



Sigma Prime Geosciences, Inc.

ENVIRONMENTAL
PROTECTION
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January 26, 2001

Alameda County Health Agency
Division of Environmental Protection
Department of Environmental Health
1131 Harbor Bay Parkway, 2nd Floor
Alameda, CA 94502

Attention: Mr. Lawrence Seto

Subject: Work Plan for Environmental Services for Property Located at 20535
Mission Boulevard, Hayward, California.

Dear Mr. Seto:

Mr. Victor Seeto, owner of the subject property, has retained Sigma Prime Geosciences, Incorporated to respond to the Clean Up Order from your office originally dated August 2, 1996. This Work Plan presents our approach toward a full investigation and remediation of surface and sub-surface soil contamination at the site address listed above.

Background

Soil contamination consists of waste oil from automotive maintenance. Drums of waste oil were stored in a shed located adjacent to the main building housing the automotive service business. A service was utilized to properly dispose of the waste oil. The soil contamination was caused by spillage and generally bad management practices for waste oil. The shed rests directly upon the soil. A small amount of soil has already been excavated and stockpiled on the site, assumed to be the most impacted or having the highest levels of contamination.

Field Procedures

Two small stockpiles of soil exist near the storage shed. One stockpile, with a volume of approximately one-half cubic yard of soil is located adjacent to the shed. The other stockpile, approximately two-yards in volume, is located 15 feet away and covered with plastic sheeting (See attached figure). Prior to any sampling the soil stockpiles will be transferred into drums. Drums will be labeled as "Uncharacterized Waste, Analytical Results Pending". Six to eight drums of soil will be characterized and disposed of accordingly. One discrete sample will be taken from each drum. The laboratory will create one composite sample for waste characterization. This profile will be used for proper disposal and reference for analyses for the in-situ samples. See below for analyses procedure.

Approximately four inches of soil has been removed from inside the shed, creating the stockpiles. The soil was removed in preparation of a concrete slab to be poured in place. Four soil samples will be taken within the shed (see attached figure). At the



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sampling locations, the top two to three inches of soil will be removed with a shovel then sampled with a slide hammer equipped with a 6" stainless steel hollow drive head with a brass liner. Upon retrieval of the sample, the liner containing the soil sample will be removed, capped, labeled and promptly stored on ice for delivery to a State of California certified laboratory under proper chain of custody and documentation.

All samples will be field screened with a Photo-Ionization Detector (PID) to indicate if volatile compounds are present and for health and safety reasons. All sampling equipment will be thoroughly cleaned with an Alconox® solution and thoroughly rinsed, prior to each sample collection.

Laboratory Analysis

The composite sample created from samples taken from the drums will be analyzed for: Total Petroleum Hydrocarbons (TPH) as gasoline, diesel and motor oil; Benzene, Toluene, Ethelbenzene and Xylenes (BTEX); Methyl Tertiary-Butyl Ether (MTBE) by method 8015M; Volatile Organic Compounds (VOC's) by method 8260; Semi-Volatile Organic Compounds (SVOC's) by method 8270; Total Oil and Grease by method EPA 5520 E&F and CAM-17 Metals. The results of this sample will be used for profiling the soil drums for proper disposal. The analyses will also show which contaminants are of concern and what analyses should be run to characterize the levels of contamination for the in-situ samples.

Results

If the four samples taken inside the shed show analytical results below background or non-detectable levels, we may assume all the waste oil contamination was confined to the soil already removed. If they return elevated concentrations of contamination, further excavation and sampling will be necessary to delineate the extent of contamination. The drummed soil will be manifested and disposed of appropriately. A copy of the certificate of disposal will be included in the final report. Upon completion of the work as detailed above a final report will be prepared signed by a State of California Registered Geologist, requesting for site closure.

If you have any questions about this Work Plan, please call me at (650) 726-7198.

Yours,
Sigma Prime Geosciences

Abbie Goldstein

CC: Mr. Victor Seeto

