

Drogos, Donna, Env. Health

Subject: RO163 - , 6235 seminary ave,
Entry Type: Phone call

Start: Wed 4/13/2005 3:30 PM
End: Wed 4/13/2005 3:30 PM
Duration: 0 hours

RO163
04/13/05, 248p, helen sateri, 6235 seminary ave, bank, retrieve env report, want most recent phase 1
--> fwd to roseanna for file review

CONTACT LOG (6235 Seminary)

- 5/14/97 Left message for Rob Davis, EMCON, 408-453-7300, requesting info on the DTW for MW-7 sampling on 1/27/97. This data should've been included in the April 15, 97 So Well Installation Report unless this info will be included in a future report. Also, (Also, asked whether Mike Whelan is still ARCO contact)
- 5/21/97 Ray Kaminsky, EMCON, called to inquire whether they should collect more g.w. data before doing a risk assessment for off-site residential. I stated that since they only recently obtained any water from Well MW-7 for sampling, that at least two more quarters of monitoring data would be more representative. Paul Supple is the new ARCO contact. Mr. Kaminsky will call me back w/ phone # & address for Mr. Supple.

Contact Log (6235 Seminary)

8/12/96 John Young, Emcon, called to say that they installed well on property south of the site, but had difficulties w/ installation of well on the property west of the site. They had to watch out for a sewer line located at ~7' bgs so they had to hand auger. They hit refusal at 14.5' bgs and did not observe any groundwater. No other equipment other than a hand auger could be accessed into this confined area. Refusal was probably the result of large gravel inter-mixed w/ the clay & silt. They went ahead & set a well anyway to see whether it will slowly recharge. They will go out to site next week to check for water. If no water, they may have to go all the way out to Overdale Ave. to install well.

3/21/97 Maude Edwards, (570) 632-7808, (property owner for property containing Well MW-7), called to say that ARCO hasn't let them know the results of sampling of the well on their property. I told Ms. Edwards that I would call Emcon & request they copy the Edwards on all reports. Explained the intent of ^{ARCO's} ~~the~~ investigation both on and off the ARCO site and ARCO's intentions of conducting an RA for off-site residents.

3/21/97 Called John Young, Emcon, (408) 453-7300 & requested that Emcon copy the Edwards on all reports. Mr. Young said he would do that. Mounting report will be going out today, showing 29ppb Benzene in Well MW-7. I requested that he submit a report documenting the installation of Wells 7 & 8 & mention in a letter when they will address risk as well. Also Mr. Young proposed that they measure vapors on site & I requested that he submit a work plan proposing this testing.

Phone Log (6235 Seminary)

5/8/96

Mike Whelan called & left message.

5/10/96

I returned his call & left message that County is anticipating RA shortly & discussed items from March '96 mtg.

5/13/96

Mike Whelan called to say that RA report almost finalized and will be submitted to County next week. U-1 and U-4 are being incorporated into gully monitoring events in place of Wells 1 & 2 that were destroyed during overexcavation. ARCO is hoping to get a letter stating no additional corrective action work will be required for the site after reviewing RA. They are hoping to receive this letter before the escrow deadline of June 3 '96.

6/11/96

Ray Kaminsky, EMCON, called & I discussed my questions w/ him on RA. He said that he would get back to me soon w/ answers. The clayey sand soil type was used because people who saw soil said that gravel pieces were encapsulated by finer silty sandy material. John will talk to Mike Whelan about exact age & thickness of floor slabs of building.

6/12/96

During my conversation w/ John Young & Ray Kaminsky re: the RA, Mr. Young stated that the off-site investigations will begin at the in late June or early July '96. Mr. Young will notify me prior to implementing work. Refer to typed notes for RA discussion.

6/13/96

John Young → the initial beneath bldg. put

7/8/96

in ^{late} in ¹⁹⁷² in 1972
John Young - off-site wells will be drilled on July 16 & 17 at 6209 Seminary & 6267 Seminary. The wells will be hand-cored due to limited access.

3/28/96

Meeting at Mike Whelan, Palm Young & Ray Kaminski
Aveo - 6235 Seminary Ave.

- buying the property & business under
other

MW-2 MW-1 - 7

MW-1 (screen 5 to 15 ft) →

3' Soil - in door air }
GW to in door air } → commercial/industrial
↳ deed notification

Exceeded #3 & #5

30 ft away - ambient air

Institutional Controls:
→ no digging → until can close
→

2 wks. off site wells
Property transfer - by April

PHONE LOG

- 2/6/96 John Tom Schornstein - want over additional needed info for closure plan
- 2/6/96 John Young, EMCON, requested that we submit a letter summarizing how they will determine what to excavate & frequency of confirmatory samples for tank removal. Also requested that 48 hrs notice be given to me before tank removal so that I may be out at site to witness sampling.
- 2/6/96 Spoke to Carl McBain, attorney for Mende & Russell Edwards, re access agreement. Mr. McBain is concerned the method of well installation will cause irreparable damage.
- 2/20/96 Tom Schornstein, TAIT, → Tank removal will probably be on 3/5/96.
- 2/27/96 John Young, EMCON, called to say well be pumping USTs & putting up fence around site on March 1, 96, will begin excavating out UST on March 4, 96 & will pull tanks on March 6, 96.
- 3/20/96 Conference call: John Young & Ray, EMCON, and Madhulla Logan & John Gilbert Stein → For onsite, they will use 10^{-5} Risk & consider g.w to indoors & ambient, and soil to ambient, due to no documented vadose zone soil contain. under on-site bldg. They will determine cleanup levels & compare w/ most recent containment concentrations, due to the fact that levels are attenuating. They just received an access agreement from neighboring residential property & will be drilling there in a couple of weeks.

PHONE LOG

- 1/23/96 Conferencer call w/ Mike Whelan, ARCO, + John Young, EMCOR, to discuss options for site. Went over ASTM's revised RBCA and compared them to most recent conc. in well MW-1 at site. The conc. in soil + g.w. exceed the guidelines for 10⁻⁵ risk. I told ARCO that worst case conc. currently existing on site would need to be used, however, since the range of conc. in soil for benzene were so low, .005 to .066 ppm and are so close to the threshold level given in ASTM as 0.032 ppm, + considering the room for error, I stated that it might be possible to argue taking an average of soil conc. throughout site. ARCO will proceed to try Tier 2 of RBCA w/ more site specific info, but in worst case, it may be possible to overexcavate tank area as planned + watch to see whether levels in g.w. will attenuate. Also, in the interim, it would have to be shown that vapors in bldg were not harmful by collecting real data (Need to chk w/ ML to obtain specific requirements/protocol for collecting indoor vapor samples. Will leave another message for Russell Edwards - if they don't respond w/in our wk, will write Mr. (510) 632-7808
- 1/23/96 Left Mr. Edwards a message re access agreement
- 1/30/96 Maudie Edwards, 510-632-7808 - Did receive Jan '96 ltr from ARCO proposing \$200⁰⁰ to pay for attorney oversight. Will have attorney look it over + turn it over ASAP
- 1/30/96 Relayed Maudie Edwards' message to Mike Whelan.

PHONE LOGS

4/6/95 Peter Christensen, EMCON, (408)453-7300

Mr. Christensen stated that his clients have not yet decided whether they wish to pursue installing wells in the downgradient adjacent sites. He said that they will respond to County's Feb 95 request by April 17 95. I stated that it isn't a matter of choice, but a requirement based on Article 11, if possible.

4/17/95 Peter Christensen - Mr. Christensen stated that for Health Department well joint could be installed for four months I requested that EMCON submit additional estimate for only permanent wells cannot be installed - but these temporary wells could compare to permanent wells.

5/31/95 Wynan Hong, Tower 7, stated that the "temporary" well points shall have a cement grout seal from the surface down to 2' bgs, surrounding the casing or piping. This will be in addition to the required concrete box. Permits for permanent wells will be required since these "temporary" wells will be in for one year. Also a permit to destroy these wells will be required.

12/20/95 John Yang, EMCON - will remove stacks in Feb 96 - Paper work will soon be submitted

1/16/96 Meeting w/ ARCO → refer to notes

1/16/96 Left message for Russell Edwards re status of access agreement.

5/6/94

Juliette,

Fy I re: stid 3942 which is on Arco - Seminary Ave
They've been fairly consistently having problems with
failure in inventory reconciliation of their Electronic tank monitor.

Courtland Holman & Judy Mason called me this AM to tell me
that they failed a precision test on their unleaded tanks a
4000 and a 6000 which are manifoldded together.

Today & through this weekend they plan to dig to the top of
the tanks and disconnect the pipes & just test the tanks,
while they have it apart they will repair an air activator/air eliminator
valve and also check to see if they have any bung leaks (at top
of tanks). I noticed that this was an Loper & wanted
to let you in on this

Pete

The reason I'm working this is cause Kevin was working
VT permits for Arco and is out on leave.

Phone Log

12/14/93

I spoke to Erin Krueger, RESNA, and she stated that the workplan is being implemented because of a failed tank test. Following the failed test, the site followed the procedures outlined in title 23, such as inventory reconciliation, to confirm the leak. They subsequently filed a ULR form w/ County. Erin stated that the tanks that failed the tests were unbraded gas tanks.