





June 23, 1998  
Work Plan 0164.W2

Ms. Susan Hugo  
Alameda County Department of Environmental Health  
1131 Harbor Bay Parkway  
Alameda, CA 94502

RE: CONTAMINATION MITIGATION WORK PLAN ADDENDUM  
Woodlin Suite Hotels, Inc. Site  
Intersection of Shellmound Street and Powell Street  
Emeryville, California

Dear Ms. Hugo

This work plan addendum modifies RGA Environmental, Inc's (RGA) Contamination Mitigation Work Plan 0164.W1 dated March 24, 1998 for the subject site. The amendments provided in this work plan are prepared in accordance with the following:

- o A telephone conversation with Ms. Barbara Cook of the California Department of Toxic Substance Control (DTSC).
- o Telephone conversations with Mr. Derek Lee of the San Francisco Bay Regional Water Quality Control Board (RWQCB).
- o A meeting between Paul King of RGA, Chuck Hibert of Woodlin Site Hotels, Inc., (WSHI), formerly Hardage Suite Hotels, Inc., and Susan Hugo of the Alameda County Department of Environmental Health (ACDEH) at the ACDEH offices on June 11, 1998.

Based upon discussions with the DTSC, the only concern of the DTSC at this time is that a Health and Safety Plan (HASP) be approved by the DTSC prior to the beginning of field activities. A HASP will be submitted to the DTSC and ACDEH for review and approval prior to the beginning of field activities.

Based upon discussions with the RWQCB, the only concern of the RWQCB is that any potential contaminants in the fill material at the site not be carried into deeper strata during the driving of piles for the proposed construction. Based upon a telephone conversation with Mr. Derek Lee at the RWQCB, Mr. Lee has received a work plan discussing the pile driving

methodology and the work plan appears to address his concerns. The work plan proposes to drill a pile pilot hole to a depth of approximately ten feet prior to driving the piles.

Based upon our meeting at the ACDEH offices, the Contamination Mitigation Work Plan for the site will be amended as follows:

- o Review of boring logs and well construction details by Applied Geosciences, Inc. from Appendix C.2 of the Phase II Subsurface Investigation Report dated February 12, 1992 shows two boring logs, designated as ATD1 and ATD1A, and one well construction diagram designated as ATD1. The boreholes for ATD1 and ATD1A are 10.5 and 19.5 feet, respectively. The ATD1 boring log stratigraphy consists of clayey gravel and fill debris to a depth of 7.5 feet, which is underlain by silty clay to the total depth explored of 7.5 feet. The ATD1A boring log stratigraphy consists of silty clay to the total depth explored of 19.5 feet.

The well construction diagram shows a borehole with a total depth of 19.0 feet, a five foot screened interval (between the depths of 13.5 and 18.5 feet), and a six foot sand pack. During a site inspection, a concrete-filled depression was observed at the location where ATD1 is identified on the Applied Geosciences, Inc. report map.

- o Prior to the beginning of construction at the site, soil presently covering the asphalt-covered ground surface in the vicinity of well ATD4 will be removed to locate this well. In the event that the well is not located, a magnetometer will be used to locate the well lid. If the well is located, it will be destroyed at the time that well ATD5 is destroyed. If the well is not located, notification will be provided to the ACDEH. All well destruction will be performed in accordance with all appropriate permit requirements.
- o Replacement wells for wells ATD1, ATD4 and ATD5 will be installed at locations outside the footprint of the proposed building at the site.
- o In the event that any USTs are encountered during site development, the USTs will be closed in accordance with ACDEH permitting requirements, including appropriate permit fees.
- o Composite soil sample analysis will be amended from Total Recoverable Petroleum Hydrocarbons by EPA Method 418.1 to TPH Multi-Range.
- o If excavated soil is to be considered for re-use at the site, it will be sampled at a frequency of one discrete sample for each 20 cubic yards of soil, and EPA Method

8270 analysis will be performed in addition to the analytes specified in the March 24, 1998 work plan. However, if the soil is to be hauled from the site, EPA Method 8270 analysis will not be performed unless required by the disposal facility.

- o In addition to the analytes identified in the March 24, 1998 work plan for the quarterly groundwater monitoring and sampling program, samples collected from the onsite groundwater monitoring wells will be analyzed for the 8 RCRA metals arsenic, barium, cadmium, chromium, lead, mercury, selenium and silver.
- o A Storm Water Pollution Prevention Plan (SWPP) is required and has been prepared for construction activities at the site. However, a Notice of Intent to the State for the SWPP is not required because the construction site is not larger than five acres in size.

Should you have any questions or comments, please do not hesitate to contact us at (510) 547-7771.

Sincerely,

RGA Environmental, Inc.

Karin Schroeter  
Project Manager

Paul H. King  
California Registered Geologist  
Registration No.: 5901  
Expiration Date: 12/31/99

cc: Mr. Chuck Hibert, Hardage Suite Hotels, Inc.

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