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Alameda County
Environmental Health

Stakeholder Communications Plan Template
Initial / Secondary Plans

Site Name	76 Service Station #1871	**Site #**	1871
Address	96 MacArthur Boulevard, Oakland, California	**Site Manager**	Eric Hetrick

Team Members RM&R Site Manager (Eric Hetrick), RM&R Area/Regional Manager (Myron Smith), Consultants (TRC), PTTRC Agent (None), COP Business Unit Contact (none).

Brief Written Site Summary (Site History, Overview, Background)

SITE DESCRIPTION

The site is an operating service station located on the north corner of the intersection of MacArthur Boulevard and Harrison Street in Oakland, California.

GEOLOGY AND HYDROGEOLOGY

The site is located on the western flank of the Oakland Hills and is underlain by Late Pleistocene age alluvium. These deposits are composed of weakly consolidated, slightly weathered, poorly sorted and irregularly interbedded clay, silt, sand, and gravel. The northwest-southeast trending Hayward Fault is located approximately 2.3 miles northeast of the site.

The shallow groundwater at the site appears to be unconfined and has ranged from approximately 6 to 18 fbg. The groundwater flow direction has predominantly been to the southwest with an average gradient of 0.02 to 0.04 feet/foot. A potential artificial barrier may exist downgradient of the site as a result of the presence and construction of the I-580 freeway structure (conversation with ACHCSA personnel).

Based on previous subsurface investigations, the site is underlain by fill to approximately 5 feet below grade (fbg). On the southeastern side of the site, the fill is underlain by sand and gravel to approximately 20 fbg. Silt and clay was encountered at 20 fbg to the total explored depth of 25 fbg. On the southwestern side of the site, sand and gravel was encountered at 23 fbg. On the northern side of the site, the fill is underlain by silt and clay to the total depth explored of 20 fbg. There are also interbedded sand and gravel layers located between 7 and 15 fbg.

In the vicinity of the site, fill is encountered throughout the area between 0 fbg and 10 fbg. The fill is underlain by silt and clay to a total depth of 25 fbg. The silt and clay is interbedded with sand and gravel up to 10 feet in thickness.

PREVIOUS ASSESSMENTS

May 1992: Roux Associates (Roux) performed a dispenser and product piping modification project.

October 1992: Roux installed three 4-inch diameter groundwater monitoring wells onsite.

January 1993: Quarterly groundwater sampling and monitoring began.

August 1994: A 280-gallon single-wall steel waste oil underground storage tank (UST) was replaced with a 550-gallon double-wall fiberglass UST. Conformation sampling was performed.

February 1996: The Alameda County Health Care Service Agency (ACHCSA) approved Unocal's request to reduce the groundwater monitoring and sampling frequency from quarterly to semiannually (KEI, 1996).

March 1996: Two monitoring wells were installed at the site.

May 1998: John's Excavating of Santa Rosa, California removed all underground and aboveground equipment and facilities. Facilities included two 12,000-gallon double-wall steel gasoline USTs, one 550-gallon double-wall steel waste oil UST, two hydraulic lifts, two dispenser islands and related single-wall product piping, and one service station building.

Gettler-Ryan Inc. (GR) personnel performed soil and groundwater sampling activities in conjunction with the station demolition. A total of 1,252.78 tons of soil were removed from the site during demolition activities and transported to Forward Landfill for disposal.

September 1998: Two wells that were damaged during site demolition activities were drilled out and the boreholes backfilled with neat cement to grade. In addition, one soil boring was advanced onsite to a total depth of 16.5 feet below ground surface (bgs). Groundwater was encountered at approximately 10.5 feet bgs. Soil and groundwater samples were collected for development of a Risk Based Corrective Action (RBCA) evaluation for the site.

February 1999: GR performed a RBCA evaluation. The RBCA evaluation concluded that, since the site was scheduled for construction of a fuel dispensing facility covered with concrete and asphalt and no groundwater receptors were located within a 1/4 mile radius of the site, the potential threat to public health and environment was not of significant concern.

June 1999: GR installed three offsite monitoring wells, and advanced nine soil borings on and near the site. Depth-discrete soil and groundwater samples were collected.

April 2002: An ozone injection system was installed and activated at the site.

September 2003: Operations and maintenance responsibilities for the remediation system were transferred to SECOR International Inc. (SECOR).

October 2003: Site environmental consulting responsibilities were transferred to TRC.

January 2006: Operations and maintenance responsibilities for the remediation system were transferred to Environ Strategy Consultants, Inc. International Inc. (Environ Strategy).

SENSITIVE RECEPTORS

No potential receptors for impacted groundwater were identified within a ¼ mile radius of the site during the RBCA evaluation. No other sensitive receptor surveys have been conducted for the site.

MONITORING AND SAMPLING

One onsite and six offsite wells are currently monitored quarterly. The groundwater flow direction is historically to the southwest.

REMEDIATION STATUS

April 2002: GR installed an ozone sparging system utilizing 10 ozone sparge wells completed to maximum depths of 25 to 30 feet bgs. The system was activated on April 8, 2002. Since then approximately 112 pounds of ozone have been injected.

CHARACTERIZATION STATUS

The onsite plume is not defined offsite, to the west.

Site Owner: Song P and Myong H. Son
Operator and Employees: Song Son
Issues/Concerns: Property Access, On-site Activities, Safety, Regulatory Compliance, Indemnity

Regulatory Authorities:
Alameda County Health Care Services
Issues/Concerns: Regulatory Driven Activities, Regulatory Compliance

Off-Site Affected or Potentially Affected Receptor
None Identified
Issues/Concerns: Property Access, Project Activities, Safety, Indemnity.

Off-Site Directly Affected Landowners
California Department of Transportation
Issues/Concerns: Property Access, Project Activities, Safety, Indemnity.

Overall Communications Strategy

The Site has been designated a Level A Site because there are no potential receptors within a quarter mile of the site.

Offsite Landowners: Meet access agreement requirements. Address questions or concerns promptly within area of responsibility and with guidance from Area Manager, Legal, and External Communications. Meet with representatives of owner as appropriate based on discussions with ConocoPhillips management.

Site Owner/Operator and Employees: Minimize intrusion on operations due to environmental activities.
Actions: Maintain notification protocols for field work. Remove drums promptly. Be sensitive to business needs. Schedule field work with enough advance notice to avoid conflicts with planned business actions such as re-painting, re-paving, etc.
Tools: Phone calls, emails, letters, onsite meetings.

Regulatory Authorities: Sustain positive relationship with agency.
Actions: Maintain compliance with report requirements and deadlines. Obtain required deadline extensions in advance and document in writing. Return questions/comments and address agency action items promptly. Negotiate agency requirements with discretion and a respectful and courteous manner. Consultant reports and documents should be always professional, accurate, complete, and timely.
Tools: Complete and accurate uploading to GeoTracker, other agency databases, and WebX.
Phone calls, emails, meetings, letters.

Public Messages (standby statements)

☒ ConocoPhillips is working cooperatively with the Alameda County Health Care Services to investigate whether historical operations from a local site may have impacted the soil or groundwater in this area.

☒ Once we complete our local assessment, we will work with regulators to determine if any corrective action is necessary.

☒ Any work will be done with oversight by TRC.

☒ Our primary concern is the well being of local property owners/residents and we will keep you updated on the progress of our work.

☒ Our company is committed to safe, reliable, environmentally responsible and sustainable operations.

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Notes
Select any of the above statements that are applicable.

Potential Stakeholders (Names and contact information for property owners, residents, businesses, schools, regulators government officials)	**Communications Vehicles**	**Responsible**
Ms. Donna Drogos Supervising Hazardous Materials Specialist Alameda County Health Care Services 1131 Harbor Bay Parkway Alameda, California 94502-6577	☒ Letters ☒ Phone Conversations ☐ Flyers ☒ Face-to-Face Meetings ☐ Brochures ☐ Access Agreements ☐ Public Meetings ☒ Quarterly Reports	Consultant
Song P. and Myong H. Son 100 MacArthur Blvd. Oakland, CA 94610 (property owner & Dealer)	☒ Letters ☐ Phone Conversations ☐ Flyers ☐ Face-to-Face Meetings ☐ Brochures ☐ Access Agreements ☐ Public Meetings ☐	Consultant
	☐ Letters ☐ Phone Conversations ☐ Flyers ☐ Face-to-Face Meetings ☐ Brochures ☐ Access Agreements ☐ Public Meetings ☐	
	☐ Letters ☐ Phone Conversations ☐ Flyers ☐ Face-to-Face Meetings ☐ Brochures ☐ Access Agreements ☐ Public Meetings ☐	
	☐ Letters ☐ Phone Conversations ☐ Flyers ☐ Face-to-Face Meetings ☐ Brochures ☐ Access Agreements ☐ Public Meetings ☐	
	☐ Letters ☐ Phone Conversations ☐ Flyers ☐ Face-to-Face Meetings ☐ Brochures ☐ Access Agreements ☐ Public Meetings ☐	
	☐ Letters ☐ Phone Conversations	

☐ Flyers ☐ Face-to-Face Meetings
☐ Brochures ☐ Access Agreements
☐ Public Meetings ☐
☐ Letters ☐ Phone Conversations
☐ Flyers ☐ Face-to-Face Meetings
☐ Brochures ☐ Access Agreements
☐ Public Meetings ☐
☐ Letters ☐ Phone Conversations
☐ Flyers ☐ Face-to-Face Meetings
☐ Brochures ☐ Access Agreements
☐ Public Meetings ☐

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