



PROJECT INFORMATION SHEET

Larkspur Landing Cleanup Project

In the summer and fall of 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 present 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.

Site cleanup will involve the removal of approximately 64,000 tons of soil and demolition debris from Larkspur Landing to a municipal landfill and about 2,600 tons to a hazardous waste landfill. 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 at a total budget of about \$9.6 million. No future development is proposed for the site at this time. RVSD will work closely with the City of Larkspur and the local community in a public engagement process regarding the disposition of the property after cleanup is complete.

BACKGROUND

RVSD owned and operated the Larkspur Wastewater Treatment Plant (LWTP) located at 2000 Larkspur Landing Circle from 1948 to 1985. Planning of LWTP removal and site redevelopment began in 1995.

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 and some concrete pipes were crushed onsite for use as backfill material. Imported soil was brought onto the site and placed over the crushed concrete as 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. Site remediation was 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.

A late 2007 investigation found more areas where the imported soil used contained trace amounts of TPHd, TPHmo and PCBs in excess of the site cleanup goals. Follow up and additional excavation work removed the contaminated imported fill from six small areas. A site-specific Human Health Risk



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Assessment (HRA) was prepared in 2008 to support the proposed interim parking use at the site. The HRA included 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.

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 vehicle parking area.

RVSD completed additional testing to delineate the extent of PCBs in 2016 and 2017 and developed a remedial action plan approved by US EPA in March 2019. Additional testing used soil samples from the surface down to native material below the former treatment plant. Sampling was conducted along a grid with points 50 feet apart and confirmed the top two feet of soil do not contain PCBs. 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 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 YOU CAN EXPECT

- Noise, dust, possible lane closures and detours.
- Saturday work may take place as needed.
- Mail and package delivery will not be interrupted. Local and emergency access will be maintained at all times.
- Trucks will be limited to an average of 40 loads to and from the site each work day.
- 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.

MORE INFORMATION ABOUT THIS PROJECT

Contact the Construction Manager:

Jorn Grimsley, P.E. • JornGrimsley@KennedyJenks.com • 925-953-1509

Visit: www.RVSD.org/237

For project updates, work hours and more

Email: CIP@rvsd.org

For general inquiries or to request being added to the project email list

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.

SCHEDULE AND WORK HOURS

Overall Project:
Summer - Fall 2019

To see allowable work hours, visit:

www.RVSD.org/237

RVSD APPRECIATES
your patience
as we work to
make these
infrastructure
improvements.

