



March 20, 1998

WORKPLAN
for a
SOIL AND GROUNDWATER ASSESSMENT
at
Oliver Rubber Company Plant I
1200 65th Street
Oakland, California

Submitted by:
AQUA SCIENCE ENGINEERS, INC.
2411 Old Crow Canyon Road, #4
San Ramon, CA 94583
(510) 820-9391

INTRODUCTION

This submittal outlines Aqua Science Engineers, Inc. (ASE's) workplan for a soil and groundwater assessment at Oliver Rubber Company's (OLIVER) Plant I facility located at 1200 65th Street in Oakland, California (Figure 1). The proposed site assessment activities are based on areas of concern that were identified by ASE and Oliver as part of Oliver's Plant I closure activities. The areas of concern were identified by visually inspecting the process pits and the manufacturing floor for potential integrity failures that could have led to material releases to the subsurface.

BACKGROUND INFORMATION

The site has been used since the 1950's primarily as a rubber tire tread manufacturing plant. Virgin materials were combined and processed using various mixing machines, milling machines, and conveyors. The rubber product was then either extruded into strip form or molded into tire treads at Oliver's Plant II across Vallejo Street (see Figure 2). The entire floor of the production area is reportedly a minimum of 12-inches thick. In areas surrounding large milling machines, the concrete is reportedly up to 24 to 36-inches thick. The milling machines and conveyor system sat on pedestals above shallow concrete pits. A cooling water system was incorporated within the production area to keep the machines operating at controlled temperatures. This cooling water was then recycled and reused. Chemicals were added to the cooling water to reduce the levels of scaling in the cooling tower, to reduce algae, and to control the pH.

The compound of interest used during the production of the rubber for tire treads is a heavy petroleum hydrocarbon, much like liquid tar at elevated temperatures. The product most commonly used by Oliver was RAFFEX 120; a material safety data sheet (MSDS) for RAFFEX 120 is attached in Appendix A. The RAFFEX 120 was stored outside the plant in a subgrade concrete vault, which was heated with steam to maintain the liquid consistency of the product. The RAFFEX was then pumped inside the building to the process area. Zinc Stearate was also used during the extrusion of the rubber product to inhibit the product from adhering to itself as it was stacked onto pallets. A copy of the MSDS for Zinc Stearate is included in Appendix A. Various lubricating oils and greases were used in the milling and mixing machines. Spent lubricating oils and greases were drummed, profiled, and shipped off-site for recycling. Safety solvent cleaning stations were used at the facility during maintenance activities.

Beginning in January 1998 and to be completed during the week of March 16, 1998, this plant has been decommissioned and decontaminated by Mid-American Machine, Inc. (MMI) and DECON Environmental Services (DECON), respectively. All plant manufacturing equipment has been removed and either shipped to various Oliver plants on the east coast or scrapped as metal salvage. Pressure washing liquids used to decontaminate the building have been collected and disposed of off-site. The scope of work for this plant closure was discussed and agreed upon by members of Oliver staff and Mr. Amir Gholami of the Alameda County Health Care Services Agency (ACHCSA) during his visit to the plant on November 20, 1997. The letter confirming the scope of work is attached in Appendix B. Information and documentation regarding the decommissioning and cleaning processes at Plant I will be contained in a report to follow.

As the decommissioning and cleaning processes were taking place, ASE was on-site to inspect for potential integrity failures in the concrete floor and pits. Pits without obvious cracks were filled with concrete. Pits that had exit pipes or cracks near the edges of the pit were earmarked for future assessment activities to be conducted adjacent to the pits. A report regarding the inspection of the pits and floor has been drafted; the conclusions within this report led to the location of the proposed soil borings (see Figure 2). The pit and floor inspection report will be included in the assessment report that will follow the proposed drilling activities. Upon completion of the cleaning process, ASE performed another walk through at the plant to inspect for integrity failures in the flooring that were not visible during previous inspections.

PROPOSED SCOPE OF WORK (SOW) FOR ASSESSMENT ACTIVITIES

Based on the afore-mentioned information, ASE's proposed SOW is as follows:

- 1) Prepare a workplan and site specific health and safety plan for approval by Mr. Amir Gholami and/or Ms. Susan Hugo of the Alameda County Health Care Services Agency (ACHCSA).
- 2) Obtain a subsurface drilling permit from the Alameda County Public Works Agency (ACPWA).
- 3) Call Underground Service Alert (USA) to have all public utilities in the area marked prior to drilling.

- 4) Core drill through the concrete floor in each boring location to gain access to the subsurface.
- 5) Using a Geoprobe hydraulic sampling rig, drill ten (10) 4-foot deep soil borings inside the building and outside near the RAFFEX off-loading manifold. Drill two (2) 15-foot deep soil borings downgradient of the tank vault near the railroad spur.
- 6) Collect soil samples continuously as drilling progresses for chemical analysis and hydrogeologic description. Visually inspect the soil samples for areas of staining. Screen the soil samples with a hand-held organic vapor meter (OVM).
- 7) Analyze one soil sample from each boring drilled inside the building at a CAL-EPA certified environmental laboratory for hydrocarbon oil & grease (O&G) by Standard Method 5520 EF, volatile organic compounds (VOCs) by EPA Method 8010, and RAFFEX by EPA Method 8015M. In addition to these analyses, the soil boring drilled adjacent to the Camelback Conveyor will also be analyzed for zinc.
- 8) Analyze one soil sample from each boring drilled outside the building at a CAL-EPA certified environmental laboratory for RAFFEX by EPA Method 8015M.
- 9) Collect a grab groundwater sample from each boring drilled downgradient of the former tank vault.
- 10) Analyze each groundwater sample at a CAL-EPA certified environmental laboratory for RAFFEX by EPA Method 8015M.
- 11) Backfill the borings with neat cement.
- 12) Prepare a report detailing the methods and findings of the assessment activities. The report will include tabulated analytical results, drawings, and recommendations for remediation as necessary.

Selected details of the assessment are presented below.

TASK 1 - PREPARE A WORKPLAN AND HEALTH AND SAFETY PLAN

ASE has prepared a site-specific health and safety plan. A nearby hospital is designated in the site safety plan as the emergency medical facility of first choice. A copy of the site specific Health and Safety Plan is appended to this report (Appendix C).

TASK 2 - OBTAIN NECESSARY PERMITS

ASE will obtain a drilling permit from the ACPWA. ASE will also notify Underground Service Alert (USA) to have underground utility lines marked in the site vicinity.

TASK 3 - DRILL SOIL BORINGS AT THE SITE AND COLLECT SOIL AND GROUNDWATER SAMPLES FROM THE BORINGS

ASE will drill twelve (12) soil borings on-site at the locations shown on Figure 2. The borings will be drilled using a Geoprobe or similar type drill rig. The drilling will be directed by a qualified ASE geologist. Undisturbed soil samples will be collected continuously for subsurface hydrogeologic description and possible chemical analysis. The samples will be described by the ASE geologist according to the Unified Soil Classification System. The samples will be collected in brass or acetate tubes using a drive sampler advanced ahead of the boring as the boring progresses. Each sample will be immediately removed from the sampler, trimmed, sealed with Teflon tape and plastic caps, secured with duct tape, labeled with the site location, sample designation, date and time the sample was collected, and the initials of the person collecting the sample. The samples will be placed into an ice chest containing wet ice for delivery under chain of custody to a CAL-EPA certified analytical laboratory.

Soil from the remaining tubes not sealed for analysis will be removed for hydrogeologic description and will be screened for volatile compounds with an organic vapor meter (OVM). The soil will be screened by emptying soil from one of the tubes into a plastic bag. The bag will be sealed and placed in the sun for approximately 10 minutes. After the hydrocarbons have been allowed to volatilize, the OVM will measure the vapor through a small hole, punched in the bag. These OVM readings will be used as a screening tool only since these procedures are not as rigorous as those used in an analytical laboratory.

A groundwater sample will be collected from the two borings drilled downgradient of the former vault that housed the RAFFEX 120 tanks.

Drilling will be halted at the water table and a Powerpunch or similar type device will be utilized to collect groundwater samples from the borings. The groundwater samples will be contained in (a) 40-ml volatile organic analysis (VOA) vials without headspace, and preserved with hydrochloric acid, and (b) 1-liter amber bottles. All samples will be labeled with the site location, sample designation, date and time the samples were collected, and the initials of the person collecting the samples. The samples will then be cooled in an ice chest with wet ice for transport to a state-certified analytical laboratory under chain-of-custody.

All sampling equipment will be cleaned in buckets with brushes and a TSP or Alconox solution, then rinsed twice with tap water. Rinsates will be contained on-site in 55-gallon steel drums for future disposal by the client.

TASK 4 - ANALYZE THE SOIL AND GROUNDWATER SAMPLES

One soil sample from each boring drilled inside the building will be analyzed at a CAL-EPA certified environmental laboratory for hydrocarbon oil & grease (O&G) by Standard Method 5520 EF, VOCs by EPA Method 8010, and RAFFEX by EPA Method 8015M. In addition to these analyses, the soil boring drilled adjacent to the Camelback Conveyor will also be analyzed for zinc. Each soil and groundwater sample collected outside the building (in relation to the former RAFFEX 120 tank vault) will analyzed at a CAL-EPA certified analytical laboratory for TPH-RAFFEX by modified EPA Method 8015.

TASK 5 - BACKFILL THE BORINGS WITH NEAT CEMENT

Following collection of the soil and groundwater samples, the boreholes will be backfilled with neat cement placed by tremie pipe.

TASK 6 - PREPARE A SUBSURFACE ASSESSMENT REPORT

ASE will prepare a report outlining the methods and findings of this assessment. The report will be submitted under the seal of state registered civil engineer or geologist. This report will include a summary of all work completed during this assessment including tabulated soil and groundwater analytical results, conclusions and recommendations. Copies of the analytical report and chain of custody will be included as appendices.


SCHEDULE

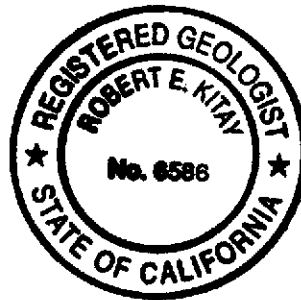
ASE plans to begin field activities immediately upon approval of this workplan by the ACHCSA. Drilling is tentatively scheduled during the week of March 23, 1998.

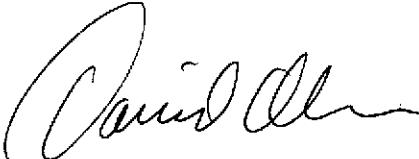
Should you have any questions or comments, please call us at (510) 820-9391.

Respectfully submitted,

AQUA SCIENCE ENGINEERS, INC.


Robert E. Kitay, R.G., R.E.A.
Senior Geologist




David Allen, R.E.A.
Senior Project Manager

cc: Mr. Amir Gholami, ACHCSA
Ms. Susan Hugo, ACHCSA
Mr. Tom Palmer, Standard Products Company
Mr. David Kuhre, Oliver

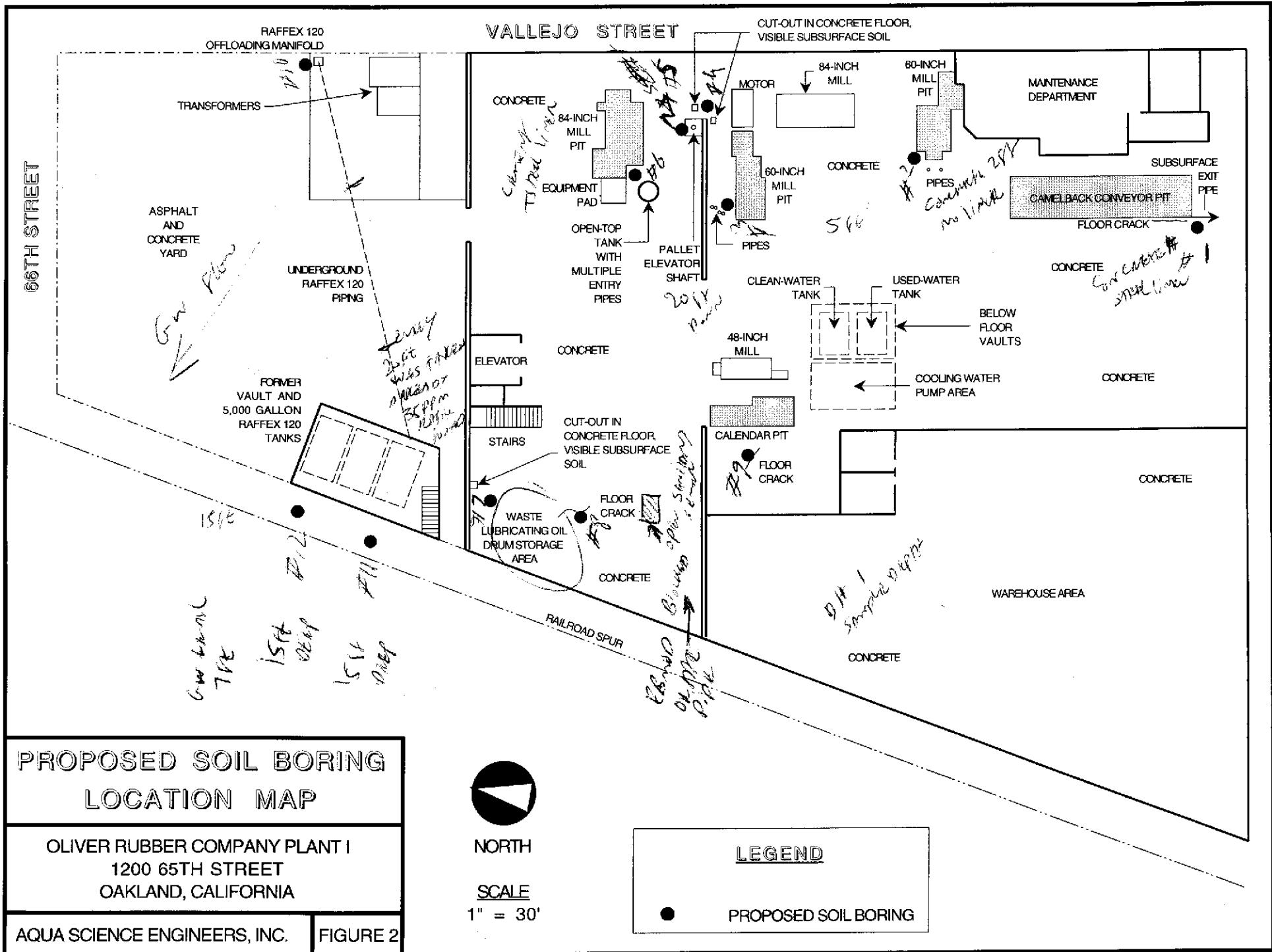


SITE LOCATION MAP

OLIVER RUBBER COMPANY PLANT I
1200 65TH STREET
OAKLAND, CALIFORNIA

Aqua Science Engineers

Figure 1



**PROPOSED SOIL BORING
LOCATION MAP**

OLIVER RUBBER COMPANY PLANT I
1200 65TH STREET
OAKLAND, CALIFORNIA

AQUA SCIENCE ENGINEERS, INC.

FIGURE 2



NORTH

SCALE

1" = 30'

LEGEND



PROPOSED SOIL BORING

APPENDIX A

MSDS for RAFFEX 120
and
Zinc Stearate

2306

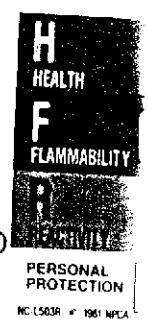
SAN JOAQUIN REFINING CO., INC.
STANDARD & SHELL STREETS
P. O. BOX 5576
BAKERSFIELD CA 93388
(805) 327-4257

H	HAZARD RATING	
M	4 - SEVERE	HEALTH
I	3 - SERIOUS	FLAMMABILITY
S	2 - MODERATE	REACTIVITY
	1 - SLIGHT	
	0 - MINIMAL	

PAGE 1 OF 2

HMIS

MATERIAL SAFETY DATA SHEET
("ESSENTIALLY SIMILAR" TO FORM OSHA 20
MATERIAL SAFETY DATA SHEET)



PRODUCT NAME: RAFFEX 120
CHEMICAL FAMILY: PETROLEUM, HYDROCARBON
CHEMICAL NAME:
CAS NO. 64742-11-6, HEAVY NAPHTHENIC DISTILLATE SOLVENT EXTRACT

CODE: 3130

TYPICAL COMPOSITION: HEAVY NAPHTHENIC DISTILLATE SOLVENT EXTRACT 100%

EXPOSURE STANDARD, ACGIH TWA & OSHA PEL - OBSERVE 5 MG/M3 (CUBIC METER OF AIR) FOR MINERAL OILS

PHYSICAL DATA

INITIAL BOILING POINT, 'F:	550	SPECIFIC GRAVITY (H2O=1):	1.0
VAPOR PRESSURE (MMHg):	<0.1	PERCENT VOLATILE, (% BY VOL.):	NA
VAPOR DENSITY (AIR=1):	NA	EVAPORATION RATE (ETHYL ETHER=1):	<1
SOLUBILITY IN WATER:	NIL		
APPEARANCE AND ODOR:	BLACK LIQUID WITH LITTLE OR NO ODOR		

FIRE AND EXPLOSION HAZARD DATA

FLASH POINT - COC, 'F:	410	FLAMMABLE LIMITS:	LEL	UEL
EXTINGUISHING MEDIA:	FOAM, WATER FOG, DRY CHEMICAL, CO2		NDA	NDA
SPECIAL FIRE FIGHTING PROCEDURES:	DO NO ENTER CONFINED FIRE SPACE WITHOUT PROPER PROTECTIVE EQUIPMENT INCLUDING SELF-CONTAINED BREATHING APPARATUS. SEE HAZARDOUS DECOMPOSITION PRODUCTS.			

REACTIVITY DATA

STABILITY (THERMAL, LIGHT): STABLE
INCOMPATIBILITY (MATERIALS TO AVOID): MAY REACT WITH STRONG OXIDIZERS.
HAZARDOUS DECOMPOSITION PRODUCTS: NORMAL COMBUSTION FORMS CARBON DIOXIDE AND WATER VAPOR, AND MAY PRODUCE OXIDES OF SULFUR AND NITROGEN.
INCOMPLETE COMBUSTION CAN PRODUCE CARBON MONOXIDE.
HAZARDOUS POLYMERIZATION: WILL NOT OCCUR

SAN JOAQUIN REFINING CO. INC.
PAGE 2 OF 2 CODE:3130

MATERIAL SAFETY DATA SHEET

SPILL OR LEAK PROCEDURES

STEPS IN CASE OF SPILL: CLEAN UP USING ABSORBENT MATERIAL, SUCH AS EARTH OR SAND.
WASTE DISPOSAL METHOD: OBSERVE FEDERAL, STATE, AND LOCAL REGULATIONS COVERING CHEMICAL WASTE SPILLS.

SPECIAL PROTECTION INFORMATION FOR POTENTIAL ROUTES OF ENTRY

EYE: AVOID EYE CONTACT. FLUSH WITH PLENTY OF WATER. IF IRRITATION PERSISTS SEEK MEDICAL ATTENTION.
SKIN: AVOID SKIN CONTACT. IF CONTACT OCCURS, WASH WITH SOAP AND WATER.
RESPIRATORY PROTECTION: IF OPERATING CONDITIONS CREATE AIRBORN CONCENTRATIONS WHICH EXCEED THE EXPOSURE STANDARD, THE USE OF AN APPROVED NIOSH/OSH RESPIRATOR FOR ORGANIC VAPORS OR AIR-SUPPLIED BREATHING EQUIPMENT IS RECOMMENDED.
VENTILATION: USE ADEQUATE VENTILATION TO KEEP THE AIRBORN CONCENTRATIONS OF THIS MATERIAL BELOW THE ESTABLISHED EXPOSURE STANDARD.

SPECIAL PRECAUTIONS AND SAFE HANDLING

AVOID FIRE, SPARKS, OPEN FLAME. WEAR APPROPRIATE EQUIPMENT TO INSURE THAT PRODUCT DOES NOT CONTACT EYES OR SKIN.

HEALTH HAZARD DATA

EYES: THIS MATERIAL IS NOT EXPECTED TO CAUSE EYE IRRITATION.
SKIN: THIS MATERIAL IS NOT EXPECTED TO CAUSE SKIN IRRITATION.
INGESTION: NOT EXPECTED TO BE ACUTELY TOXIC BY INGESTION. IF SWALLOWED, DO NOT INDUCE VOMITING, CALL A PHYSICIAN.
INHALATION: FUMES MAY BE UNPLEASANT AND MAY PRODUCE NAUSEA. REMOVE THE PERSON TO FRESH AIR IF RESPIRATORY DISCOMFORT OCCURS.
EFFECT OF OVEREXPOSURE: INHALATION OF HIGH CONCENTRATIONS MAY CAUSE DIZZINESS, HEADACHE, OR NAUSEA.

SUSPECTED CANCER AGENT:

THIS PRODUCT CONTAINS PETROLEUM OILS SIMILAR TO ONES CATEGORIZED BY THE INTERNATIONAL AGENCY FOR RESEARCH ON CANCER AS CAUSING SKIN CANCER IN MICE WHEN REPEATEDLY APPLIED FOR MOST OF THE LIFETIME OF THE ANIMAL WITH NO EFFORT MADE TO REMOVE THE OIL BETWEEN APPLICATIONS.

DATE REVISED: 7/94

REVISED BY:

NA = NOT APPLICABLE
NDA = NO DATA AVAILABLE

Crystal

UNIDENTIFIED

SLAB DIP

9035

MATERIAL SAFETY DATA SHEET

SECTION I - IDENTITY

MANUFACTURER'S NAME Crystal		EMERGENCY TELEPHONE NO. 215-368-1661
ADDRESS (Number, Street, City, State, and Zip Code) 601 West 8th Street, Lansdale, PA 19446		
CHEMICAL NAME AND SYNONYMS N/A	TRADE NAME AND SYNONYMS GS-250 Zinc Stearate Dispersion	
CHEMICAL FAMILY Blend	FORMULA N/A	

SECTION II - HAZARDOUS INGREDIENTS

CAS NO.	PRINCIPAL HAZARDOUS COMPONENT(S)	OS	TLV (Unit)
67-63-0	Isopropyl Alcohol		400 PPM
34590-94-8	Dipropylene Glycol Methyl Ether		
557-05-1	Zinc Stearate *	28	
*	Requires reporting as Zinc Compound under SARA Title III, Sec. 313		

SECTION III - PHYSICAL DATA

BOILING POINT (*F.)	N/A	SPECIFIC GRAVITY (H ₂ O = 1)	N/A
VAPOR PRESSURE (mm Hg.)	N/A	PERCENT VOLATILE BY VOLUME (%)	N/A
VAPOR DENSITY (AIR = 1)	N/A	EVAPORATION RATE (_____ = 1)	N/A
SOLUBILITY IN WATER	slight	REACTIVITY IN WATER	N/A
APPEARANCE AND ODOR	Whitepaste, Characteristic odor	pH	N/A

SECTION IV - FIRE AND EXPLOSION DATA

FLASH POINT (Method used) Non-COC	110°F PMCC	FLAMMABLE LIMITS	N/A	LOWER	UPPER
EXTINGUISHING MEDIA	Foam, CO ₂ Dry Chemical	AUTO-IGNITION TEMPERATURE	N/A		
SPECIAL FIRE FIGHTING PROCEDURES Wear self-contained breathing gear when fire-fighting in confined areas.					
UNUSUAL FIRE AND EXPLOSION HAZARDS N/A					

SECTION V - PHYSICAL HAZARDS

STABILITY	UNSTABLE	CONDITIONS TO AVOID
	STABLE	
INCOMPATIBILITY (Materials to avoid) Strong oxidizers		
HAZARDOUS DECOMPOSITION PRODUCTS Carbon Monoxide, Carbon Dioxide		
HAZARDOUS POLYMERIZATION	MAY OCCUR	CONDITIONS TO AVOID
	WILL NOT OCCUR	

1000

SECTION VI - HEALTH HAZARD DATA

THRESHOLD LIMIT VALUE		Nuisance Dust	
Effects of Overexposure		None expected	
1. Inhalation	None expected		
2. Eyes	May cause irritation		
3. Skin	Prolonged or repeated contact may cause irritation		
4. Ingestion	Unknown		
Chemical Listed as Carcinogen or Potential Carcinogen	National Toxicology Program	Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>	I.A.R.C. Monographs Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>
OSHA Permissible Exposure Limit	ACGIH Threshold Limit Value	Other Exposure Limit Used	
Emergency and First Aid Procedures			
1. Inhalation	Remove to Fresh air		
2. Eyes	Flush with water for 15 minutes and get medical attention		
3. Skin	Wash with soap and water		
4. Ingestion	Consult a Physician		

SECTION VII - SPILL OR LEAK PROCEDURES

STEPS TO BE TAKEN IN CASE MATERIAL IS RELEASED OR SPILLED	
Shovel into containers for reuse or disposal. Scrub area with detergent	
WASTE DISPOSAL METHOD	
Incineration or landfill in accordance with Federal, State and Local regulations.	

SECTION VII - SPECIAL PROTECTION INFORMATION

RESPIRATORY PROTECTION (Specify type)				Not required	
VENTILATION	LOCAL EXHAUST	N/A	SPECIAL	N/A	
	MECHANICAL (General)	N/A	OTHER	N/A	
PROTECTIVE GLOVES wear for prolonged contact			EYE PROTECTION Goggles		
OTHER PROTECTIVE EQUIPMENT			N/A		

SECTION IX - SPECIAL PRECAUTIONS

PRECAUTION TO BE TAKEN IN HANDLING AND STORING	
Store indoors - Keep away from heat, sparks and flames.	
OTHER PRECAUTIONS	
Empty container may contain explosive vapors. Keep away from heat, sparks and flames. Do not cut, puncture or weld on or near this container.	

Prepared by T. Fickert Title Technical Director
 Signature T. Fickert Date 12/22/88

Crystal
 INC.
 Division of Huntington Laboratories, Inc.
 801 West 2nd St., Lancaster, PA 17602-0036
 Telephone 717-397-8239 • Telex 150-247-2001

APPENDIX B

Plant I
Decommissioning & Decontamination
Scope of Work Letter



THE STANDARD PRODUCTS co.

PRODUCT DEVELOPMENT DIVISION:

2401 SOUTH GULLEY ROAD, DEARBORN, MICHIGAN 48124-2486 • (313) 274-5024

Amir Gholami via Fax (510) 337-9335
Alameda County
Department of Environmental Health
1131 Harbor Bay Parkway
Alameda CA 94502

Phone
567.6876

12/12/97

Dear Mr. Gholami

This letter is to summarize the closure activities planned to be conducted at the Oliver Rubber facility located in Oakland and Emeryville. These activities are consistent with our discussions of November 20th when we met on the site to discuss the closure of the facility. Since then, we have further defined these activities with the assistance of contractors involved in this effort. This further definition delayed my response to you by several weeks.

As we discussed, the following hazardous waste closure activities will be conducted within 120 days after the termination of manufacturing operations:

- Obsolete raw materials, drained fluids, clean-up wastes, treatment residues, and other miscellaneous wastes that meet the definition of a California hazardous waste will be properly managed and recycled or disposed as a hazardous waste. An exception will be aqueous waste generated during cleaning activities that will be treated on site using a transportable treatment unit operated under a Permit-by-Rule application from the DTSC. Treated water will be analyzed to ensure compliance with applicable sanitary sewer requirements prior to discharge.
- Areas where oil containing hazardous waste were accumulated or stored will be cleaned using high pressure washing, sandblasting, and/or other effective methods. With the exception of aqueous wastes, clean-up residues will be properly characterized and recycled or disposed as a California hazardous waste as necessary.
- Areas where rubber tire tread buffing dust were accumulated or stored will be cleaned by sweeping and/or vacuuming followed by high pressure washing and/or other effective measures. With the exception of aqueous wastes, clean-up residues will be properly characterized and recycled or disposed as a California hazardous waste as necessary.

- The DTSC General Information Section in Sacramento will be notified to deactivate the site's generator ID number. Your office will also be copied on this notification.

We also discussed other environmental closure activities that will be conducted, and they include the following:

- Removal of three 5,000 gallon unregulated tanks and associated underground piping will be conducted. The tanks will be cleaned on site and then recycled as scrap metal. The vault will be initially scraped and then further cleaned by high pressure washing, sandblasting, or other effective method. The integrity of the vault will be determined visually. Signs of questionable integrity will be further evaluated through subsurface soil samples. The majority of the underground piping will be removed, any visually contaminated soils will be removed by excavation, and the resulting excavation will be sampled. The portion of the piping under or through the transformer pad will be closed in place. The need to sample adjacent to this abandoned piping will be determined based on field observations. The Emeryville Fire Department will be notified, and any necessary permits will be obtained. Your office will be notified in advance of the sampling of the piping excavation and, if necessary, of the soils beneath the vault. With the exception of aqueous wastes, clean-up residues will be properly characterized and recycled or disposed as a California hazardous waste as necessary. The piping excavation and the vault will be backfilled and compacted after satisfactory completion of this work. A report will be prepared to summarize this work and findings.
- Cleaning and integrity determinations of equipment and process water pits will be conducted. The example we specifically discussed was the tread press pit that contains water and hydraulic oil. Cleaning will be accomplished by high pressure washing, sandblasting, or other effective methods. Integrity will be determined visually. Signs of questionable integrity will be further evaluated through subsurface soil samples. With the exception of aqueous wastes, clean-up residues will be properly characterized and recycled or disposed as a California hazardous waste as necessary. The pits will be backfilled and compacted after satisfactory completion of this work.
- Equipment will be drained if necessary and cleaned prior to removal from the site. Most equipment is expected to be sold for reconditioning/reuse or recycled for the scrap metal content. With the exception of aqueous wastes, clean-up residues will be properly characterized and recycled or disposed as a California hazardous waste as necessary.
- Cleaning of manufacturing areas by high pressure washing, sandblasting, or other effective methods will be conducted. With the exception of aqueous wastes, clean-up residues will be properly characterized and recycled or disposed as a California hazardous waste as necessary.

- Notification was sent to all authorities granting permits or licenses to the site which also solicited closure requirements and requirements for termination of permits and/or licenses. Termination of permits/licenses will be completed when appropriate.
- Environmental due diligence as associated with possible property transfers will continue. The due diligence process has already been completed on a significant portion of the site with no significant recognized environmental conditions. The remaining portion of the site will most probably also be evaluated by an environmental due diligence process. Documentation generated during the activities listed above will be referenced as part of the due diligence process.

Thank you for your visit to the site and the recommendations you provided. Dave Kuhre, Steve Brady, and myself look forward to working with you in the future.

Sincerely,



Tom Palmer
The Standard Products Company

cc: D Kuhre via Fax (510) 655-6319
S Brady
R Kessler via Fax (706) 354-1650

APPENDIX C

Health & Safety Plan

SITE HAZARD INFORMATION

*PLEASE PROVIDE THE FOLLOWING INFORMATION FOR THE SITE

Owners Name: OLIVER RUBBER COMPANY

Site Address: 1200 65TH STREET

OAKLAND CA 94608

Directions to Site: _____

Consultant On Site: AQUA SCIENCE ENGINEERS Phone Number: (510) 820-9391

Site Safety Officer: DAVE ALLEN Phone Number: (510) 820-9391

Type of Facility: FORMER TIRE TREAD MANUFACTURER

Site Activities: Drilling Construction Tank Excavation Soil Excavation Work in Traffic Area

Groundwater Extraction Vapor Extraction In Situ Remediation Above Ground Remediation

Other: _____

Hazardous Substance

Name (CAS#)	Expected Concentration	Health Affects
<u>PAHES</u>	<input checked="" type="checkbox"/> Soil <input type="checkbox"/> Water <input type="checkbox"/> Air <u>< 100 ppm</u>	<u>HEADACHE, NAUSEA, DIZZINESS</u>
<u>VOCS</u>	<u>< 1 ppm</u>	<u>RESPIRATORY DIFFICULTY</u>
<u>ZINC STEARATE</u>	<u>< 5 ppm</u>	
<u>OIL & GREASES</u>	<u>< 100 ppm</u>	

Physical Hazards

- Noise
- Traffic
- Underground Hazards
- Overhead Hazards
- Excavations/Trenches
- Other _____

Potential Explosion and Fire Hazards (Flammable Range = 1% to 10% Gas Vapor): NONE

Level Of Protection Equipment

- A B C D See Personal Protective Equipment

Personal Protective Equipment

R = Required A = As Needed

- R Hard Hat
- R Safety Boots
- Orange Vest
- R Hearing Protection
- Tyvek Coveralls
- 5 Minute Escape Respirator
- R Safety Eyewear (Type) ANSI GOGGLES
- Respirator (Type) _____
- Filter (Type) _____
- R Gloves (Type) NITRILE
- Other _____

SITE HAZARD INFORMATION

Monitoring Equipment on Site

- | | |
|--|--|
| <input checked="" type="checkbox"/> Organic Vapor Analyzer | <input type="checkbox"/> PID with lamp of _____ eV |
| <input type="checkbox"/> Oxygen Meter | <input type="checkbox"/> Draeger Tube _____ |
| <input type="checkbox"/> Combustible Gas Meter | <input type="checkbox"/> Passive Dosimeter |
| <input type="checkbox"/> H ₂ S Meter | <input type="checkbox"/> Air Sampling Pump |
| <input type="checkbox"/> W.B.G.T. | <input type="checkbox"/> Filter Media _____ |

Site Control Measures THE SITE IS ABANDONED + FENCED. THE ONLY PERSONS
OF SITE WILL BE ASE, OLIVER, OR DRILLING PERSONNEL. AN AREA AROUND
EACH BOREHOLE WILL BE PROTECTED FROM PERSONNEL NOT INVOLVED IN THE
SAMPLING PROCESSES

Decontamination Procedures ALL PERSONNEL, EQUIPMENT + TOOLS WILL BE
DECONTAMINATED PRIOR TO LEAVING THE SITE. RADIATES WILL BE STORED IN
DRUMS ON SITE FOR FUTURE HANDLING.

Hospital/Clinic ALTA BATES MEDICAL CENTER Phone (510) 540.4444
Hospital Address 2450 ASHBY AVE. BERKELEY

Paramedic 911 Fire Dept. 911 Police Dept. 911

Emergency/Contingency Plans & Procedures IN THE EVENT OF A SERIOUS INJURY,
THE SITE WILL BE CLOSED + THE PROJECT MANAGER WILL TAKE THE INJURED
PARTY TO THE HOSPITAL OR 911 WILL BE CALLED. DRILLING WILL NOT
CONTINUE UNTIL THE AREA IS SUITABLE FOR BEGINNING AGAIN AND
PROPER PERSONNEL IS IN PLACE

Site Hazard Information Provided By: DAVID Allen Phone Number: (510) 820 9391
Print
[Signature] Date: 8.20.98
Signature