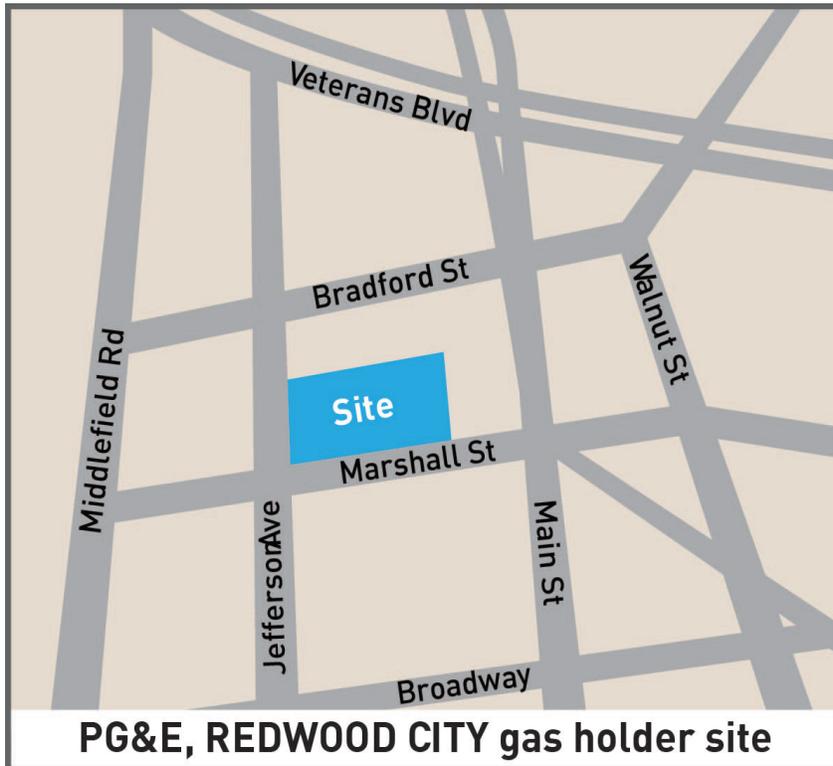


COMMUNITY UPDATE

The mission of DTSC is to protect California's people and environment from harmful effects of toxic substances by restoring contaminated resources, enforcing hazardous waste laws, reducing hazardous waste generation, and encouraging the manufacture of chemically safer products.

PG&E, REDWOOD CITY

675 JEFFERSON AVENUE
REDWOOD CITY, CALIFORNIA 94603



Public Comment Period



April 25 to May 24, 2016

DTSC invites you to review and comment on the Draft RAW during the public comment period from April 25 to May 24, 2016.

Please send all comments to:

Veronica Lopez-Villasenor
Public Participation Specialist
8800 Cal Center Drive
Sacramento, CA 95826

Veronica.Lopez-Villasenor@dtsc.ca.gov

(916) 255-3651 or 1 (866) 495-5651

The Department of Toxic Substances Control (DTSC) is seeking your input on a proposed cleanup plan for 675 Jefferson Avenue in Redwood City, California, 94063 (Site), the former site of a 500,000-cubic-foot above ground gas holder. The cleanup plan, called a Draft Removal Action Workplan (Draft RAW), details how Pacific Gas and Electric Company (PG&E) plans to address residues in soil which may be related to historic gas storage on the property.

The Draft RAW proposes that PG&E excavate shallow impacted soils in planter areas; backfill excavated areas with clean soil; inspect and maintain the existing Site cover that serves as a cap over the remaining impacted soil; and implement a land use covenant (LUC) specifying requirements on future land use, including how to handle remaining impacted soil. All work will be conducted with DTSC oversight and approval.



SITE DESCRIPTION AND HISTORY

PG&E operated a 500,000 cubic ft. above-ground gas holder at 675 Jefferson Avenue from 1914 to 1959. Gas stored here was manufactured at other sites and was distributed to area homes for cooking, heating and lighting. In the 1930s, the gas holder was used to contain natural gas.

In 1959, PG&E dismantled the gas holder and in 1961 the company sold the Site. It was redeveloped in the mid-1960s as a bank and parking lot. A large concrete slab that served as the foundation for the gas holder was discovered prior to the bank's construction. The concrete slab was left in place and is now located beneath the bank building and parking lot.

SITE INVESTIGATION

Since 2010, PG&E has investigated the extent of historic gas plant residues in the Site's groundwater, soil, soil vapor (the air in between soil particles) and indoor air. These investigations identified varying levels of polycyclic aromatic hydrocarbons (PAHs), total petroleum hydrocarbons (TPH), metals and volatile organic compounds (VOCs). Contaminants are found in the shallow soil in planter bed areas, the concrete slab of the former gas holder, and near the former valve pit areas. Groundwater at the Site is not considered a usable source of drinking water, and no remedial action or additional groundwater monitoring is required.

HUMAN HEALTH RISK ASSESSMENT

A Human Health Risk Assessment (HHRA) concluded that the Site does not present a health risk to Site workers, surrounding populations or the environment. However, some form of Site cleanup is needed to achieve the overall goal of long-term protection (i.e. 30-plus years) of human health and the environment should Site conditions change.

CLEANUP OPTIONS CONSIDERED

The Draft RAW summarizes the nature and extent of the contamination and proposes options for cleanup. Methods to clean up the Site were evaluated based on effectiveness, implementability and cost.

CLEANUP ALTERNATIVES

Alternative 1: No Action – The Site would be left in its current condition under this alternative. This is used as a baseline against which to compare other alternatives.

Alternative 2: Institutional Control/Land Use Covenant (LUC) – A LUC would be recommended for the Site specifying future land uses and how to handle impacted soil in the future with DTSC oversight.

Alternative 3: Shallow Soil Removal in Planter Beds and LUC – Under this option, soil in planter bed areas would be excavated to a depth of approximately two feet (ft) below ground surface (bgs), backfilled with clean material and restored. The existing Site cover, which serves as a cap over the remaining impacted soil, would continue to be regularly inspected and maintained. A LUC would be implemented specifying future land uses and how to handle the remaining impacted soil in the future with DTSC oversight.

Alternative 4: Shallow Soil Removal, Partial Slab Removal, and LUC – This option would include excavating impacted soil in the planter bed areas to a depth of approximately 2 ft bgs; excavating shallow soils above the existing gas holder concrete slab; removing a portion of the gas holder concrete slab; and excavating soil to a depth of approximately 8 ft bgs in the vicinity of the valve pits. A small portion of the concrete slab would remain underneath the bank building. All excavated soil would be disposed of at an off-Site permitted facility and the Site would be restored.



PROPOSED CLEANUP PLAN

Based on an evaluation of cleanup alternatives, **Alternative 3** is proposed for the Site. This plan offers long-term protection of human health and the environment while creating the least amount of disruption to the community and current Site operations. If the Draft RAW is approved, the following activities would address historic gas plant residues:

- Removal of approximately 220 cubic yards of planter area soil to a depth of approximately two feet;
- Placement of excavated soil in trucks for off-Site disposal at Waste Management Altamont Landfill or Republic Services Forward Landfill;
- Backfilling excavated areas with clean fill;
- Replacing all landscaping and cleanup and restoration of the Site;
- Regular inspection and maintenance of the existing Site cover that serves as a cap for the remaining impacted soil; and
- Implementing a LUC that specifies future land uses and how to handle the remaining impacted soil in the future with DTSC oversight.

Soil excavation is expected to begin in summer 2016, lasting roughly two weeks. Environmental controls, including air-, dust- and noise-monitoring and suppression, will minimize impacts to the surrounding community during cleanup.

CALIFORNIA ENVIRONMENTAL QUALITY ACT

In compliance with the California Environmental Quality Act (CEQA), DTSC has prepared a Notice of Exemption having determined that the proposed cleanup project has no potential for a significant impact on the environment. The draft Notice of Exemption is available for review and comment concurrently with the Draft RAW during the public comment period.

NEXT STEPS

After the close of the public comment period, DTSC will prepare a Responsiveness Summary to address comments received. This document includes all comments received by DTSC on the Draft RAW during the public comment period, and DTSC's response to those comments. Anyone who submits comments on the Draft RAW will receive a copy of the Responsiveness Summary, if they have provided an address. A copy of the Final RAW with the Responsiveness Summary will be placed in the Information Repositories listed below.

INFORMATION REPOSITORIES

DTSC encourages you to review the Draft RAW and other Site-related documents, which are available at the information repositories listed below:

Redwood City Public Library
1044 Middlefield Road, Redwood City, CA 94063
(650) 780-7046; Call for hours

DTSC - Berkeley Regional Field Office File Room
700 Heinz Avenue, Berkeley, CA 94710
(510) 540-3800; Call for an appointment

Or available online at DTSC's EnviroStor website:
<http://www.envirostor.dtsc.ca.gov/>

INFORMATION CONTACT

For more information about the draft cleanup plan or to be added to the Site mailing list, contact the following:

- Remedios (Medi) Sunga, Project Manager, (510) 540-3840 or Remedios.Sunga@dtsc.ca.gov
- Veronica Lopez-Villaseñor, Public Participation Specialist, (916) 255-3651, 1 (866) 495-5651 or Veronica.Lopez-Villasenor@dtsc.ca.gov
- Sandy Nax, Public Information Officer, (916) 327-6114 or Sandy.Nax@dtsc.ca.gov





Department of Toxic Substances Control

Veronica Lopez-Villaseñor, DTSC Public Participation Specialist

8800 Cal Center Drive

Sacramento, CA 95826

Inside information on 675 Jefferson Avenue, Redwood City, CA

For more information about the DTSC, please visit our website at www.dtsc.ca.gov