

**W. A. CRAIG, INC.**

**Industrial and Environmental Contractor**

**P. O. Box 448**

**Napa, California 94559-0448**

**Contractor and Hazardous Substances License #455752**

**Cal/OSHA Statewide Annual Excavation Permit 556208**

**(800) 522-7244**

**Berkeley (510) 525-2780**

**Fax: (707)-252-3385**

**Napa (707) 252-3353**

**FAX TRANSMITTAL SHEET**

DATE:

March 31, 1995

TO:

Barney Chan

COMPANY:

Alameda County Envv. Health

FAX #:

(510) 337-9335

FROM:

Frank Goldman, R.G.

TOTAL # PAGES:

11

(INCLUDING COVER PAGE)

HARD COPY TO FOLLOW:

YES ( )

NO

(X)

MESSAGE:

Barney:

As we discussed yesterday, we will be overexcavating the contaminated soil related to the previous underground storage tank excavation. I have included the information you requested. We will excavate all contaminated soil as is reasonably possible based on the previous sample points which exhibited contaminants as shown on the attached

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**W. A. CRAIG, INC.****Industrial and Environmental Contractor****P. O. Box 448****Napa, California 94559-0448****Contractor and Hazardous Substances License #455752****Cal/OSHA Statewide Annual Excavation Permit 559351****(800) 522-7244****Phone: (510) 525-2780 Berkeley****Napa (707) 252-3353****Fax: (707) 252-3385**

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March 6, 1995

Pacific Electric Motor Co.  
1009 - 66th Avenue  
Oakland, California 94621-3535  
Tel: 510 569-7621  
Fax: 510 639-4510

**DRAFT**

Ref: Attached soil and water sample results

Re: Next phase of work due to contamination in the soil and pit water.

W. A. Craig, Inc. has a signed contract with Pacific Electric Motors, Inc. to remove one each 2000 gallon tank. We are prepared to proceed with the recommendations we make in this letter as soon as you sign a Change Order for the additional work.

**Background:** W. A. Craig, Inc. removed the single walled 2000 gallon gasoline tank under permit on February 16, 1995. The regulator (Barney Chan) was present at the time of the tank removal and during the sampling of soil and the pit water. The pit water appeared to have substantial product (gasoline) on the surface. Barney Chan required the pit water to be pumped out and sampled after and it uncharged. This was done and the recharged water was sampled the following day. Additional soil samples were taken at the same time.

**DRAFT**

Pacific Electric Motor Co.

March 6, 1995

Sample Results

	<u>TPNG</u>	<u>Benzene</u>	<u>Toluene</u>	<u>E. Benzene</u>	<u>Xylene</u>
TP1 Soil Sample #1	33 ppm	.045 ppm	.039 ppm	.22 ppm	.74 ppm
TP2 Soil Sample #2	500 ppm	.54 ppm	6.6 ppm	7.3 ppm	33 ppm
TP1 A-D Stock pile soil	10,000 ppm	73 ppm	770 ppm	25 ppm	1400 ppm
TP3 Soil Sample #3	450 ppm	11 ppm	47 ppm	12 ppm	66 ppm
TP4 Soil Sample #4	850 ppm	11 ppm	69 ppm	21 ppm	120 ppm
TP5 Soil Sample #5	1400 ppm	27 ppm	150 ppm	38 ppm	220 ppm
TP6 Soil Sample #6	77 ppm	ND	.023 ppm	.055 ppm	.42 ppm

Sample #6 was also tested for oil and grease with the results of 1600 ppm. This was requested by Barney Chan <sup>we</sup> do to the greasy appearance of the soil located at this location.

The pit water was sample after it had been pumped out one time the results are reported in ppb (parts per billion).

**DRAFT**

<u>TPHG</u>	<u>Benzene</u>	<u>Toluene</u>	<u>E. Benzene</u>	<u>Xylene</u>
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*20% Benzene 7% Benzene LFP*

W-1 water sample	290,000 ppb	20,000 ppb	54,000 ppb	6,500 ppb	38,000 ppb
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On February 23, 1995 I discussed by phone with you the results of the laboratory analysis and then proceeded to send by fax the results to you. On February 27, 1995 I called your office and you were not in. I called again on March 1, 1995. I spoke with Dan Neal and he informed me you had been sick but should be in on Thursday, March 2, 1995. I was out on jobs all day and missed your return phone call. Today is Friday, March 3, 1995. I had prepared the attached Scope of Work and Cost Estimate for dealing with the soil and pit water contamination.

We are prepared to proceed with the attached Scope of Work as soon as you sign the attached Change Order.

I will fax this to you on Monday, March 6, 1995.

Sincerely,

**DRAFT**

W. A. Craig, II  
President

Attachments

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# W. A. CRAIG, INC.

**Industrial and Environmental Contractor**

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**(800) 522-7244**

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**Fax: (707) 252-3385**

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March 6, 1995

Pacific Electric Motors Co.  
1009 - 66th Avenue  
Oakland, California 94621-3535  
Attn: Terry Knox  
Tel: 510 569-7621  
Fax: 51- 639-4510

DRAFT

DRAFT

W. A. Craig, Inc. staff have reviewed the soil and pit water sample analysis and Bill Craig spoke with Barney Chan of Alameda Co. Health Department of Hazard Material this A.M.

## **Recommendations:**

**Issue #1** Pit Water - We recommend putting a holding tank of approximately 20,000 gallons on your property during the soil excavation. The levels of contamination are still very high and Alameda Co. will not allow this water to remain on site or untreated. We recommend pumping out the pit water and processing it on site with filters and carbon drums to remove the contaminants. Once the water is cleared up to acceptable limits approved by the sanitary sewer district we will discharge into this system.

**Issue #2** Extent of soil contamination - We try and establish this by excavating out the sidewalls of the tank pit until we either are restricted physically or we have reached clean soil verified by soil sample analysis. Looking at the soil sample map the highest concentration of contamination are on the three walls of the excavation away from warehouse building. Sample #6 was taken in the pipe trench along side the storage shed. This is where the highest concentration of hydrocarbons of oil and grease were identified. I believe it would be wise to core drill thru the floor of the storage shed and obtain at least two more soil samples here to determine if we should remove the shed.

**Issue #3** During the excavation we will field screen with an P.I.D. instrument (Photo Ionization Detector) and when it indicates no readings we will confirm with additional soil samples.

**Issue #4** we will avoid excavating towards the warehouse building until we have excavated the other three sidewalls of the tank pit and back filled and compacted the pit. We can then excavate next to the building in a small area at a time to not endanger the building. We will determine this during the back filling operation.

**Issue #5** W. A. Craig, Inc., will have either our certified Geologist visiting the site or our Bio-Technical Engineer reviewing the work.

**Issue #6** Backfilling the excavation - The over excavation is done at this time to try and reduce the source of contamination to the ground water. It is also more cost effective to do it now instead of closing the pit up and waiting for the regulators to come back and require a soil and ground water investigation. The soil and ground water investigation would demonstrate that you have contaminated soil on the site and then you would be required to remediate the soil. Remediation can be done by several methods but none are as fast as over excavation and not always as cost effective.

**Issue #7** You will also be required to investigate the ground water in the vicinity of the tank excavation. In item #1 above we discussed pumping out the ground water in the excavation. This is considered remediation of ground water and it is much quicker and easier to perform remediation of ground water when you have the ground opened up. We have accomplished soil and ground water clean up on several sites that were contaminated prior to a ground water investigation. This meant that when we did perform the investigation there was no contamination remaining in the ground water and we were able to get closure of the site with in one year.

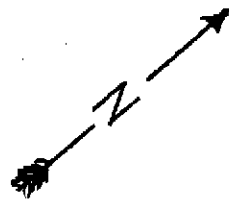
**Issue #8** We prepare cost estimates for all of our jobs. The cost estimate is just that, an estimate. This work will be inspected by Barney Chan of Alameda Co., as well as directed by our Engineering Department. We do not know the extent of contamination at this time. We don't know if the shed has to be removed. We don't know how many gallons of water will have to be processed. We don't know which disposal facility the soil will go to for sure. Barney Chan may require additional data or research of other sites in the area. We have anticipated as many of these unknowns as possible. We will give you volume/quantity estimates with unit pricing. Some items of cost may have minimums.

**Issue #9** We know that you will be required to perform a ground water investigation after all the work is done. We have given you a minimum cost for this. Our Engineers as well as Alameda Co. may require a limited Phase I. This would be done mostly to obtain data from other sites with in 1000 feet of your property. The limited Phase I would generally be done prior to the ground water investigation.

**Issue #10** we will file a written report on this proposed work when it is completed.

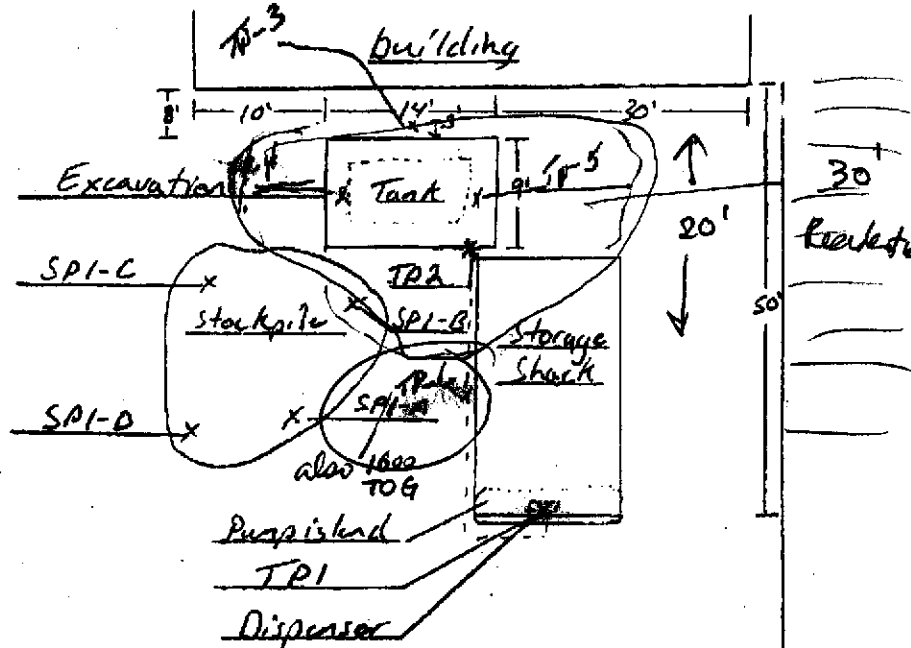
D R A F T

P.E.M  
1009 66th Ave.  
Oakland CA  
#3471 Sampling Map



DRAFT

Tank: 2000 gal  
75.5" x 104"  
Excavation: 9' x 14' x 10'  
Water: 7' B.G.



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building

driveway

Total Cy 2160-

Parking Lot

66th Ave

McCAMPBELL ANALYTICAL INC.	110 2nd Avenue South, #D7, Pacheco, CA 94553 Tele: 510-798-1620 Fax: 510-798-1622
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W.A. Craig, Inc. P.O. Box 448 Napa, CA 94559	Client Project ID: # 3471; Pacific Electric Motor Co.	Date Sampled: 02/16/95
	Client Contact: Bill Craig	Date Received: 02/17/95
	Client P.O.:	Date Extracted: 02/17/95
		Date Analyzed: 02/18/95

**Gasoline Range (C6-C12) Volatile Hydrocarbons as Gasoline\*, with BTEX\***  
EPA methods 5030, modified 8015, and 8020 or 602; California RWOCB (SF Bay Region) method QCFID(5030)

Lab ID	Client ID	Matrix	TPH(g)*	Benzene	Toluene	Ethylbenzene	Xylenes	% Rec. Surrogate
50359	TP1	S	33,b,d	0.045	0.039	0.22	0.74	90
50360	TP2	S	500,a	0.54	6.6	7.3	33	93
50361	SP1A-D	S	10,000,a	73	770	250	1400	93

DRAFT

Detection Limit unless otherwise stated; ND means Not Detected	W	50 ug/L	0.5	0.5	0.5	0.5	
	S	1.0 mg/kg	0.005	0.005	0.005	0.005	

\*water samples are reported in ug/L, soil samples in mg/kg, and all TCLP extracts in mg/L

^ cluttered chromatogram; sample peak co-elutes with surrogate peak

+ The following descriptions of the TPH chromatogram are cursory in nature and McCampbell Analytical is not responsible for their interpretation: a) unmodified or weakly modified gasoline is significant; b) heavier gasoline range compounds are significant (aged gasoline?); c) lighter gasoline range compounds (the most mobile fraction) are significant; d) gasoline range compounds are significant; no recognizable pattern; e) TPH pattern that does not appear to be derived from gasoline (?); f) one (or a few isolated peaks present; g) strongly aged gasoline or diesel range compounds are significant; h) lighter than water immiscible phase is present.

# W. A. CRAIG, INC.

# CHAIN-OF-CUSTODY RECORD

3095 AWAC 311

PROJECT NO. 3171		PROJECT NAME Pacific Electric Water Co.		MATRIX: Soil, Water, Air, Sludge, Other	ANALYSIS						REMARKS	LABORATORY I. D. NUMBER
PURCHASE ORDER NO.		SIGNATURE OF SAMPLER Kunene Sealy			TPHgasoline (8015)	BTEX (802/8020)	TPHdiesel (8015)	TPHg & BTEX				
DATE 1993	TIME	W. A. CRAIG, INC.'S SAMPLE IDENTIFICATION										
7-16	11:30	TPI		S			/			ICE	50359	
"	11:40	T22		S			/				50360	
"	12:22	SIA-D Gasport		S			/				50361	
<p style="font-size: 2em; opacity: 0.5;">DRAFT</p>												

CERT ✓  
 GOOD CONDITION ✓  
 HEAD SPACE ABSENT ✓  
 PRESERVATIVE APPROPRIATE CONTAINERS ✓  
 VOL ✓  
 LOG ✓  
 S ✓  
 J ✓  
 OTHER

RELINQUISHED BY (Signature): <i>Russell Sealy</i>	DATE/TIME: 2/16/93 12:30	RECEIVED BY (Signature): <i>[Signature]</i>	LABORATORY: McCampbell Analytical TURNAROUND TIME: 24hr PAID #5796	PLEASE SEND RESULTS TO: <b>W. A. CRAIG, INC.</b> P.O. BOX 448 NAPA, CA 94559-0448 (707) 252-3353 ATTN:
RELINQUISHED BY (Signature): <i>[Signature]</i>	DATE/TIME: 12-17-93	RECEIVED BY (Signature): <i>[Signature]</i>		
RELINQUISHED BY (Signature):	DATE/TIME:	RECEIVED BY (Signature):		

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<b>McCAMPBELL ANALYTICAL INC.</b>	110 2nd Avenue South, #D7, Pacheco, CA 94553 Tele: 510-798-1620 Fax: 510-798-1622
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W.A. Craig, Inc. P.O. Box 448 Napa, CA 94559	Client Project ID: # 3471; Pacific Electric Motor Co.	Date Sampled: 02/17/95
		Date Received: 02/17/95
	Client Contact: Bill Craig	Date Extracted: 02/17/95
	Client P.O:	Date Analyzed: 02/17-02/18/95

**Gasoline Range (C6-C12) Volatile Hydrocarbons as Gasoline\*, with BTEX\***  
EPA methods 5030, modified 8015, and 8020 or 602; California RWQCB (SF Bay Region) method GC/FID(5030)

Lab ID	Client ID	Matrix	TPH(g) <sup>†</sup>	Benzene	Toluene	Ethylbenzene	Xylenes	% Rec. Surrogate
50362	3471-TP-3	S	450,a	11	47	12	66	111 <sup>#</sup>
50363	3471-TP-4	S	850,a	11	69	21	120	95
50364	3471-TP-5	S	1400,a	27	150	38	220	111 <sup>#</sup>
50365	3471-TP-6	S	77,b,d	ND	0.023	0.055	0.42	102
50366	3471-W-1	W	290,000,a,h	20,000	54,000	6500	38,000	98
Detection Limit unless otherwise stated; ND means Not Detected	W	50 ug/L	0.5	0.5	0.5	0.5	0.5	
	S	1.0 mg/kg	0.005	0.005	0.005	0.005	0.005	

DRAFT

\*water samples are reported in ug/L, soil samples in mg/kg, and all TCLP extracts in mg/L

# cluttered chromatogram; sample peak co-elutes with surrogate peak

† The following descriptions of the TPH chromatogram are cursory in nature and McCampbell Analytical is not responsible for their interpretation: a) unmodified or weakly modified gasoline is significant; b) heavier gasoline range compounds are significant(aged gasoline?); c) lighter gasoline range compounds (the most mobile fraction) are significant; d) gasoline range compounds are significant, no recognizable pattern; e) TPH pattern that does not appear to be derived from gasoline (?); f) one to a few isolated peaks present; g) strongly aged gasoline or diesel range compounds are significant; h) lighter than water immiscible phase is present.

<b>McCAMPBELL ANALYTICAL INC.</b>	<b>110 2nd Avenue South, #D7, Pacheco, CA 94553</b> <b>Tele: 510-798-1620 Fax: 510-798-1622</b>
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<b>W.A. Craig, Inc.</b> <b>P.O. Box 448</b> <b>Napa, CA 94559</b>	<b>Client Project ID: # 3471; Pacific Electric Motor Co.</b>	<b>Date Sampled: 02/17/95</b>
		<b>Date Received: 02/17/95</b>
	<b>Client Contact: Bill Craig</b>	<b>Date Extracted: 02/20/95</b>
	<b>Client P.O:</b>	<b>Date Analyzed: 02/20/95</b>

**Petroleum Oil & Grease (with Silica Gel Clean-up) \***  
 EPA methods 413.1, 9070 or 9071; Standard Methods 5520 B/E&F or 503 D&E for solids and 5520 B&F or 503 A&E for liquids

Lab ID	Client ID	Matrix	Oil & Grease
50365	3471-TP-6	S	1600
<b>Detection Limit unless otherwise stated; ND means Not Detected</b>	W	5 mg/L	
	S	50 mg/kg	

**DRAFT**

\*water samples are reported in mg/L and soils in mg/kg

# W. A. CRAIG, INC.

# CHAIN-OF-CUSTODY RECORD

3494 AWAC 312

PROJECT NO. 3471		PROJECT NAME PEM		MATRIX: Soil, Water, Air, Sludge, Other	ANALYSIS							REMARKS	LABORATORY I. D. NUMBER
PURCHASE ORDER NO.		SIGNATURE OF SAMPLER 			TPHgasoline (8015)	STEX (802/8020)	TPHdiesel (8015)	TPHg & STEX					
DATE	TIME	W. A. CRAIG, INC.'S SAMPLE IDENTIFICATION											
12-17	14:30	3471-TP-3		Soil			X					100	50362
	14:45	3471-TP-4		Soil			X						50363
	14:30	3471-TP-5		Soil			X						50364
	14:58	3471-TP-6 piping		Soil			X	X					50365
	14:28	3471-W-1 Pit Bottom exp Corp.		Water			X						50366
				VOCS/DAG/MTB/CBZ									
<input checked="" type="checkbox"/> CORP. COORDINATION <input checked="" type="checkbox"/> FIELD SERVICE ASSENT <input checked="" type="checkbox"/> PRESERVATIVE APPROPRIATE <input checked="" type="checkbox"/> CONTAINERS								D R A F T					
RELINQUISHED BY (Signature): 		DATE/TIME 12/17/44		RECEIVED BY (Signature): 		LABORATORY: 		PLEASE SEND RESULTS TO: W. A. CRAIG, INC. P.O. BOX 448 NAPA, CA 94559-0448 (707) 252-3353					
RELINQUISHED BY (Signature):		DATE/TIME:		RECEIVED BY (Signature):		TURNAROUND TIME: 24 hr		ATTN:					
RELINQUISHED BY (Signature):		DATE/TIME:		RECEIVED BY (Signature):		TIME: 14:15 12-17-44							