

From: [Angela Liang Cutting](#)
To: [Roe, Dilan, Env. Health](#); [Wickham, Jerry, Env. Health](#)
Cc: [Robin Brown \(robin@MPFCorp.com\)](#); [David Grunat](#)
Subject: Draft Agenda for Tomorrow's Meeting
Date: Tuesday, August 04, 2015 1:52:46 PM

Dilan and Jerry,

Ms. Robin Brown (Madison Park), Mr. Dave Grunat (Roux Associates), and I will attend tomorrow's meeting. The draft agenda is provided below. Please feel free to contact me if you have additional items I'd like to discuss.

Draft Agenda:

- Introductions (ACEH, Madison Park, Roux)
- Demolition Information (Madison Park)
- Proposed Development (Madison Park)
- Project Understanding (Roux)
- Proposed Remedial Approach (Roux)
- Schedule (Madison Park and Roux)
- Discussions
- Action Items

Thanks,

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MEETING NOTES

CASE NO.: RO3160
SITE NAME: Precision Cast Products
ADDRESS: 1549 32nd Street, Oakland
DATE: August 5, 2015

PARTICIPANTS:

Jerry Wickham, ACEH
Robin Brown, Madison Park
Angela Cutting, Roux Associates
David Grunat, Roux Associates

The following are the major items discussed during the meeting:

- Building has been demolished. They submit more formal plans in June for zoning approval.
- Met with West Oakland Neighbors. Neighbors appear to support development. Development will have live-work outside entrances on Hannah Street.
- Roux is proposing remedial approach for PCE in southern parcel that consists of excavation and aeration of soil followed by reductive dechlorination for groundwater.
- Installed five borings for PCE delineation and will submit report.
- Source of PCE is not known.
- Estimate that 875 cubic yards of soil will be excavated and treated by aeration.
- They want to implement excavation by October 15 to meet City of Oakland moratorium of excavation permits between Oct 15 and March 15.
- I indicated that schedule was highly aggressive and that implementing remediation prior to characterization was unusual and involved a high risk that remediation may not achieve goals.
- Verification soil vapor sampling will be required after excavation to demonstrate that remediation was effective.
- Need to do conduit study because locations of sewer lateral are not known.
- Immediate schedule is to submit a work plan for two borings next week. A Work Plan for excavation would be submitted by August 17.
- I indicated that we would consider this approach with the caveat that we are not endorsing approach and additional work may be needed after remediation.
- Madison Park would like to submit grading permit application prior to ACEH approval of excavation.
- Groundwater remediation would last approximately 18 months.

Meeting notes by Jerry Wickham