

Ross Valley Sanitary District

Larkspur Landing Cleanup Project

Frequently Asked Questions



Overview

This summer and fall 2019, Ross Valley Sanitary District (RVSD) will clean up its 10.3-acre former wastewater treatment plant site at 2000 Larkspur Landing Circle to the cleanest levels that enable unrestricted use of the property. The property contains trace concentrations of polychlorinated biphenyls (PCBs), which were contained in some of the paint that was applied to the concrete administration buildings. The concrete of the former plant was crushed and used as backfill in 1999. In March 2019, US EPA approved the remedial action plan to safely remove and dispose of this material, and in May 2019, RVSD selected a contractor to conduct the cleanup work.



How long has RVSD owned the Larkspur Landing site?

RVSD owned and operated the Larkspur Wastewater Treatment Plant (LWTP) located at 2000 Larkspur Landing Circle on the 10.3-acre site from 1948 to 1985. The plant was decommissioned when the Central Marin Sanitation Agency (CMSA) Wastewater Treatment Plant opened in 1985. Planning for LWTP removal and site redevelopment began in 1995.

What needs to be cleaned up at the site?

Demolished in 1998 and 1999, the LWTP administration buildings were composed of concrete block and painted with marine grade paint, which contained trace concentrations of PCBs. These structures were demolished and crushed onsite for use as backfill material.

Imported soil was brought onto the site for backfilling and grading after demolition, and placed over the crushed concrete that was used as engineered fill material. Testing of the imported soil after grading revealed low concentrations of total petroleum hydrocarbons (TPH) as diesel fuel (TPHd), TPH as motor oil (TPHmo), and PCBs.





Have any cleanup activities already taken place?

Site remediation activities were conducted from 2005 to 2006, with the California Department of Toxic Substances Control (DTSC) issuing a "No Further Action" letter for the site in October 2006. In November 2007, an additional investigation found that several additional areas where imported soil was used contained trace amounts of TPHd, TPHmo and PCBs in excess of the site cleanup goals. A follow up investigation was performed and additional excavation work removed the contaminated imported fill from six small areas. A site-specific Human Health Risk Assessment (HRA) was prepared in 2008 to support the proposed interim use (parking) at the site.

What was included in the Health Risk Assessment (HRA)?

The HRA conducted at Larkspur Landing included a detailed examination of the exposure pathways and the nature of the PCBs in the soil. Based on the evidence presented in the HRA, the trace amounts of PCBs remaining at the site were not considered a significant risk to people working on the site, parking customers or to the environment at large. It was determined that a cap or cover was not warranted to protect human health or the environment for the proposed interim use.

How is the Larkspur Landing site currently used?

In 2012, RVSD re-graded the site and installed a stormwater conveyance system and erosion control measures. The site is currently a District operations base with two modular buildings and staging area for RVSD materials, maintenance and operations equipment, and a vehicle parking area.

Has additional site testing taken place?

RVSD completed additional testing to delineate the extent of PCBs in 2016 and 2017, and developed a remedial action plan that was approved by US EPA in March 2019. In the additional testing, soils were sampled from the surface down to native material below the former treatment plant. The sampling was conducted along a grid with points 50 feet apart. The sampling confirmed that the top two feet of soil does not contain PCBs and this material will be stockpiled for use as backfill. Only three samples out of hundreds were slightly above the hazardous waste level of 50 mg/kg, so the levels can be characterized as "trace contamination."

The limits of excavation are defined by soil samples that did not detect PCBs along their vertical length at concentrations exceeding the cleanup goal. Confirmation sampling will occur at selected locations during the excavation to ensure that remedial efforts are appropriate. Additional sampling and analysis of the excavated material will ensure that soil is sent to the appropriate landfill in accordance with the federal Toxic Substances Control Act (TSCA).

What are the next steps in cleanup of the site?

In May 2019, RVSD selected a contractor with experience in soil contamination cleanup to remove the required 64,000 tons of soil and demolition debris and about 2,600 tons of hazardous waste. The exact quantities removed may change based on the confirmation sampling that is conducted during the excavation. The site will be restored to existing grade with clean fill imported from a quarry.

What will cleanup involve?

To clean up the site, approximately 64,000 tons of soil and demolition debris will be removed from Larkspur Landing and sent to a municipal landfill and about 2,600 tons will be sent to a hazardous waste landfill. The site will be restored to existing grade with clean fill imported from a quarry at a total budget of about \$9.6 million.





What is the site cleanup schedule?

The Contractor (ERRG) will begin to mobilize workers and equipment on-site in early July. Work is anticipated to begin July 8 and be complete in December 2019. Regular work hours will be Monday – Friday, from 7:00 a.m. – 3:30 p.m. Trucks will be limited to an average of 40 loads to and from the site each work day.

How is cleanup work being monitored?

Work will be conducted under strict EPA requirements for dust control and public health protection. When complete, the project will eliminate residual risk to human health and the environment, with cleanup to meet unrestricted land use standards per strict federal testing and oversight.

What is planned for the site after cleanup?

No future development is proposed for the site at this time. RVSD will work cooperatively with the City of Larkspur and the local community in a public engagement process regarding the disposition of the property after cleanup is complete.



MORE INFORMATION

Visit: www.RVSD.org/237

Email: CIP@rvsd.org

Call RVSD at 415-259-2949

Our office staff are available Monday - Friday from 7:30 a.m. to 4 p.m.

We can assist you with emergency service 24 hours per day, seven days per week.

www.RVSD.org