

LOVNEY ASSOCIATES

Environmental/Geotechnical/Engineering Services

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FAX TRANSMITTAL SHEET

▼ TO *Alameda County Health Care Services*
Firm: *Department of Environmental Health*
Attention: *Susan L. Hugo*
Fax No.: *510 569-4757* Date: *5/24/94*

▼ FROM From: *STASON FOSTER*
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May 26, 1994
864-17B, MV122903

Ms. Susan L. Hugo
ALAMEDA COUNTY HEALTH CARE SERVICES
Department of Environmental Health
80 Swan Way, Room 200
Oakland, California 94621

**RE: REVISED WORK PLAN FOR
ENVIRONMENTAL ENGINEERING
SERVICES
EMERYVILLE POSTAL FACILITY
EMERYVILLE, CALIFORNIA**

Dear Ms. Hugo:

We are pleased to submit this revised work plan to perform environmental engineering services at the referenced site, located at 1505 62nd Street in Emeryville, California. During a meeting on May 5, 1994 between the United States Postal Service (USPS), Alameda County Department of Environmental Health (ACDEH), and Lowney Associates, amendments to the January 5, 1994 work plan were agreed upon. These included suspension of the installation of the soil vapor and ground water extraction/treatment system with the following conditions:

- Ground water quality does not significantly worsen;
- The ground water contamination remains relatively contained and does not appear to be significantly migrating; and
- The levels of residual soil and ground water contamination do not significantly threaten human health and the environment.

7/19/94

Introduction

** need site map
showing all MWs,
or site perimeter plot
& where borings will be
placed*

** one soil sample fr. boring
(soil/water interface) for
lab analyses*

** 72 hrs advance notice*

The site currently consists of approximately 1.7 acres of undeveloped land located in a primarily industrial area. The site was historically used as an oil distribution facility. Fourteen storage tanks, presumably aboveground, were reportedly used to store petroleum fuels. In addition, two approximately 500-gallon underground storage tanks (USTs) were located on-site. Currently, construction activities for a new United States Postal Service facility are in progress.

Site Description/ Background

We have recently performed investigations at the site to evaluate soil and ground water quality and presented the results in the April 16, and July 30, 1993 reports. A third report, dated September 8, 1993, was also prepared discussing the removal of two USTs and impacted soil from the site. Five ground water monitoring wells are currently located at the subject site.

Summary of Previous Work

Information was recently obtained regarding numerous ground water monitoring wells located down-gradient with respect to anticipated regional ground water flow and adjacent to the subject property. Fifteen ground water monitoring wells are located at the down-gradient and adjacent Market Place property. The Market Place facility was formerly an asphalt shingle manufacturing plant. Floating product and high dissolved concentrations of petroleum hydrocarbons have been detected in the ground water samples collected from this site.

As requested, the purpose of our work is to further evaluate ground water quality by implementing a quarterly ground water sampling program for the on-site wells and the well located on the adjacent site. In addition, ground water quality would be evaluated, if possible, in the area between the subject property and the Market Place facility. This area is currently owned by the Southern Pacific Rail Road. The proposed scope of work is presented below.

Purpose

SCOPE OF WORK**Task A: Quarterly Sampling**

The lateral locations of the monitoring wells will be approximately established using a metered flow wheel. To evaluate the ground water flow direction at the site and adjacent site, the relative elevations of the on-site wells and the Market Place off-site wells will be surveyed. The survey would consist of a two-person crew using a Leitz level and an engineer's graduated rod. All elevations would be measured to the nearest hundredth of a foot.

Surveying/Gradient
Evaluation

A quarterly ground water sampling program will be implemented at the site which will include sampling of the five on-site wells in addition to off-site monitoring wells W-8, W-4, W-23, W-13, and W-14 located on the Market Place property. Sampling of the off-site ground water wells is contingent upon obtaining Permission to access to the Market Place property. Prior to sampling, several well casing volumes of ground water would be purged using a submersible pump or Teflon bailer so that samples collected would be representative. Field water quality tests would consist of measuring the pH, conductivity, and temperature of the ground water. After purging a minimum of three well volumes and after stabilization of measured parameters is observed, ground water samples would be collected. The wells would be sampled on a quarterly basis for a period of one year.

Monitoring Well
Sampling

Task B: Hydropunch Ground Water Sampling

Prior to performing the field work, we would contact Underground Service Alert to attempt to locate underground utilities. USA would contact the appropriate companies to locate and mark the utility lines.

Underground Utility
Check

Our field engineer or scientist would direct a subsurface exploration program, supervise, log, and sample one exploratory boring to a depth of approximately 10 feet. The boring would be located within the Southern Pacific Rail Road right of way between the subject site and the Market Place property. This task would be conducted contingent upon gaining access to this right-of-way, drill rig accessibility, and locations of marked underground utilities. Soil samples would be obtained at approximately 5-foot depth intervals and monitored with an organic vapor meter (OVM).

Subsurface
Investigation

A ground water grab sample would be collected from the boring using hydropunch sampling techniques. Hydropunch sampling would consist of advancing a stainless steel probe approximately 4 feet into the uppermost water-bearing stratum. The probe would then be withdrawn several feet to expose and internal PVC screen. A sample of ground water would then be collected by bailing water from inside the screen using a clean stainless steel bailer. Upon completion, the borings would be backfilled with cement grout to existing grade.

Soil cuttings, purged ground water, and steam cleaning rinsate would be stored on-site in EPA approved 55-gallon drums. Disposal costs for these materials would be evaluated after the receipt of the laboratory results, if desired.

Soil Cuttings and
Purged Ground water

Ground water samples from each of the 10 wells, the grab hydropunch ground water sample, and one soil sample collected from the boring near the soil/ground water interface would be analyzed at a Department of Health Services certified analytical laboratory for total petroleum hydrocarbons (TPH) as gasoline with benzene, toluene, ethylbenzene, and xylene (BTEX) (EPA Test Method 8015/8020), TPH as diesel (EPA Test Method 8015M), Total Oil and Grease (Standard Test Method 5520EF), and polychlorinated biphenyls (PCBs) (EPA Test Method 8080). All analyses would be performed on a standard two-week laboratory response time.

Laboratory
Analysis

All sampling equipment would be thoroughly cleaned with an aqueous solution of tri-sodium phosphate and distilled water or steam cleaned. All soil samples would be collected in brass liners, the ends covered with aluminum foil and plastic end caps, securely taped, and placed on ice for transportation to the laboratory. Ground water samples would be collected in the appropriate bottles, labeled, and also placed on ice for transportation to the laboratory. Chain of custody documentation would be maintained for all samples.

Sampling Protocol

Task C: Report

Brief reports would be prepared on a quarterly basis presenting the results of the quarterly ground water sampling. The first quarterly ground water report would also include data from the subsurface investigation. The quarterly reports would include current and historic monitoring results and present our conclusions and recommendations. Our conclusions and recommendations would be based on available information, observations of existing conditions, and our interpretation of the analytical data.

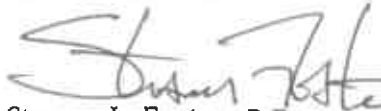
SCHEDULE

Conducting field work on the adjacent Southern Pacific Rail Road right-of-way and Market Place properties is contingent upon receiving site access. The negotiation of access agreements by the USPS to allow for the sampling of the off-site wells and hydropunch drilling could take an estimated three weeks. We would need approximately two weeks to schedule and complete the field work. Ground water samples would be analyzed on a two-week laboratory response. After receipt of analytical data, review of the results and completion of our report would take an additional two weeks.

If you have any questions or need additional information, please call.

Very truly yours,

LOWNEY ASSOCIATES



Stason I. Foster, P.E.
Environmental Engineer



Ron L. Helm, C.E.G.
Environmental Geologist



RLH:SIF:BAB:lh

Copies: Addressee (1)

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Attn: Mr. Charles Wren