facsimile
TRANSMITTAL

to: Amy Leech - Alameda Cty.Dept of Env. Health
fax #: (510) 337-9335
re: 3744 Depot Road Workplan
date: August 21, 1995
pages: 5, including this cover sheet.

Dear Amy,

Here is the workplan for Depot Road. I have not completed Figure 1 as yet, but will fax it over by days end. It would be easier for us to schedule the work for Friday, however, if this day is not available for you, Tuesday will work out O.K.. Incidently, we do not anticipate the sampling process to take more than a couple of hours to complete. Please let me know when you want to schedule it. Thank you *very* much for expediting this work.

Very truly yours,

Stuart G. Solomon

From the desk of...

Stuart G. Solomon
President
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PIERS *Environmental Services*

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April 3, 1995

Mr. Jack Lotz
Lotz and Associates
22320 Foothill Blvd.
Hayward, CA 94541

AND

Ms. Amy Leech
Alameda County Department of Environmental Health
1131 Harbor Bay Parkway
Alameda, CA 94502

Subject: **Site Reconnaissance Workplan for:**
3744 Depot Road, Hayward, California

Please find attached the Workplan for Site Reconnaissance at 3744 Depot Road, Hayward, California. PIERS Environmental is pleased to be of service to you on this project. If you have any questions, please do not hesitate to call.

Sincerely,
PIERS Environmental Services, Inc.

Stuart G. Solomon, Principal

Robert Croyle, R.P.E. No. 20397

REGISTERED PROFESSIONAL ENGINEER
ROBERT W. CROYLE
No. 20,397
CIVIL
STATE OF CALIFORNIA

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FIGURES

1.0 INTRODUCTION

This Investigative Workplan has been prepared by PIERS Environmental Services, (PIERS) to investigate possible soil and/or groundwater contamination at a former Underground Storage Tank (UST) site, located at 3744 Depot Road, Hayward, California. The site is located in a commercial/industrial district of Hayward, California.

2.0 SITE HISTORY AND ENVIRONMENTAL SITUATION

The subject site is currently vacated, and in the process of being sold. A 500 gallon waste oil tank and a 1000 gallon gasoline tank were apparently excavated and removed from the ground in the late 1980's by the previous tenant without a permit. The tanks were subsequently disposed of by the tenant. No soil samples were retrieved at the time of removal, and no tank closure report submitted.

Not appropriate & inaccurate

The Alameda County Department of Environmental Health (ACDEH) became aware of the situation, and has demanded that a site investigation be performed. The previous tenant is now bankrupt, and the property has been foreclosed on by the lender. The lender (Client) is now considered ~~the~~ one of the Responsible Party for the investigation.

3.0 PURPOSES AND OBJECTIVES

A PIERS Environmental Services representative discussed the situation with Ms. Amy Leech of the Alameda County Department of Environmental Health (ACDEH). This workplan outlines the requirements agreed to in the discussion. The objective purposes of the work will be to; a) reconstruct - through interviews and reconnaissance the removal of both tanks so as to write a tank removal report on each; b) install borings in the immediate areas of both tanks, and collect samples of the soil and groundwater beneath the former tanks to assess contaminate impact, and; c) write a technical report on the findings.

4.0 INVESTIGATION SCOPE OF WORK

a) Visit the Property with the previous tenant who was present to witness the tank excavations (if available) to assist in recreating the details on tank disposal, previously existing conditions, etc. Create a drawing of the site as it previously existed - depicting the location of the former tanks, building, streets, etc..

b) In accordance with the approved work plan. Install (4) temporary exploratory borings/wells at either end of both tank pits as depicted on **Figure 1** attached hereto (anticipated maximum depth 10 TO 12 FT BGS). Collect one soil sample from each boring (4 total) at depths corresponding with approximately two feet

bottom of ?

beneath the tank inverts. Collect one groundwater water grab sample from the down-gradient boring at each pit (2 total). Document the samples with a legal Chain of Custody, and transport to a State Certified Lab for analytical testing.

c) Provide laboratory testing of the two waste oil tank soil samples and one waste oil tank groundwater sample (3 total) for TPHg, TPHd, BTEX, Oil and Grease, Lust 5 Metals, Volatile Organic Compounds, and Semi-Volatile Organic Compounds.

d) Provide laboratory testing of the two gasoline tank soil samples and one gasoline tank groundwater sample (3 total) for TPHg and BTEX.

e) Seal the borings with neat cement in accordance with regulatory agency protocol.

f) Compile data and write a Technical Report on the work performed for submittal to the agency. Include a tank closure document of the removal and fate of the tanks.

4.1 Borehole Drilling and Installation Methods

Prior to mobilization of the drilling equipment on-site, and prior to leaving the site, all associated equipment will be thoroughly cleaned to removed all soil, oil, grease, mud, tar, etc. The cleaning process will consist of high pressure steam cleaning of the drilling equipment and a high pressure hot water final rinse. Before drilling the boring, all drilling equipment will be steam-cleaned.

In each area selected, a nominal 3 ½ inch diameter boring will be advanced using a hand driven auger. Soil throughout each of the borings will be inspected and logged using the Unified Soil Classification System. Oil samples will be retrieved using a 2 inch by 6 inch hand driven sampler with six inch brass tubes. The soil sample brass collection tubes will be covered at each end with Teflon® sheeting, immediately capped with plastic Capplugs®, labeled, and placed on ice. The groundwater grab samples will be collected by inserting a new disposable bailer into the boring, and extracting the water. The water samples from the boring will be placed in clean 40 mil. VOA's and amber glass 1 liter bottles. A legal Chain of Custody will be filled out, with the sample I.D., depth, location, time, and date denoted on the form. The samples will be immediately placed on ice and sent to Hull Labs, Inc. - a Department of Health Services certified laboratory. The two waste oil tank soil samples and one waste oil tank groundwater sample will be analyzed for TPHg, TPHd, and BTEX under EPA Methods 8015 and 8020, Oil and Grease under EPA Method 413.1/2, Lust 5 Metals under EPA Method 7000 series, Volatile Organic Compounds under EPA Method 8240, and Semi-Volatile Organic Compounds under EPA Method 8270.

5520

The two gasoline tank soil samples and one gasoline tank groundwater sample will be analyzed for TPHg and BTEX by EPA Method 8010/8020..

Based on the anticipated groundwater depth of approximately 15 feet in the vicinity of the site, it is expected that the borings will be terminated, and the samples collected, at a depth of approximately 10 to 12 feet below ground surface.

4.2 Borehole Sealing

The bore holes will be sealed in accordance with regulatory agency requirements using a neat Portland cement slurry.

5.0 TECHNICAL REPORT

A report will be prepared which documents the investigation including boring logs, well development and sampling field notes, chain of custodies, and laboratory reports. The report will include recommendations on additional investigation or interim remedial actions, if applicable. The report will be stamped by a registered Professional and submitted - through the client - to the Alameda County Department of Environmental Health.

6.0 SITE SAFETY PLAN

A site safety plan will be prepared by the consultant prior to initiation of the field activities. The site safety plan will comply with all federal and state regulations for worker safety and hazardous material handling, transport, and disposal. The site safety plan will consider possible worker exposure during drilling and sampling operations in accordance with applicable OSHA standards.

7.0 CERTIFICATION

This project will be managed by either a registered professional engineer or registered geologist in the State of California. The final report of findings will be certified by a registered professional.

If you have any questions regarding these comments or scope of work, or wish to add to or alter the scope of this investigation, please do not hesitate to call.

Respectfully submitted this 24th day of August, 1995