

March 5, 1997

ENVIRONMENTAL
PROTECTION

97 MAR -6 PM 4: 29

Mr. Steve Chrissanthos
1709 Otis Drive
Alameda, California 94501

RE: Groundwater Monitoring Well Destruction Letter Report
901 Lincoln Avenue, Alameda, California
ACC Project No. 97-6039-1.6

Dear Mr. Chrissanthos:

ACC Environmental Consultants, Inc., (ACC) presents this letter report summarizing the monitoring well decommissioning for site closure work completed at 901 Lincoln Avenue, Alameda, California.

BACKGROUND

Previously, four groundwater monitoring wells existed on site at 901 Lincoln Avenue. The wells were installed as part of a subsurface groundwater investigation at the site. In a letter dated January 7, 1997, Ms. Juliet Shin of Alameda County Health Care Services Agency (ACHCSA) stated that site closure will be granted once the four wells at 901 Lincoln Avenue are destroyed.

WELL DESTRUCTION PROCEDURES

As required by the Occupational Health and Safety Administration, 29 Code of Federal Regulations 1910.120, ACC prepared a site specific Health and Safety Plan for the work.

On February 24, 1997, the four 2-inch-diameter monitoring wells, each with a total depth ranging from 15 to 18 feet, were destroyed by Gregg Drilling & Testing, Inc., Martinez, California (license C57-485165). The permits for well destruction were obtained from the Alameda County Flood Control and Water Conservation District Zone 7 (Zone 7). The four monitoring wells were destroyed in compliance with Zone 7 guidelines.

Well Completion Report Numbers 525561, 525562, 525563, and 525564 for the decommissioned wells are enclosed and will be filed with Zone 7.

Wells MW-1, MW-2, and MW-3 were destroyed by overdrilling and removing all well construction materials within the original borehole. Due to shattering of casing material, not all of the casing was removed from well MW-3. Using a tremie pipe, the created holes were filled from the bottom upward to 2 feet below ground surface with a neat cement grout containing 5 percent bentonite by

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weight. The remainder of the boreholes were filled with concrete. Because the drill rig could not access it properly, well MW-4 was destroyed by pressure grouting the casing.

The following procedures were followed for the well decommissioning of MW-1, MW-2, and MW-3:

- Prior to destruction, each monitoring well was investigated to determine its condition and the details of construction prior to destruction. The depth, casing diameter, and construction and sealing design of each well were ascertained. Each well was sounded immediately before destruction to determine whether any obstructions would interfere with destruction. No obstructions were detected. The total depth of each well ranged from 15 feet to 18 feet bgs.
- All downhole equipment was precleaned prior to drilling the boring.
- Each monitoring well was destroyed by removing all materials within the original borehole including the well casing (with the exception of well MW-3 because the well casing shattered and the entire casing was not removed), screen, filter pack, and annular seal. This was accomplished by overdrilling each borehole with 10-inch outside-diameter, hollow-stem augers. Annular well materials were removed from the augers as they advanced and were drummed appropriately.
- Overdrilling was completed to the total depth of each original boring.
- Each reamed boring was then backfilled with a neat cement grout containing 5 percent bentonite by weight after the augers were removed from the boring. The grout was placed into the borings from the bottom of the hole to a depth of approximately 2 foot bgs via a tremie pipe. The borings were then filled to existing grade with concrete and finished to match the surrounding surface.
- The PVC well screen, christy box, and well completion materials were placed in labeled drums and stored temporarily on site. No waste water was generated during grouting of the boreholes.
- Well MW-4 was destroyed by cleaning out all bridged material to the bottom of the well. The well seal and Christy box were removed. The well casing was pressure grouted with neat cement containing 5 percent bentonite by weight to 2 feet bgs. The remainder of the well and casing were filled to the existing grade with concrete and finished to match the surrounding surface.

During well decommissioning, two 55-gallon drums of waste materials and one 55-gallon drum of unused grout were generated. Two soil samples were collected and submitted to a state-certified laboratory for compositing and analysis. The composited sample was analyzed for total lead by

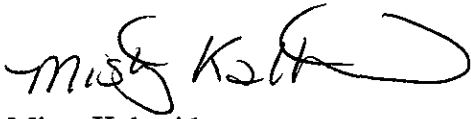
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EPA Method 7420A and total petroleum hydrocarbons as gasoline (TPHg), and benzene, toluene, ethylbenzene, and total xylenes (BTEX) by EPA Methods 8015M/8020. No TPHg, BTEX, or total lead concentrations were detected above laboratory reporting limits. A copy of the analytical results and chain of custody record is attached.

The drums will be properly disposed by Integrated Waste Management, Milpitas, California.

If you have any questions or comments regarding this report or any other comments regarding this project, please call me at (510) 638-8400.

Sincerely,



Misty Kaltreider
Senior Project Geologist

/sps:mck

Attachments

cc: Ms. Juliet Shin, ACHCSA
Mr. Wyman Hong, Zone 7

CHROMALAB, INC.

Environmental Services (SDB)

February 26, 1997

Submission #: 9702291

ACC ENVIRONMENTAL CONSULTANTS

Atten: Misty Kaltreider

Project: 901 LINCOLN AVE
Received: February 24, 1997

Project#: 97-6039-2.0

re: 2 samples for Lead analysis.
Method: EPA 3050A/7420A

Matrix: SOIL
Sampled: February 24, 1997 Run#: 5476

Extracted: February 26, 1997
Analyzed: February 26, 1997

Spl#	CLIENT SPL ID	LEAD (mg/Kg)	REPORTING LIMIT (mg/Kg)	BLANK RESULT (mg/Kg)	BLANK SPIKE (%)	DILUTION FACTOR
118876	MW-1/MW-2	N.D.	5.0	N.D.	104	1
118877	MW-2/MW-3	N.D.	5.0	N.D.	104	1

Chris Arndt
Christopher Arndt
Chemist

John S. Labash
John S. Labash
Inorganics Supervisor

CHROMALAB, INC.

Environmental Services (SOE)

March 4, 1997

Submission #: 9702291

ACC ENVIRONMENTAL CONSULTANTS

Atten: Misty Kaltreider

Project: 901 LINCOLN AVE
Received: February 24, 1997

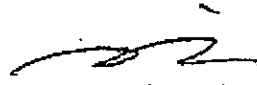
Project#: 97-6039-2.0


re: 1 sample for Gasoline and BTEX compounds analysis.
Method: EPA 8015M SW846 8020A Nov 1990

Matrix: SOIL
Sampled: February 24, 1997 Run#: 5473

Analyzed: February 25, 1997

Spl#	CLIENT SPL ID	Gasoline (mg/Kg)	Benzene (mg/Kg)	Toluene (mg/Kg)	Ethyl Benzene (mg/Kg)	Total Xylenes (mg/Kg)
118877	MW-2/MW-3	N.D.	N.D.	N.D.	N.D.	N.D.
Reporting Limits		1.0	0.0050	0.0050	0.0050	0.0050
Blank Result		N.D.	N.D.	N.D.	N.D.	N.D.
Blank Spike Result (%)	--	--	102	102	107	108


Kayvan Kimyai
Chemist


Marianne Alexander
Gas/BTEX Supervisor

CHROMALAB, INC.

Environmental Services (SDB)

March 4, 1997

Submission #: 9702291

ACC ENVIRONMENTAL CONSULTANTS

Atten: Misty Kaltreider

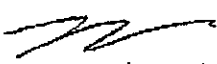
Project: 901 LINCOLN AVE
Received: February 24, 1997

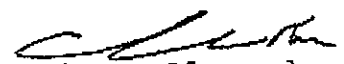
Project#: 97-6039-2.0

re: 1 sample for Gasoline and BTEX compounds analysis.
Method: EPA 8015M SW846 8020A Nov 1990Matrix: SOIL
Sampled: February 24, 1997 Run#: 5473

Analyzed: March 3, 1997

Spl#	CLIENT SPL ID	Gasoline (mg/Kg)	Benzene (mg/Kg)	Toluene (mg/Kg)	Ethyl Benzene (mg/Kg)	Total Xylenes (mg/Kg)
118876	MW-1/MW-2	N.D.	N.D.	N.D.	N.D.	0.55
Reporting Limits		78	0.31	0.31	0.31	0.31
Blank Result		N.D.	N.D.	N.D.	N.D.	N.D.
Blank Spike Result (%)		--	102	102	107	108


 Kayvan Kimyai
 Chemist


 Marianne Alexander
 Gas/BTEX Supervisor

CHROMALAB, INC.

1220 Quarry Lane • Pleasanton, California 94566-4756
510/484-1919 • Facsimile 510/484-1096

Chain of Custody

Environmental Services (SDB) (DOHS 1094)

DATE 2/24/97 PAGE 1 of 1

PROJ. MGR MISTY KALTREIDER
COMPANY ACC Environmental Consultants
ADDRESS 7977 Capwell Drive, Suite 100
Oakland, California 94621

SAMPLERS (SIGNATURE) [Signature] (PHONE NO.) (510) 638-8400
(FAX NO.) (510) 638-8404

ANALYSIS REPORT

SAMPLE ID.	DATE	TIME	MATRIX	PRESERV.	TPH - Gasoline (EPA 5030, 8015)	TPH - Gasoline (5030, 8015) w/BTEX (EPA 602, 8020)	TPH - Diesel, TEPH (EPA 3510/3550, 8015)	PURGEABLE AROMATICS BTEX (EPA 602, 8020)	PURGEABLE HALOCARBONS (EPA 601, 8010)	VOLATILE ORGANICS (EPA 624, 8240, 5242)	BASE/NEUTRALS, ACIDS (EPA 625/627, 8270, 525)	TOTAL OIL & GREASE (EPA 5520, 8+F, E+F)	PCB (EPA 608, 8080)	PESTICIDES (EPA 608, 8080)	TOTAL RECOVERABLE HYDROCARBONS (EPA 418.1)	LUFT METALS: Cd, Cr, Pb, Zn, Ni	CAM METALS (17)	PRIORITY POLLUTANT METALS (13)	TOTAL LEAD	EXTRACTION (TCLP, STLC)	NUMBER OF CONTAINERS	
MW-1/MW-2	2/24/97	900	SOIL	4°C		X														X		1
MW-2/MW-3	2/24/97	955	SOIL	4°C		X														X		

PROJECT INFORMATION		SAMPLE RECEIPT	
PROJECT NAME <u>901 LINCOLN AVE</u>	TOTAL NO. OF CONTAINERS <u>2</u>	HEAD SPACE	REC'D GOOD CONDITION/COLD
PROJECT NUMBER <u>97-6039-2.0</u>	CONFORMS TO RECORD	TAT <input checked="" type="checkbox"/> STANDARD 5-DAY <input type="checkbox"/> 24 <input type="checkbox"/> 48 <input type="checkbox"/> 72 <input type="checkbox"/> OTHER	
P.O. # <u>97-6039-2.0</u>	SPECIAL INSTRUCTIONS/COMMENTS <u>COMPOSITE SAMPLES</u>		

RELINQUISHED BY 1. <u>[Signature]</u> (SIGNATURE) (TIME) <u>STEPHEN SOUTHERN</u> (PRINTED NAME) (DATE) <u>ACC ENVIRONMENTAL CONSULTANTS</u> (COMPANY)	RELINQUISHED BY 2.	RELINQUISHED BY
RECEIVED BY 1. <u>[Signature]</u> (SIGNATURE) (TIME) <u>[Signature]</u> (PRINTED NAME) (DATE) <u>Chromalab</u> (COMPANY)	RECEIVED BY 2.	RECEIVED BY (LABORATORY)

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