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DTSC STATUS REPORT UPDATE

South Richmond Shoreline Sites

May 12, 2016

The purpose of this update is to inform the community of activities that have occurred since April 14, 2016 and activities that are expected to occur in the next 30 days at the South Richmond Shoreline Sites. Please note that in the electronic version, underlined text includes a link to that document to DTSC Envirostor webpage. Please press Ctrl+Click to follow the link.

Zeneca/Former Stauffer Chemical Site

Activities Completed:

- DTSC is reviewing the second revised [draft Feasibility Study and Remedial Action Plan for Habitat Area 2](#) (HA-2) that was submitted by Zeneca Inc. HA-2 is located in the southeastern portion of the Zeneca Site and includes the upper and lower lagoons (formerly used as chemical evaporation ponds) and the associated upland habitat area. The plan describes the site conditions, associated risks, screening of different cleanup alternatives and proposes a cleanup remedy.
- Zeneca Inc. submitted a work plan, [Building 478 Sub-Slab Vapor Monitoring at Berkeley Global Campus](#). The work plan proposes to collect a soil vapor sample from beneath the Building 478 foundation slab located on the northeast portion of University of California, Berkeley Richmond Field Station/Berkeley Global Campus at Richmond Bay. The purpose of the sampling is to evaluate the exposure pathway to indoor air for volatile organic compounds (VOCs) detected in groundwater in the vicinity of Building 478.

Activities Proposed for the Next 30-days:

- DTSC will continue to negotiate land use covenants with the current site property owner for both East Stege Marsh and the Southeast Parcel property. A Removal Action Workplan was previously approved for East Stege Marsh requiring that a land use covenant be recorded to ensure that the land remains as marsh habitat. In addition, the previously approved Preliminary Endangerment Assessment for the Southeast Parcel found that the property is appropriate for use as an open space, but requires a land use covenant to prevent any residential development. A fact sheet and public notice regarding the Southeast Parcel will be provided in the future.
- DTSC is continuing its review of the draft Feasibility Study/Remedial Action Plan for Lots 1 and 2, and the uplands portion of Lot 3. The plan summarizes site conditions

and evaluates different cleanup options. Opportunities for the public to review and comment on the plan will be provided to the community in the future.

- DTSC will be reviewing the Building 478 work plan described above.
- Zeneca Inc. will be submitting the revised Annual Groundwater and Surface Water Monitoring Report, January 1 Through December 31, 2015. The report requires revision based on comments provided by DTSC in a [letter](#) dated March 3. The report includes groundwater level measurements and the results of groundwater samples collected from monitoring wells located on the site.
- Maintenance activities will be occurring on the temporary cap on Lot 3. A work notice will be sent to the community prior to the start of the work.

Harbor Front Site (businesses to the east of Zeneca Site) – No new update.

UC Richmond Field Station (also known as the Berkeley Global Campus) –

- DTSC reviewed and commented on the [revised draft Phase IV sampling report](#) submitted by the University of California (UC). The report contains the results of soil, soil vapor and groundwater sampling conducted in the Big Meadow area, the East Transition Area, and the Bulb. The report also contains the results of the additional soil sampling conducted in the EPA North Meadow for PCBs.
- UC is continuing to draft the Phase V Field Sampling Work Plan. The Phase V area will investigate the remaining habitat areas of the site that have not been previously investigated, such as the western portion of West Stege Marsh.

Bio-Rad Laboratories – DTSC is working on the Statement of Basis and California Environmental Quality Act (CEQA) documents for this site and anticipates that the documents will be available for public review and comment in June 2016. Additional information regarding a public meeting/hearing and opportunities to comment on the document will be provided in the future. The Bio-Rad facility is regulated by DTSC under a conditionally authorized tiered permit for their wastewater treatment system. The system neutralizes acids and bases by adjusting the pH with either sodium hydroxide or bisulfide. Because of the facility's permit status, investigation and cleanup is conducted under a program known as corrective action. The Statement of Basis is the cleanup decision document under the corrective action program.

Marina Bay Area –

Parcel FM – The City continues to pursue potential developers and will implement increased inspection and maintenance activities in the meantime. The City covered unpaved portions of Parcel FM with wood chips and fiber rolls in late September and will inspect and maintain these temporary measures twice per month. Existing fencing and warning signs will also remain. A letter requested implementation of maintenance activities at Area FM was approved by DTSC dated March 14, 2016. The maintenance activities included the placement of an asphalt cap over a semi-paved area that includes exposed soil located on the unfenced southern portion of Parcel FM in order to cover exposed soil, reduce ponding of surface water, and reduce the potential for trips and falls. PES and DTSC did the 2016 Annual

Inspection of Parcel FM on February 19, 2016, and during re-inspection on April 12, 2016, placement of the asphalt cap at the unfenced southern portion of Area FM had been completed.

Five Year Review 2010-2014 – DTSC has reviewed and approved the City of Richmond’s Five Year Review Report on city-owned units, and prepared a Five Year Review Report on privately owned units. DTSC is currently packaging these items under a single 5 Year Review report for all of Marina Bay, and it is anticipated that a public notice announcing its final approval and recommendations will be distributed by May 2016.

Marina Bay Area T – The City began implementing the DTSC-approved remedial Enhancement Workplan for Area T. The plan was requested by DTSC after it made a determination that remediation at Area T was not meeting its objectives in a timely manner. The City installed four additional extraction wells on October 1 and 2 to supplement the existing two extraction wells and began extracting groundwater with free product in late October. The City continues to monitor groundwater in eight previously existing monitoring wells. The amount of free product extracted prior to installation of the new extraction wells was 21 liters. After installation of the new wells, total ground water and free product extracted were reported (as opposed to the past practice of reporting free product separately). Extraction wells with sheen or free product present are pumped until no more sheen or free product can be collected. Since October, the thickness of free product in extraction well TW-3 has visibly decreased, as has the sheen in extraction well CW-3. Extraction will continue until no free product is present and significant contaminant concentration reduction is achieved. PES and DTSC did the 2016 Annual Inspection of Parcel T on February 19, 2016, and there was no maintenance recommendation for Area T based on the findings of inspection. The Agency is considering additional covering of the soil cap at Area T with wood chips and/or vegetation to further prevent soil erosion.

The Beach at Marina Bay – DTSC staff have prepared a modified version of the maintenance agreement being negotiated with the Marina Bay Townhome Association (MBTA), and will submit it to the owner’s association for consideration after internal legal review is complete. The agreement seeks to ensure the long-term integrity of the remedy through conditions that include owner notification, excavation restrictions, annual inspections, and periodic review of the remedy.

Navistar International (830 Marina Way South) – Navistar International Transportation built and operated a warehouse that stored and distributed truck parts, and serviced trucks until the late 1990s. Lead, arsenic, gasoline, diesel and motor oil residues have been detected in soils in association with fuels, lubricants and landscaping products used when the plant operated. The current owner of the property plans to develop the property for residential use. The [Community Update](#) announcing the Public Comment Period was mailed May 4, 2016 and the [Public Notice](#) was published in the West County Times on May 6, 2016. The Public Comment Period for the [Draft Removal Action Workplan](#) began on May 6, 2016 and will end June 6, 2016. A

Public Meeting will be held Monday May 16, 6:30 PM to 8:30 PM, at Room 445 in the Richmond Field Station. The preferred alternative consists of removing and transporting contaminated soil to a permitted facility for disposal. Clean fill will be brought into the Site and passive vapor mitigation will control migration of volatile organic compounds (VOCs) into buildings.

Harbour Way South – No new update.

Liquid Gold, Stege Property Pistol Range, and Blair Landfill –

Liquid Gold – Union Pacific Railroad will be providing responses to [DTSC's comments](#) on the 2015 Biennial Groundwater Monitoring Report submitted by Union Pacific Railroad. The comments include the need to evaluate the condition of specific monitoring wells, and making revisions to the text to ensure consistency within the report. The report summarizes the groundwater sampling and data collected from monitoring wells located at the site, and the results of the site inspection.

Stege Property Pistol Range – No new update.

Blair Landfill – Zeneca Inc. has received the permit amendment from the Bay Conservation and Development Commission (BCDC). The BCDC permit is necessary to conduct the field work to implement the Soil Investigation Work Plan to Further Assess Vertical and Lateral Extent of TENORM Concentrations in Soil. Zeneca Inc. is now working on obtaining local permits and scheduling the work. A work notice will be provided to the community prior to the work being conducted.

Meeker Slough – The Watershed Project (a local environmental organization that works to restore riparian areas and marshland) contacted the Department of Toxic Substances Control (DTSC) about an evaluation of potential human health risks from exposure to polychlorinated biphehyls (PCBs) and arsenic in Meeker Slough sediments and on the west bank of Meeker Slough from the confluence of Meeker Tidal Creek to the Bay. DTSC had previously indicated in discussions with the Richmond Southeast Shoreline Community Advisory Group (CAG) that a cursory review of the available data did not suggest a significant risk to public health from PCBs in Meeker Slough. The City of Richmond (City) advised DTSC that the Watershed Project had accessed the property to conduct a trash cleanup in coordination with the City. DTSC calculated risks associated with recreational exposure to soils and sediments in the area as follows:

PCBs at west bank of Meeker Slough	8 x 10 ⁻⁷ (8 in 10 million)
PCBs in Meeker Slough sediments	8 x 10 ⁻⁶ (8 in 1 million)
Arsenic at west bank of Meeker Slough	9 x 10 ⁻⁶ (9 in 1 million)
Arsenic in Meeker Slough sediments	1 x 10 ⁻⁶ (1 in 1 million)

The calculated risk assumes that individuals are exposed for 50 days per year, for 30 years. The data used was from a 2005 sampling event conducted by University of California.

Based on the very conservative exposure estimate and the fact that the risk associated with that exposure scenario are low (i.e., at the low end of the range of acceptable risk, DTSC concluded that the risks were not unacceptable for the cleanup activities described by the Watershed Project.