour	48	672
Clerical/Accounting	4	Hour	40	160
<b>TOTAL LABOR</b>				<b>2872</b>

MISCELLANEOUS COSTS	QUANTITY	UNIT	RATE (\$)	EXTENSION (\$)
Computer: Word Processing	10	Hour	40	400
Computer Usage	14	Hour	10	140
Communications	1	LS	3% Labor	86
<b>TOTAL MISC. COSTS</b>				<b>626</b>

**SUBTOTAL TASK 3** \$ **3,498**



**AUTOPRO FACILITY  
 5200 TELEGRAPH AVENUE  
 OAKLAND, CALIFORNIA  
 ESE PROJECT NO. 65-95-219  
 DATE: FEBRUARY 14, 1996**

**OPTIONAL TASK 5: COORDINATION OF SOIL AND GROUND WATER DISPOSAL**

LABOR	QUANTITY	UNIT	RATE (\$)	EXTENSION (\$)
Senior Geologist/Engineer	3	Hour	100	300
Senior Staff Geologist/Engineer	7	Hour	60	420
Clerical/Accounting	1	Hour	40	40
<b>TOTAL LABOR</b>				<b>760</b>

OTHER DIRECT COSTS (ODC)	QUANTITY	UNIT	RATE (\$)	EXTENSION (\$)
Laboratory Subcontractor				
TPH-G, BTEX	4	Sample	50	200
RCI	4	Sample	70	280
<b>SUBTOTAL ODC</b>				<b>480</b>
<b>ESE MARKUP</b>				<b>72</b>
<b>TOTAL ODC</b>				<b>552</b>

MISCELLANEOUS COSTS	QUANTITY	UNIT	RATE (\$)	EXTENSION (\$)
ESE Equipment	1	LS	50	50
Communications	1	LS	3% Labor	23
<b>TOTAL MISC. COSTS</b>				<b>73</b>

**TASK 5 SUBTOTAL** \$ **1,385**

*Note: This task does not include disposal costs.*

**AUTOPRO FACILITY  
5200 TELEGRAPH AVENUE  
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ESE PROJECT NO. 65-95-219  
DATE: FEBRUARY 14, 1996**

TASK 1 TOTAL	5,729
TASK 2 TOTAL	11,171
TASK 3 TOTAL	3,498
TASK 4 TOTAL (ONE QUARTER MONITORING)	3,505

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<b>TOTAL (INCLUDES ONE QUARTER MONITORING)</b>	<b>\$</b>	<b>23,904</b>
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TASK 4 TOTAL (ONE YEAR MONITORING)	\$	14,022
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<b>TOTAL (INCLUDES ONE YEAR MONITORING)</b>	<b>\$</b>	<b>34,420</b>
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TASK 5 TOTAL (OPTIONAL)		1385
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<b>TOTAL (INCLUDES ONE QUARTER MONITORING AND COORDINATION OF DISPOSAL)</b>	<b>\$</b>	<b>25,289</b>
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<b>TOTAL (INCLUDES ONE YEAR MONITORING AND COORDINATION OF DISPOSAL)</b>	<b>\$</b>	<b>35,805</b>
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Environmental  
Science &  
Engineering, Inc.

## CALIFORNIA - CONCORD FEE SCHEDULE

The compensation to Environmental Science & Engineering, Inc. (ESE) for its services shall be in accordance with the following schedule:

### HOURLY RATES

Effective January 1, 1996, ESE's hourly rates for professional and technical categories or for activities performed according to level of difficulty are:

Principal Professional*	\$140.00
Chief Professional	\$125.00
Senior Professional	\$100.00
Senior Project Professional	\$ 80.00
Project Professional/Construction Manager	\$ 70.00
Senior Staff Professional	\$ 60.00
Staff Professional	\$ 55.00
Senior Technician**	\$ 53.00
Technician	\$ 50.00
Computer Systems Tech I	\$ 48.00
Senior Cartographer	\$ 48.00
Cartographer	\$ 40.00
Administrative/Accounting/Technical Editor	\$ 40.00
Technical Typist/Secretary	\$ 40.00

\* Professional = Engineer, Geologist or Industrial Hygienist, etc.

\*\* For non-exempt employees in these categories, overtime hours are paid to the employee at one and one-half times their normal hourly rate and, therefore, their overtime billing rate is equal to one and one-half times their normal hourly rate.

Fees for expert witnesses and testimony time in court are at 1.50 times the typical hourly rate.

### OTHER DIRECT COSTS

Other direct costs such as subcontractor fees, travel and subsistence, auto mileage, telephone, express mail and freight charges are subject to a processing fee of 15 percent.

The following inhouse charges will be directly billed using the unit rates as listed:

Autocad	\$15/hr
Computer	\$10/hr
Reproduction	\$0.10/page
Field Equipment	see attached
Postage	actual cost
ESE Truck Mileage (in excess of 100 miles per day)	\$0.50/mile