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Touchstone Developments
Environmental Management

FACSIMILE COVER SHEET

To: *EVA CHU* Date: *7-25-94*

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From: *MICHAEL TAMBRONI* Phone / Fax : *415-386-8791*

Comments:

HERE IS THE WORKPLAN FOR 801 BUENA VISTA AVENUE

THANK YOU,

MIKE

7/25/94 Verbal approval - Note addition re: Grab water sample.

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Excavation and Sampling Workplan

for

Milton Price Trust
801 Buena Vista Avenue
Alameda, California

prepared by

Touchstone Developments
Environmental Management

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July 25, 1994

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INTRODUCTION

This workplan has been prepared to describe the planned re-excavation and sampling activities for the removal of petroleum hydrocarbon impacted soil at the property located at 801 Buena Vista Avenue, Alameda, California.

BACKGROUND

One 250 gallon underground storage tank, formerly containing gasoline, was removed from the property on July 8, 1994. Removal and sampling were performed by SEMCO, San Mateo, California. Hydrocarbon affected soil was encountered in the area of the formerly removed underground storage tank at 1400 parts per million (ppm) gasoline, 4.7 ppm ethylbenzene, and 13 ppm xylenes at a depth of 9 feet below ground surface (bgs). Groundwater was observed at the time of the removal at approximately 13 feet bgs according to SEMCO. An additional soil sample was collected from approximately 12.5 feet bgs, and laboratory analysis reported .0064 ppm xylenes. Following sample collection, the excavated material was used as backfill material, pending the results of laboratory analysis. A letter dated July 18, 1994, was sent by Eva Chu, Alameda County Department of Environmental Health, to Mr. Bob Lewis describing the requested additional investigation at the site.

PROPOSED SCOPE OF WORK

Excavation

Excavation will be performed by SEMCO, San Mateo, California, under the direction of Touchstone Developments to remove the contaminated backfill material and additional soils from the excavation sidewalls that may be contain petroleum hydrocarbons. Soil samples will be collected for laboratory analysis from the excavation sidewalls at a depth of 9 feet bgs, from the capillary fringe zone (suspected to be at approximately 12.5 feet bgs), and a grab water sample will be collected.

Soil Sampling Protocol

Soil samples will be collected from the back-hoe bucket by removing the top few inches of soil and pushing a clean (2 inch by 6 inch) brass or stainless steel tube into the soil until completely full. Aluminum foil will then be placed on each end of the tube followed by plastic end caps. Each sample will be labeled, placed into a cooler with ice and delivered to Superior Precision Analytical, Inc., San Francisco, California, a state certified laboratory. Proper chain-of-custody procedures will be observed. Each soil sample will be analyzed for Total Petroleum Hydrocarbons calculated as gasoline by EPA Method 8015 Modified, Benzene, Toluene, Ethyl Benzene and Xylenes by EPA Method 8020.

Stockpiled Soil

Soils to be removed during re-excavation have been qualified by SEMCO and accepted for disposal at Remco Recycling Inc., in Richmond, California. The soil will be transported by Richard Hamilton Trucking, Modesto on the day of re-excavation.

Grab Water Sample

A grab water sample will be collected from the excavation using a pre cleaned 1 liter PVC bailer. Water will be decanted using a bottom emptying device into three laboratory supplied 40ml VOAs (preserved with HCl), and one laboratory supplied, unpreserved 1 liter amber container. The sample will be analyzed for Total Petroleum Hydrocarbons calculated as gasoline by EPA Method 8015, Benzene, Toluene, Ethyl Benzene and Xylenes by EPA Method 8020 and Total dissolved solids according to EPA Method 160.1. GW will be pumped (perhaps in drums) before collecting GW grab sample.

WRITTEN REPORT

A technical report discussing excavation activities, field observations, sampling protocol, and analytical results will be prepared at the completion of the work under the direction of a California Certified Engineering Geologist.