

# GROUNDWATER TECHNOLOGY, INC.

ENVIRONMENTAL PROTECTION

95 MAR -2 PM 1:48

1401 Halyard Drive, Suite 140, West Sacramento, CA 95691, (916) 372-4700

FAX (916) 372-8781

TO: Ms. Jennifer Eberle  
Alameda County Dept. of Environmental Health  
1131 Harbor Bay Parkway, #250  
Alameda, California 94502-6577

DATE: 03/01/95      JOB NO. 02070-0061  
FROM: Jaff Auchterlonie      JSA  
RE: Dongary Investments- Port of Oakland  
2225 7th Street  
Oakland, CA. 94607

We are sending via:       AIRBORNE       MAIL       FAX

ORIGINALS	COPIES	DATE	DESCRIPTION
1	0	02/23/95	WORK PLAN FOR SOIL AND GROUNDWATER ASSESSMENT

Transmitted as checked:

- For Approval       For Your Use       As You Requested
- For Comment       For Resubmittal       For Your Records

Remarks: With the approval of Dongary Investments, Groundwater Technolgy submits the attached **Work Plan to install two groundwater monitoring wells** at the subject site for your review, comment, and approval.  
Please feel free to call me if you have any questions concerning the proposed scope of work.

Copies to:

Mr. Dan Schoenholz  
Environmental Scientist  
Port of Oakland  
530 Water Street  
Oakland, California 94607

**RECEIVED**

MAR 02 1995

ENVIRONMENTAL HEALTH SERVICES  
NORTH COUNTY



# GROUNDWATER TECHNOLOGY, INC.

ENVIRONMENTAL  
PROTECTION

95 MAR -2 PM 1:48

1401 Halyard Drive, Suite 140, West Sacramento, CA 95691, (916) 372-4700

FAX (916) 372-8781

February 24, 1995

Mr. Don Ringsby  
Dongary Investments, Inc.  
3980 Quebec Street, Suite 214  
Denver, Colorado 80207

Subject: **Work Plan for Soil and Groundwater Assessment**  
Dongary Investments Port of Oakland Lease  
2225 7th Street  
Oakland, California  
GTI Project 02070 0061

Dear Mr. Ringsby:

Groundwater Technology, Inc. submits this letter as a work plan for additional assessment of the Groundwater at the Dongary Investments Port of Oakland lease located at 2225 7th Street, in Oakland, California (Figures 1 and 2, Attachment 1). This work plan is prepared in accordance with the Tri-Regional Board Staff Recommendation For Preliminary Evaluation and Investigation of Underground Tank Sites, dated August 10, 1994, and in response to the Alameda County Department of Environmental Health, Environmental Protection (ACDEH) letter dated January 17, 1995, requesting further groundwater investigation at the subject site (Attachment 2).

The scope of work for the proposed assessment is designed to investigate the dissolved and non-dissolved phases of petroleum hydrocarbons impacting the groundwater at the subject site. The proposed wells will be used to determine the groundwater condition closer to the northern edge of the former UST pit/excavation and to the northeast of the former UST pit/excavation. Specifically, the work scope includes the installation of two groundwater monitoring wells, one well located approximately 25 feet north of the former UST pit and a second well located approximately 150 feet northeast of the former UST pit (Figure 2). An assessment report summarizing the methods and results of the work performed will be completed for submission to the ACDEH. The two new wells will be incorporated into the quarterly groundwater monitoring and sampling programs currently carried out on the three existing groundwater monitoring wells located on the subject property.

0061SGA.WKP (DG1-1)

### **TASK 1: SITE-SPECIFIC HEALTH AND SAFETY PLAN/BACKGROUND REVIEW/ PERMITTING**

A site-specific *Health and Safety Plan* has been prepared by Groundwater Technology as required by the Occupational Safety and Health Administration (OSHA) Standard "Hazardous Waste Operations and Emergency Response" guidelines (29 CFR 1910.120). The document will be reviewed and signed by all Groundwater Technology personnel and subcontractors performing work at the site.

Groundwater Technology will conduct a technical review of the pertinent information associated with the site. Permits for drilling will be obtained from the Alameda County Zone 7 Flood Control and Water Conservation District.

### **TASK 2: SOIL BORINGS/SOIL SAMPLING**

Groundwater Technology will drill two soil borings to 15 feet below ground surface (BGS) at the locations shown on Figure 2. The borings will be drilled with a truck-mounted drill rig using 10.25-inch hollow stem augers. Soil samples will be collected from each soil boring at 5-foot intervals beginning at 5-feet BGS using a split-spoon sampler lined with 2-inch-diameter by 6-inch-long brass sample tubes. The augers will be steam cleaned before drilling and the sampling equipment will be cleaned between each sampling interval. Each soil sample will be screened for hydrocarbon vapors using a photoionization detector (PID). Soils encountered during drilling will be logged using the Unified Soil Classification System by a Groundwater Technology field geologist, working under the supervision of a California registered geologist. One sample tube from each sampling interval will be sealed with aluminum foil, capped, taped, labeled, and placed on ice in an insulated container

Based on field observations, selected soil samples from each borehole will be analyzed by a State-certified analytical laboratory for benzene, toluene, ethylbenzene and xylenes (BTEX), total petroleum hydrocarbons-as-gasoline (TPH-G), and total petroleum hydrocarbons-as-diesel (TPH-D). ?

All soil generated through drilling will be placed in Department of Transportation (DOT)-approved 55-gallon drums and stored on site. A 2-inch-diameter by 6-inch-long brass sample tubes will be used to collect one soil sample from each drum of soil generated during the drilling operation. Sample tubes from each drum will be sealed with aluminum foil, capped, taped, labeled, and placed on ice in an insulated container. good

The sleeves collected from the soil drums will be composited in the laboratory into a single sample and be analyzed by a State-certified analytical laboratory for BTEX, TPH-G, TPH-D, Total Lead, and RCI. The analytical results will be used for profiling the soil for off-site disposal or treatment.

Water generated by steam cleaning will be initially contained in a steam-cleaning trailer and then transferred to DOT-approved 55-gallon drums for temporary storage on site. One water sample will be collected from the 55-gallon drum and be analyzed by a State-certified analytical laboratory for BTEX, TPH-G, and TPH-D. The analytical results will be used for profiling the water for off-site disposal.

### **TASK 3: GROUNDWATER MONITORING WELL INSTALLATION/DEVELOPMENT**

Groundwater monitoring wells will be constructed of ~~4-inch-diameter blank~~ polyvinylchloride (PVC) casing and 0.020-inch-slot PVC well screen. A 10-foot long section of well screen will be installed from 5 to 15 feet BGS. A sand filter pack will be placed within the annulus of each well from the bottom of the boring to approximately 1 foot above the top of the well screen. The annulus will be sealed with approximately 1 foot of bentonite on top of the sand, and a portland cement/bentonite grout to the surface. Well construction specifications will be adjusted according to field conditions, if required. The well heads will be protected by a locking cap and a traffic-rated, watertight street box set in concrete.

*fining?*

Prior to groundwater monitoring and sampling, the monitoring wells will be developed by surging and bailing to remove fines from the well and sand pack. The wells will be developed until well water is visibly clear.


Top of casing (TOC) and horizontal position of the wells will be professionally surveyed relative to an established local bench mark.

### **TASK 4: REPORT PREPARATION**


Groundwater Technology will prepare a report summarizing the data collected under the scope of work detailed above. The report will document the methods and results of the work, summarize laboratory analytical results, and include appropriate maps. The two new wells and the three existing wells will be monitored and sampled during the next quarterly monitoring and sampling event scheduled for the site.

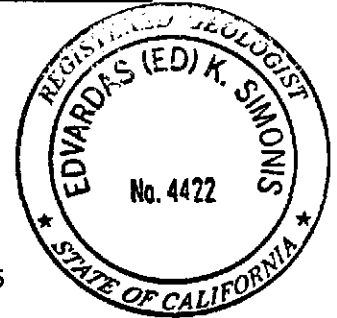
Please contact our West Sacramento office at 916-372-4700 if you have questions or comments about this work plan.

Sincerely,  
Groundwater Technology, Inc.  
Submitted by:

  
Jeffrey S. Auchterlonie  
Lead Geologist  
Project Manager

Groundwater Technology, Inc.  
Approved by:

  
E. K. Simonis, R.G.  
Senior Geologist



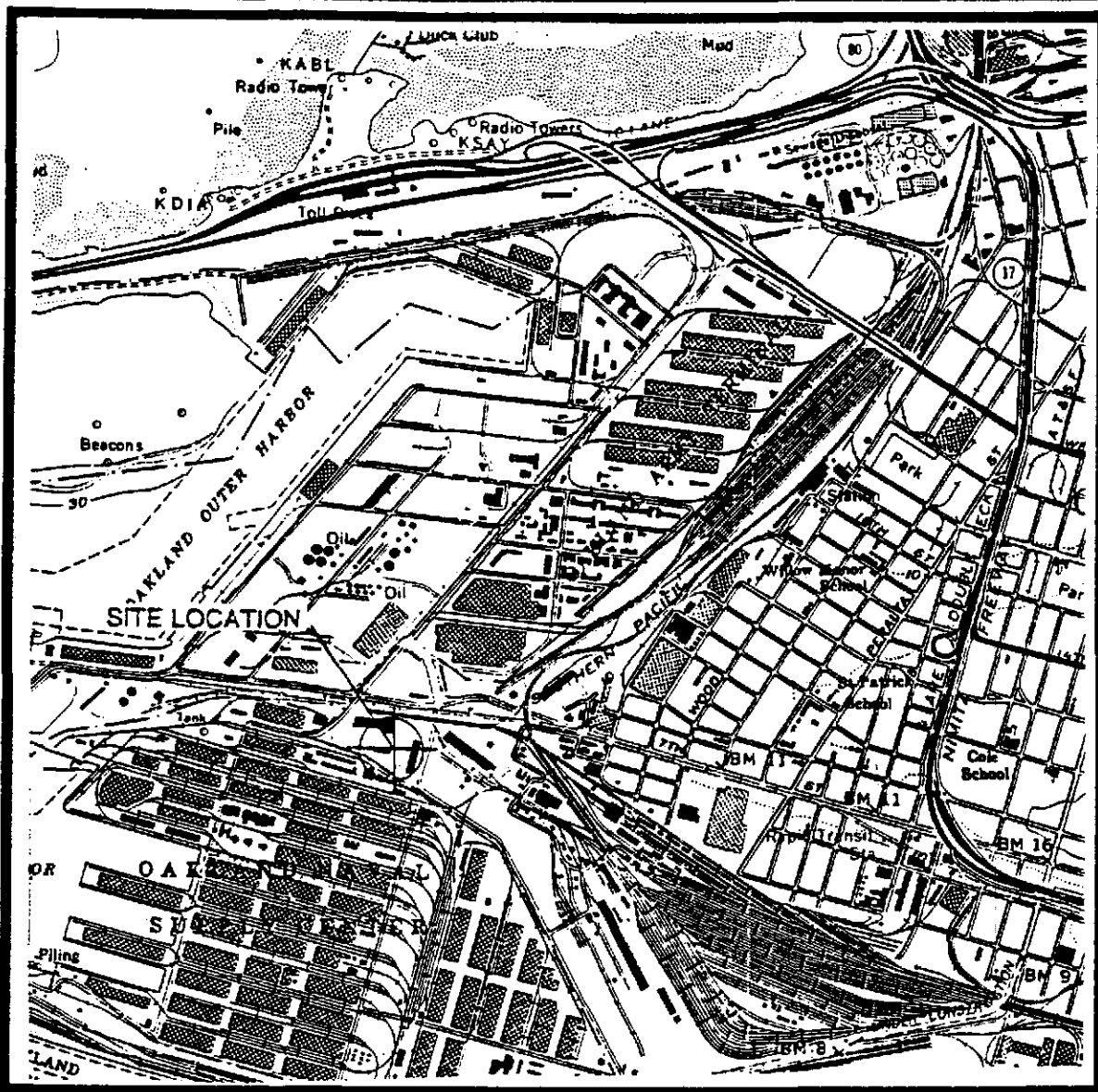
Attachments

1. Figures
2. Alameda County Department of Environmental Health Letter, January 17, 1995

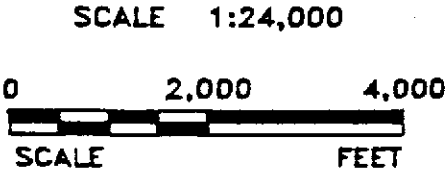
**Attachment 1**

**Figures**

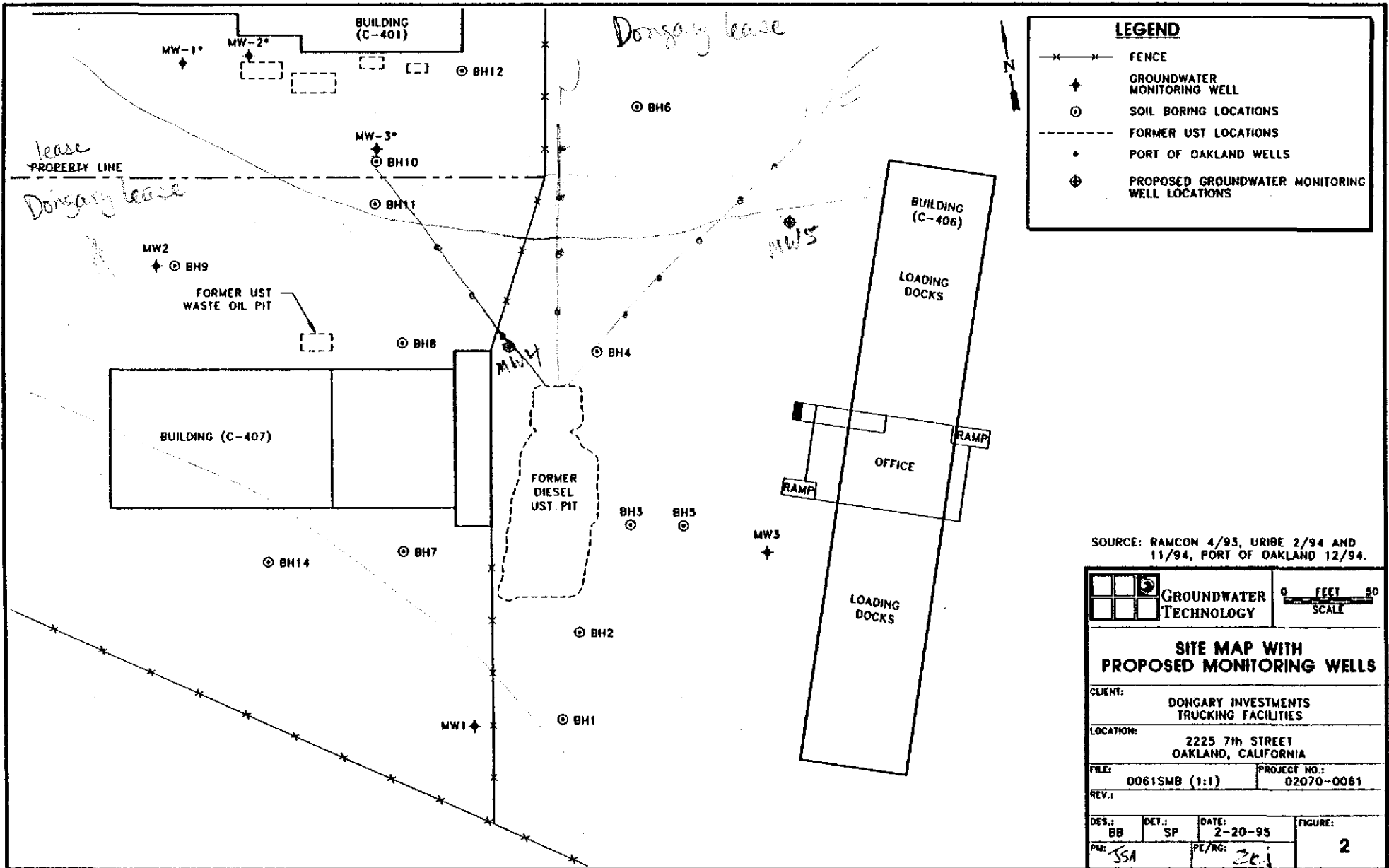
- 1. Site Location Map**
- 2. Site Plan with Well Locations**
- 3. Potentiometric Surface Map, 12/94.**



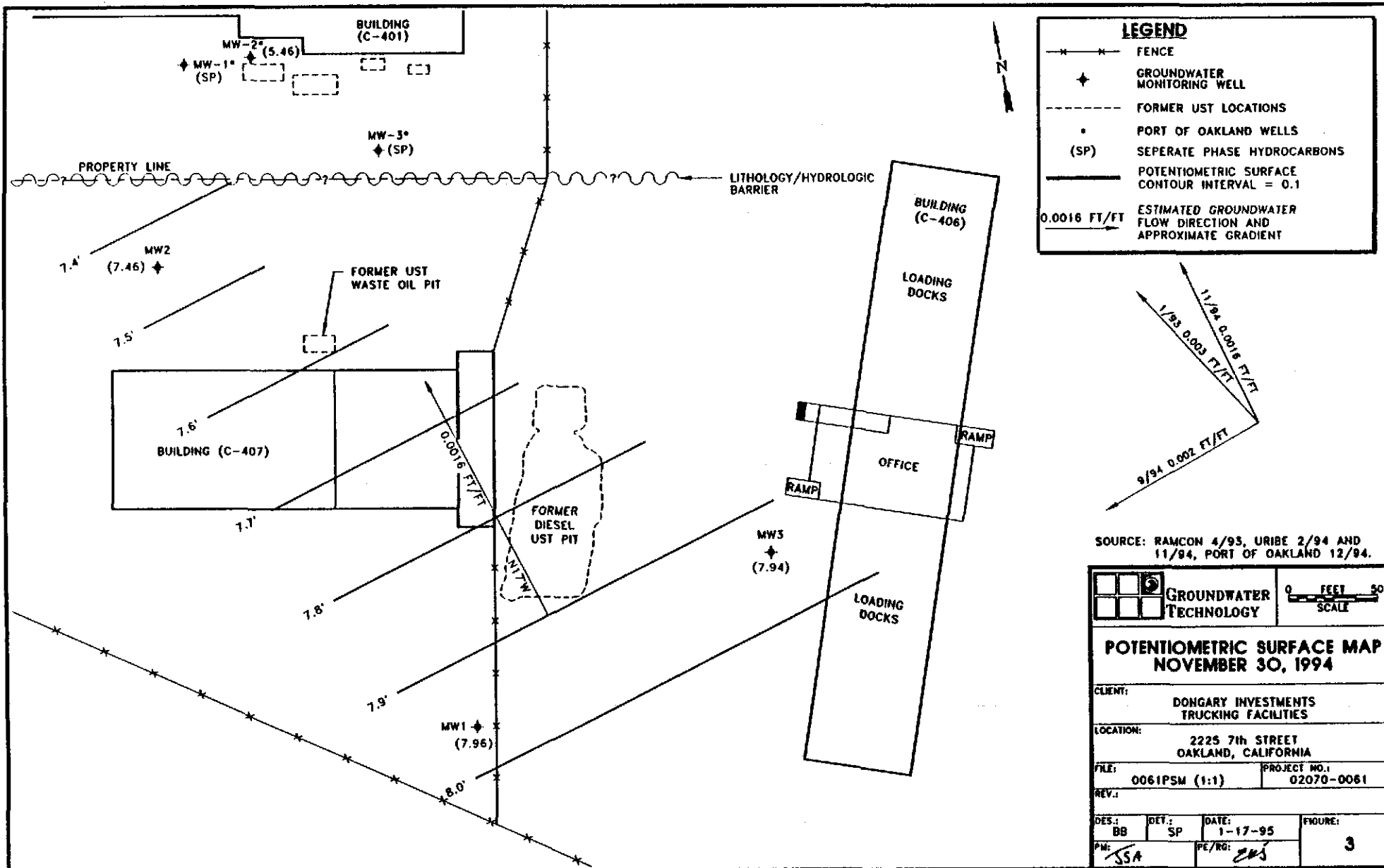
SOURCE: U.S.G.S. TOPOGRAPHIC QUADRANGLE  
 OAKLAND WEST  
 7.5 MINUTE SERIES  
 1959/PHOTOREVISED 1980



		<b>SITE LOCATION MAP</b>			
<b>CLIENT:</b> DONGARY INVESTMENTS TRUCKING FACILITIES		<b>FILE:</b> 0061-SL (1:1)	<b>PROJECT NO.:</b> 02070-0061	<b>PM</b> <i>SSA</i>	<b>PE/RC</b> <i>ELS</i>
<b>LOCATION:</b> 2225 7th STREET OAKLAND, CA.		<b>REV.</b>		<b>FIGURE:</b> 1	
		<b>DES.</b> BB	<b>DET.</b> SP	<b>DATE:</b> 9/20/94	







**Attachment 2**

**Alameda County Department of Environmental Health Letter, January 17, 1995**

00615GA.WKP (DG1-1)

ALAMEDA COUNTY  
HEALTH CARE SERVICES  
AGENCY

DAVID J. KEARS, Agency Director



RAFAT A. SHAHID, ASST. AGENCY DIRECTOR

January 17, 1995  
STID 940

Dongary Investments  
PO Box 7240  
Denver CO 80207  
Attn: Don Ringsby

DEPARTMENT OF ENVIRONMENTAL HEALTH  
ALAMEDA COUNTY CC4580  
DEPT. OF ENVIRONMENTAL HEALTH  
ENVIRONMENTAL PROTECTION DIVISION  
1131 HARBOR BAY PKWY., #250  
ALAMEDA CA 94502-6577

RE: Nations Way Transport, 2225-7th St., Oakland CA 94607

Dear Mr. Ringsby,

I am in receipt of the non-hazardous waste manifests for the disposal of approximately 870 cubic yards of contaminated, stockpiled soil, under cover letter from ERM, dated 9/12/94.

I am also in receipt of the "Groundwater Monitoring and Sampling Report," prepared by Groundwater Technology Inc. (GTI), dated 9/20/94. This report documents groundwater monitoring and sampling activities conducted on 9/12/94. It appears that you have established a quarterly groundwater monitoring/sampling program, as requested in my last letter, dated 7/26/94.

Upon review of the data, it is likely that floating product lies on the groundwater table beneath the Dongary sublease. This is indicated by the discussion and the boring logs in the "Soil and Groundwater Site Assessment," prepared by Ramcon, dated 3/18/93. The three wells existing on the Dongary sublease do not adequately delineate both the dissolved and non-dissolved phases of the groundwater plume. Groundwater conditions closer to the potential source of contamination (UST excavation), as well as to the north and northeast of the UST excavation, need to be assessed. Therefore, you are requested to submit a workplan for groundwater investigation in this area within 45 days, or by March 6, 1995.

All work should adhere to a) the Tri-Regional Board Staff Recommendations for Preliminary Evaluation and Investigation of Underground Tank Sites, dated 8/10/90; and b) Article 11 of Title 23, California Code of Regulations. Reports and proposals must be submitted under seal of a California-Registered Geologist, -Certified Engineering Geologist, or -Registered Civil Engineer.

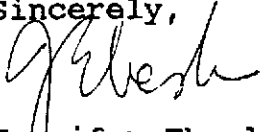
Please note that with the exception of closure reports, routine reports and documents no longer need to be copied to the Regional Water Quality Control Board. Kindly submit a cover letter with your consultant's reports.

If you have any questions, please contact me at 510-567-6761; our fax is 510-337-9335. PLEASE NOTE THAT OUR NEW ADDRESS IS 1131 HARBOR BAY PARKWAY, 2nd FLOOR, ALAMEDA CA 94502.

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JAN 23 1995

Don Ringsby  
January 17, 1995  
STID 940  
page 2 of 2

Sincerely,



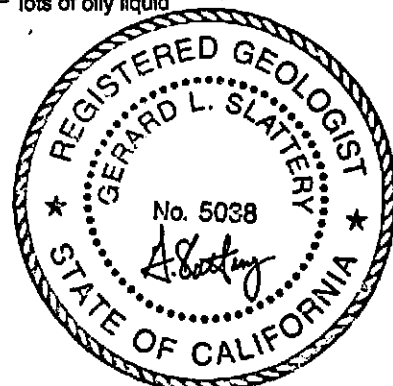
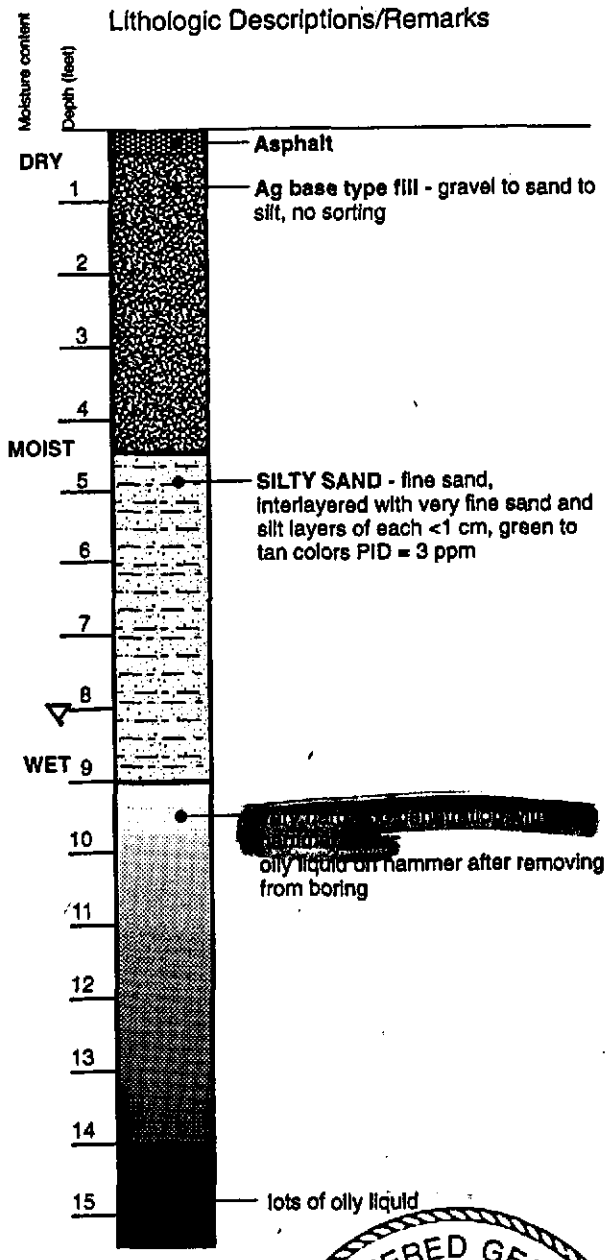
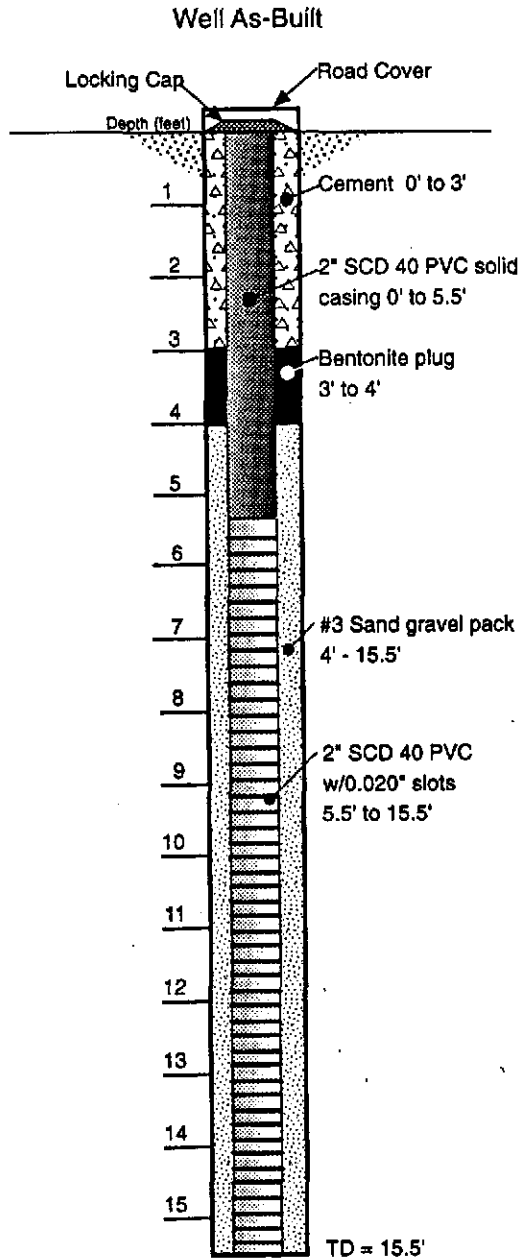
Jennifer Eberle  
Hazardous Materials Specialist

cc: Port of Oakland, 530 Water St., Oakland CA 94607, Attn:  
Dan Schoenholz  
Jaff Auchterlonie, Groundwater Technology Inc., 1401  
Halyard Dr., Suite 140, W. Sacramento CA 95691  
Bob Katin, Groundwater Technology Inc., 4057 Port Chicago  
Hwy, Concord CA 94520  
Kevin Graves, RWQCB  
Gil Jensen, Alameda County District Attorney's Office  
Ed Howell/file

je940-I

Port of Oakland-2277 Seventh St.  
**Bore Hole MW-3**

Date 5/16/94  
 Drilling Method HS Auger  
 Sampling Method 18" Split spoon  
 Surface Elevation 14.24  
 Recorded By JC Borrego  
 Registered Geologist \_\_\_\_\_



Uribe & Associates