

CALIFORNIA ENVIRONMENTAL QUALITY ACT NOTICE OF EXEMPTION

To: Office of Planning and Research
State Clearinghouse
P.O. Box 3044, 1400 Tenth Street, Room 212
Sacramento, CA 95812-3044

From: Department of Toxic Substances Control
Brownfields and Environmental Restoration
5796 Corporate Avenue
Cypress, California 90630

Project Title: Removal Action Workplan for Buildings 200 and 250 at Jordan High School.

Project Location: 6500 Atlantic Avenue, Long Beach, 90805

County: Los Angeles

Project Applicant: Long Beach Unified School District

Approval Action Under Consideration by DTSC: Removal Action Workplan

Statutory Authority: California Health and Safety Code, Chapter 6.8

Project Description: The project includes the excavation, sampling, disposal, and site restoration activities associated with the removal of organochlorine pesticide (OCPs) impacted soil encountered within and surrounding portions of Buildings 200 and 250 (Site) at Jordan High School (School). Project activities are detailed in the Removal Action Workplan (RAW). The objective of the RAW is to mitigate potential risk to human health and the environment by excavation and offsite disposal of OCP impacted soil within and around buildings footprint. The Long Beach Unified School District (LUBUSD) will demolish the Buildings prior to remediation.

Background: Jordan High School was constructed in 1934 and has been in constant use as a school since then. Prior to construction, the Site consisted of vacant land. It is comprised of approximately 26 acres and is bounded to the east by Myrtle Avenue, to the west by Atlantic Avenue, to the north by residential properties and small retail stores, and to the south by Houghton park.

As part of the School modernization project, a preliminary endangerment assessment (PEA) was conducted in 2012 and OCPs were identified as the primary chemicals of concern (COCs) for the School property which subsequently necessitated development of a previous Removal Action Workplan (RAW). The RAW for the School property was prepared in 2012 and outlined removal of OCP impacted soils from various areas of the School property. The RAW was implemented in 2013 during which approximately 549 tons of chlordane impacted soil was excavated and disposed offsite. After the RAW implementation, several construction response reports related to OCPs have been submitted by the Long Beach Unified School District (District) and approved by DTSC.

As part of the ongoing School property construction activities, the District conducted pre-construction sampling to evaluate the potential presence of OCPs around and inside buildings 200 and 250. Soil sampling activities were conducted in 2018 and results were presented in a pre-construction due diligence assessment report. According to the report, OCPs were detected at concentrations that exceeded the site-specific screening levels in and around buildings 200 and 250 and recommends excavation and offsite disposal of the OCP impacted soil. Due to the elevated chlordane levels that were detected at depths greater than 10 feet below ground surface (bgs), DTSC determined that a removal action is necessary. As the previous RAW activities had been completed and approved, a new Draft RAW was prepared specifically for buildings 200 and 250 on November 16, 2020.

Project Activities: Before soil excavation, additional supplemental soil sampling will be conducted below the interior foundations of the two buildings to confirm boundaries of excavation. Sample locations will be preferentially placed in areas where there may have been a higher likelihood of prior termite treatments. If no such areas can be identified, then six and four boring locations will be placed on approximate grid pattern within buildings 200 and 250, respectively. Soil samples will be collected at 0.5-feet, 1.5-feet, and 2.5-feet bgs.

The excavation areas were delineated by previous site investigation activities. These are areas where OCPs exceeded the screening levels and are located adjacent to the interior and the exterior of the southern wall of Building 200 and adjacent to the interior and exterior of the western wall of Building 250. Final excavation limits will be determined based on the results from the supplemental soil sampling described above. If the supplemental sampling indicates that the excavation areas are well defined using the existing data, confirmation sampling will not be collected. If the supplemental assessment identifies additional areas requiring excavation that are not well defined, then additional step-out sampling will be collected prior to the excavation and/or confirmation sampling will be conducted at the time of excavation and compared to screening levels.

Excavations in the vicinity of Building 200 will be conducted to a depth of 1.5 to 3-feet, and the approximate volume of in-place material is 49 cubic yards (CY) of soil potentially classified as RCRA hazardous waste. Excavations in the vicinity of Building 250 will be conducted to a depth of 1.0 to 10-feet, and the approximate volume of in-place material is 111 CY of soil potentially classified as RCRA hazardous waste and a 5 CY of soil potentially classified as non-hazardous waste. Final excavation area dimensions are subject to change in both buildings and will be determined based on the confirmation soil sampling.

All soil excavated will either be direct loaded into waste transport trucks or soil bins, or stockpiled onsite, sampled, and segregated for offsite disposal. Non-hazardous soil will be transported to an approved Class 3 landfill for disposal, while non-RCRA and RCRA hazardous soils will be documented with a hazardous waste manifest and transported to disposal facilities licensed and permitted to accept the waste. Disposal facilities will be selected and approved by the District prior to implementation of the RAW. The excavations will be backfilled with clean imported soil or lay back soil that meets reuse requirements. Air monitoring and dust control measures will be implemented during all Site activities at the Site in which contaminated, or potentially contaminated materials are being disturbed or handled.

Although not anticipated, in the event biological or cultural resources are discovered in the course of project activities, work will be suspended and a qualified biological or cultural resources specialist shall evaluate the discovery and make recommendations for further action.

The implementation of the RAW is anticipated to be conducted in June 2021 and will take approximately 20 days to complete.

Name of Public Agency Approving Project: Department of Toxic Substances Control

Name of Person or Agency Carrying Out Project: Long Beach Unified School District

Exempt Status: Categorical Exemption: Cal. Code Regs., tit. 14, §15330

Reasons Why Project is Exempt:

1. The project is a minor cleanup action to be taken to prevent, minimize, stabilize, mitigate, or eliminate the release or threat of release of a hazardous waste and substance.
2. The project is a removal action costing \$1 million or less.
3. The project will not have a significant effect to the environment due to unusual circumstances.
4. The project will not result in damage to scenic resources, including but not limited to, trees, historic buildings, rock outcroppings, or similar resources, within a highway officially designated as a state scenic highway.
5. The project will not cause a substantial adverse change in the significance of a historical resource.
6. The project will not require onsite use of hazardous waste incinerator or thermal treatment unit.
7. The project will not require the relocation of residences or businesses.
8. The project will not involve the potential release into the air of volatile organic compounds as defined in Health Safety Code section 25123.6.
9. The cumulative impact of successive projects of the same type on the same place, over time, if there are any, will not be significant.
10. The project will be consistent with applicable State and local environmental permitting requirements.

The administrative record for this project is available to the public by appointment at the following location:

Department of Toxic Substances Control
Brownfields and Environmental Restoration Program
5796 Corporate Avenue
Cypress, California 90630

Additional project information is available on EnviroStor:

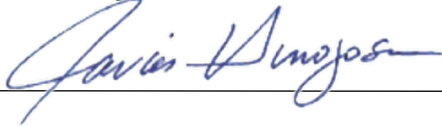
https://www.envirostor.dtsc.ca.gov/public/profile_report.asp?global_id=60001577

Contact Person
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Approver's Signature:



Approver's Name
Javier Hinojosa

Approver's Title
Branch Chief

Date:

Click or tap to enter a date.

10/15/2021

Approver's Phone Number
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TO BE COMPLETED BY OPR ONLY

Date Received for Filing and Posting at OPR: