
San Francisco Bay Regional Water Quality Control Board

December 16, 2013
File No. 01-1791 (mej)

1001 42nd Street, LLC
c/o Deborah Castles
McGrath Properties
130 Webster Street, Suite 200
Oakland, CA 94607
deborah@mcgrathproperties.com

SUBJECT: Approval of Work Plan for Soil and Groundwater Remediation
Former Kozel/Oakland National Engravers (ONE) Property
1001 42nd Street, Oakland, Alameda County

Dear Ms. Castles:

This letter approves the above referenced work plan the ONE site and requests you submit a remedial measures completion report by December 1, 2014.

The work plan proposes a combination of soil removal and groundwater extraction to address free-floating mineral spirits at the Site. The excavations will be limited to accessible onsite areas. This includes an L-shaped area adjacent to the building and an additional area to the south which is about 8 by 25 feet. The excavations will be skimmed and pumped as needed for no less than 30 days. The excavations will be backfilled with crushed rock to about 5 feet below grade. Vertical well casings will also be installed to allow for future skimming or extraction.

The groundwater extraction proposed will address product present under the sidewalk and street where access for excavation would be an issue. Three extraction wells are proposed to be located in the sidewalk.

As noted above, we find the work plan acceptable; you may forward with implementation. Please submit a completion report documenting the implementation of the remedial measures by December 1, 2014.

If you have any questions, please contact Mark Johnson of my staff at (510) 622-2493 [e-mail mjohnson@waterboards.ca.gov].

Sincerely,

Bruce H. Wolfe
Executive Officer

cc: David Russell, Grow Group
Edward and Elizabeth Kozel
Donna Drogos, Alameda County Environmental Health donna.drogos@acgov.org