

ALAMEDA COUNTY
HEALTH CARE SERVICES

AGENCY

DAVID J. KEARS, Agency Director



RAFAT A. SHAHID, Assistant Agency Director

DEPARTMENT OF ENVIRONMENTAL HEALTH
Hazardous Materials Division
80 Swan Way, Rm. 200
Oakland, CA 94621
(510) 271-4320

December 12, 1994

Mr. Jim Dye
Charles Soda Trust
2 Theatre Square
Orinda, CA - 94563

Ref: Charles Soda Trust - APN 85A-4200-1-11, Walpert Ridge,
Hayward, CA

Dear Mr. Dye:

I am in receipt of the documents "Environmental Site Assessment" dated August 24, 1992 and 2 analytical reports prepared by Clayton Environmental for the referenced property. These documents have been reviewed by this Department and the following issues have been identified:

The Environmental Site Assessment Report prepared by E2C Incorporated, has documented the presence of volatile organics, TPHd, and oil and grease in the northwestern corner of the maintenance shed in one of the parcels. It is not clear from the material presented to this Department, if the contaminated soil was excavated/disposed.

The 2 analytical reports prepared by Clayton Environmental for samples submitted in October 1994 does not include any sample location maps. Also there is no information given as to how these sample results relate to previous investigation performed on site.

Please submit a more precise summary of investigations conducted on the referenced property within 60 days. Also, submit a deposit of \$1000 to cover oversight cost pertaining to this case. The deposit refund mechanism is authorized in Alameda County Ordinance Code Section 3-140.5. Any unused portion of these funds will be returned to you at the completion of this project. You may call me with any questions or concerns at (510) 567-6764.

Sincerely

Madhulla Logan
Hazardous Material Specialist

CC: Hugh Murphy, City of Hayward Fire Department, Hayward, CA

Y. CHARLES SODA TRUST

#2 Theatre Square, Suite 211, Orinda, California 94563-3346

(510) 253-2630

FAX: (510) 253-1814

October 18, 1994

RECEIVED

OCT 20 1994

ENVIRONMENTAL HEALTH SERVICES
NORTH COUNTY

Hugh Murphy
Environmental Specialist
Hayward Fire Department
25151 Clawiter Road
Hayward, CA 94545

253-2630

RE: APN 85A-4200-1-11 Walpert Ridge in Hayward, California

Dear Mr. Murphy:

Enclosed per your request are the following documents relative to the subject property:

Environmental Site Assessment, Soil Sampling, Analysis and Remediation Work Plan, Walpert Ridge Lands of the Y. Charles Soda Trust as prepared by E2C, Inc., dated August 24, 1992

Analytical laboratory report as prepared by Clayton Environmental, dated October 11, 1994

Analytical laboratory report as prepared by Clayton Environmental, dated October 14, 1994

Please call me should you require additional information.

Sincerely,

Judith A. Murphy

Judith A. Murphy, Trustee
Y. Charles Soda Trust

*Jim Dyer
936-1650
Real estate agent*

- cc: W. Dodge, DECON (w/ Clayton exhibits only)
C. Finney, Diocese of Oakland (w/o exhibits)
E. So, California Regional Water Quality Control Board (w/ exhibits)
✓M. Logan, Alameda County Environmental Health (w/ exhibits)

Y. CHARLES SODA TRUST

#2 Theatre Square, Suite 211, Orinda, California 94563-3346

(510) 253-2630

FAX: (510) 253-1814

HAZMAT
94 OCT 19 PM 4:29

October 17, 1994

Hugh Murphy
Environmental Specialist
Hayward Fire Department
25151 Clawiter Road
Hayward, CA 94545

Dear Mr. Murphy:

Please review the attached proposal from DECON Environmental Services, Inc. (DECON) to remediate contaminated soil at APN 85A-4200-1-11 Walpert Ridge in Hayward, California. It is the intention of the Y. Charles Soda Trust to excavate contaminated soil as defined in the E2C investigation dated August 24, 1994. Excavation will be performed by T. Torson & Sons under the direction of the property owner, the Diocese of Oakland, and their consultant, Clayton Environmental. Clayton Environmental will direct T. Torsen & Sons to excavate soil until the following levels have been met:

TPH-G	ND _≤	10 ppm
TPH-D	ND _≤	50 ppm
TPH-O & G	ND _≤	100 ppm
BTEX	ND _≤	0.005 ppm

Clayton Environmental will collect soil samples from the sidewalls and bottom of the excavation. These samples will be analyzed by Clayton's state certified laboratory. Excavation will continue until the samples taken from the sides and bottom of the excavation are at or below the limits for TPH-G, TPH-D, TPH-O&G and BTEX identified above.

Upon completion of the excavation, DECON will bioremediate the stockpiled soil with X-19 biomass. While the biodegradation process is taking place, the soil will be stockpiled on and covered with visqueen sheeting. The bioremediation process will be complete within one year of excavation. It is our understanding that you will require the following cleanup action levels to be met to allow the bioremediated soil to remain on site:

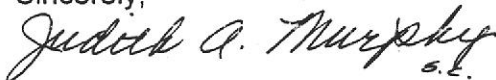
TPH-D	ND _≤	1 ppm
TPH-O & G	ND _≤	50 ppm
BTEX	ND _≤	0.005 ppm

In the event that bioremediation of this soil is unsuccessful at the end of one year, soil will be removed from the site and disposed at a facility permitted to accept this waste.

Hugh Murphy
Hayward Fire Department
October 17, 1994
Page two

We will proceed with this cleanup operation beginning October 21, 1994 unless you have different standards that you will require us to meet. If you should have different standards which you will require us to meet, please notify us in writing immediately.

Sincerely,

A handwritten signature in cursive script that reads "Judith A. Murphy". There is a small "S.E." written below the signature.

Judith A. Murphy, Trustee
Y. Charles Soda Trust

cc: W. Dodge, DECON
C. Finney, Diocese of Oakland
E. So, California Regional Water Quality Control Board
M. Logan, Alameda County Environmental Health