

CALIFORNIA REGIONAL WATER QUALITY CONTROL BOARD  
CENTRAL VALLEY REGION

MONITORING AND REPORTING PROGRAM NO. R5-2007-0814  
CALIFORNIA WATER CODE SECTION 13267

FOR

**SFP-B LIMITED PARTNERSHIP**  
**SFP-B LIMITED PARTNERSHIP PROPERTY**  
**SACRAMENTO COUNTY**

SFP-B Limited Partnership Property (Site) is located at 5601 Florin Road in Sacramento, Sacramento County, situated on the northeast corner of Florin Road and 6<sup>th</sup> Parkway. The Site is currently a Les Schwab Tire Center. A petroleum discharge occurred while the property was owned and operated by Montgomery Wards, who performed several phases of investigation and site remediation. SFP-B Limited Partnership purchased this property and as the current property owner, they are a Responsible Party.

Groundwater is first encountered at approximately 45 feet below ground surface (bgs). Initial soil and groundwater investigations showed petroleum hydrocarbon constituents in soil at maximum concentrations of: total petroleum hydrocarbons (TPH-G) 220,000 milligrams per kilogram (mg/kg), total extractable petroleum hydrocarbons as diesel (TPH-D) 46 mg/kg, benzene 410 mg/kg, toluene 680 mg/kg, ethylbenzene 210 mg/kg, xylenes 660 mg/kg, and organic lead (tetraethyl lead) 0.6 mg/kg. Free product has been detected in groundwater monitoring wells, and groundwater samples have contained petroleum hydrocarbon constituents at maximum concentrations of: TPH-G 170,000 micrograms per liter (ug/l), TPH-D 1,600 ug/l, benzene 22,000 ug/l, toluene 28,000 ug/l, ethylbenzene 2,400 ug/l, xylenes 15,000 ug/l, methyl tert butyl ether (MTBE) 130 ug/l, naphthalene 450 ug/l, EDB 590 ug/l, 1,2-dichloroethane (1,2-DCA) 93 ug/l, and organic lead (tetraethyl lead) 600 ug/l. During the fourth quarter 2007 groundwater monitoring event, concentrations of petroleum constituents were detected at maximum concentrations of: TPH-G 37,000 ug/l, benzene 4,400 ug/l, toluene 5,800 ug/l, ethylbenzene 1,000 ug/l, total xylenes 7,700 ug/l, MTBE 1.6 ug/l, naphthalene 450 ug/l, and 1,2-DCA 310 ug/l. This pollution has impaired the beneficial uses of the underlying water resource. MTBE contamination is believed to be due to an off-site up-gradient source and is not attributed to the release at this site. A soil vapor extraction (SVE) system and groundwater extraction and treatment (GWE) system were installed in 1993, and air sparging was added in 1998. The SVE and GWE systems operated from 1993 to 2000, the SVE system was restarted from 2004 to 2005, but was shut down due to low influent concentrations. Groundwater extraction was re-started in late 2006 as an interim remedial activity and to provide hydraulic control of the pollutant plume.

This Monitoring and Reporting Program (MRP) is issued pursuant to Section 13267 of the California Water Code and is necessary to delineate groundwater pollutant plumes and determine whether remediation efforts are effective. Existing data and information about the site show the presence of various chemicals, including TPH-G; benzene, toluene, ethylbenzene, and xylenes (BTEX); naphthalene; and 1,2-DCA, emanating from the property and resulting from past operations at the Site. The Responsible Party shall not implement any changes to this MRP unless and until a revised MRP is issued by the Executive Officer of this Regional Water Board.

Prior to construction of any new groundwater monitoring or extraction wells, and prior to destruction of any groundwater monitoring or extraction wells, the Responsible Party shall submit plans and

specifications to the Regional Water Board for review and approval. Once installed, all new wells shall be added to the monitoring program and shall be sampled and analyzed according to the schedule below.

## GROUNDWATER MONITORING

As shown on Figure 1, there are 24 groundwater monitoring wells, MW-401, MW-402, MW-403, MW-404, MW-405, MW-406, MW-407, MW-408, MW-409, MW-409B, MW-410, MW-411, MW-412, MW-413, MW-414, MW-415, MW-416, W-1, MW-2, W-3, W-4, W-5, W-6, and MW-13 associated with the Site. A split sample is also collected from Well TVW-14, which is associated with the Former Texaco station located at 5500 Florin Road, Sacramento. The groundwater monitoring program for the 24 monitoring wells, Texaco well TVW-14, and any wells installed subsequent to the issuance of this MRP, shall follow the schedule below. Monitoring wells with free phase petroleum product or visible sheen shall be monitored, at a minimum, for product thickness and depth to water. The volume of extracted groundwater also shall be provided in quarterly monitoring reports. Sample collection and analysis shall follow standard EPA protocol.

SAMPLING FREQUENCY <sup>1</sup>												
	Quarterly			Semi-annually <sup>2</sup>			Annually <sup>3</sup>					
Wells	MW-402	MW-404	MW-405	MW-401	MW-411	MW-412	MW-406	MW-407	MW-409			
	MW-408	MW-409B	MW-414	MW-413	MW-416		W-1	W-2	W-3	W-4	W-5	W-6
	MW-415											

- All wells shall be monitoring quarterly for water levels and the presence and thickness of free product.
- Wells shall be sampled annually in the fourth quarter.
- Wells shall be sampled semi-annual in the second and fourth quarters.

Constituents	EPA Analytical Method <sup>4</sup>	Maximum Practical Quantitation Limit (µg/l) <sup>5</sup>
Depth to Groundwater	---	---
TPH-G	8015M	50
TPH-D <sup>6</sup>	8015M	50
Oil & Grease <sup>6</sup>	1664A	50
BTEX	8260B	0.5
MTBE	8260B	0.5
VOCs	8260B	---
PAHs <sup>6</sup>	8270	---
Tetraethyl Lead <sup>6</sup>	200.8	0.005
Total Lead <sup>6</sup>	7421/6010B	0.50

- Report all peaks identified in the normal course of analysis for constituents of concern.
- All concentrations between the Method Detection Limit and the Practical Quantitation Limit shall be reported as trace.
- If results are not detected for two consecutive quarters in site wells, they maybe removed from the list of analytes.

PAH = polynuclear aromatic hydrocarbons

## REPORTING

When reporting the data, the Discharger shall arrange the information in tabular form so that the date, the constituents, and the concentrations are readily discernible. The data shall be summarized in such a manner as to illustrate clearly the compliance with this Order. In addition, the Discharger shall notify the Regional Water Board within 48 hours of any unscheduled shutdown of any soil vapor and/or groundwater extraction system.

As required by the California Business and Professions Code Sections 6735, 7835, and 7835.1, all reports shall be prepared by a registered professional or their subordinate and signed by the registered professional.

The Discharger shall submit a paper copy of the quarterly report to this Regional Water Board office and submit the quarterly electronic data reports, which conform to the requirements of the California Code of Regulations, Title 23, Division 3, Chapter 30, electronically over the internet to the Geotracker database system. Both the paper copy and the electronic submittal are due by the 1st day of the second month following the end of each calendar quarter by **1 February, 1 May, 1 August, and 1 November**, until such time as the Executive Officer determines that the reports are no longer necessary. Each quarterly report shall include the following minimum information:

- (a) a description and discussion of the groundwater sampling event and results, including trends in the concentrations of pollutants and groundwater elevations in the wells, how and when samples were collected, and whether the pollutant plume(s) is delineated;
- (b) field logs that contain, at a minimum, water quality parameters measured before, during, and after purging, method of purging, depth of water, volume of water purged, etc.;
- (c) groundwater contour maps for all groundwater zones, if applicable;
- (d) concentration contour maps for all groundwater zones, if applicable;
- (e) a table showing well construction details such as well number, groundwater zone being monitored, ground surface elevation, screen interval, bentonite interval, filter pack interval, and total depth of the well;
- (f) a table showing historical lateral and vertical (if applicable) down-gradient directions and gradients;
- (g) cumulative data tables containing the water quality analytical results and depth to groundwater;
- (h) a copy of the laboratory analytical data report;
- (i) if applicable, the status of any ongoing remediation, including cumulative information on the mass of pollutant removed from the subsurface, system operating time, the effectiveness of the remediation system, and any field notes pertaining to the operation and maintenance of the system; and

(j) if applicable, the reasons for and duration of all interruptions in the operation of any remediation system, and actions planned or taken to correct and prevent interruptions.

The Fourth Quarter Groundwater Monitoring Report, due **1 February** of each year shall be an expanded report and will include the following additional information/items:

- (a) both tabular and graphical summaries of all data obtained during the year;
- (b) groundwater contour maps and pollutant concentration contour maps containing all data obtained during the previous year;
- (c) a discussion of the long-term trends in the concentrations of the pollutants in the groundwater monitoring wells;
- (d) an analysis of whether the pollutant plume is being captured by an extraction system or is continuing to spread;
- (e) a description of all remedial activities conducted during the year, an analysis of their effectiveness in removing the pollutants, and plans to improve remediation system effectiveness;
- (f) an identification of any data gaps and potential deficiencies/redundancies in the monitoring system or reporting program; and
- (g) if desired, a proposal and rationale for any revisions to the groundwater sampling plan frequency and/or list of analytes.

The results of any monitoring done more frequently than required at the locations specified in the MRP also shall be reported to the Regional Water Board. The Discharger shall implement the above monitoring program as of the date of the Order.

Ordered by: \_\_\_\_\_  
PAMELA C. CREEDON,  
Executive Officer

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(Date)